



ANNOTATED AGENDA

Antioch City Council

SPECIAL AND REGULAR MEETING

**Including the Antioch City Council acting as Successor Agency/
Housing Successor to the Antioch Development Agency**

Date: Tuesday, May 26, 2020

Time: 5:00 P.M. – Closed Session

6:00 P.M. – Special Meeting/Study Session

7:00 P.M. – Regular Meeting

Place: The City of Antioch, in response to the Executive Order of the Governor and the Order of the Health Officer of Contra Costa County concerning the Novel Coronavirus Disease, is making Antioch City Council meetings available via Comcast channel 24, AT&T U-verse channel 99, or live stream (at www.antiochca.gov).

If you wish to make a public comment, you may do so any of the following ways: **(1)** by filling out an online speaker card, located at https://www.antiochca.gov/speaker_card, **(2)** by emailing the City Clerk prior to or during the meeting at cityclerk@ci.antioch.ca.us, or **(3)** by dialing **(925) 776-3057** during the meeting.

The City cannot guarantee that its network and/or the site will be uninterrupted. To ensure that the City Council receives your comments, you are strongly encouraged to submit your comments in writing in advance of the meeting.

Sean Wright, Mayor
Joyann Motts, Mayor Pro Tem
Monica E. Wilson, Council Member
Lamar Thorpe, Council Member
Lori Ogorchock, Council Member

Arne Simonsen, MMC, City Clerk
James D. Davis, City Treasurer

Ron Bernal, City Manager
Thomas Lloyd Smith, City Attorney

Online Viewing: <https://www.antiochca.gov/government/city-council-meetings/>

Electronic Agenda Packet: <https://www.antiochca.gov/government/agendas-and-minutes/city-council/>

Project Plans: <https://www.antiochca.gov/fc/community-development/planning/Project-Pipeline.pdf>

Hard Copy Viewing: Antioch Public Library, 501 W 18th St, Antioch, CA

SPEAKERS' RULES

IMPORTANT NOTICE REGARDING THIS MEETING: To protect our residents, officials, and staff, and aligned with the Governor's Executive Order N-29-20, certain teleconference requirements of the Brown Act have been suspended, including the requirement to provide a physical location for members of the public to participate in the meeting.

Members of the public seeking to observe the meeting may do so at https://www.antiochca.gov/live_stream, on Comcast Channel 24, or AT&T U-Verse Channel 99.

Members of the public wishing to provide public comment may do so in the following ways (#2 pertains to the Zoom Webinar):

1. Fill out an online speaker card located at: https://www.antiochca.gov/speaker_card.
2. Provide oral public comments during the meeting by clicking the following link to register in advance to access the meeting via Zoom Webinar: <https://www.antiochca.gov/speakers>
 - You will be asked to enter an email address and a name. Your email address will not be disclosed to the public. After registering, you will receive an email with instructions on how to connect to the meeting.
 - When the Mayor announces public comments, click the "raise hand" feature in Zoom. For instructions on using the "raise hand" feature in Zoom, visit: https://www.antiochca.gov/raise_hand.
3. Email comments to cityclerk@ci.antioch.ca.us **prior** to the Mayor announcing that public comment is closed, and the comment will be read into the record at the meeting (350 words maximum, up to 3 minutes, at the discretion of the Mayor). **IMPORTANT:** Identify the agenda item in the subject line of your email if the comment is for Announcement of Community Events, General Comment, or a specific Agenda Item number. All emails received will be entered into the record for the meeting.

Speakers will be notified shortly before they are called to speak.

- When called to speak, please limit your comments to the time allotted (350 words, up to 3 minutes, at the discretion of the Mayor).

After having heard from the public, the agenda item will be closed. Deliberations will then be limited to members of the City Council.

If the Council meeting appears to be going late, the City Council may decide to continue some items until a subsequent meeting. We will try to make this determination around 10:00 p.m. It is the goal of the City Council to stop discussing agenda items no later than 11:00 p.m.

In accordance with the Americans with Disabilities Act and California law, it is the policy of the City of Antioch to offer its public programs, services and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodation, please contact the ADA Coordinator at the number or address below at least 72 hours prior to the meeting or when you desire to receive services. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility. The City's ADA Coordinator can be reached @ Phone: (925) 779-6950, and e-mail: publicworks@ci.antioch.ca.us.

Notice of Availability of Reports

This agenda is a summary of the actions proposed to be taken by the City Council. For almost every agenda item, materials have been prepared by the City staff for the Council's consideration. These materials include staff reports which explain in detail the item before the Council and the reason for the recommendation. The materials may also include resolutions or ordinances which are proposed to be adopted. Other materials, such as maps and diagrams, may also be included. City Council Agendas, including Staff Reports are posted onto our City's Website 72 hours before each Council Meeting. To be notified when the agenda packets are posted onto our City's Website, simply click on this link: <https://www.antiochca.gov/notifications/> and enter your e-mail address to subscribe. To view the agenda information, click on the following link: <https://www.antiochca.gov/government/agendas-and-minutes/city-council/>. Questions may be directed to the staff member who prepared the staff report, or to the City Clerk's Office, who will refer you to the appropriate person.

Notice of Opportunity to Address Council

The public has the opportunity to address the Council on each agenda item. To address the Council, fill out a Speaker Request form online at https://www.antiochca.gov/speaker_card. See the Speakers' Rules on the inside cover of this Agenda. The Council can only take action on items that are listed on the agenda. Comments regarding matters not on this Agenda, may be addressed during the "Public Comments" section.

5:01 P.M. ROLL CALL – CLOSED SESSION – for Council Members – *Council Members Wilson, Thorpe, Motts and Mayor Wright (Ogorchock arrived at 5:04 P.M.)*

PUBLIC COMMENTS for Closed Session – *None*

No reportable action

- 1) CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION**
pursuant to California Government Code §54956.9(d)(1): *Antioch Police Officers Association v. City of Antioch et al.*, Contra Costa Superior Court Case No. 19-0170.

6:02 P.M. ROLL CALL – SPECIAL MEETING/STUDY SESSION – for Council Members – *Council Member Wilson, Ogorchock, Motts and Mayor Wright (Thorpe arrived at 6:03 P.M.)*

PLEDGE OF ALLEGIANCE

STUDY SESSION

- 1. PRESENTATION OF THE DRAFT 5-YEAR CAPITAL IMPROVEMENT PROGRAM 2020-2025 (P.W. 150-20)**

Feedback provided to staff

Recommended Action: It is recommended that the City Council review and provide feedback to staff regarding the draft 5-Year Capital Improvement Program ("CIP") 2020-2025.

PUBLIC COMMENT

MOTION TO ADJOURN SPECIAL MEETING/STUDY SESSION

Motioned to adjourn Special Meeting/Study Session at 6:50 p.m., 5/0

7:00 P.M. **ROLL CALL – REGULAR MEETING** – for City /City Council Members acting as Successor Agency/Housing Successor to the Antioch Development Agency – **All Present**

PLEDGE OF ALLEGIANCE

2. PROCLAMATION

- National Water Safety and Skin Cancer Awareness Month, May 2020

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the proclamation.

ANNOUNCEMENTS OF CIVIC AND COMMUNITY EVENTS

ANNOUNCEMENTS OF BOARD AND COMMISSION OPENINGS

- BOARD OF ADMINISTRATIVE APPEALS
- SALES TAX CITIZENS' OVERSIGHT COMMITTEE
- POLICE CRIME PREVENTION COMMISSION
- PARKS AND RECREATION COMMISSION
- PLANNING COMMISSION

PUBLIC COMMENTS – *Members of the public may comment only on unagendized items. The public may comment on agendized items when they come up on this Agenda.*

CITY COUNCIL COMMITTEE REPORTS/COMMUNICATIONS

MAYOR'S COMMENTS

3. CONSENT CALENDAR for City /City Council Members acting as Successor Agency/Housing Successor to the Antioch Development Agency

A. APPROVAL OF COUNCIL SPECIAL MEETING MINUTES FOR MAY 1, 2020

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the Special Meeting Minutes.

B. APPROVAL OF COUNCIL MINUTES FOR MAY 12, 2020

Continued, 5/0

Recommended Action: It is recommended that the City Council continue the Minutes to the next meeting.

CONSENT CALENDAR for City /City Council Members acting as Successor Agency/Housing Successor to the Antioch Development Agency – Continued

C. APPROVAL OF COUNCIL WARRANTS

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the warrants.

D. APPROVAL OF SUCCESSOR AGENCY WARRANTS

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the warrants.

E. APPROVAL OF HOUSING SUCCESSOR WARRANTS

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the warrants.

F. REJECTION OF CLAIM: ROBERT STOUT

Rejected, 5/0

Recommended Action: It is recommended that the City Council reject the claim submitted by Robert Stout.

G. SECOND READING – AMCAL FAMILY/SENIOR APARTMENTS DEVELOPMENT AGREEMENT (Introduced on 05/12/20)

Ord. No. 2184-C-S adopted, 5/0

Recommended Action: It is recommended that the City Council adopt the ordinance approving the development agreement between the City of Antioch and AMCAL Antioch Fund, LP.

H. RESOLUTION ESTABLISHING THE APPROPRIATIONS LIMIT FOR THE 2020-21 FISCAL YEAR AND CORRECTING THE APPROPRIATIONS LIMIT FOR THE 2019-20 FISCAL YEAR

Reso. No. 2020/79 adopted, 5/0

Recommended Action: It is recommended that the City Council adopt the resolution establishing the appropriations limit for the 2020-21 Fiscal Year pursuant to California Constitution Article XIII B, rescinding Resolution No. 2019/76 and re-adopting the Appropriations Limit for the 2019-20 Fiscal Year.

CONSENT CALENDAR for City /City Council Members acting as Successor Agency/Housing Successor to the Antioch Development Agency – Continued

- I. SINGLE AUDIT REPORTS FOR THE FISCAL YEAR ENDED JUNE 30, 2019
Received and filed, 5/0
Recommended Action: It is recommended that the City Council receive and file the City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2019.
- J. ACCEPTANCE OF WORK AND NOTICE OF COMPLETION FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT DOWNTOWN ROADWAY PAVEMENT REHABILITATION, PHASE 8 (P.W. 678-8)
Reso. No. 2020/80 adopted, 5/0
Recommended Action: It is recommended that the City Council adopt a resolution accepting work and authorizing the City Manager or designee to file a Notice of Completion for the Community Development Block Grant (“CDBG”) Downtown Roadway Pavement Rehabilitation, Phase 8 (“Project”).
- K. ACCEPTANCE OF RELINQUISHED RIGHT OF WAY FROM THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION
Reso. No. 2020/81 adopted, 5/0
Recommended Action: It is recommended that the City Council adopt a resolution accepting relinquished right of way from the State of California Department of Transportation and authorizing the City Attorney to sign the certificate of acceptance.
- L. HEAVY DUTY VEHICLE PURCHASE FOR PUBLIC WORKS
Reso. No. 2020/82 adopted, 5/0
Recommended Action: It is recommended that the City Council adopt the resolution approving the purchase of Public Works vehicles and awarding the purchase to Peterson Cat, John Deere, and Peterbilt in the amount not to exceed \$445,954.24.
- M. ELECTRONIC SIGNATURE USE POLICY
Reso. No. 2020/83 adopted, 5/0
Recommended Action: It is recommended that the City Council adopt a resolution approving an Electronic Signature Use Policy.

PUBLIC HEARING

4. PROPOSED UPDATES TO THE MASTER FEE SCHEDULE EFFECTIVE JULY 1, 2020
Reso. No. 2020/84 adopted with amended Master Fee Schedule, 4/1 (Thorpe)

Recommended Action: It is recommended that the City Council adopt a resolution approving updates to the Master Fee Schedule effective July 1, 2020.

5. CIELO AT SAND CREEK (UP-20-02, AR-20-03)

Reso. No. 2020/85 adopted as amended, 5/0

Recommended Action: It is recommended that the City Council adopt the resolution to approve the Use Permit and Design Review application for home size modifications and new home architecture.

COUNCIL REGULAR AGENDA

6. CANNABIS AD HOC COMMITTEE DISSOLUTION OR CREATION OF A STANDING COMMITTEE

Recommended Action: It is recommended that the City Council:

- 1) Receive an update from Committee members of the Cannabis Ad Hoc Committee on their ad hoc committee activities.

Direction to staff to dissolve the ad hoc committee and create a standing committee

- 2) Determine whether to dissolve the ad hoc committee or create a standing committee. (Please note: Ad Hoc Committees may be dissolved, and another created with a different and specific purpose, in the same genre).

PUBLIC COMMENT

STAFF COMMUNICATIONS

COUNCIL COMMUNICATIONS AND FUTURE AGENDA ITEMS – *Council Members report out various activities and any Council Member may place an item for discussion and direction on a future agenda. Timing determined by Mayor and City Manager – no longer than 6 months.*

MOTION TO ADJOURN – *After Council Communications and Future Agenda Items, the Mayor will make a motion to adjourn the meeting. A second of the motion is required, and then a majority vote is required to adjourn the meeting.*


Motioned to adjourn meeting at 8:29 p.m., 5/0


CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Special Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Tracy Shearer, Assistant Engineer 

REVIEWED BY: Scott Buenting, Project Manager 

APPROVED BY: Bailey Grewal, Interim Public Works Director/City Engineer

SUBJECT: Presentation of the Draft 5-Year Capital Improvement Program 2020-2025, (P.W. 150-20)

RECOMMENDED ACTION

It is recommended that the City Council review and provide feedback to staff regarding the draft 5-Year Capital Improvement Program ("CIP") 2020-2025.

FISCAL IMPACT

The capital projects' budget for the 2020-21 fiscal year will be included in the operating budget. Projects in the outlying years of the CIP will be incorporated into future budgets.

DISCUSSION

This draft 5-Year CIP includes projects in six major categories: Community Facilities, Parks and Trails, Roadway Improvements, Traffic Signals, Wastewater and Storm Drain Systems, and Water Systems. Each CIP category contains specific projects that are scheduled to be completed within the next two fiscal years with additional years shown for planning purposes. The CIP is updated every year, and revisions are made to reflect the status of projects, changes in priorities and projected funding over a 5-year period.

On May 20, 2020 the Planning Commission reviewed the draft 5-Year CIP and determined consistency with the Antioch General Plan. On May 21, 2020 the Parks and Recreation Commission reviewed the draft 5-Year CIP and recommended City Council approval of related Parks and Recreation Projects.

Page 10 of the draft 5-Year CIP is dedicated to Development Impact Fees. A development impact fee study is needed to update this section, so the information provided is a carry-over from the 2019-2024 CIP. This work will be presented to City Council for review and approval later this year.

ATTACHMENTS

- A: Draft 5-Year Capital Improvement Program ("CIP") 2020-2025
- B: PowerPoint Presentation

CITY OF ANTIOCH 5 YEAR CAPITAL IMPROVEMENT PROGRAM 2020-2025

DRAFT MAY 26, 2020



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SECTION III: PROJECT DETAILS

Capital Improvement Program Overview

Program Objective

The primary objectives of the City of Antioch's Capital Improvement Program (CIP) are:

- To provide professional and technical engineering services and support to all City Departments related to facility expansions and improvements, infrastructure rehabilitation and development.
- To provide leadership in implementing Federal, State and Local programs.

The CIP relates the City's annual capital expenditures to a long-range plan for public improvements. California Government Code Section 66002 requires local agencies that have developed a fee program to provide the approximate location, size and timing of projects, in addition to an estimate for the cost of all facilities or improvements to be financed by fees. This is frequently done by the adoption of a CIP and is the process Antioch uses to meet this requirement.

The Capital Improvement Budget document is different from the Operating Budget document, but the two budgets are closely linked. The Capital Improvement Budget, as distinguished from the Operating Budget, is used as a planning tool by the City to identify specific Capital Improvement needs consistent with the financing and timing of those needs in a way that assures the most responsible and efficient use of resources.

Projects within the City's CIP are allocated over five years using both existing and projected revenue sources. The CIP staff:

- In consultation with other departments, determines upcoming capital needs.
- Prepares bid packages (plans, specifications, and estimates) for the needed projects or prepares procurement documents, as needed.
- Provides project management and oversight during and after construction.

The CIP is a five-year plan to guide the construction or acquisition of capital improvements, and includes the capital budget for the upcoming fiscal years, which is a two-year authorization from the City Council to expend dedicated revenues for specified projects. Prior to adoption by the City Council each year, the CIP is reviewed by the City's Planning Commission to assure its consistency with the City's current General Plan.

The five-year CIP is reviewed annually to enable the City Council to reassess projects in the program. Staff continues to prioritize the five-year CIP projects taking into account the City's

continued reductions of incoming revenues for several project categories. Project expenditures for outlying years beyond the two-year approval are provided in the CIP for planning purposes only and do not reflect a Council commitment of funds.

CIP Division Personnel:

Balwinder Grewal	Public Works Director/City Engineer
Scott Buenting	Project Manager
Tracy Shearer	Assistant Engineer
Junming Li	Junior Engineer
Sal Rodriguez	Senior Engineering Technician
Lori Medeiros	Administrative Analyst

CIP Process

The CIP is developed as a coordinated effort between the CIP staff and the Director of Finance.

The annual CIP process begins with a memo and a CIP Project Request form sent out to all City departments requesting proposals for capital projects. New CIP project requests are evaluated and prioritized based on goals and objectives of the City Council, as well as available funding, consequences of not completing the project, and the impacts on the operating budget. Some projects have specified funding sources, such as assessment districts, Federal and State grants or special fees.

The Draft CIP is prepared by Capital Improvement staff and reviewed by the Finance Department before being circulated and approved by Planning Commission and presented to the Parks & Recreation Commission and the City Council as part of the annual review. The Final CIP budget is presented to the City Council in June and is adopted concurrently with the annual operating budget.

Capital Improvement Program Categories



Community Facilities

This category includes new and renovated public buildings, as well as the Marina. The majority of the projects in this category are located in the City's former redevelopment areas.



Parks & Trails

This category includes improvements and renovations for local and community parks, open space, and trails in the City.



Roadway Improvements

This category includes new streets, street widening, street rehabilitation, grade separations, bridges, the overlay programs, sidewalk repair program, and the City's Pavement Management System.



Traffic Signals

This category includes new traffic signals and signal modifications throughout the City.



Wastewater and Storm Drain Systems

This category includes extensions, replacements, rehabilitations and modifications of the sewer and storm drain system.



Water Systems

This category includes projects related to the Water Treatment Plant, and extensions, replacements, rehabilitations and modifications of the water distribution system.

Fund Name**Fund Description**

Capital Improvement Fund

This fund was established to set aside money from the General Fund for any Capital Improvement project not provided for in one of the other funds, such as parks and community facilities improvement projects. Revenue sources for this fund are annexation fees and the proceeds of the sales of surplus properties. The City may transfer General Fund dollars to the Capital Improvement Fund as funding becomes available. Decisions to transfer funds from various funding sources to the Capital Improvement Fund are made annually by the City Council.

Road Maintenance and Rehabilitation Account (RMRA) Fund

The California SB1 Act included RMRA funding to support maintenance and safety improvements on highways, local streets and roads, and bridges that do not meet state performance criteria.

Gas Tax Fund

The City receives gas tax funds from the State of California, as provided by the State Street and Highways Code. The gas tax funds are limited to research, planning, construction, improvement, maintenance, and operation of public streets. The city also uses these funds to pay for maintenance and operation of streetlights and traffic signals.

Prop 1B Fund

These are one time funds provided by the San Joaquin Joint Powers Authority for the rehabilitation of the Amtrak Station.

Marina Fund

This fund accounts for the operation, including capital improvements, of the City's Marina and the Fulton Shipyard Boat Ramp. Funds are collected from lease agreements, berth rentals and launch fees.

Fund Name**Fund Description**

Measure “J” Return to Source

The source of money for this fund is the voter approved one-half cent sales tax. Provided the City has complied with the Growth Management Program, each year the City receives return to source funding from the Contra Costa Transportation Authority to be used for transportation improvement and maintenance projects.

State Revolving Fund (SRF) Loan

The City of Antioch was granted a loan from the State of California for the design and construction of a brackish water desalination plant.

Traffic Signal Fund

Fees are collected from developers to fund offsite traffic signals.

Water & Sewer Related Reserve Funds

The City collects user fees and developer fees to fund offsite water and sewer facility improvements. The fees are placed into one of the following four funds:

- Water Fund
 - Sewer Fund
 - Water Facilities Expansion Fund
 - Sewer Facilities Expansion Fund
-

National Pollutant Discharge Elimination System Fund (NPDES)

The National Pollutant Discharge Elimination System was mandated by the Clean Water Act of 1987 to reduce storm water related pollution. The program is funded by a parcel assessment.

Funding Agreement for the Northeast Annexation Infrastructure Improvement

In 2013 the City entered into reorganization and a property tax revenue allocation agreement with Contra Costa County for the annexation of the northeast area. Per the agreement, the City will receive property tax revenue from the Contra Costa County for the construction of the infrastructure improvements needed within the northeast annexation area.



Grant Name	Grant Description
Congestion Mitigation Air Quality (CMAQ)	CMAQ funds are federal funds used to reduce emission from vehicle travel and provide alternatives to driving alone. Signal timing is another example of emission reduction.
Highway Bridges Repair and Replacement (HBRR)	This money is for renovation and replacement of substandard bridges only.
Community Development Block Grant (CDBG) Fund	This fund accounts for grant funds received from the Federal Government for the purpose of developing community programs and urban renewal projects.
Hazard Elimination Safety (HES)	These funds are available for upgrading high accident locations on major arterial.
Transportation Development Act (TDA)	TDA provides state funding from sales taxes, to each county and city, for transit operations and bicycle facilities.
Active Transportation Program (ATP)	Funding under this program is intended to encourage increased use of active modes of transportation, such as biking and walking. Safe Routes to School is now included in this grant program.
Surface Transportation Program (STP)	The program provides funding for construction projects to help preserve local streets and roads, such as rehabilitation, resurfacing, restoration and roadway improvements.
Integrated Regional Water Management (IRWM) Prop 1 Grant	This program provides grant funds to projects that address drinking, waste, and storm water issues, especially for disadvantaged communities. Funds from this grant go to supporting the implementation of the project.

Grant Name**Grant Description**

**Proposition 1E Storm
Water Flood Management
Grant**

The storm water management portion of Proposition 1E is designed for projects that manage storm water runoff to reduce flooding and are ready, or nearly ready to proceed to implementation. The Storm Water Flood Management Grants are being disbursed to local agencies through the Integrated Regional Water Management (IRWM) Grant program and provides a 50 percent cost match for the project.

**One Bay Area Grant
(OBAG 2) Program**

The inaugural One Bay Area Grant Program (OBAG 1) was adopted by MTC in 2012 to guide \$827 million in federal funds over the five year period from 2012-13 through 2016-17. OBAG 2 is the second round of OBAG funding and is projected to total roughly \$916 million to fund projects from 2017-18 through 2021-22. The OBAG 2 program is divided into a Regional Program, managed by MTC, and County Program, managed by the nine Bay Area Congestion Management Agencies (CMAs). The County Program is \$386 million over 5 years. Cities and counties can use these funds to invest in:

- Local street and road maintenance
- Streetscape enhancements
- Bicycle and pedestrian improvements
- Safe Routes to School projects
- Priority Conservation Areas (PCAs)
- Transportation planning

Special Funds

Roadway Maintenance Projects

The City of Antioch has approximately 316.58 centerline miles of roadway or 680.34 Lane Miles within City limits.

As part of the City Pavement Management System Program, the City of Antioch selected a pavement management consultant to perform a Pavement Management Update for the City by inspecting the pavement conditions of arterial, collector and residential streets.

The 2019 Pavement Management System Report rated the City's overall network condition as a 68 PCI (Pavement Condition Index). The PCI is a value on a rating scale from 0 to 100 (where 100 is equivalent to a new street). Approximately 52.8% of City streets have a PCI of 70 or greater ("Very Good"). According to the 2019 Pavement Management System Report, the City's current backlog (deferred maintenance) is \$114.2 million. Backlog is defined as the unfunded needs to bring the overall network condition to optimum levels (81-82 PCI).

In addition to the City's Capital Improvement Program funds allocated to roadway improvements projects, the City's Street Maintenance Division also contributes to roadway improvements each fiscal year by using gas tax revenue to resurface neighborhood streets, and repairing or paving utility service cuts and utility trenches.

The work is performed using a combination of City public works forces and private contractors as part of the City's local street and utility maintenance program.

Development Impact Fees and Park-In-Lieu Fees Projects

On March 25, 2014, City Council adopted the Development Impact Fees and Quimby Act/Park In-Lieu Fees, which became effective April 24, 2014. These fees are one-time charges on new development that are collected and used by the City to cover the cost of capital facilities and infrastructure that are required to serve new growth. Implementation of these future projects is based on the rate of growth, timing of fee collection, and full project funding. The following projects will occur beyond the five-year term of this document:

EXPENDITURES	COST ESTIMATE	FUNDING SOURCES	
		Development Impact Fees	FUTURE CIP (UNFUNDED)
General Administration Capital Facilities Needs			
City Hall	\$4,978,000	\$4,978,000	\$0
Land Purchase	\$124,000	\$124,000	\$0
Vehicles	\$161,000	\$161,000	\$0
Information Technology	\$237,000	\$237,000	\$0
Total	\$5,500,000	\$5,500,000	\$0
Public Works Capital Improvements Needs			
Maintenance Yard Area	\$914,000	\$914,000	\$0
Building Space	\$2,568,000	\$2,568,000	\$0
Garbage Ramps	\$102,000	\$102,000	\$0
PW Vehicles	\$1,777,000	\$1,731,000	\$46,000
Total	\$5,361,000	\$5,315,000	\$46,000
Police Capital Improvement Needs			
PD Facility	\$11,923,000	\$11,923,000	\$0
Vehicles	\$1,129,000	\$1,052,000	\$77,000
Other	\$1,529,250	\$1,260,000	\$269,250
Total	\$14,581,250	\$14,235,000	\$346,250
Parks & Recreation Capital Facility Needs			
Facilities	\$35,773,000	\$7,286,000	\$28,487,000
New Community Center	\$17,761,000	\$14,498,000	\$3,263,000
New Library	\$31,872,000	\$6,492,000	\$25,380,000
Total	\$85,406,000	\$28,276,000	\$57,130,000
GRAND TOTAL	\$110,848,250	\$53,326,000	\$57,522,250

*Fees will be updated in FY 20/21

Projects Completed in Fiscal Year 19/20

Program Category	Investment
Community Facilities	
Marina Boat Launch Facility Restroom	\$475,000
Antioch Veterans Memorial Renovation	\$100,000
Prewett Park Pool Deck Coating	\$500,000
Hard House Rehabilitation	\$30,000
Restoration of Public Fountains	\$90,000
Total	\$1,195,000
Parks & Trails	
Contra Loma Estates Park Basketball Courts	\$150,000
Chichibu Park Upgrades	\$390,000
Total	\$540,000
Roadway Improvements	
Pedestrian/ADA Improvements	\$2,000,000
2019 Sidewalk Repair Program	\$450,000
Pavement Management System Program	\$30,000
Lone Tree Way/Golf Course Road Pavement Resurfacing	\$2,200,000
Pavement Plugs and Leveling Courses	\$1,983,000
CDBG Downtown Roadway Rehabilitation, Phase 8	\$1,035,000
Total	\$7,698,000
Wastewater & Storm Drain System	
Trenchless Rehab of the 33" Diameter Sanitary Sewer at Various Locations	\$600,000
Northeast Annexation Infrastructure Improvements	\$4,635,000
Total	\$5,235,000
Water Systems	
Cathodic Protection Improvements	\$200,000
Total	\$200,000
Projects Completed Grand Total	\$14,868,000

Projects in Progress

Program Category	Investment
Community Facilities	
Murals	\$70,000
Utility Box Art Work	\$88,000
Restoration of Public Art	\$25,000
Leo Fontana Fountain	\$80,000
City Hall Modifications	\$400,000
City Hall Council Chambers Remodel	\$2,350,000
Total	\$3,013,000
Parks & Trails	
Antioch Lumber Yard Company Site Assessment	\$25,000
Total	\$25,000
Roadway Improvements	
Pavement Surface Treatments	\$3,650,000
L Street Improvements	\$7,250,000
Roadway Rehabilitation in Various Locations	\$3,000,000
2020 Sidewalk Repair Program	\$450,000
Citywide Signage Program	\$200,000
Traffic Calming Program	\$75,000
Total	\$14,625,000
Wastewater & Storm Drain System	
Trash Capture Devices	\$399,000
Total	\$399,000
Water Systems	
Water Treatment Plant Disinfection Improvements	\$4,400,000
Reservoir Vegetation Removal	\$100,000
Water Main Replacement	\$4,500,000
Water Studies and Planning	\$375,000
James Donlon Booster Pump Station	\$1,200,000
Hillcrest Booster Pump Station	\$1,700,000
Water Treatment Plant Drainage Capture	\$100,000
Brackish Water Desalination	\$66,400,000
Total	\$78,775,000
Projects in Progress Grand Total	\$96,837,000

Projects Added to the CIP

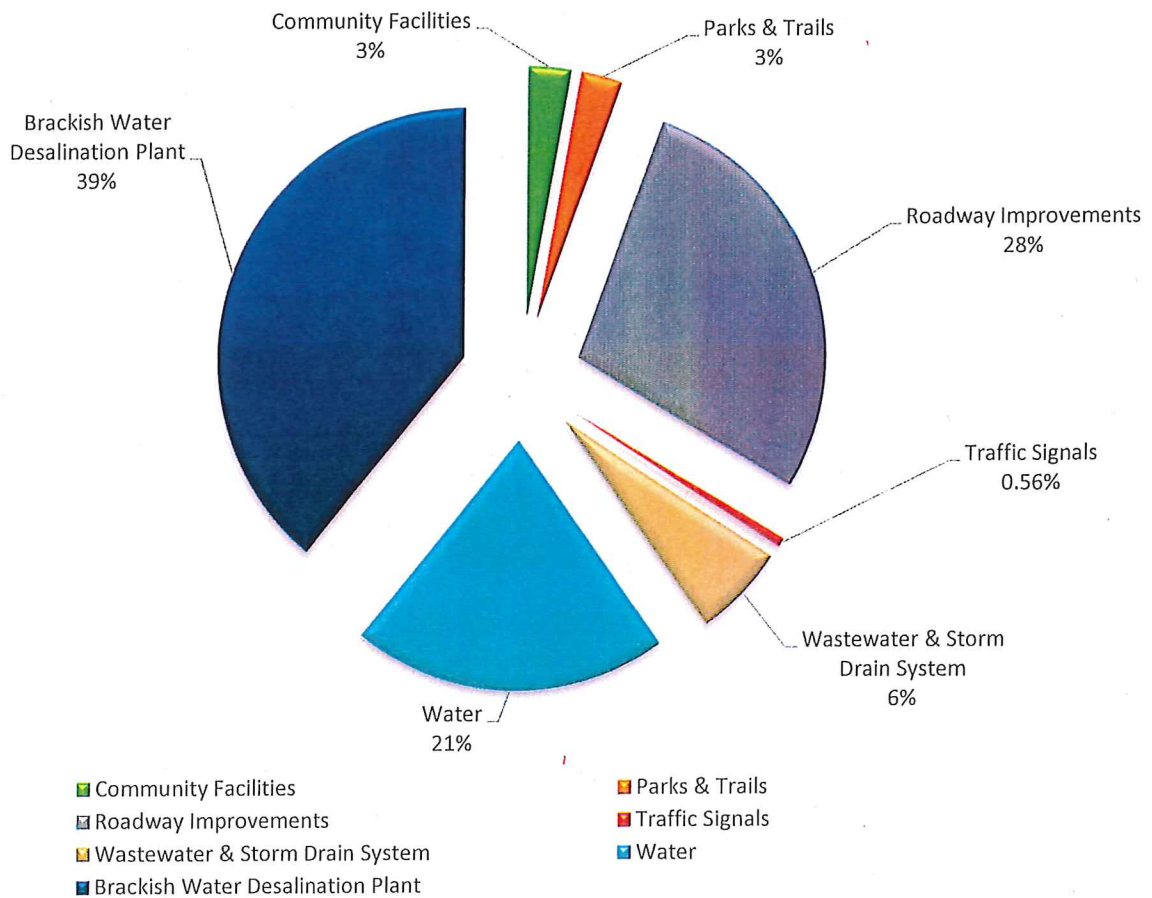
Program Category	Investment
Parks & Trails	
Contra Loma Estates Park Renovation	\$3,000,000
Total	\$3,000,000
Wastewater and Storm Drain System	
West Antioch Creek Flood Conveyance Mitigation and Restoration	\$700,000
Total	\$700,000
Water System	
Reservoir Vegetation Removal	\$100,000
Sunset and Bear Ridge Booster Pump Stations Upgrades	\$150,000
Total	\$250,000
Projects Added Grand Total	\$3,950,000

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2020 – 2025 CIP Projected Capital Expenditures

Program Category	Revised FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25	Total
Community Facilities	\$3,563	\$825	\$0	\$500	\$0	\$0	\$4,888
Parks & Trails	\$665	\$1,921	\$1,726	\$150	\$150	\$150	\$4,762
Roadway Improvements	\$10,335	\$12,249	\$11,875	\$4,905	\$4,805	\$4,905	\$49,074
Traffic Signals	\$474	\$0	\$0	\$500	\$0	\$0	\$974
Wastewater & Storm Drain System	\$5,304	\$2,750	\$1,050	\$700	\$700	\$700	\$11,204
Water	\$13,723	\$5,819	\$4,640	\$2,590	\$5,305	\$4,235	\$36,312
Brackish Water Desalination Plant	\$8,000	\$20,000	\$37,000	\$0	\$0	\$0	\$65,000
Total (\$ in thousands)	\$42,064	\$43,564	\$56,291	\$9,345	\$10,960	\$9,990	\$172,214

Total 5-Year Expenditures



ALS

2020 – 2025 CIP Funding Sources Summary

Funding Source	Revised						Total
	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25	
Capital Improvement Funds							
AD 27/31	\$75	\$0	\$0	\$0	\$0	\$0	
Annexation Funding Agreement	\$3,855	\$1,500	\$0	\$0	\$0	\$0	
Hillcrest AD 26	\$0	\$0	\$0	\$0	\$230	\$0	
Park Maintenance District 1-A	\$25	\$0	\$0	\$0	\$0	\$0	
	\$3,955	\$1,500	\$0	\$0	\$230	\$0	\$5,685
Enterprise Funds							
PEG Fund	\$2,350	\$0	\$0	\$0	\$0	\$0	
Sewer Fund	\$1,074	\$800	\$600	\$600	\$600	\$600	
Sewer System Improvements Fund	\$150	\$150	\$150	\$150	\$150	\$150	
Water Fund	\$12,804	\$5,969	\$4,790	\$2,740	\$5,455	\$4,385	
Water System Improvements Fund	\$993	\$0	\$0	\$0	\$0	\$0	
	\$17,371	\$6,919	\$5,540	\$3,490	\$6,205	\$5,135	\$44,660
Grant Funds							
Cal Recycle	\$350	\$0	\$0	\$0	\$0	\$0	
CDBG Fund	\$1,090	\$282	\$500	\$0	\$500	\$0	
DBW Grant	\$0	\$0	\$0	\$0	\$0	\$0	
OBAG2- Local Street & Road	\$0	\$2,474	\$0	\$0	\$0	\$0	
OBAG2- Safe Route to School	\$0	\$0	\$1,650	\$0	\$0	\$0	
Prop 1E Grant	\$0	\$5,000	\$5,000	\$0	\$0	\$0	
Prop 68 Grant	\$150	\$1,626	\$1,576	\$0	\$0	\$0	
IRWM Prop 1 Grant	\$0	\$350	\$350	\$0	\$0	\$0	
	\$1,590	\$9,732	\$9,076	\$0	\$500	\$0	\$20,898
Special Revenue Funds							
Delta Fair Fund	\$100	\$0	\$0	\$0	\$0	\$0	
Development Impact Fees	\$173	\$0	\$0	\$0	\$0	\$0	
Gas Tax	\$2,522	\$2,325	\$2,125	\$1,305	\$1,275	\$1,305	
RMRA	\$1,017	\$4,800	\$2,900	\$1,500	\$1,800	\$1,500	
Measure J	\$5,038	\$1,300	\$0	\$1,800	\$700	\$1,800	
NPDES	\$399	\$100	\$100	\$100	\$100	\$100	
Park In Lieu Fund	\$415	\$295	\$150	\$150	\$150	\$150	
Traffic Signal Fund	\$474	\$0	\$0	\$500	\$0	\$0	
Marina Fund	\$0	\$0	\$0	\$500	\$0	\$0	
Rule 20A Fund	\$0	\$1,000	\$0	\$0	\$0	\$0	
	\$10,138	\$9,820	\$5,275	\$5,855	\$4,025	\$4,855	\$39,968
General Fund	\$1,010	\$593	\$0	\$0	\$0	\$0	\$1,603
SRF Loan (Pending)	\$8,000	\$15,000	\$32,000	\$0	\$0	\$0	\$55,000
Unfunded	\$0	\$0	\$4,400	\$0	\$0	\$0	\$4,400
Total (\$ in thousands)	\$42,064	\$43,564	\$56,291	\$9,345	\$10,960	\$9,990	\$172,214

Community Facilities



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7020	City Council Chambers Interior Remodel							
<i>Project Status:</i>	<i>Under Construction</i>	PEG Fund	\$2,350	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$2,350	\$0	\$0	\$0	\$0	\$0
7928	Amtrak Station Improvements							
	Planning/Design Stage	Gas Tax	\$0	\$150	\$0	\$0	\$0	\$0
			\$0	\$150	\$0	\$0	\$0	\$0
7929	Marina Basin Dredging							
<i>Project Status:</i>	<i>Not Initiated</i>	Marina Fund	\$0	\$0	\$0	\$500	\$0	\$0
		Total Funding	\$0	\$0	\$0	\$500	\$0	\$0
7938	RV Storage Yard Fencing							
<i>Project Status:</i>	<i>Under Construction</i>	Park Maintenance District 1-A	\$25	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$25	\$0	\$0	\$0	\$0	\$0
7942	Hard House Roof Rehabilitation							
<i>Project Status:</i>	<i>Under Construction</i>	General Fund	\$30	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$30	\$0	\$0	\$0	\$0	\$0
7944	City Hall Window Investigation							
<i>Project Status:</i>	<i>Not Initiated</i>	General Fund	\$0	\$20	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$20	\$0	\$0	\$0	\$0
7947	Restoration of Public Fountains							
<i>Project Status:</i>	<i>Under Construction</i>	General Fund	\$0	\$90	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$90	\$0	\$0	\$0	\$0
7948	Restoration of Public Art							
<i>Project Status:</i>	<i>Not Initiated</i>	General Fund	\$0	\$25	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$25	\$0	\$0	\$0	\$0

A17

*Funding amounts given in thousands of dollars

Community Facilities



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7949	Prewett Park Easement Fencing							
<i>Project Status:</i>	<i>Not Initiated</i>	General Fund	\$35	\$0	\$0	\$0	\$0	\$0
		Gas Tax	\$30	\$0	\$0	\$0	\$0	\$0
		AD 27/31	\$75	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$140	\$0	\$0	\$0	\$0	\$0
7953	Leo Fontana Fountain							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	General Fund	\$20	\$100	\$0	\$0	\$0	\$0
		Total Funding	\$20	\$100	\$0	\$0	\$0	\$0
7954	Murals							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	General Fund	\$0	\$70	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$70	\$0	\$0	\$0	\$0
7955	Utility Box Art Work							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	General Fund	\$0	\$88	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$88	\$0	\$0	\$0	\$0
7957	City Hall Modifications							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	General Fund	\$300	\$0	\$0	\$0	\$0	\$0
		Development Impact Fees	\$173	\$0	\$0	\$0	\$0	\$0
		CDBG Fund	\$0	\$282	\$0	\$0	\$0	\$0
		Total Funding	\$473	\$282	\$0	\$0	\$0	\$0
Total Community Facilities Funding			\$3,038	\$675	\$0	\$500	\$0	\$0

*Funding amounts given in thousands of dollars

A-18

Parks and Trails



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7018	Park Facilities Upgrade							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Park In Lieu Fund	\$0	\$0	\$150	\$150	\$150	\$150
		Total Funding	\$0	\$0	\$150	\$150	\$150	\$150
7946	Jacobsen and Marchetti Park Renovation							
<i>Project Status:</i>	<i>Not Initiated</i>	Park In Lieu Fund	\$0	\$295	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$295	\$0	\$0	\$0	\$0
7959	Antioch Lumber Co. Yard Environmental Site Assessment							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Park In Lieu Fund	\$25	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$25	\$0	\$0	\$0	\$0	\$0
7960	Contra Loma Estates Park Renovation							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Prop 68 Grant	\$0	\$1,476	\$1,476	\$0	\$0	\$0
		Total Funding	\$0	\$1,476	\$1,476	\$0	\$0	\$0
Total Parks and Trails Funding			\$25	\$1,771	\$1,626	\$150	\$150	\$150

*Funding amounts given in thousands of dollars

A-19

Roadway Improvements



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7355	Pedestrian/ADA Improvements							
<i>Project Status:</i>	<i>Ongoing Program</i>	RMRA	\$237	\$0	\$0	\$0	\$0	\$0
		Measure J	\$993	\$800	\$0	\$800	\$0	\$800
		Total Funding	\$1,230	\$800	\$0	\$800	\$0	\$800
7358	Sidewalk Repair Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Gas Tax	\$174	\$150	\$150	\$150	\$150	\$150
		Sewer Fund	\$174	\$150	\$150	\$150	\$150	\$150
		Water Fund	\$174	\$150	\$150	\$150	\$150	\$150
		Total Funding	\$522	\$450	\$450	\$450	\$450	\$450
7359	Pavement Management System Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Gas Tax	\$25	\$30	\$0	\$30	\$0	\$30
		Total Funding	\$25	\$30	\$0	\$30	\$0	\$30
7362	Pavement Surface Treatments							
<i>Project Status:</i>	<i>Ongoing Program</i>	Cal Recycle	\$350	\$0	\$0	\$0	\$0	\$0
		Gas Tax	\$1,400	\$0	\$0	\$0	\$0	\$0
		Measure J	\$3,795	\$0	\$0	\$0	\$700	\$0
		RMRA	\$0	\$0	\$1,700	\$0	\$1,800	\$0
		Total Funding	\$5,545	\$0	\$1,700	\$0	\$2,500	\$0
7363	Hillcrest Ave. Left Turn at Wild Horse Road							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Assessment District 26	\$0	\$0	\$0	\$0	\$230	\$0
		Total Funding	\$0	\$0	\$0	\$0	\$230	\$0
7746	CDBG Downtown Roadway Rehabilitation Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	CDBG Fund	\$1,090	\$0	\$500	\$0	\$500	\$0
		Total Funding	\$1,090	\$0	\$500	\$0	\$500	\$0
7920	Hillcrest Avenue/E 18th Street Median Landscape							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Measure J	\$0	\$500	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$500	\$0	\$0	\$0	\$0
7921	Citywide Signage Program							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	General Fund	\$0	\$200	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$200	\$0	\$0	\$0	\$0

*Funding amounts given in thousands of dollars

A20

Roadway Improvements



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7922	Traffic Calming Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Gas Tax	\$5	\$145	\$75	\$75	\$75	\$75
		Total Funding	\$5	\$145	\$75	\$75	\$75	\$75
7925	L Street Improvements							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	RMRA	\$250	\$1,000	\$1,200	\$0	\$0	\$0
		OBAG2- SRTS	\$0	\$0	\$1,650	\$0	\$0	\$0
		Measure J	\$250	\$0	\$0	\$0	\$0	\$0
		Unfunded	\$0	\$0	\$4,400	\$0	\$0	\$0
		Total Funding	\$500	\$1,000	\$7,250	\$0	\$0	\$0
7927	Roadway Pavement Rehabilitation in Various Locations							
<i>Project Status:</i>	<i>Under Construction</i>	RMRA	\$530	\$200	\$0	\$0	\$0	\$0
		OBAG2- LSR	\$0	\$2,474	\$0	\$0	\$0	\$0
		Total Funding	\$530	\$2,674	\$0	\$0	\$0	\$0
7940	Pavement Plugs and Leveling Courses							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Measure J	\$0	\$0	\$0	\$1,000	\$0	\$1,000
		RMRA	\$0	\$3,600	\$0	\$1,500	\$0	\$1,500
		Total Funding	\$0	\$3,600	\$0	\$2,500	\$0	\$2,500
7941	Streetlighting Improvements							
<i>Project Status:</i>	<i>Not Initiated</i>	Gas Tax	\$0	\$850	\$850	\$0	\$0	\$0
		Total Funding	\$0	\$850	\$850	\$0	\$0	\$0
7943	Median Island Improvements							
<i>Project Status:</i>	<i>Ongoing Program</i>	Gas Tax	\$788	\$900	\$950	\$950	\$950	\$950
		Total Funding	\$788	\$900	\$950	\$950	\$950	\$950
7951	Curb Painting Program							
<i>Project Status:</i>	<i>Not Initiated</i>	Gas Tax	\$100	\$100	\$100	\$100	\$100	\$100
		Total Funding	\$100	\$100	\$100	\$100	\$100	\$100
7958	Overhead Utility Undergrounding							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Rule 20A Fund	\$0	\$1,000	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$1,000	\$0	\$0	\$0	\$0
Total Roadway Improvements Funding			\$10,335	\$12,249	\$11,875	\$4,905	\$4,805	\$4,905

*Funding amounts given in thousands of dollars

A-21

Traffic Signals



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7447	Traffic Signal: James Donlon Blvd./Metcalf St							
Project Status:	<i>Not Initiated</i>	Traffic Signal Fund	\$0	\$0	\$0	\$500	\$0	\$0
		Total Funding	\$0	\$0	\$0	\$500	\$0	\$0
7956	Traffic Signal: Laurel Road/Canada Valley Road							
Project Status:	<i>Under Construction</i>	Traffic Signal Fund	\$474	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$474	\$0	\$0	\$0	\$0	\$0
Total Traffic Signals Funding			\$474	\$0	\$0	\$500	\$0	\$0

A22

*Funding amounts given in thousands of dollars

Wastewater & Storm Drain Systems



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7724	Sewer Main Improvements Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Sewer System Imp. Fund	\$150	\$150	\$150	\$150	\$150	\$150
		Total Funding	\$150	\$150	\$150	\$150	\$150	\$150
7736	Sewer Facility Rehabilitation Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Sewer Fund	\$300	\$150	\$150	\$150	\$150	\$150
		Total Funding	\$300	\$150	\$150	\$150	\$150	\$150
7745	North East Antioch Annexation Infrastructure							
<i>Project Status:</i>	<i>Under Construction</i>	NE Annexation Fund	\$3,855	\$1,500	\$0	\$0	\$0	\$0
		Total Funding	\$3,855	\$1,500	\$0	\$0	\$0	\$0
7750	Trash Capture Devices							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	NPDES	\$399	\$100	\$100	\$100	\$100	\$100
		Total Funding	\$399	\$100	\$100	\$100	\$100	\$100
7923	Sewer Main Trenchless Rehabilitation							
<i>Project Status:</i>	<i>Ongoing Program</i>	Sewer Fund	\$600	\$500	\$300	\$300	\$300	\$300
		Total Funding	\$600	\$500	\$300	\$300	\$300	\$300
7964	West Antioch Creek Flood Conveyance Mitigation and Restoration							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	IRWM Prop 1 Grant	\$0	\$350	\$350	\$0	\$0	\$0
		Total Funding	\$0	\$350	\$350	\$0	\$0	\$0
Total Wastewater & Storm Drain Systems Funding			\$5,304	\$2,750	\$1,050	\$700	\$700	\$700

*Funding amounts given in thousands of dollars

A23

Water System

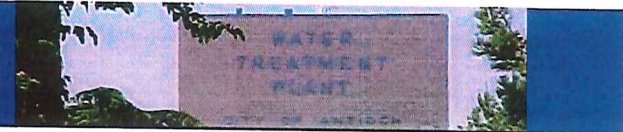


Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7964	West Antioch Creek Flood Conveyance Mitigation and Restoration							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	IRWM Prop 1 Grant	\$0	\$350	\$350	\$0	\$0	\$0
		Total Funding	\$0	\$350	\$350	\$0	\$0	\$0
7628	Water Main Replacement Program							
<i>Project Status:</i>	<i>Ongoing Program</i>	Water Fund	\$4,500	\$0	\$2,000	\$0	\$2,000	\$800
		Total Funding	\$4,500	\$0	\$2,000	\$0	\$2,000	\$800
7670	Water Treatment Plant Operations							
<i>Project Status:</i>	<i>Ongoing Program</i>	Water Fund	\$921	\$0	\$400	\$450	\$0	\$0
		Total Funding	\$921	\$0	\$400	\$450	\$0	\$0
7672	Water Studies and Planning							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$1,020	\$285	\$215	\$255	\$235	\$385
		Total Funding	\$1,020	\$285	\$215	\$255	\$235	\$385
7674	Storage Reservoir Rehabilitation							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$0	\$500	\$1,000	\$600	\$400	\$800
		Total Funding	\$0	\$500	\$1,000	\$600	\$400	\$800
7675	Water Treatment Plant Improvements							
<i>Project Status:</i>	<i>Ongoing Program</i>	Water Fund	\$295	\$600	\$625	\$610	\$520	\$250
		Total Funding	\$295	\$600	\$625	\$610	\$520	\$250
7676	James Donlon Pump Station Upgrades							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$1,200	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$1,200	\$0	\$0	\$0	\$0	\$0
7677	Hillcrest Pump Station Rehabilitation							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$1,700	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$1,700	\$0	\$0	\$0	\$0	\$0
7682	Water Treatment Plant Solids Handling Improvements							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$0	\$0	\$0	\$0	\$150	\$500
		Total Funding	\$0	\$0	\$0	\$0	\$150	\$500
7684	Water Treatment Plant Drainage Capture							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$100	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$100	\$0	\$0	\$0	\$0	\$0

A24

*Funding amounts given in thousands of dollars

Water System



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7690	River Pumping Station Rehabilitation							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$100	\$1,000	\$0	\$0	\$0	\$0
		Total Funding	\$100	\$1,000	\$0	\$0	\$0	\$0
7697	Water Treatment Plant Electrical Upgrade							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$1,343	\$0	\$0	\$0	\$0	\$1,500
		Water Fund	\$719	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$2,062	\$0	\$0	\$0	\$0	\$1,500
7699	Brackish Water Desalination							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund (Reimbursed w/ SRF Loan)	\$8,000	\$0	\$0	\$0	\$0	\$0
		Prop 1E Grant	\$0	\$5,000	\$5,000	\$0	\$0	\$0
		SRF Loan (Pending)	\$0	\$15,000	\$32,000	\$0	\$0	\$0
		Total Funding	\$8,000	\$20,000	\$37,000	\$0	\$0	\$0
7701	Zone I Pipeline Rehabilitation at HWY 4							
<i>Project Status:</i>	<i>Completed</i>	Water Fund	\$0	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$0	\$0	\$0	\$0	\$0
7702	Plant 'A' Filter Valves Replacement							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$25	\$1,000	\$0	\$0	\$0	\$0
		Total Funding	\$25	\$1,000	\$0	\$0	\$0	\$0
7745	North East Antioch Annexation Infrastructure							
<i>Project Status:</i>	<i>Under Construction</i>	NE Annexation Fund	\$0	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$0	\$0	\$0	\$0	\$0
7931	Plant 'A' Raw Water Valve Replacement							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$200	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$200	\$0	\$0	\$0	\$0	\$0
7932	Plant 'B' Basin Repair/Replacement							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$0	\$409	\$400	\$0	\$0	\$0
		Total Funding	\$0	\$409	\$400	\$0	\$0	\$0

AAS

*Funding amounts given in thousands of dollars

Water System



Project No.	Project Title	Funding Source	Revised FY		Fiscal Year			
			19/20	20/21	21/22	22/23	23/24	24/25
7935	Re-Coating Surface of Clearwells and Fluoride Storage							
<i>Project Status:</i>	<i>Planning/Design Stage</i>	Water Fund	\$300	\$100	\$0	\$0	\$0	\$0
		Total Funding	\$300	\$100	\$0	\$0	\$0	\$0
7936	Sodium Hypochlorite Storage Coating							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$0	\$0	\$0	\$300	\$0	\$0
		Total Funding	\$0	\$0	\$0	\$300	\$0	\$0
7937	Pittsburg / Antioch Water Intertie							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$0	\$775	\$0	\$0	\$0	\$0
		Total Funding	\$0	\$775	\$0	\$0	\$0	\$0
7952	Parallel Raw Water Pipeline							
<i>Project Status:</i>	<i>Not Initiated</i>	Water Fund	\$0	\$0	\$0	\$0	\$2,000	\$0
		Total Funding	\$0	\$0	\$0	\$0	\$2,000	\$0
7961	Reservoir Vegetation Removal							
<i>Project Status:</i>	<i>Under Construction</i>	General Fund	\$100	\$0	\$0	\$0	\$0	\$0
		Total Funding	\$100	\$0	\$0	\$0	\$0	\$0
Total Water System Funding			\$20,523	\$25,019	\$41,990	\$2,215	\$5,305	\$4,235

A210

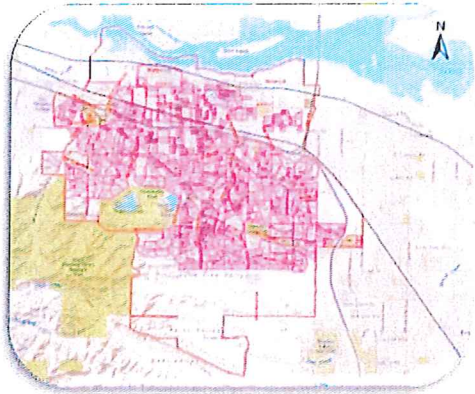
*Funding amounts given in thousands of dollars

Park Facilities Upgrade

Location: Citywide

Lead Department: Public Works

Estimated Completion: Ongoing Program



Project Description: Funding will be used to upgrade aging parks, including installing new playground equipment.

Justification: Upgrades to community parks maintain a high quality of living for the residents of Antioch.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$0	\$150	\$150	\$150	\$150
Total	\$0	\$0	\$150	\$150	\$150	\$150

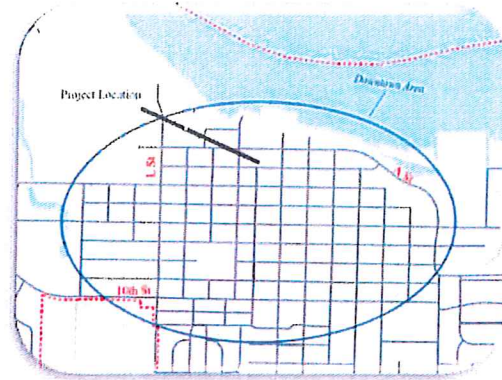
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Park In Lieu Fund	\$0	\$0	\$150	\$150	\$150	\$150
Total	\$0	\$0	\$150	\$150	\$150	\$150

City Council Chambers Interior Remodel

Location: City Hall Council Chambers at 200 H St.

Lead Department: Information Systems

Estimated Completion: 2020



Project Description: The project will renovate the interior of the City Council Chambers , as well as enclose the breezeway between the Council Chambers and City Hall.

Justification: The existing facility was built in 1981 and has had minimal upgrades since. The project will include improvements to the seating and interior provided for public access and accommodations.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$2,350	\$0	\$0	\$0	\$0	\$0
Total	\$2,350	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
PEG Fund	\$2,350	\$0	\$0	\$0	\$0	\$0
Total	\$2,350	\$0	\$0	\$0	\$0	\$0

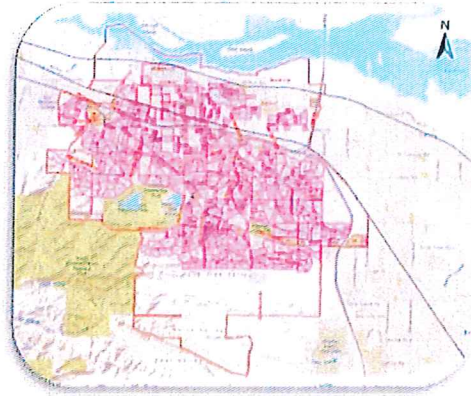
A28

Pedestrian/ADA Improvements

Location: Citywide.

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The project will construct new curb ramps with detectable warning surfaces and replace damaged sidewalks.

Justification: The project will improve pedestrian access by reducing tripping hazards in the public right of way and installing curb ramps to meet ADA standards.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$10	\$10	\$0	\$10	\$0	\$10
Construction	\$1,220	\$800	\$0	\$790	\$0	\$790
Total	\$1,230	\$800	\$0	\$800	\$0	\$800

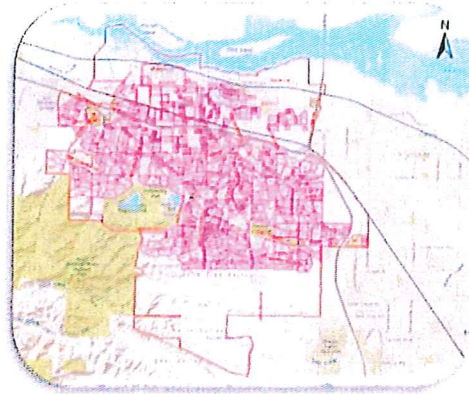
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
RMRA	\$237	\$0	\$0	\$0	\$0	\$0
Measure J	\$993	\$800	\$0	\$800	\$0	\$800
Total	\$1,230	\$800	\$0	\$800	\$0	\$800

Sidewalk Repair Program

Location: Citywide.

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The program will remove and replace sidewalks that have been damaged or raised due to tree roots or utility service repair work. The program installs new curb ramps to bring the city in compliance with ADA standards.

Justification: Problems arising from age and landscape impacts have caused sections of curb, gutter and sidewalk to uplift, creating a pedestrian hazard. The program eliminates the risks of trip and fall incidents throughout the City.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$35	\$35	\$35	\$35	\$35	\$35
Construction	\$487	\$415	\$415	\$415	\$415	\$415
Total	\$522	\$450	\$450	\$450	\$450	\$450

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$174	\$150	\$150	\$150	\$150	\$150
Sewer Fund	\$174	\$150	\$150	\$150	\$150	\$150
Water Fund	\$174	\$150	\$150	\$150	\$150	\$150
Total	\$522	\$450	\$450	\$450	\$450	\$450

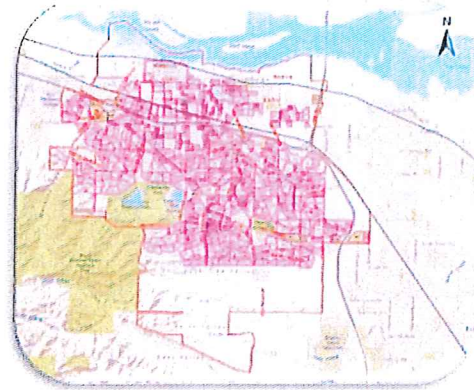
A30

Pavement Management System Program

Location: Citywide.

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The Pavement Management System program evaluates City streets based on the pavement conditions and recommends pavement repair options. The Pavement Management Reports are due every two years.

Justification: A Pavement Management Plan is required as a condition of Measure "J" funding for streets.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$25	\$30	\$0	\$30	\$0	\$30
Total	\$25	\$30	\$0	\$30	\$0	\$30

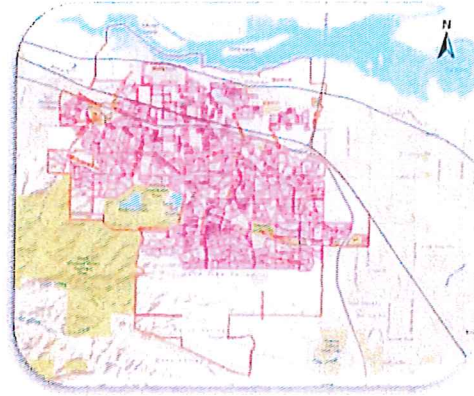
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$25	\$30	\$0	\$30	\$0	\$30
Total	\$25	\$30	\$0	\$30	\$0	\$30

Pavement Surface Treatments

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: This program provides pavement preservation treatments such as cape seal, microsurfacing and other preventative maintenance treatments to extend the road's life expectancy.

Justification: The program implements the Pavement Management System program and recommendations.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$40	\$0	\$30	\$0	\$30	\$0
Construction	\$5,505	\$0	\$1,670	\$0	\$2,470	\$0
Total	\$5,545	\$0	\$1,700	\$0	\$2,500	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Cal Recycle	\$350	\$0	\$0	\$0	\$0	\$0
Gas Tax	\$1,400	\$0	\$0	\$0	\$0	\$0
Measure J	\$3,795	\$0	\$0	\$0	\$700	\$0
RMRA	\$0	\$0	\$1,700	\$0	\$1,800	\$0
Total	\$5,545	\$0	\$1,700	\$0	\$2,500	\$0

A32

Hillcrest Ave. Left Turn at Wild Horse Road

Location: Hillcrest Avenue at Wild Horse

Lead Department: Public Works

Estimated Completion: 2024



Project Description: This project will extend the Hillcrest Avenue left turn pocket at Wild Horse Road.

Justification: Additional capacity is necessary for build out of the development to the east and future extension of Wild Horse Road to Slatten Ranch Road.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$0	\$20	\$0
Construction	\$0	\$0	\$0	\$0	\$210	\$0
Total	\$0	\$0	\$0	\$0	\$230	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Assessment District 26	\$0	\$0	\$0	\$0	\$230	\$0
Total	\$0	\$0	\$0	\$0	\$230	\$0

Traffic Signal: James Donlon Blvd./ Metcalf St.

Location: James Donlon Blvd at Metcalf St

Lead Department: Public Works

Estimated Completion: 2023



Project Description: This project will install new traffic signals and interconnect system on James Donlon Blvd west of Somersville Road at Metcalf St.

Justification: Developer has contributed \$500,000 of funding to the City for construction of two traffic signals on James Donlon Blvd.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$60	\$0	\$0
Construction	\$0	\$0	\$0	\$440	\$0	\$0
Total	\$0	\$0	\$0	\$500	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Traffic Signal Fund	\$0	\$0	\$0	\$500	\$0	\$0
Total	\$0	\$0	\$0	\$500	\$0	\$0

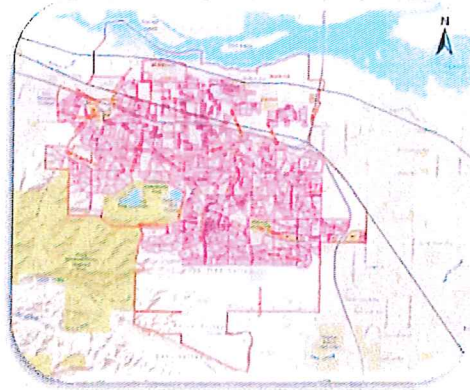
A24

Water Main Replacement Program

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The projects consists of replacing the existing water facilities as defined in the Water System Master Plan and as requested by Public Works Dept. to improve efficiency in the existing system.

Justification: Portions of the existing water system are aging and/or have experienced failures due to deterioration and are in need of replacement and upgrades.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$15	\$0	\$10	\$0	\$10	\$10
Construction	\$4,485	\$0	\$1,990	\$0	\$1,190	\$790
Total	\$4,500	\$0	\$2,000	\$0	\$2,000	\$800

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$4,500	\$0	\$1,300	\$0	\$2,000	\$800
Total	\$4,500	\$0	\$2,000	\$0	\$2,000	\$800

A35

Water Treatment Plant Operations

Location: Water Treatment Plant on D Street

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: This project will replace the granular activated carbon (GAC) filters of both "A" and "B" Plants at the Water Treatment Plant.

Justification: The GAC filters must be replaced every four to five years to perform efficiently.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$40	\$40	\$0	\$0
Construction	\$921	\$0	\$360	\$410	\$0	\$0
Total	\$921	\$0	\$400	\$450	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$921	\$0	\$400	\$450	\$0	\$0
Total	\$921	\$0	\$400	\$450	\$0	\$0

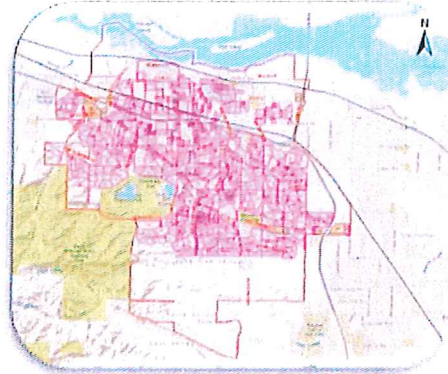
A36

Water Studies and Planning

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: Prepare the following studies: Water System Master Plan, Water Rate Study, Risk Mgmt Plan, Urban Water Mgmt Plan Update, Watershed Sanitary Survey Update, Integrated Regional Water Management Plan & documents to support sustainable water management act.

Justification: Provide updated information and direction regarding the City water management plans.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$1,020	\$285	\$215	\$255	\$235	\$385
Total	\$1,020	\$285	\$215	\$255	\$235	\$385

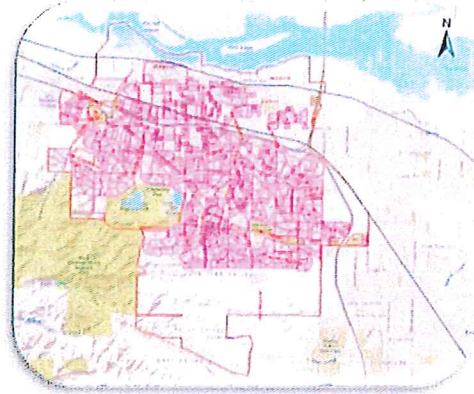
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$1,020	\$285	\$215	\$255	\$235	\$385
Total	\$1,020	\$285	\$215	\$255	\$235	\$385

Storage Reservoir Rehabilitation

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: Tank re-coating and painting, installation of mixers and sampling stations and seismic upgrades to various reservoirs.

Justification: Maintenance and upgrades of water storage reservoirs are necessary to prolong their useful lives.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$20	\$0	\$50	\$0	\$0
Construction	\$0	\$480	\$1,000	\$550	\$400	\$800
Total	\$0	\$500	\$1,000	\$600	\$400	\$800

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$500	\$1,000	\$600	\$400	\$800
Total	\$0	\$500	\$1,000	\$600	\$400	\$800

A38

Water Treatment Plant Improvements

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: On-going Improvements



Project Description: Replacement of deteriorating equipment, design and construction of new facilities, upgrade SCADA, install new controls for plant A, Plant A & B Clearwell improvements, and install Zone 1 flow meter.

Justification: Upgrades to the plant are required to maintain and/or improve the efficiency of the facility.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$10	\$10	\$15	\$15	\$5	\$10
Construction	\$285	\$590	\$610	\$595	\$515	\$240
Total	\$295	\$600	\$625	\$610	\$520	\$250

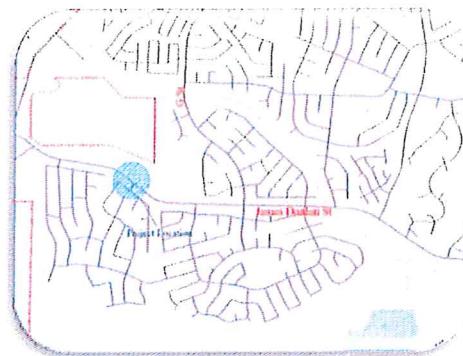
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$295	\$600	\$625	\$610	\$520	\$250
Total	\$295	\$600	\$625	\$610	\$520	\$250

James Donlon Pump Station Upgrades

Location: James Donlon Blvd

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will install an additional pump and perform structural repairs at this facility.

Justification: The new pump is required to meet the City's demands and improvements are needed to rehabilitate the aging facility.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$150	\$0	\$0	\$0	\$0	\$0
Construction	\$1,050	\$0	\$0	\$0	\$0	\$0
Total	\$1,200	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$1,200	\$0	\$0	\$0	\$0	\$0
Total	\$1,200	\$0	\$0	\$0	\$0	\$0

Hillcrest Pump Station Rehabilitation

Location: Hillcrest Avenue

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will replace outdated electrical panels, pumps, motors, control valves and install a new flow meter.

Justification: The facility is aging and requires improvements for reliability and efficiency.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$150	\$0	\$0	\$0	\$0	\$0
Construction	\$1,550	\$0	\$0	\$0	\$0	\$0
Total	\$1,700	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$1,700	\$0	\$0	\$0	\$0	\$0
Total	\$1,700	\$0	\$0	\$0	\$0	\$0

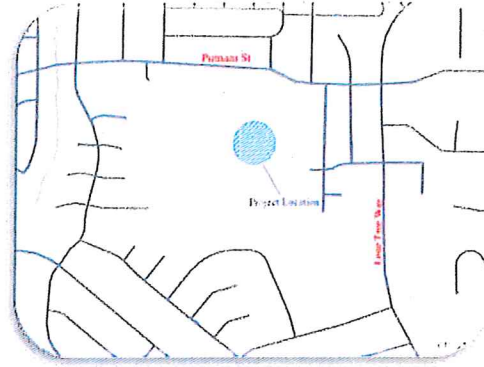
A41

Water Treatment Plant Solids Handling Improvements

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2025



Project Description: Evaluate the existing solids handling and dewatering operation. Design and construct an improvement to the system if warranted.

Justification: The existing facility is a rental system. This exercise will determine if City owned permanent system may be more cost effective.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$0	\$50	\$0
Construction	\$0	\$0	\$0	\$0	\$100	\$500
Total	\$0	\$0	\$0	\$0	\$150	\$500

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$0	\$0	\$0	\$150	\$500
Total	\$0	\$0	\$0	\$0	\$150	\$500

A42

Water Treatment Plant Drainage Capture

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2020



Project Description: Re-evaluation of the existing sludge lagoon including removal of accumulated solids, stabilization of banks and installation of decant/disposal system or construct a new facility.

Justification: The City may require additional capacity to accommodate emptying the clarifiers for routine or special maintenance.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$100	\$0	\$0	\$0	\$0	\$0
Total	\$100	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$100	\$0	\$0	\$0	\$0	\$0
Total	\$100	\$0	\$0	\$0	\$0	\$0

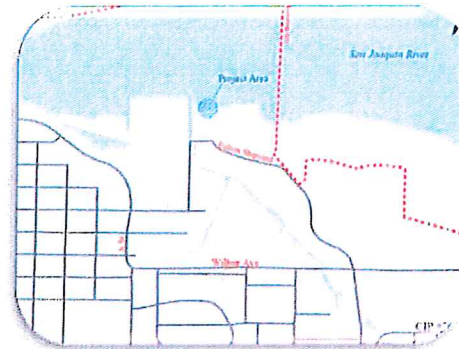
A43

River Pumping Station Rehabilitation

Location: Raw water pumping station at Fulton
Shipyard Road Boat Ramp

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will include rehabilitation of the pumping facility, improving surge control and building ventilation, replacing the pump control system and the discharge pipeline.

Justification: The existing raw water pumping facility is aging and in need of rehabilitation to continue operating efficiently.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$100	\$0	\$0	\$0	\$0	\$0
Construction	\$0	\$1,000	\$0	\$0	\$0	\$0
Total	\$100	\$1,000	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$100	\$1,000	\$0	\$0	\$0	\$0
Total	\$100	\$1,000	\$0	\$0	\$0	\$0

A44

Water Treatment Plant Electrical Upgrade

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2025



Project Description: The project will relocate and upgrade the aging electric facilities in Plant 'A' of the Water Treatment Plant.

Justification: Electrical equipment is aging and requires upgrades to continue to function properly.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$0	\$0	\$0
Construction	\$1,343	\$0	\$0	\$0	\$0	\$1,500
Total	\$1,343	\$0	\$0	\$0	\$0	\$1,500

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$1,343	\$0	\$0	\$0	\$0	\$1,500
Total	\$1,343	\$0	\$0	\$0	\$0	\$1,500

A45

Water Treatment Plant Disinfection Improvements

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will replace the existing disinfection chemical system with liquid chemical systems. Liquid sodium Hypochlorite will replace the chlorine gas and liquid ammonia sulfate will replace anhydrous ammonia.

Justification: Due to increasingly stringent regulations requirements and increased maintenance costs associated with chlorine and ammonia gas, the City will be switching to liquid disinfection chemicals.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$1,712	\$0	\$0	\$0	\$0	\$0
Total	\$1,712	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$719	\$0	\$0	\$0	\$0	\$0
Water System Imp. Fund	\$993	\$0	\$0	\$0	\$0	\$0
Total	\$1,712	\$0	\$0	\$0	\$0	\$0

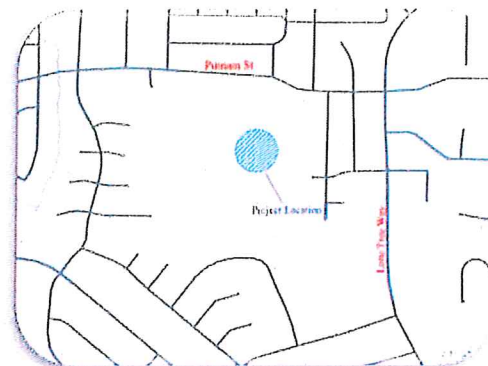
A46

Brackish Water Desalination

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2022



Project Description: The project will construct a 6 MGD brackish water desalination plant that would treat water from the San Joaquin River during times of high chloride content. The work will include the replacement of the City's river intake facility and install a new fish screen. Approximately 4 miles of pipeline will be constructed to convey brine concentrate from the water treatment plant to Delta Diablo.

Justification: This process will enable the City the ability to treat river water in times of drought and future dry conditions due to climate change. It would also be an additional source of water to the region.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$3,000	\$0	\$0	\$0	\$0	\$0
Construction	\$5,000	\$20,000	\$37,000	\$0	\$0	\$0
Total	\$8,000	\$20,000	\$37,000	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund (To be reimbursed w/ SRF Loan)	\$8,000	\$0	\$0	\$0	\$0	\$0
SRF Loan (Pending)	\$0	\$15,000	\$32,000	\$0	\$0	\$0
Prop 1E Fund	\$0	\$5,000	\$5,000	\$0	\$0	\$0
Total	\$8,000	\$20,000	\$37,000	\$0	\$0	\$0

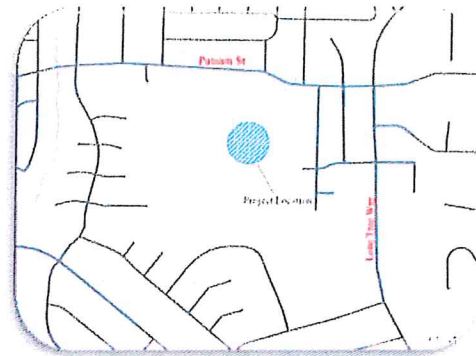
A47

Plant 'A' Filter Valves Replacement

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will replace four aging filter valves at Plant 'A'.

Justification: Four of the eight filter valves at Plant 'A' have been in the system for a long period of time and are currently leaking while in the closed position.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$25	\$100	\$0	\$0	\$0	\$0
Construction	\$0	\$900	\$0	\$0	\$0	\$0
Total	\$25	\$1,000	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$25	\$1,000	\$0	\$0	\$0	\$0
Total	\$25	\$1,000	\$0	\$0	\$0	\$0

A48

Plant 'A' Applied Channels

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will evaluate the existing applied water channels at the Water Treatment Plant. Modification or replacement of the channels will be designed and constructed.

Justification: The existing applied channels have settled and separated from the filters causing water to leak out.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$100	\$0	\$0	\$0	\$0
Construction	\$0	\$900	\$0	\$0	\$0	\$0
Total	\$0	\$1,000	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$1,000	\$0	\$0	\$0	\$0
Total	\$0	\$1,000	\$0	\$0	\$0	\$0

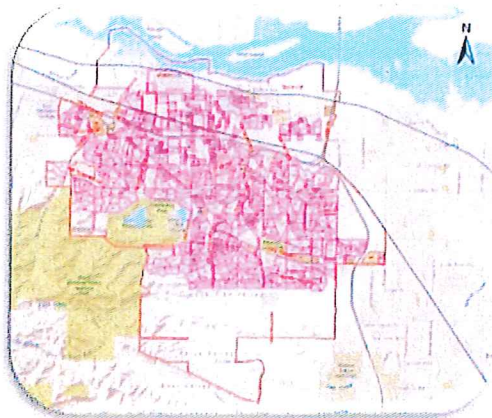
A49

Sewer Main Improvement Program

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: Improvement to the existing sanitary sewer collection system to increase functionality or expand capacity.

Justification: The Wastewater System Collection Master Plan and the Public Works Dept. have identified existing sewer lines to be upgraded.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$20	\$20	\$20	\$20	\$20	\$20
Construction	\$130	\$130	\$130	\$130	\$130	\$130
Total	\$150	\$150	\$150	\$150	\$150	\$150

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Sewer System Imp. Fund	\$150	\$150	\$150	\$150	\$150	\$150
Total	\$150	\$150	\$150	\$150	\$150	\$150

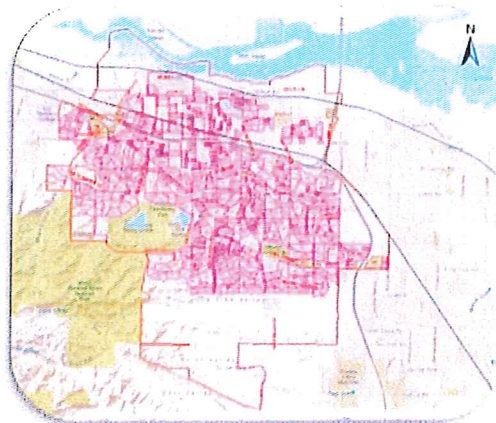
ASO

Sewer Facility Rehabilitation Program

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: This work includes pipe lining, replacement and improvements due to deterioration in the sewer lines.

Justification: These improvements reduce maintenance cost, prevent overflows and improve sewer flow capacity.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$15	\$15	\$15	\$15	\$15	\$15
Construction	\$285	\$135	\$135	\$135	\$135	\$135
Total	\$300	\$150	\$150	\$150	\$150	\$150

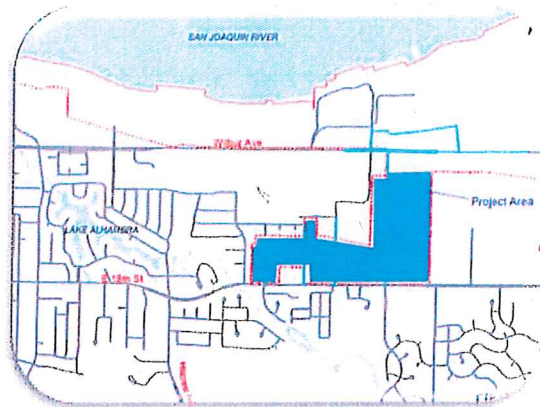
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Sewer Fund	\$300	\$150	\$150	\$150	\$150	\$150
Total	\$300	\$150	\$150	\$150	\$150	\$150

North East Antioch Annexation Infrastructure

Location: Viera Avenue to Bridgehead Road

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will construct new underground facilities on Viera Ave, Stewart Lane, Vine Lane, Bown Lane, Walnut Ave, Santa Fe Ave, and Wilbur Ave. This project will support the area at the north east City limit that was annexed in 2014.

Justification: There are currently no services in this area, this project will provide the infrastructures needed.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$3,855	\$1,500	\$0	\$0	\$0	\$0
Total	\$3,855	\$1,500	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
NE Funding Agreement	\$3,855	\$1,500	\$0	\$0	\$0	\$0
Total	\$3,855	\$1,500	\$0	\$0	\$0	\$0

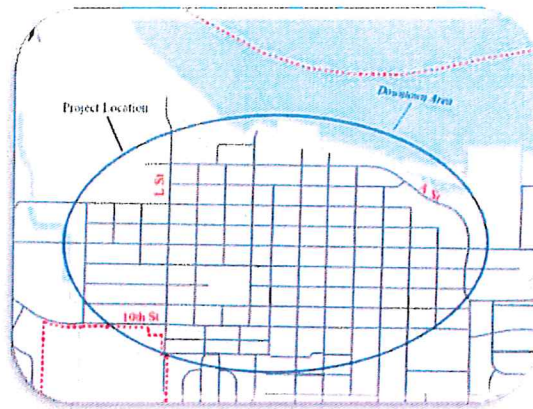
AS2

CDBG Downtown Roadway Rehabilitation Program

Location: Downtown Area

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The project includes roadway rehabilitation, replacement of damaged sidewalk, curb and gutter, installation of new curb ramps and storm drain system modifications.

Justification: Existing pavement has deteriorated due to age and is in need of rehabilitation. The project will remove and replace damaged sidewalk and install curb ramps to meet ADA standards.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$40	\$0	\$40	\$0
Construction	\$1,090	\$0	\$460	\$0	\$460	\$0
Total	\$1,090	\$0	\$500	\$0	\$500	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
CDBG Fund	\$1,090	\$0	\$500	\$0	\$500	\$0
Total	\$1,090	\$0	\$500	\$0	\$500	\$0

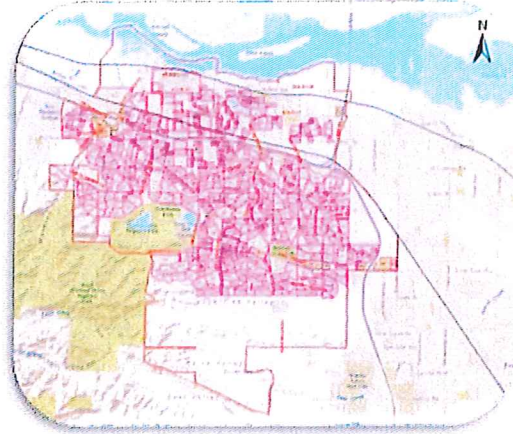
A53

Trash Capture Devices

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: This project will install full trash capture devices at various locations throughout the City to prevent trash from reaching the storm drain system, channels, creeks, and San Joaquin River. Locations will be determined depending on the type of device selected.

Justification: Compliance with National Pollution Discharge Elimination System (NPDES) permit R5-2010-0102, Provision C.10.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$9	\$10	\$10	\$10	\$10	\$10
Construction	\$390	\$90	\$90	\$90	\$90	\$90
Total	\$399	\$100	\$100	\$100	\$100	\$100

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
NPDES	\$399	\$100	\$100	\$100	\$100	\$100
Total	\$399	\$100	\$100	\$100	\$100	\$100

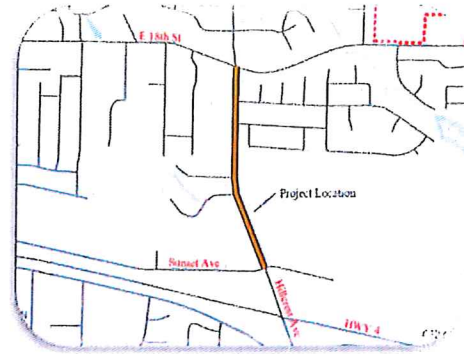
AS4

Hillcrest Avenue/E 18th Street Median Landscape

Location: Hillcrest Ave from E 18th St to Sunset Dr

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will complete the Hillcrest Avenue Improvement Project by installing low maintenance landscape and stamped concrete.

Justification: Roadway Improvements were completed in 2011, with the exception of the median landscape.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$40	\$0	\$0	\$0	\$0
Construction	\$0	\$460	\$0	\$0	\$0	\$0
Total	\$0	\$500	\$0	\$0	\$0	\$0

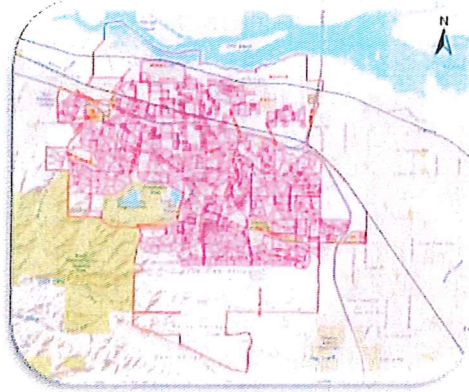
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Measure J	\$0	\$500	\$0	\$0	\$0	\$0
Total	\$0	\$500	\$0	\$0	\$0	\$0

Citywide Signage Program

Location: Citywide.

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will construct point of interest signs throughout the City making the City more navigable.

Justification: The project will improve pedestrian and bicycle access by improving walkability of the City.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$200	\$0	\$0	\$0	\$0
Total	\$0	\$200	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$200	\$0	\$0	\$0	\$0
Total	\$0	\$200	\$0	\$0	\$0	\$0

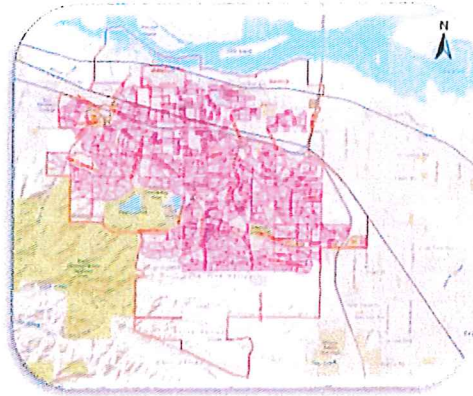
ASG

Traffic Calming Program

Location: Citywide.

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The program installs speed bumps in areas that have been identified as in need of speed reduction, such as residential cut throughs.

Justification: Problems arise from excessive speed on residential roadways, such as traffic accidents with pedestrians. This program eliminates the risks of traffic accidents throughout the City.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$5	\$140	\$75	\$75	\$75	\$75
Total	\$5	\$140	\$75	\$75	\$75	\$75

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$5	\$140	\$75	\$75	\$75	\$75
Total	\$5	\$140	\$75	\$75	\$75	\$75

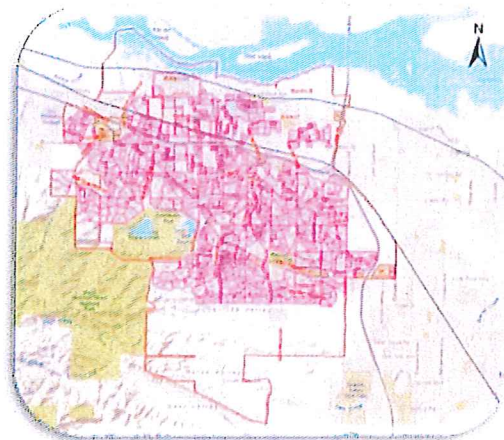
A57

Sewer Main Trenchless Rehabilitation

Location: Citywide

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The Project will consist of pipe bursting and replacing the old lines through a trenchless sewer replacement method without impacting residents' yards and landscaping.

Justification: Cost saving: Trenchless sewer replacement is performed via small access points, which means that damage to the surface is minimized and the subsequent repairs to landscaping, porches, walkways, and driveways are avoided.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$10	\$20	\$20	\$20	\$20	\$20
Construction	\$590	\$480	\$280	\$280	\$280	\$280
Total	\$600	\$500	\$300	\$300	\$300	\$300

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Sewer Fund	\$600	\$500	\$300	\$300	\$300	\$300
Total	\$600	\$500	\$300	\$300	\$300	\$300

L Street Improvements

Location: L St from HWY 4 to Antioch Marina

Lead Department: Public Works

Estimated Completion: 2022



Project Description: The project will consist of construction of new sidewalks under the railroad tracks and along the fairgrounds, install curb ramps and re-striping to allow for complete bike lanes from HWY 4 to the Antioch Marina.

Justification: Improve traffic flow and aesthetics from HWY 4 to the Marina and the Rivertown District. The project will improve access and connection to the Antioch Amtrak Station.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$500	\$500	\$0	\$0	\$0	\$0
Construction	\$0	\$500	\$7,250	\$0	\$0	\$0
Total	\$500	\$1,000	\$7,250	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
RMRA	\$250	\$1,000	\$1,200	\$0	\$0	\$0
OBAG- Safe Route to School	\$0	\$0	\$1,650	\$0	\$0	\$0
Measure J	\$250	\$0	\$0	\$0	\$0	\$0
Unfunded	\$0	\$0	\$4,400	\$0	\$0	\$0
Total	\$500	\$1,000	\$7,250	\$0	\$0	\$0

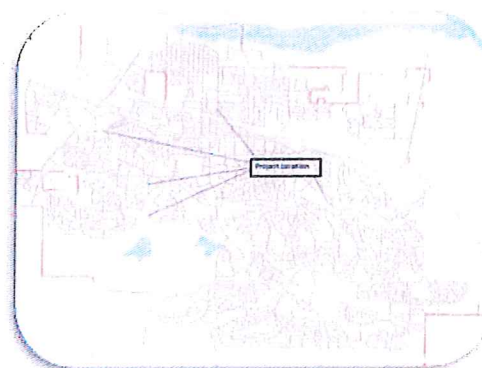
AS9

Roadway Pavement Rehabilitation at Various Locations

Location: Hillcrest Ave, James Donlon Blvd, A St,
Buchanan Rd, Gentrytown Dr

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will identify deteriorated pavement areas. These areas will be excavated and plugged with asphalt and a final pavement overlay will be placed over the entire road. The City received OBAG grant funding for roadway improvement.

Justification: These arterial streets are in need of preventative pavement maintenance; the pavement condition will deteriorate rapidly without preventative maintenance, such as pavement overlay or rubberized cape seal coat.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$530	\$0	\$0	\$0	\$0	\$0
Construction	\$0	\$2,674	\$0	\$0	\$0	\$0
Total	\$530	\$2,674	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
RMRA	\$530	\$200	\$0	\$0	\$0	\$0
OBAG2- LSR	\$0	\$2,474	\$0	\$0	\$0	\$0
Total	\$530	\$2,674	\$0	\$0	\$0	\$0

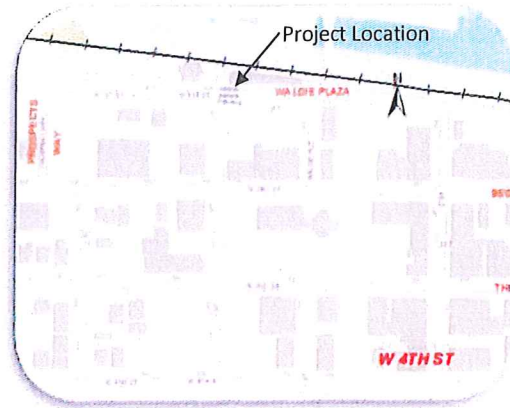
AEO

Amtrak Station Improvements

Location: 100 I Street

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will demolish current train station and replace with a simple shelter.

Justification: Current Station is subjected to blight and loitering. There is a non operational ticket booth and bathroom. Area is not well lit and buildings are not necessary for current use.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$150	\$0	\$0	\$0	\$0
Total	\$0	\$150	\$0	\$0	\$0	\$0

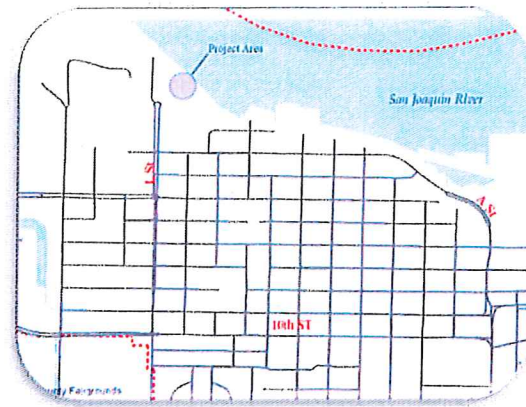
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$0	\$150	\$0	\$0	\$0	\$0
Total	\$0	\$150	\$0	\$0	\$0	\$0

Marina Basin Dredging

Location: Antioch Marina at the foot of L St.

Lead Department: Public Works

Estimated Completion: 2023



Project Description: The project will complete the Marina basin dredging to maintain eight feet (8') throughout the marina berths and waterway.

Justification: If proper depths are not maintained berths become silted and unusable resulting in a loss of revenue for the marina and loss of rentable space for residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$40	\$0	\$0
Construction	\$0	\$0	\$0	\$460	\$0	\$0
Total	\$0	\$0	\$0	\$500	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Marina Fund	\$0	\$0	\$0	\$500	\$0	\$0
Total	\$0	\$0	\$0	\$500	\$0	\$0

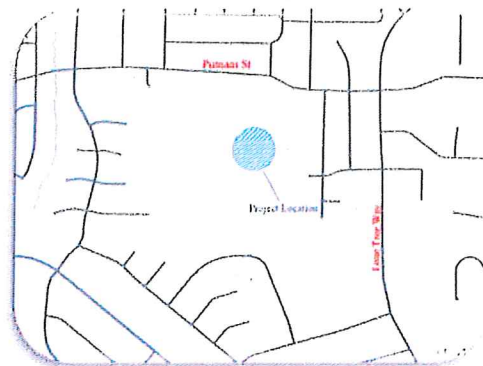
AG2

Plant 'A' Raw Water Valve Replacement

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2020



Project Description: Project will replace a failing valve on the raw water line.

Justification: It is important to replace this valve to continue reliability of plant operation and shutdown procedures. This work needs to be complete prior to the completion of the new brackish water addition.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$10	\$0	\$0	\$0	\$0	\$0
Construction	\$190	\$0	\$0	\$0	\$0	\$0
Total	\$200	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$200	\$0	\$0	\$0	\$0	\$0
Total	\$200	\$0	\$0	\$0	\$0	\$0

AG 3

Plant 'B' Basin Repair/Replacement

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2022



Project Description: Project will repair or replace sluice gates at the distribution channel, flight drive shafts, housing and bearings.

Justification: Original equipment was installed in 1986 and is exposed to aggressive water and is now beginning to fail. To maintain proper operation of the plant, these items need to be replaced or repaired.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$30	\$0	\$0	\$0	\$0
Construction	\$0	\$379	\$400	\$0	\$0	\$0
Total	\$0	\$409	\$400	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$409	\$400	\$0	\$0	\$0
Total	\$0	\$409	\$400	\$0	\$0	\$0

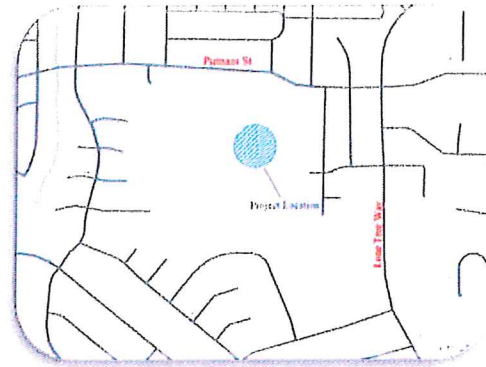
AG 4

Re-Coating Surface of Clearwells and Fluoride Storage

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will re-coat the top surface of both clearwells. The Original coating is worn out. The fluoride bulk tank storage coating has also failed and needs to be re-coated.

Justification: The coating on the surface of the clearwells helps seal all the cement cracks and prevents the possible intrusion of contaminants from entering the clearwells.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$20	\$0	\$0	\$0	\$0	\$0
Construction	\$280	\$100	\$0	\$0	\$0	\$0
Total	\$300	\$100	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$300	\$100	\$0	\$0	\$0	\$0
Total	\$300	\$100	\$0	\$0	\$0	\$0

ALS

Sodium Hypochlorite Storage Coating

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2023



Project Description: The project will re-coat the top surface of the sodium hypochlorite storage tank.

Justification: Coating the bulk storage area will help keep the area clean and protect the integrity of the structure in the event of a spill.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$20	\$0	\$0
Construction	\$0	\$0	\$0	\$280	\$0	\$0
Total	\$0	\$0	\$0	\$300	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$0	\$0	\$300	\$0	\$0
Total	\$0	\$0	\$0	\$300	\$0	\$0

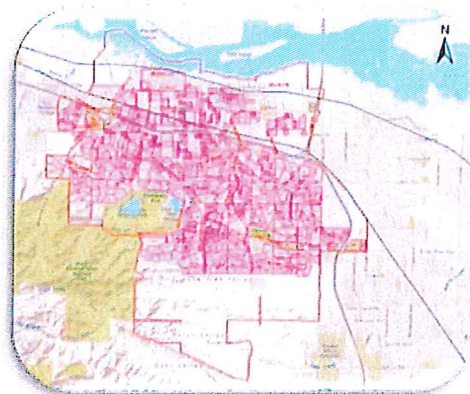
AGC

Pittsburg/Antioch Water Intertie

Location: Border of Antioch and Pittsburg

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will improve the water connections between the Antioch and Pittsburg water systems.

Justification: The current inter-tie is not reliable. To prepare for an emergency, we need a reliable interconnection between us and Pittsburg to maintain water supply on the west side of the City.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$30	\$0	\$0	\$0	\$0
Construction	\$0	\$745	\$0	\$0	\$0	\$0
Total	\$0	\$775	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$775	\$0	\$0	\$0	\$0
Total	\$0	\$775	\$0	\$0	\$0	\$0

RV Storage Yard Fence

Location: RV Storage Yard on Gentrytown
and Putnam

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will install a new 8' tamper resistant small chain link fence to complete the surrounds of the property.

Justification: This project would reduce break-in crimes that have been reported in the area.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$25	\$0	\$0	\$0	\$0	\$0
Total	\$25	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Park Maintenance						
District 1-A	\$25	\$0	\$0	\$0	\$0	\$0
Total	\$25	\$0	\$0	\$0	\$0	\$0

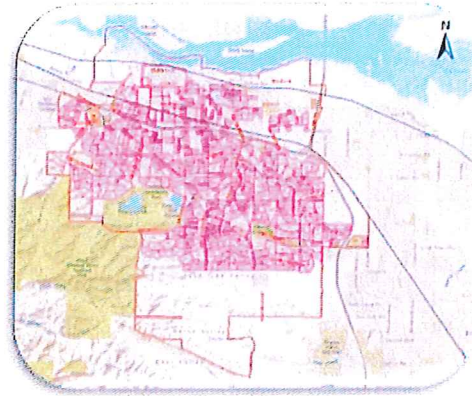
ALB

Pavement Plugs and Leveling Courses

Location: Citywide.

Lead Department: Public Works

Estimated Completion: On-going Program



Project Description: The program provides pavement preservation to extend the road's life expectancy.

Justification: The program implements the Pavement Management System program and recommendations.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$30	\$0	\$60	\$0	\$60
Construction	\$0	\$3,570	\$0	\$2,440	\$0	\$2,940
Total	\$0	\$3,600	\$0	\$2,500	\$0	\$2,500

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
RMRA	\$0	\$3,600	\$0	\$1,500	\$0	\$1,500
Measure J	\$0	\$0	\$0	\$1,000	\$0	\$1,000
Total	\$0	\$3,600	\$0	\$2,500	\$0	\$2,500

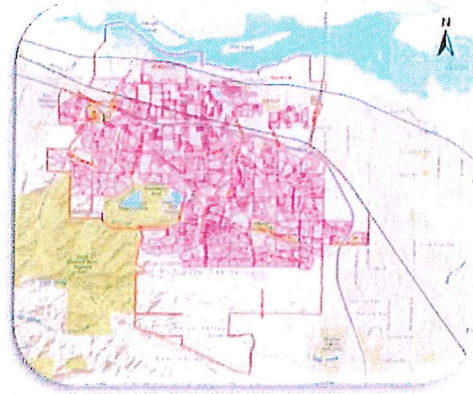
Ala 9

Streetlighting Improvements

Location: Citywide.

Lead Department: Public Works

Estimated Completion: Ongoing Program



Project Description: This project will update the lighting around the City to LED. This will increase safety and decrease current energy use.

Justification: The current City lighting does not meet code in terms of brightness. This project would bring the lighting up to code and increase safety throughout the City.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$850	\$850	\$0	\$0	\$0
Total	\$0	\$850	\$850	\$0	\$0	\$0

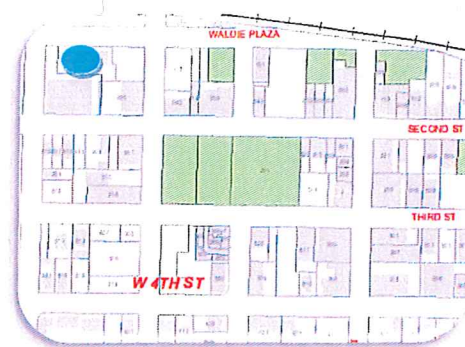
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$0	\$850	\$850	\$0	\$0	\$0
Total	\$0	\$850	\$850	\$0	\$0	\$0

Hard House Roof Rehabilitation

Location: 815 W 1 St

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will seal off the building and repair and replace the roofing.

Justification: The Hard House is an important historical building for the City of Antioch which needs to be preserved with maintenance.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$30	\$0	\$0	\$0	\$0	\$0
Total	\$30	\$0	\$0	\$0	\$0	\$0

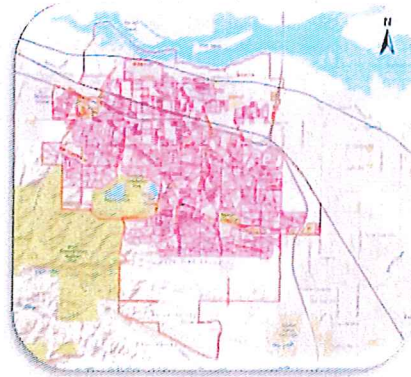
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$30	\$0	\$0	\$0	\$0	\$0
Total	\$30	\$0	\$0	\$0	\$0	\$0

Median Island Improvements

Location: Citywide

Lead Department: Public Works

Estimated Completion: On Going Program



Project Description: The project will install low maintenance landscape and stamped concrete in various locations throughout the City.

Justification: Improved greening and aesthetics improve the quality of life for residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$5	\$5	\$5	\$5	\$5	\$5
Construction	\$783	\$995	\$945	\$945	\$945	\$945
Total	\$788	\$900	\$950	\$950	\$950	\$950

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$788	\$900	\$950	\$950	\$950	\$950
Total	\$788	\$900	\$950	\$950	\$950	\$950

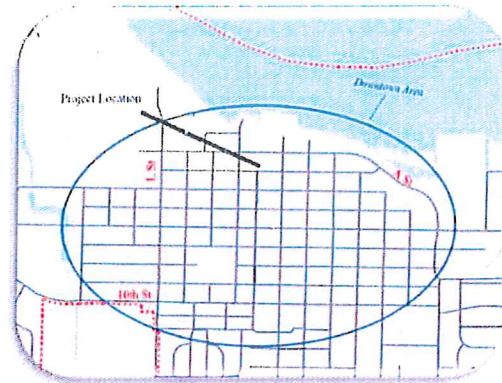
A-12

City Hall Window Investigation

Location: City Hall at 200 H St.

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will survey the structural damage and estimate the cost to replace leaking and broken windows in City Hall.

Justification: Several of the existing windows have severe leaks and have started to cause rot damage to the window frames and surroundings. New energy efficient windows are needed to stop any further leaking and seal the building while saving energy.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$20	\$0	\$0	\$0	\$0
Total	\$0	\$20	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$20	\$0	\$0	\$0	\$0
Total	\$0	\$20	\$0	\$0	\$0	\$0

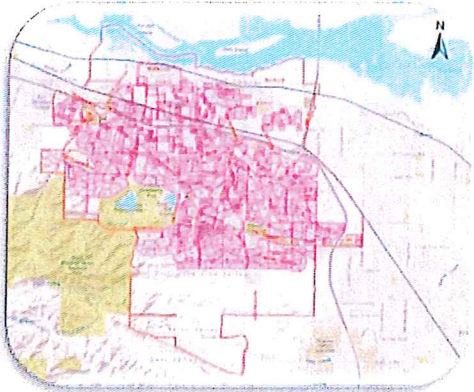
A13

Jacobsen and Marchetti Park Renovation

Location: Jacobsen and Marchetti Park

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will upgrade these aging parks, including refreshing the fields.

Justification: Upgrades to community parks maintain a high quality of living for the residents of Antioch.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$295	\$0	\$0	\$0	\$0
Total	\$0	\$295	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Park in Lieu Fund	\$0	\$295	\$0	\$0	\$0	\$0
Total	\$0	\$295	\$0	\$0	\$0	\$0

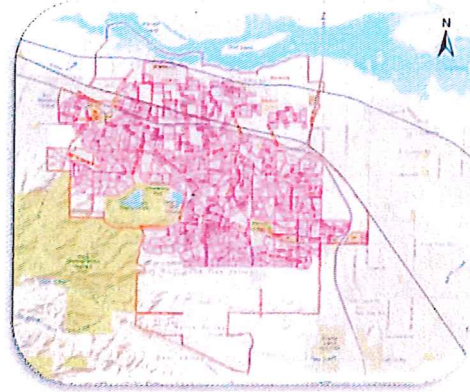
A74

Restoration of Public Fountains

Location: Citywide

Lead Department: Public Works

Estimated Completion: 2021



Project Description: Funding will be used to restore two fountains: one at the Police Department and one at the intersection of Hillcrest and Davison.

Justification: The beautification of the City is important to the quality of life of residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$90	\$0	\$0	\$0	\$0
Total	\$0	\$90	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$90	\$0	\$0	\$0	\$0
Total	\$0	\$90	\$0	\$0	\$0	\$0

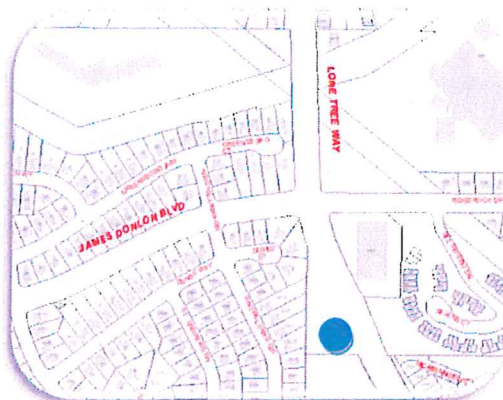
A75

Restoration of Public Art

Location: South of James Donlon Blvd
on Lone Tree Way

Lead Department: Public Works

Estimated Completion: 2021



Project Description: This project will restore the “Hey Daddy, Look!” Statue which is just south of James Donlon Blvd on Lone Tree Way.

Justification: The beautification of the City is important to the quality of life of residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$25	\$0	\$0	\$0	\$0
Total	\$0	\$25	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$25	\$0	\$0	\$0	\$0
Total	\$0	\$25	\$0	\$0	\$0	\$0

A76

Prewett Park Easement Fencing

Location: Prewett Family Water Park

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will construct a fence along the parking lot to increase security for the Park.

Justification: Upgrades to community parks maintain a high quality of living for the residents of Antioch.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$140	\$0	\$0	\$0	\$0	\$0
Total	\$140	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Assessment						
District 27/31	\$75	\$0	\$0	\$0	\$0	\$0
Gas Tax	\$30	\$0	\$0	\$0	\$0	\$0
General Fund	\$35	\$0	\$0	\$0	\$0	\$0
Total	\$140	\$0	\$0	\$0	\$0	\$0

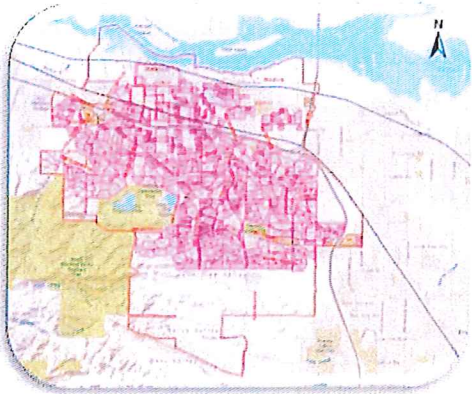
A-11

Curb Painting Program

Location: Citywide.

Lead Department: Public Works

Estimated Completion: Ongoing Program



Project Description: This program will involve repainting red curbs around the City.

Justification: Curb paint throughout the City needs to be refreshed for clarity.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$100	\$100	\$100	\$100	\$100	\$100
Total	\$100	\$100	\$100	\$100	\$100	\$100

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Gas Tax	\$100	\$100	\$100	\$100	\$100	\$100
Total	\$100	\$100	\$100	\$100	\$100	\$100

A-78

Parallel Raw Water Pipeline

Location: Water Treatment Plant

Lead Department: Public Works

Estimated Completion: 2024



Project Description: This project will construct an additional raw water pipeline from the water treatment plant to the reservoir.

Justification: An additional line will increase the reliability of the raw water conveyance system.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$0	\$0	\$0	\$100	\$0
Construction	\$0	\$0	\$0	\$0	\$1,900	\$0
Total	\$0	\$0	\$0	\$0	\$2,000	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$0	\$0	\$0	\$2,000	\$0
Total	\$0	\$0	\$0	\$0	\$2,000	\$0

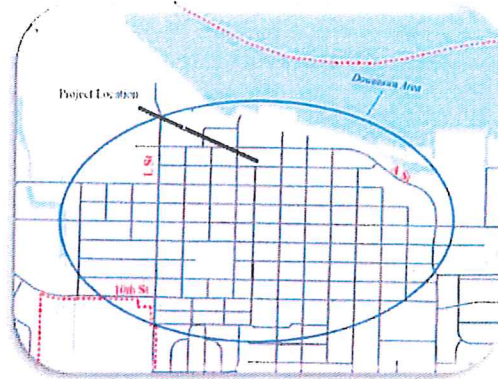
A79

Leo Fontana Fountain

Location: City Hall, 200 H St

Lead Department: Public Works

Estimated Completion: 2021



Project Description: This project will rebuild the Leo Fontana Fountain in front of City Hall.

Justification: The beautification of the City is important to the quality of life of residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$20	\$0	\$0	\$0	\$0	\$0
Construction	\$0	\$100	\$0	\$0	\$0	\$0
Total	\$20	\$100	\$0	\$0	\$0	\$0

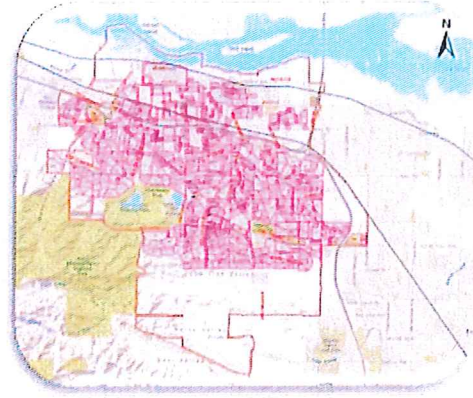
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$20	\$100	\$0	\$0	\$0	\$0
Total	\$20	\$100	\$0	\$0	\$0	\$0

Murals

Location: Citywide

Lead Department: Public Works

Estimated Completion: 2021



Project Description: This project will restore and paint new murals throughout the City.

Justification: The beautification of the City is important to the quality of life of residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$70	\$0	\$0	\$0	\$0
Total	\$0	\$70	\$0	\$0	\$0	\$0

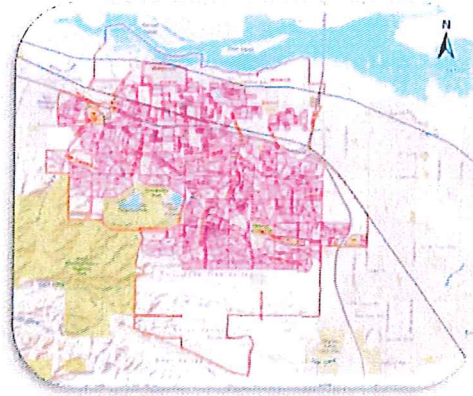
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$70	\$0	\$0	\$0	\$0
Total	\$0	\$70	\$0	\$0	\$0	\$0

Utility Box Art Work

Location: Citywide

Lead Department: Public Works

Estimated Completion: 2021



Project Description: This project will use funding to paint artwork on utility boxes throughout the City.

Justification: The beautification of the City is important to the quality of life of residents.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$0	\$88	\$0	\$0	\$0	\$0
Total	\$0	\$88	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$0	\$88	\$0	\$0	\$0	\$0
Total	\$0	\$88	\$0	\$0	\$0	\$0

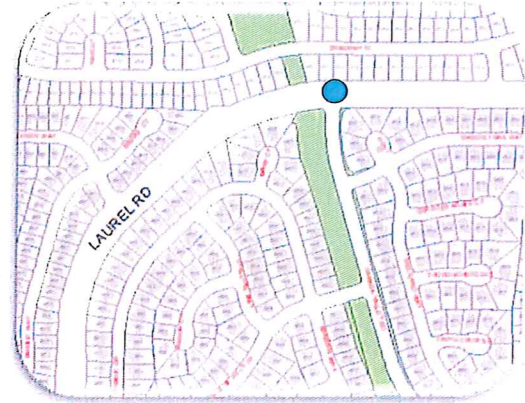
A82

Traffic Signal: Laurel Road / Canada Valley Road

Location: Laurel Road and Canada Valley Road

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will install a new traffic signal at Laurel Road and Canada Valley Road.

Justification: This intersection is congested and in need of a traffic signal.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$50	\$0	\$0	\$0	\$0	\$0
Construction	\$424	\$0	\$0	\$0	\$0	\$0
Total	\$474	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Traffic Signal Fund	\$474	\$0	\$0	\$0	\$0	\$0
Total	\$474	\$0	\$0	\$0	\$0	\$0

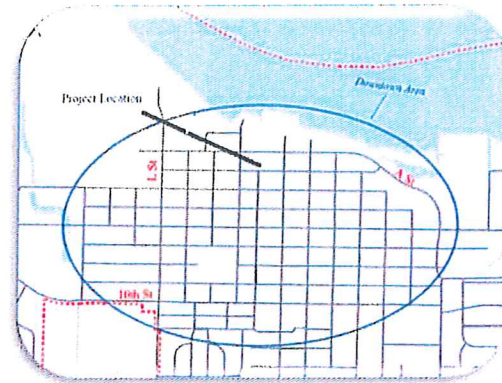
A83

City Hall Office Modifications

Location: City Hall at 200 H St.

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will remodel the interior office space of City Hall to make it better suited for staffing needs.

Justification: The current layout of the office space is not using the space efficiently, modifications would allow for more staff working more effectively.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$20	\$0	\$0	\$0	\$0	\$0
Construction	\$453	\$282	\$0	\$0	\$0	\$0
Total	\$473	\$282	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$300	\$0	\$0	\$0	\$0	\$0
Development Impact Fees	\$173	\$0	\$0	\$0	\$0	\$0
CDBG Fund	\$0	\$282	\$0	\$0	\$0	\$0
Total	\$473	\$282	\$0	\$0	\$0	\$0

AS4

Overhead Utility Undergrounding

Location: L St from 8th St to 10th St

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will relocate the current overhead utilities on L St to be underground.

Justification: Overhead Utilities are exposed to the environment and can be damaged by trucks when they run overhead across a road. Putting the utilities underground increases safety and longevity of the system.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$20	\$0	\$0	\$0	\$0
Construction	\$0	\$980	\$0	\$0	\$0	\$0
Total	\$0	\$1,000	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Rule 20A Fund	\$0	\$1,000	\$0	\$0	\$0	\$0
Total	\$0	\$1,000	\$0	\$0	\$0	\$0

Antioch Lumber Co. Yard Phase I Site Assessment

Location: 2nd St and A St

Lead Department: Public Works

Estimated Completion: 2020



Project Description: This project will assess the viability of different end use options for the old lumber yard at the corner of 2nd Street and A Street.

Justification: The lumber yard site could potentially have contaminated soil, which would limit its future uses.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$25	\$0	\$0	\$0	\$0	\$0
Total	\$25	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Park In Lieu Fund	\$25	\$0	\$0	\$0	\$0	\$0
Total	\$25	\$0	\$0	\$0	\$0	\$0

A86

Contra Loma Estates Park Renovation

Location: Contra Loma Estates Park

Lead Department: Public Works

Estimated Completion: 2022



Project Description: The project will construct new outdoor gym/exercise equipment, shaded picnic/BBQ area, shaded structure, dog park, walking/jogging exercise pathway, climbing feature, lighting and fencing for existing basketball court, restroom, and lighting throughout the park.

Justification: Upgrades to community parks maintain a high quality of living for the residents of Antioch.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning/Design	\$0	\$50	\$0	\$0	\$0	\$0
Construction	\$0	\$1,426	\$1,476	\$0	\$0	\$0
Total	\$0	\$1,476	\$1,476	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Prop 68 Grant	\$0	\$1,476	\$1,476	\$0	\$0	\$0
Total	\$0	\$1,476	\$1,476	\$0	\$0	\$0

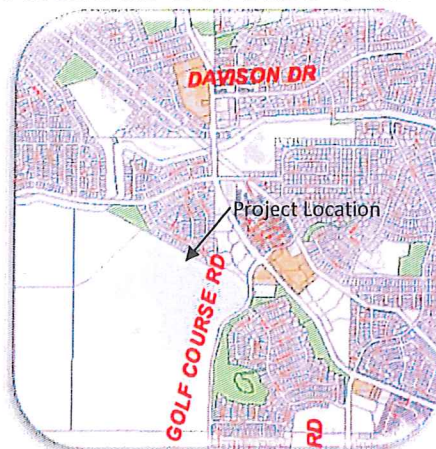
A87

Reservoir Vegetation Removal

Location: Antioch Municipal Reservoir

Lead Department: Public Works

Estimated Completion: 2020



Project Description: The project will remove all aquatic vegetation to a depth of six feet below the water surface within the Antioch Municipal Reservoir.

Justification: Vegetation removal is necessary to improve the health of the reservoir and maintain water quality.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Construction	\$100	\$0	\$0	\$0	\$0	\$0
Total	\$100	\$0	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$100	\$0	\$0	\$0	\$0	\$0
Total	\$100	\$0	\$0	\$0	\$0	\$0

ASB

Sunset and Bear Ridge Booster Pump Stations Upgrades

Location: Sunset and Bear Ridge Pump Stations

Lead Department: Public Works

Estimated Completion: 2021



Project Description: The project will provide the ability to connect emergency generator power back up to these two pump stations.

Justification: These two pump stations were built without back up power supply. With the increasing possibility of power outages, we need to provide the ability to connect emergency backup power.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Planning and Design	\$0	\$10	\$0	\$0	\$0	\$0
Construction	\$0	\$140	\$0	\$0	\$0	\$0
Total	\$0	\$150	\$0	\$0	\$0	\$0

Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
Water Fund	\$0	\$150	\$0	\$0	\$0	\$0
Total	\$0	\$150	\$0	\$0	\$0	\$0

A89

West Antioch Creek Flood Conveyance Mitigation and Restoration

Project No: 7964

Location: West Antioch Creek from 10th St to the
railroad tracks.

Lead Department: Public Works

Estimated Completion: 2022



Project Description: This project will remove debris and silt from the channel in order to restore flow to West Antioch Creek between West 8th and the railroad tracks.

Justification: This project will establish the 25-year storm flow capacity and flood protection level and reduced flooding experienced in the Creek vicinity.

Expenditures	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
RW and Permits	\$0	\$20	\$0	\$0	\$0	\$0
Construction	\$0	\$330	\$350	\$0	\$0	\$0
Total	\$0	\$350	\$350	\$0	\$0	\$0

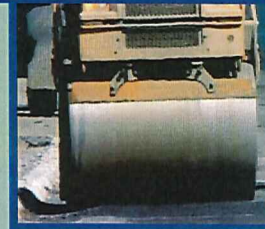
Funding Source	FY 19/20	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
IRWM Prop 1 Grant	\$0	\$350	\$350	\$0	\$0	\$0
Total	\$0	\$350	\$350	\$0	\$0	\$0

A90

CITY OF ANTIOCH 5 YEAR CAPITAL IMPROVEMENT PROGRAM 2020-2025

DRAFT MAY 26, 2020

ATTACHMENT "B"



Projected Capital Expenditures

\$ in Thousands

	PROPOSED		PLANNED			
PROGRAM CATEGORY	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25	Total
Community Facilities	\$825	\$0	\$500	\$0	\$0	\$1,325
Parks and Trails	\$1,921	\$1,726	\$150	\$150	\$150	\$4,097
Roadway Improvements	\$12,249	\$11,875	\$4,905	\$4,805	\$4,905	\$38,739
Traffic Signals	\$0	\$0	\$500	\$0	\$0	\$500
Wastewater & Storm Drain System	\$2,750	\$1,050	\$700	\$700	\$700	\$5,900
Water System	\$5,819	\$4,640	\$2,590	\$5,305	\$4,235	\$22,589
Brackish Water Desal. Plant	\$20,000	\$37,000	\$0	\$0	\$0	\$57,000
<i>B</i> TOTAL	\$43,564	\$56,291	\$9,345	\$10,960	\$9,990	\$130,150

Source of Funding

\$ in Thousands

	PROPOSED		PLANNED		
Fund Type	FY 20/21	FY 21/22	FY 22/23	FY 23/24	FY 24/25
General Fund	\$593	\$0	\$0	\$0	\$0
Capital Improvement Funds	\$1,500	\$0	\$0	\$230	\$0
Enterprise Funds	\$6,919	\$5,540	\$3,490	\$6,205	\$5,135
Grant Funds	\$9,732	\$9,076	\$0	\$500	\$0
Special Revenue Funds	\$9,820	\$5,275	\$5,855	\$4,025	\$4,855
Brackish Water Desalination Plant (SRF Loan Pending)	\$15,000	\$32,000	\$0	\$0	\$0
L Street Improvements (Unfunded)	\$0	\$4,400	\$0	\$0	\$0
TOTAL	\$43,564	\$56,291	\$9,345	\$10,960	\$9,990

FUNDING SOURCES

➤ Capital Improvement Funds

- AD 27/31
- Hillcrest AD 26
- Annexation Funding Agreement
- Flood District Drainage Area

➤ Enterprise Funds

- Franchise Fee Fund
- Sewer Fund
- Sewer System Improvements Fund
- Water Fund
- Water System Improvements Fund

84

FUNDING SOURCES

CONT'D

➤ Grants

- CalRecycle
- Community Development Block Grant (CDBG)
- OBAG 2 – Local Streets & Roads
- OBAG 2 – Safe Route to School
- Proposition 1E Storm Water Flood Management
- Prop 68 Recreation Grant
- IRWM Prop 1 Grant

FUNDING SOURCES

CONT'D

➤ Special Revenue Funds

- Gas Tax
- Measure J
- RMRA
- National Pollutant Discharge Elimination System (NPDES)
- Traffic Signal Fund
- Park-in-Lieu Fund
- Delta Fair Fund
- Marina Fund
- Rule 20A Fund

PROJECTS COMPLETED IN FISCAL YEAR 19/20



B7

PROJECTS COMPLETED

Marina Boat Launch Facility Restroom

\$475,000

Prewett Park Pool Deck Coating

\$500,000

Hard House Roof Rehabilitation

\$30,000

Restoration of Public Fountains

\$90,000

Contra Loma Estates Park Basketball
Courts

\$150,000

PROJECTS COMPLETED CONT'D

Chichibu Park Upgrades

\$390,000

Pedestrian/ADA Improvements

\$2,000,000

2019 Sidewalk Repair Program

\$450,000

Pavement Management System
Program

\$30,000

Lone Tree Way/Golf Course Road
Pavement Resurfacing

\$2,200,000

BS

PROJECTS COMPLETED CONT'D

Pavement Plugs and Leveling
Courses

\$1,983,000

CDBG Downtown Roadway
Rehabilitation

\$1,035,000

Trenchless Rehabilitation of the 33"
Diameter Sanitary Sewer at Var. Loc.

\$600,000

Northeast Annexation Infrastructure
Improvements

\$4,635,000

Cathodic Protection Improvements

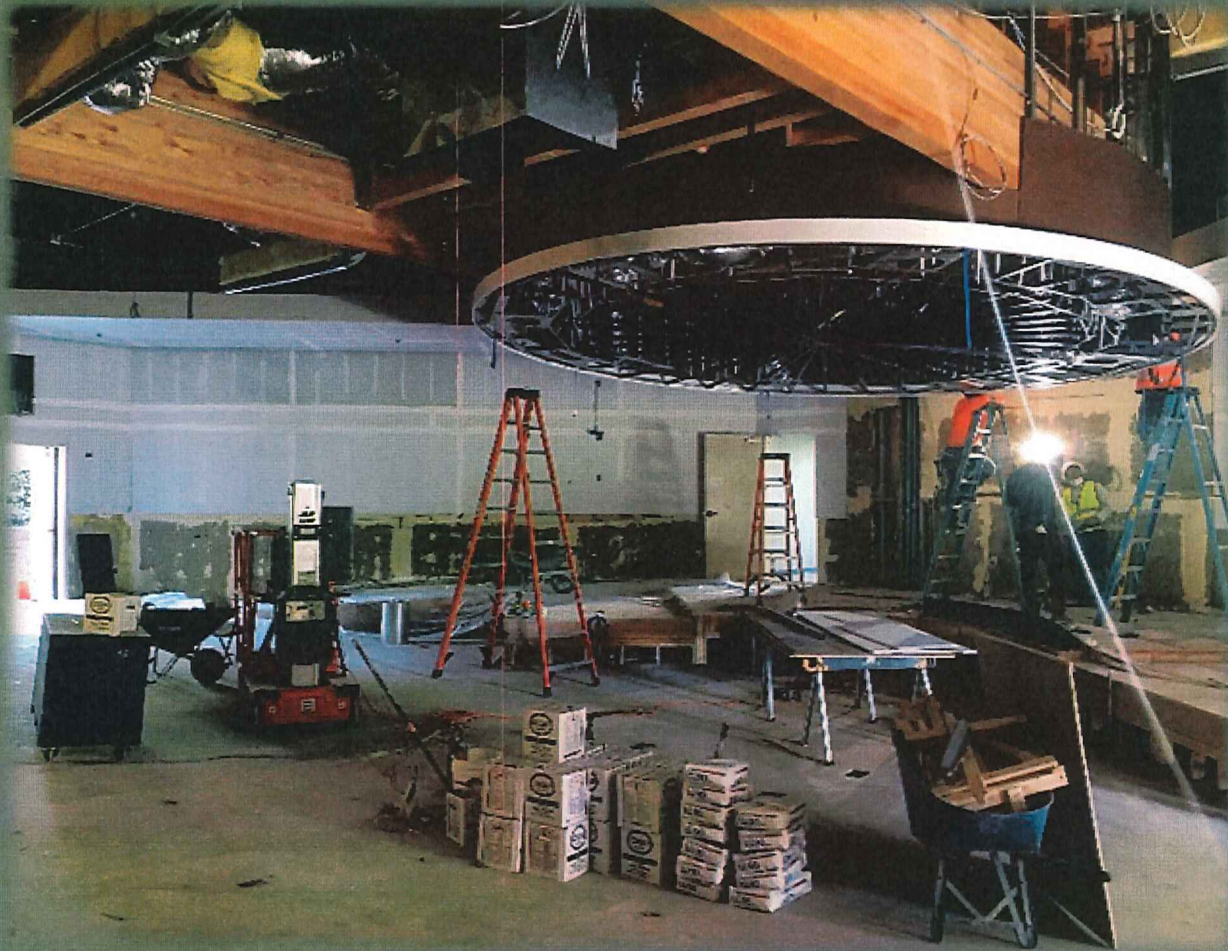
\$200,000

GRAND TOTAL

\$14,768,000

B/D

PROJECTS IN PROGRESS



B11

PROJECTS IN PROGRESS

Murals	\$70,000
Utility Box Art Work	\$88,000
Restoration of Public Art	\$25,000
Leo Fontana Fountain	\$80,000
City Hall Modifications	\$400,000
City Hall Council Chambers Remodel	\$2,350,000

B12

PROJECTS IN PROGRESS CONT'D

Antioch Lumber Yard Company Site
Assessment

\$25,000

Pavement Surface Treatments

\$3,650,000

L Street Improvements

\$7,250,000

Roadway Rehabilitation in Various
Locations

\$3,000,000

2020 Sidewalk Repair Program

\$200,000

Citywide Signage Program

\$200,000

B13

PROJECTS IN PROGRESS CONT'D

Traffic Calming Program	\$75,000
Trash Capture Devices	\$399,000
Water Treatment Plant Disinfection Improvements	\$4,400,000
Water Studies & Planning	\$375,000
Reservoir Vegetation Removal	\$100,000
Water Main Replacement	\$4,500,000
James Donlon Booster Pump Station	\$1,200,000

819

PROJECTS IN PROGRESS CONT'D

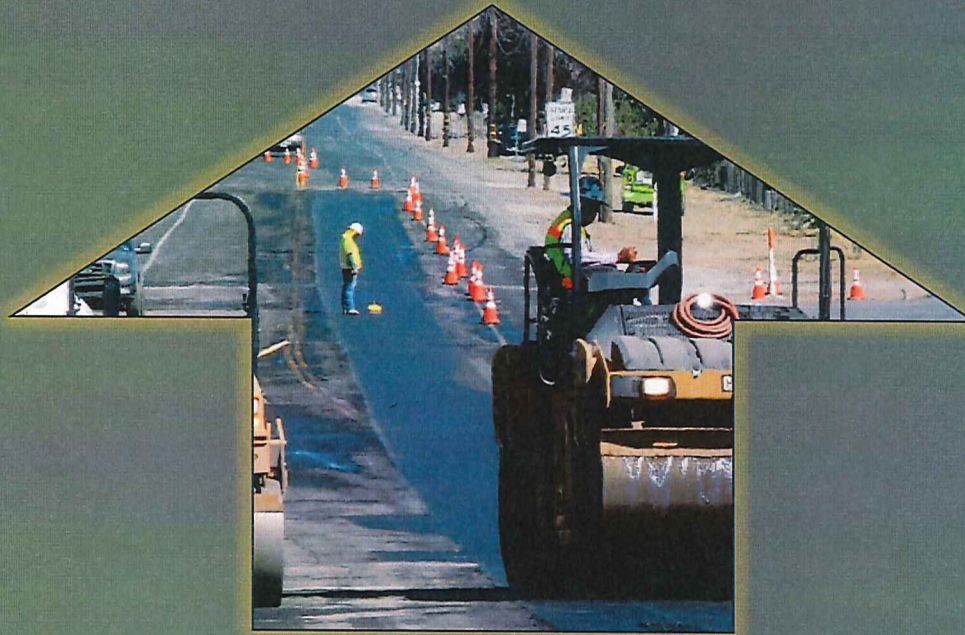
Hillcrest Booster Pump Station	\$1,700,000
WTP Drainage Capture	\$100,000
Brackish Water Desalination	\$66,400,000
GRAND TOTAL	\$96,837,500

NEW PROJECTS

PROJECT TITLE	PROJECT ESTIMATE
Contra Loma Estates Park Renovation	\$3,000,000
Reservoir Vegetation Removal	\$100,000
Sunset and Bear Ridge Booster Pump Station Upgrades	\$150,000
WAC Flood Conveyance Mitigation and Restoration	\$700,000
GRAND TOTAL	\$3,950,000

File

QUESTIONS?



B17

CITY OF
ANTIOCH
CALIFORNIA

*NATIONAL WATER SAFETY & SKIN CANCER AWARENESS MONTH
MAY 2020*

WHEREAS, the summer season in Antioch means daily fun in the sun, splashing and swimming in all types of water, laughing with friends and making life-long family memories;

WHEREAS, drowning is the second-leading cause of death to children ages 1-4 and it is the third leading cause of death among all children;

WHEREAS, skin cancer is the most common form of cancer in the United States and, also one of the most preventable;

WHEREAS, even during these unprecedented times, drowning prevention remains a top priority, as more than 70 percent of childhood drowning incidents occur at home;

WHEREAS, the Antioch Water Park has been the premier community feature to experience outstanding swimming education and family water play since 1996, and has received Gold Level recognition from the American Red Cross for teaching over 1,000 children each year; and

WHEREAS, the City of Antioch remains committed to educating the public about water safety and safe summer fun while providing an outstanding facility for our community to learn, grow, engage in recreation, and develop water competency.

NOW, THEREFORE, I, SEAN WRIGHT, Mayor of the City of Antioch, do hereby proclaim May 2020, as National Water Safety and Drowning Prevention Month and Skin Cancer Awareness Month. I encourage all Antioch residents to participate in a safe summer this year, especially during this extraordinary year of public health challenges concerning COVID-19.

MAY 26, 2020

SEAN WRIGHT, Mayor

2
05-26-20

BOARDS / COMMISSION / COMMITTEE VACANCY ANNOUNCEMENTS

The City of Antioch encourages residents to become involved in their local community. One way to do so is to serve on various commissions, boards and committees. Any interested resident is encouraged to apply for the vacancy listed below. To be considered for these volunteer positions, a completed application must be received in the Office of the City Clerk by 5:00 p.m. on the dates listed below. Applications are available at <https://www.antiochca.gov/#>.

Extended Deadline Date – 05/29/2020

- **BOARD OF ADMINISTRATIVE APPEALS**
- **SALES TAX CITIZENS' OVERSIGHT COMMITTEE**
- **POLICE CRIME PREVENTION COMMISSION**
- **PARKS AND RECREATION COMMISSION**

- **PLANNING COMMISSION – *Deadline Date: 06/05/2020***

Your interest and desire to serve our community is appreciated.

BOARD OF ADMINISTRATIVE APPEALS

(Extended Deadline Date: 05/29/20)

One (1) Board Member, 2-year term vacancy, expiring March 2022

- Board of Administrative Appeals consists of five members and one alternate to be appointed by the Mayor and confirmed by a majority of the Council. The alternate member shall serve a term of two years.
- Must be a resident of the City of Antioch.
- The Board hears appeals regarding administrative decisions by any official of the City dealing with Municipal Code interpretations.
- Three of the members shall have experience in the building construction trades and/or training in the California Code of Regulations.
- Meetings are held the first Thursday of every month at 3:00 p.m. in the City Council Chambers; or on other dates as needed.
- Commissioners are required to submit a FPPC Form 700 (Statement of Economic Interests) upon assuming office, and every year thereafter no later than April 1st.
- Newly appointed Commissioners are also required to complete the AB 1234 Ethics training within 1-year of their appointment. All Commissioners must then take the AB 1234 Ethics training every two years thereafter. The Ethics training is available online.

SALES TAX CITIZENS' OVERSIGHT COMMITTEE

(Extended Deadline date: 05/29/20)

Two (2) Committee Members, 4-year term vacancies, expiring March 2024

- A Sales Tax Citizens' Oversight Committee has been established following the voters passing Ballot Measure C – Transaction and Use (Sales) Tax at the November 5, 2013 Consolidated Election.
- Each year, an independent auditor shall complete a public audit report of the revenue raised and its expenditure. The Sales Tax Citizens' Oversight Committee shall review the expenditures and report publicly how the funds are being used to address the City Council's stated priorities of public safety and code enforcement. The Committee's review shall be completed in conjunction with the City's budget process. The Committee's report on its review, whether oral or written, shall be considered by the City Council at a public meeting before April 1 of each year. Any written report shall be a matter of public record.
- The Committee shall meet at least three times during its first year and at least twice during subsequent years. The meetings will be public.
- The Sales Tax Citizens' Oversight Committee consists of seven members who are Antioch residents. The terms of the Committee members are staggered with four members for a 4-year term and 3 members for a 2-year term. At least one member of the Committee shall have a financial, accounting or auditing background. The Committee will be appointed by the Mayor and approved by the City Council.
- Members of the Sales Tax Citizens' Oversight Committee will be required to file an annual "Statement of Economic Interest".

POLICE CRIME PREVENTION COMMISSION

(Extended Deadline date: 05/29/20)

One (1) Commissioner partial-term vacancy, expiring October 2021

- The Police Crime Prevention Commission makes recommendations to the City Council relative to crime prevention and makes reports on programs, which might be initiated to help the Police Department and the citizens create a safer community.
- Commissioners are involved in public presentations, coordination of Neighborhood Watch groups and programs, and special community events.
- The commission consists of seven members who serve a 4-year term. Applicants cannot be a full-time police officer.
- The Police Crime Prevention Commission meets on the 3rd Monday of each month at 7:00 p.m. in the Police Department Community Room at 300 L Street.
- Commissioners are required to submit a FPPC Form 700 (Statement of Economic Interests) upon assuming office, and every year thereafter no later than April 1st.
- Newly appointed Commissioners are also required to complete the AB 1234 Ethics training within 1-year of their appointment. All Commissioners must then take the AB 1234 Ethics training every two years thereafter. The Ethics training is available online.

PARKS AND RECREATION COMMISSION

(Extended Deadline date: 05/29/20)

Two (2) Commissioners, 4-year term vacancies, expiring March 2024

- Parks and Recreation Commission serves in an advisory capacity to the City Council in matters pertaining to Parks and Recreation functions.
- Must be a resident of the City of Antioch.
- Surveying all current and future public and private recreation facilities.
- Recommend coordinated recreation programs for the City.
- Survey current and future park and recreational needs of the community to provide a sound and year-round recreational program for all ages.
- 7 member board – 4 year terms. These terms expire March 2024.
- Meetings are held the third Thursday of every month at 7:00 p.m.
- Commissioners are required to submit a FPPC Form 700 (Statement of Economic Interests) upon assuming office, and every year thereafter no later than April 1st.
- Newly appointed Commissioners are also required to complete the AB 1234 Ethics training within 1-year of their appointment. All Commissioners must then take the AB 1234 Ethics training every two years thereafter. The Ethics training is available online.

One (1) Partial-Term Vacancy expiring October 2020

- The Commissioners makes decisions and recommendations to the City Council on land use, zoning and General Plan issues.
- Must be a resident of the City of Antioch.
- Meetings are held the first and third Wednesday of each month at 6:30 p.m. in the Council Chamber
- 7 member board – 4 year terms. This partial-term vacancy will expire October 2020.
- Commissioners are required to submit a FPPC Form 700 (Statement of Economic Interests) upon assuming office, and every year thereafter no later than April 1st.
- Newly appointed Commissioners are also required to complete the AB 1234 Ethics training within 1-year of their appointment. All Commissioners must then take the AB 1234 Ethics training every two years thereafter. The Ethics training is available online.

CITY COUNCIL MEETING

Special Meeting
7:00 P.M.

May 1, 2020
Meeting Conducted Remotely

The City of Antioch, in response to the Executive Order of the Governor and the Order of the Health Officer of Contra Costa County concerning the Novel Coronavirus Disease (COVID-19), held Antioch City Council meetings via Comcast channel 24, AT&T U-verse channel 99, and live stream (at www.antiochca.gov). The City Council meeting was conducted utilizing Zoom Audio/Video Technology.

Mayor Wright called the meeting to order at 7:01 P.M., and City Clerk Simonsen called the roll.

Present: Council Members Wilson, Motts, Thorpe, Ogorchock and Mayor Wright

PLEDGE OF ALLEGIANCE

Mayor Wright led the Council and audience in the Pledge of Allegiance.

City Manager Bernal announced that The City of Antioch, in response to the Executive Order of the Governor and the Order of the Health Officer of Contra Costa County concerning the Novel Coronavirus Disease, had made the Antioch City Council meeting available via Comcast channel 24, AT&T U-verse channel 99, or live stream at www.antiochca.gov. He stated anyone wishing to make a public comment, may do so any of the following ways: (1) by filling out an online speaker card, located at <https://www.antiochca.gov/government/city-council-meetings/live/>, (2) by emailing the City Clerk prior to or during the meeting at cityclerk@ci.antioch.ca.us or (3) by dialing (925) 776-3057 during the meeting.

PUBLIC COMMENTS – None

COUNCIL REGULAR AGENDA

1. REMOVAL OF PLANNING COMMISSIONER KENNETH TURNAGE, II

City Manager Bernal introduced Regular Agenda Item #4.

City Attorney Smith presented the staff report dated May 1, 2020 recommending the City Council make a motion to remove Commissioner Kenneth Turnage, II, from the City of Antioch Planning Commission and direct the City Clerk to advertise the vacancy of one partial-term on the Planning Commission. He explained the process of censuring a public official.

Mayor Wright announced that he requested this item be agendaized to give Council the opportunity to deliberate on comments made on social media by Mr. Turnage, which were brought to the attention of the City Council.

Kenneth Turnage, II, read written comment submitted to the City Council discussing his years of service in the City. He stated that he was disheartened Council was considering removing him from the Planning Commission based on a personal opinion posted on his personal Facebook page, that had nothing to do with the City or his position on the Planning Commission. He noted his opinion was offered to spark debate and based on the theory of ecological balance. He further noted that he prefaced his comments by stating if people were unable to handle an alternative opinion, they should not read any further. He apologized and noted that he could have used different analogies to make the same point. He commented that being removed from the Planning Commission because his opinion was not liked or agreed with was not fair and a violation of his first amendment rights. He made a formal public records request for all documents and correspondence between Council Members and City Staff related to his personal post, development of this agenda, and the subsequent recommendation to remove him from his position on the Planning Commission. He commented that Council discussing this item at a meeting where it was not agendaized was a violation of the Brown Act. He also stated that he felt it was inappropriate that the issue of race was brought into that discussion. He reported that all Councilmembers had been to his home for fundraisers he had held at his own expense for at risk demographics.

Due to the amount of speaker requests and with consensus of the City Council, Mayor Wright reduced speaker times to one-minute.

City Clerk Simonsen announced that there were two speakers on the phone whose comments could be received prior to written comments.

By phone, Leslie May, Antioch resident, disagreed with Mr. Turnage's comments and supported the recommended action to remove him from the City of Antioch Planning Commission.

By phone, Gary Walker, Antioch resident, spoke in support of the recommended action to remove Chairperson Kenneth Turnage II, from the City of Antioch Planning Commission.

The following public comments were read into the record by Administrative Services Director Mastay.

Mary Dunne Rose provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Sal Sbranti, Antioch resident, provided written comment in support of Planning Commission Chairperson Ken Turnage and discussed his contributions to Antioch. He stated he believed Mr. Turnage should remain on the City of Antioch Planning Commission.

Laurel Gilbert, Petaluma resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Ron Zaragoza, Antioch resident, provided written comment requesting everyone spend more time thoughtfully and honestly talking and listening to each other.

Jack Bruckman, Antioch resident, Sharlene Rednour, and Jana Rifkin, Oakley resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Beverly Knight, Antioch resident and Parks and Recreation Commissioner, provided written comment stating that if Mr. Turnage was removed from the Planning Commission, the City would be a violation of his first amendment rights. She spoke to Mr. Turnage's service and character. She commented that removing him would not be in the best interest of the City.

Michelle Kuslits, Antioch resident, provided written comment stating that while she disagreed with Mr. Turnage's comments she was opposed to the Council removing him from the Planning Commission based on him expressing his constitutional right on his personal Facebook page.

Denis Netto, Scarborough ME resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Amy Hilton, Antioch resident, provided written comment stating that while she disagreed with Mr. Turnage's comments, she supported his right to free speech while acting as a private citizen.

Manual Sidrian, Antioch resident, provided written comment stating that he believed this item had come forward as retaliation for Mr. Turnage's criticism of the City Council.

Richard Miller, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

George Mathews, Antioch resident, provided written comment stating that while he disagreed with Mr. Turnage's comments, he should not be removed from the Planning Commission for exercising his first amendment rights.

Candace Ireland, Antioch resident, provided written comment speaking to Mr. Turnage's character and urging the City Council to keep him on the Antioch Planning Commission.

Patrick Scott, Antioch resident, provided written comment in support of Mr. Turnage's right to freedom of speech and urged Council to take a lesser action than removing him from his position as Planning Commission.

Lisa Woolf provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and

in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Michael Pohl, Antioch resident, provided written comment stating that while he did do not agree with Mr. Turnage's comments, his first amendment rights allowed him to make his statements. He questioned if the City had guidelines or documents that informed Commissioners of what they could or could not say.

Taylor C., Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Lucile Meinhardt, Antioch resident, provided written comment requesting Council preserve Mr. Turnage's right to have freedom of speech and retain him on the Antioch Planning Commission.

Desiree Rushing, Antioch resident, provided written comment stating she was a first responder and all lives mattered.

Nicole Gardner, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Joshua Young, Brentwood resident, provided written comment that spoke to Mr. Turnage's public service and urged the City Council to uphold, and defend the constitution and his right to free speech.

Warren Lutz, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission. Additionally, he felt the City should cancel their contract with Mr. Turnage's business.

J. Trizuto, Antioch resident, and Colin Gallagher, San Francisco resident, provided written comment stating that Mr. Turnage should not be removed from the Planning Commission because of constitutionally protected speech.

Lucas Stuart-Chilcote, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Nicole Cedano, Antioch resident, provided written comment in support of Mr. Turnage and his right to freedom of speech. She also spoke to Mr. Turnage's community service and reputation.

Jannie Louise Lawrence and Jo Hayden, Antioch residents and Alice N., provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Mark Jordan, Antioch resident, provided written comment stating that he did not agree with removing Mr. Turnage from the Planning Commission and suggested censure as a more equitable resolution.

Shar Silva, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Antonio Di Giovanni, Walnut Creek resident, provided written comment in support of Mr. Turnage's right to freedom of speech.

Jenny Osgood, Sacramento resident, provided written comment in support of Mr. Turnage resigning from the Commission and noted if he refused to do so, Council should remove him.

Joel Simmons, Antioch resident, provided written comment regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Kem Apak, Castro Valley resident, provided written comment in support of Mr. Turnage's right to freedom of speech.

Jan Handel, Antioch resident, provided written comment expressing concern that Mr. Turnage was not a good representation of the City of Antioch.

Angela Bybee, Patty Jeddy, Antioch resident, Igor Trebub, James M. Patton and Su Ku, Antioch residents, provided written comment regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Chris Stamp, Danville resident, provided written comment expressing concern for the comments made by Mr. Turnage on his Facebook page.

Abigail Price, San Pablo resident, provided written comment suggesting Council deliberate on the comments made by Mr. Turnage on his Facebook page when considering whether to keep him on the Antioch Planning Commission.

Christi Costa, Brentwood resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current

Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Bethe Mounce, Oakley resident, provided written comment regarding comments Mr. Turnage made on his Facebook page and suggested Council deliberate on the importance of inclusiveness by a public official when considering whether to keep him on the Antioch Planning Commission.

Denise Jacinto, Oakland resident, April Meyers, Antioch resident, Andrew McCullough, Midvale, Utah resident, Melissa Marlowe, Salt Lake City, Utah resident, Richard Dawes, Antioch resident, Jackie Dunckley, Traverse City, Michigan resident, Robert Matthews, Alameda resident, Bill Russell, Maumelle, Arkansas resident, Randi Plotner, Oakland resident, Mary Owens, Arvada, Colorado resident and Jennifer Kirkland provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Michael Gadams, Antioch resident, provided written comment which spoke to Mr. Turnage's contributions to the City of Antioch. He suggested Council keep him on the Planning Commission and provide him with leadership classes.

Jeanette Hickox, Rohnert Park resident and Cynthia Fury, Riverview, Florida resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Debra Van Ausdale, Deland, Florida resident, provided written comment urged Council to remove Mr. Turnage from the City of Antioch Planning Commission.

Robert Avilla, Pearl City, Hawaii resident, Mike Trutanich, Storme Webber, Seattle, Washington resident, Robert Michael Jordan, Pennegrove, resident and Ronald Kreilkamp, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Alma Townsend, Antioch resident, provided written comment in support of Mr. Turnage's right to freedom of speech.

Gayle Hudson, San Leandro resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Chip provided written comment in support of Mr. Turnage's right to freedom of speech and allowing him to keep his seat on the City of Antioch Planning Commission.

Dale Briere, Charleston, Illinois resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Peggy deLuna, Antioch resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and the City Clerk's response to those comments. She also supported the recommended action to remove Mr. Turnage, from the City of Antioch Planning Commission.

Marietta Elliott, Martinez resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Teresa Konz stated she agreed with the comments made by Mr. Turnage on his Facebook page and suggested allowing him to keep his seat on the City of Antioch Planning Commission.

Salli Spoon, Crockett resident, Linda Morse Roberson, Bethel Island resident, Mark Coates and Jane Kelsberg, Antioch residents, Susan Kennedy and Stephanie Bonham, Christina Burton and Shirley Keller, Antioch residents, Steven Sailor, Berkeley resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Susan Kittleson provided written comment in support of Council allowing Mr. Turnage to keep his seat.

Ella Williams, Pittsburg resident, and Laurel Wroten, Petaluma resident, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Wayne Steffen, Antioch resident, provided written comment in which he discussed Mr. Turnage's contributions to Antioch and suggested Council consider a lesser action to address this matter.

City Clerk Simonsen announced that he had a speaker on the telephone to make a public comment.

By phone, Allan Cantando, retired Antioch Chief of Police, called a point of order and requested Council consider allowing him 3-minutes for public comments since this was a Special meeting with no other items on the agenda and he had no previous knowledge that the speaker time would be reduced.

City Attorney Smith explained that the decision to reduce the speaker time was made at the beginning of the meeting, so Mr. Cantando would be limited to one-minute.

By phone, Mr. Cantando, expressed concern that speakers for Council reducing the speaking time for this item to one-minute. He stated that Mr. Turnage's comments were personal and he made no nexus to the City of Antioch. He reported that there were other objectional Facebook posts by an elected official who continued to serve the community. He noted he believed this was a political issue due to Mr. Turnage's criticism of Council.

The following public comments were read into the record by Administrative Services Director Mastay.

Joseph Goralka, Antioch resident, provided written comment discussing Mr. Turnage's community service and in support of allowing him to retain his seat on the City of Antioch Planning Commission.

Sandy provided written comment in support of Council allowing Mr. Turnage to keep his seat on the Antioch Planning Commission.

Vicki Robinson, Antioch resident, provided written comment in support of the recommended action to remove Chairperson Kenneth Turnage, II, from the City of Antioch Planning Commission.

James and James Hilton, Nicole Silva and Tom White, Antioch residents, provided written comment differing their public comment time to retired Chief Allan Cantando.

Melissa Case, Antioch resident, provided written comment stating that if Mr. Turnage was removed from the Planning Commission, she felt two members of the City Council should be removed for items they had posted on their Facebook pages.

Bobbi Lopez and Cecila Perez, Antioch residents, provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page regarding the COVID-19 and current Shelter in Place Orders, and in support of the recommended action to remove him, from the City of Antioch Planning Commission.

Jeremy Motts provided written comment expressing concern regarding comments Mr. Turnage made on his Facebook page and in support of the recommended action to remove him, from the City of Antioch Planning Commission. He also expressed concern regarding the City Clerk's support for Mr. Turnage.

In response to Mayor Wright, City Attorney Smith explained that he believed from listening to the comments that the focus was not free speech, but it was the impact this speech had had on residents and their confidence, and trust in government. He explained that public officials placed appointed officials in their positions, so the appointed official was beyond the reach of the public to hold accountable. He explained that as elected officials, Council had the ability to determine whether Mr. Turnage would be held accountable and if so, how that accountability would take place.

Councilmember Thorpe offered his support to Mayor Wright for bringing this item forward. He stated he had a loss in confidence of Mr. Turnage's ability to lead and noted the public was concerned regarding his comments. He thanked City Attorney Smith for his legal opinion regarding this matter.

A motion was made by Councilmember Thorpe, seconded by Councilmember Wilson to remove Commissioner Kenneth Turnage, II from the City of Antioch Planning Commission.

Councilmember Motts speaking to the motion stated it was unfortunate that this issue had come to the City Council. She discussed Mr. Turnage's work and dedication to the community. She stated the impact of Mr. Turnage's comments had caused unnecessary damage. She reported that public comments Council received regarding this matter overwhelming asked for Mr. Turnage's removal from the Planning Commission. She stated his comments had compromised public trust and the ability for him to do his job; so therefore, she supported the recommendation for his removal from the Planning Commission.

In response to Councilmember Ogorchock, City Manager Bernal explained that each Commissioner was trained by the department that represent the Commission, which in this case was the Community Development Department.

Director of Community Development Ebbs explained that the Planning Commission had a training budget, and, in the past, they had sent Commissioners to the Planning Commission Academy sponsored by the League of California Cities.

Councilmember Ogorchock questioned if the City informed Commissioners that their personal Facebook pages affected the City and reflected on the City Council because they were appointed by them.

Director of Community Development Ebbs responded that staff had not had that conversation with Planning Commissioners.

Councilmember Ogorchock stated that this issue had been disruptive to the City and Council. She noted Mr. Turnage volunteered within the community and gave freely of his time, talents, and funds. She further noted that Mr. Turnage knew his comments may offend some and had suggested if they did not want to read his opinion, they should not do so. She believed his comments were insensitive especially toward the elderly. She commented that she did not believe Mr. Turnage knew the impact or the severity of his words and how they would affect the community.

City Attorney Smith commented that Mr. Turnage's comments had indicated that he knew what the impact of his statements would be.

Councilmember Ogorchock responded that Mr. Turnage had the opportunity to tell readers not to read his comments.

Councilmember Wilson supported Mayor Wright's decision to bring this item forward and noted that her previous comments regarding this matter had not changed.

Mayor Wright commented that freedom of speech was held in high value; however, City officials were held to a higher standard. He noted when comments undermined the City's overall position and caused citizens to lose confidence, it must be examined. He stated all citizens mattered to them, and Council would continue to work hard to keep them safe and support their businesses.

A vote taken on the previous motion to remove Commissioner Kenneth Turnage, II from the City of Antioch Planning Commission unanimously passed.

ADJOURNMENT

On motion by Councilmember Thorpe, seconded by Councilmember Ogorchock, the City Council unanimously adjourned the meeting at 8:55 P.M.

Respectfully submitted:

Kitty Eiden

KITTY EIDEN, Minutes Clerk



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
TO: Honorable Mayor and Members of the City Council
SUBMITTED BY: Christina Garcia, CMC, Deputy City Clerk *Cg*
APPROVED BY: Nickie Mastay, Administrative Services Director *NM*
SUBJECT: City Council Meeting Minutes of May 12, 2020

RECOMMENDED ACTION

It is recommended that the City Council continue the Meeting Minutes of May 12, 2020 to the next meeting.

FISCAL IMPACT

None

DISCUSSION

N/A

ATTACHMENT

None.

CITY OF
ANTIOCH
CALIFORNIA

CLAIMS BY FUND REPORT
FOR THE PERIOD OF
APRIL 30 - MAY 14, 2020
FUND/CHECK#

100 General Fund

Non Departmental

00387909	BRIGHT PLANET SOLAR	CBSC FEE REFUND	3.22
00387913	CENTURY COMMUNITIES INC	DUPLICATE PAYMENT REFUND	7,544.26
00387921	CONTRA COSTA COUNTY	PAYROLL DEDUCTIONS	50.00
00387922	CONTRA COSTA COUNTY	PAYROLL DEDUCTIONS	400.00
00387940	FCS INTERNATIONAL INC	CONSULTING SERVICES	5,651.00
00387953	HARRIS AND ASSOCIATES INC	PROFESSIONAL SERVICES	1,780.00
00387967	IE INC	SMIP FEE REFUND	1.61
00387985	LINA	PAYROLL	3,753.31
00388005	MUNICIPAL POOLING AUTHORITY	PAYROLL	2,062.75
00388015	PARS	PAYROLL	3,576.03
00388020	RANEY PLANNING & MANAGEMENT	CONSULTING SERVICES	2,449.30
00388044	STANTEC CONSULTING SERVICES	CONSULTING SERVICES	4,075.50
00388046	STATE OF CALIFORNIA	PAYROLL DEDUCTIONS	88.74
00388047	STATE OF CALIFORNIA	PAYROLL DEDUCTIONS	100.00
00388048	STATE OF CALIFORNIA	PAYROLL DEDUCTIONS	200.00
00388060	VIVINT SOLAR INC	CBSC FEE REFUND	6.39
00388098	COLONIAL LIFE	PREMIUM PAYMENT	407.06
00388105	CRIMSON MIDSTREAM LLC	TIME & MATERIAL DEPOSIT REFUND	10,000.00
00388120	HARRIS AND ASSOCIATES INC	TRAFFIC ENGINEERING	660.00
00388178	EMPLOYEE	PAYROLL CHECK REPLACEMENT	1,851.74
00936879	NATIONWIDE RETIREMENT SOLUTIONS	PAYROLL DEDUCTIONS	40,871.86
00936883	VANTAGEPOINT TRANSFER AGENTS	PAYROLL DEDUCTIONS	5,952.79
00936884	NATIONWIDE RETIREMENT SOLUTION	PAYROLL DEDUCTIONS	124,527.15

City Manager

00388103	COSTCO	OFFICE SUPPLIES	39.73
00388115	FOCUS STRATEGIES	UNHOUSED RESIDENT COORDINATOR	1,945.00
00388170	TERI BLACK AND COMPANY LLC	OUTSIDE RECRUITMENT SERVICES	5,477.97
00388176	VOLER STRATEGIC ADVSIORS INC	CONSULTING SERVICES	8,000.00

City Clerk

00387937	EIDEN, KITTY J	MINUTES CLERK	2,050.00
00388064	WESTAMERICA BANK	COPIER LEASE	270.80
00936899	RAY MORGAN COMPANY	COPIER USAGE	687.64

City Treasurer

00936880	PFM ASSET MGMT LLC	ADVISORY SERVICES	9,072.39
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Human Resources

00388064	WESTAMERICA BANK	COPIER LEASE	270.80
00388124	IEDA INC	PROFESSIONAL SERVICES	4,885.34
00388125	IEDA INC	PROFESSIONAL SERVICES	4,885.34
00936884	NATIONWIDE RETIREMENT SOLUTION	PEHP CONTRIBUTION	147.80
00936899	RAY MORGAN COMPANY	COPIER USAGE	434.45

Economic Development

00388090	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	3,168.05
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Finance Administration

00388064	WESTAMERICA BANK	COPIER LEASE	342.57
00388088	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	201.24
00936899	RAY MORGAN COMPANY	COPIER USAGE	2,594.61

Finance Accounting

00387977	KOA HILLS CONSULTING LLC	PROFESSIONAL SERVICES	700.00
00388133	KOA HILLS CONSULTING LLC	PROFESSIONAL SERVICES	700.00

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Finance Operations

00388055	UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	18.50
00388174	UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	18.50

Non Departmental

00388061	WAGeworks	ADMIN FEE	284.00
00388088	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	112.82
00388149	PACIFIC CREDIT SERVICES	COLLECTIONS FEE	212.50
00936896	MUNISERVICES LLC	SUTA SERVICES	32,084.51

Public Works Administration

00388064	WESTAMERICA BANK	COPIER LEASE	299.06
00936899	RAY MORGAN COMPANY	COPIER USAGE	355.09

Public Works Street Maintenance

00388051	TARGET SPECIALTY PRODUCTS	CHEMICALS	4,198.21
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	94.61

Public Works-Signal/Street Lights

00387896	AMERICAN GREENPOWER USA INC	INDUCTION LIGHTING MATERIALS	4,974.12
00388012	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	927.23
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	6,056.04
00388084	AT AND T MCI	PHONE	752.92
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	792.00
00388101	CONTRA COSTA COUNTY	TRAFFIC SIGNAL MAINTENANCE	45,731.30
00388165	STATE OF CALIFORNIA	TRAFFIC SIGNAL MAINTENANCE	3,485.58
00936877	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	2,447.62
00936895	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	5,179.41

Public Works-Facilities Maintenance

00387923	CONTRA COSTA FIRE EQUIPMENT	EQUIPMENT	118.65
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	10,897.75
00388084	AT AND T MCI	PHONE	61.47
00388095	CLASSY GLASS	PROFESSIONAL SERVICES	380.00
00388097	COLE SUPPLY CO INC	SUPPLIES	35.00
00388099	COMBINATION LOCK AND SAFE	REPAIR SERVICES	609.88
00388141	MARTELL WATER SYSTEMS INC	REPAIR SERVICES	5,663.30

Public Works-Parks Maint

00387895	ALTA FENCE	PROFESSIONAL SERVICES	5,150.00
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	896.41
00388062	WATERSAVERS IRRIGATION	IRRIGATION PARTS	52.96
00388075	ALTA FENCE	FENCE REPLACEMENT	12,345.00
00388084	AT AND T MCI	PHONE	105.20
00388130	KAY PARK AND REC CORP	PARK PICNIC TABLES	11,584.60
00388159	ROBERTS AND BRUNE CO	SUPPLIES	254.01
00936876	DEL CONTES LANDSCAPING INC	PARK MAINTENANCE	63,609.08
00936882	SITEONE LANDSCAPE SUPPLY HOLDING	IRRIGATION SUPPLIES	330.00
00936890	DEL CONTES LANDSCAPING INC	LANDSCAPE SERVICES	2,775.00
00936893	GRAINGER INC	SUPPLIES	299.48
00936900	SITEONE LANDSCAPE SUPPLY HOLDING	IRRIGATION SUPPLIES	1,888.03

Public Works-Median/General Land

00387900	AT AND T MCI	INTERNET SERVICES	80.25
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	1,694.18
00388049	STEWARTS TREE SERVICE INC	LANDSCAPE SERVICES	12,287.50
00388084	AT AND T MCI	PHONE	240.31
00388085	AT AND T MCI	PHONE	80.25

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00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	619.44
Police Administration			
00387947	GALLS LLC	UNIFORMS	397.16
00388072	ADAMSON POLICE PRODUCTS	EQUIPMENT	70.70
00388102	CONTRA COSTA COUNTY	COMMUNITY BASED PROSECUTION	10,121.00
00388104	CPCA	MEMBERSHIP RENEWAL - T BROOKS	1,852.00
00388106	CRUMP INVESTIGATIONS	PROFESSIONAL SERVICES	1,868.07
00388107	CRUMP INVESTIGATIONS	PROFESSIONAL SERVICES	1,443.08
00388116	GALLS LLC	EQUIPMENT	462.70
00388137	LC ACTION POLICE SUPPLY	SUPPLIES	1,051.08
00388148	OFFICE DEPOT INC	OFFICE SUPPLIES	355.00
00388152	PITNEY BOWES INC	MAIL MACHINE	317.61
00388154	PRIETO, CALVIN GEOVANI	EXPENSE REIMBURSEMENT	120.24
00388155	REACH PROJECT INC	PROGRAM SERVICES	17,083.00
00388157	RIVERA HEWITT PAUL LLP	SUBPOENA REFUND	275.00
00388158	RIVERA HEWITT PAUL LLP	SUBPOENA REFUND	275.00
00936899	RAY MORGAN COMPANY	COPIER USAGE	812.01
Police Community Policing			
00388108	D TAC K9 LLC	K9 TRAINING	3,700.00
00388163	SP PLUS CORPORATION	PARKING ENFORCEMENT	14,068.85
00936897	ODIN SYSTEMS INC	COMMUNITY CAMERAS PROJECT	4,960.00
Police Investigations			
00387901	AUTO WORLD INC	VEHICLE PURCHASE	9,572.66
00388145	EMPLOYEE	ADVANCED DISABILITY	3,476.03
Police Communications			
00387905	BMS	SOFTWARE MAINTENANCE	75,382.72
00387919	COMCAST	PD CIRCUIT	3,116.92
00388084	AT AND T MCI	PHONE	2,758.12
Office Of Emergency Management			
00388080	ANTIOCH ACE HARDWARE	SUPPLIES	52.09
00388084	AT AND T MCI	PHONE	320.79
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	3,393.44
00936891	DELL COMPUTER CORP	COMPUTER EQUIPMENT	3,906.97
00936893	GRAINGER INC	SUPPLIES	261.99
00936894	HAMMONS SUPPLY COMPANY	SUPPLIES	2,057.52
Police Facilities Maintenance			
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	18,206.49
00388084	AT AND T MCI	PHONE	329.50
00388086	AT AND T MOBILITY	DEPARTMENT CELL PHONES	6,785.71
00388122	HUNT AND SONS INC	FUEL	5,317.15
00388140	M AND L OVERHEAD DOORS	MAINTENANCE SERVICES	230.00
Community Development Land Planning Services			
00387909	BRIGHT PLANET SOLAR	GP MAINT FEE REFUND	19.55
00387912	CA DEPARTMENT OF FISH AND WILDLIFE	HCP GRANT FUNDS REIMBURSEMENT	35,994.87
00387967	IE INC	GP MAINT FEE REFUND	9.39
00388060	VIVINT SOLAR INC	GP MAINT FEE REFUND	38.32
00936888	COMPUTERLAND	SUPPLIES	1,018.74
00936899	RAY MORGAN COMPANY	COPIER USAGE	1,827.24
CD Code Enforcement			
00387972	K2GC	CONTRACTOR SERVICES	1,653.94
00936888	COMPUTERLAND	SUPPLIES	1,018.74

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00936899	RAY MORGAN COMPANY	COPIER USAGE	1,026.01
<i>PW Engineer Land Development</i>			
00388084	AT AND T MCI	PHONE	40.43
00388096	COASTLAND CIVIL ENGINEERING	PROFESSIONAL SERVICES	23,482.50
00936899	RAY MORGAN COMPANY	COPIER USAGE	875.02
<i>Community Development Building Inspection</i>			
00387909	BRIGHT PLANET SOLAR	ENERGY INSP FEE REFUND	255.80
00387967	IE INC	ENERGY INSP FEE REFUND	157.83
00388060	VIVINT SOLAR INC	BUILDING PERMIT FEE REFUND	510.98
00388148	OFFICE DEPOT INC	OFFICE SUPPLIES	363.45
00936888	COMPUTERLAND	SUPPLIES	1,191.95
<i>Capital Imp. Administration</i>			
00388148	OFFICE DEPOT INC	OFFICE SUPPLIES	87.36
00936899	RAY MORGAN COMPANY	COPIER USAGE	333.84
212	CDBG Fund		
<i>CDBG</i>			
00387917	CITY DATA SERVICES LLC	CDBG SERVICES	630.00
00387996	MEALS ON WHEELS AND SENIOR OUTREACH	CDBG SERVICES	2,501.00
00388132	KLEINFELDER INC	PROFESSIONAL SERVICES	624.00
213	Gas Tax Fund		
<i>Streets</i>			
00387953	HARRIS AND ASSOCIATES INC	PROFESSIONAL SERVICES	2,032.50
00388012	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	213.55
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	33,563.60
00388014	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	13.37
00388120	HARRIS AND ASSOCIATES INC	TRAFFIC ENGINEERING	720.00
214	Animal Control Fund		
<i>Animal Control</i>			
00387936	EAST BAY VETERINARY EMERGENCY	VETERINARY SERVICES	434.17
00387962	HILLS PET NUTRITION	SUPPLIES	93.01
00388008	MWI VETERINARY SUPPLY CO	VETERINARY SUPPLIES	540.64
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	958.24
219	Recreation Fund		
<i>Non Departmental</i>			
00388041	SILENT PARTNER PRIVATE SECURITY	EVENT SECURITY	4,737.50
00388082	ANTIOCH CHARTER ACADEMY	RENTAL DEPOSIT REFUND	500.00
00388091	BERHE, BERHE	RENTAL DEPOSIT REFUND	1,000.00
00388111	DOCENA, JOY	RENTAL DEPOSIT REFUND	500.00
00388119	GONZALES, GERARDO	RENTAL DEPOSIT REFUND	1,380.00
00388126	IGNACIO, JASMINE	RENTAL DEPOSIT REFUND	500.00
00388136	LA PALABRA DE DIOS	RENTAL DEPOSIT REFUND	500.00
00388142	MIJARES-VITELA, OLIMPIA	RENTAL DEPOSIT REFUND	500.00
00388146	NEWTON, JENNIFER	RENTAL DEPOSIT REFUND	1,000.00
<i>Nick Rodriguez Community Cent</i>			
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	1,802.19
00388064	WESTAMERICA BANK	COPIER LEASE	270.80
00388146	NEWTON, JENNIFER	ROOM RENTAL REFUND	500.00
00936899	RAY MORGAN COMPANY	COPIER USAGE	51.29
<i>Senior Programs</i>			
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	1,201.46
00388084	AT AND T MCI	PHONE	83.02

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Recreation Sports Programs

00387890	AGUIS, DANIELLE	JUNIOR WARRIORS REFUND	105.00
00387891	AHMAD, KOCHAI	JUNIOR WARRIORS REFUND	88.00
00387892	AKRAMY, FUZIA	JUNIOR WARRIORS REFUND	105.00
00387894	ALFARO, ANTHONY	JUNIOR WARRIORS REFUND	88.00
00387902	BAJJALIEHA, MICHAEL	JUNIOR WARRIORS REFUND	105.00
00387903	BARNES, ADRIENNE	JUNIOR WARRIORS REFUND	88.00
00387908	BOXDELL, ANTHONY	JUNIOR WARRIORS REFUND	88.00
00387916	CIARAMITARO, SUSANNAH	JUNIOR WARRIORS REFUND	117.00
00387918	COLLINS, LAJUANA	JUNIOR WARRIORS REFUND	210.00
00387925	CONTRERAS, JACQUELINE	JUNIOR WARRIORS REFUND	105.00
00387926	COTTON, BRENECIA	JUNIOR WARRIORS REFUND	105.00
00387927	CURRY, CLINTON II	JUNIOR WARRIORS REFUND	105.00
00387929	DAUODI, HANAA	JUNIOR WARRIORS REFUND	88.00
00387930	DAVENPORT, TASHAE	JUNIOR WARRIORS REFUND	105.00
00387932	DELOSREYES, CHARMAINE	JUNIOR WARRIORS REFUND	105.00
00387935	DOLANDE, YOLANDA	JUNIOR WARRIORS REFUND	84.00
00387938	ESPINOZA, INDIANA	JUNIOR WARRIORS REFUND	105.00
00387941	FLORES, ANTOINETTE	JUNIOR WARRIORS REFUND	210.00
00387942	FLORES, PAULA	JUNIOR WARRIORS REFUND	105.00
00387943	FRAGER, FLOYD	JUNIOR WARRIORS REFUND	105.00
00387946	GALANG, PRECYROSE	JUNIOR WARRIORS REFUND	105.00
00387949	GATES, TATIANA	JUNIOR WARRIORS REFUND	105.00
00387951	GUZMAN, MELANIE	JUNIOR WARRIORS REFUND	210.00
00387955	HAWKINS, CORETTA	JUNIOR WARRIORS REFUND	105.00
00387956	HE, MENG JUN	JUNIOR WARRIORS REFUND	88.00
00387957	HENDERSON, CAROLYN	JUNIOR WARRIORS REFUND	105.00
00387958	HENRY, PATRICIA	JUNIOR WARRIORS REFUND	88.00
00387959	HERRERA, NATHAN	JUNIOR WARRIORS REFUND	88.00
00387960	HERRERA, OLGA	JUNIOR WARRIORS REFUND	88.00
00387961	HERRERA, OLGA	JUNIOR WARRIORS REFUND	105.00
00387963	HORNER, CHERI	JUNIOR WARRIORS REFUND	105.00
00387965	HURTADO, SANDRA	JUNIOR WARRIORS REFUND	105.00
00387966	HUSSAINE-SLADE, LAYLAH	JUNIOR WARRIORS REFUND	105.00
00387968	JACKS, STANLEY	JUNIOR WARRIORS REFUND	105.00
00387969	JAMERSON, JASMINE	JUNIOR WARRIORS REFUND	105.00
00387970	JOHNSON, CHAREE	JUNIOR WARRIORS REFUND	88.00
00387971	JONES, SHARITA	JUNIOR WARRIORS REFUND	105.00
00387973	KAIFI, MILALY	JUNIOR WARRIORS REFUND	105.00
00387975	KATARIA, SHEENA	JUNIOR WARRIORS REFUND	100.00
00387978	LACORTE, MIKE	JUNIOR WARRIORS REFUND	117.00
00387980	LEFEAR, CHERIE	JUNIOR WARRIORS REFUND	88.00
00387981	LEWIS, EVA	JUNIOR WARRIORS REFUND	210.00
00387982	LEWIS, MARILOU	JUNIOR WARRIORS REFUND	88.00
00387983	LEWIS, MARILOU	JUNIOR WARRIORS REFUND	105.00
00387987	LONG, VERNON	JUNIOR WARRIORS REFUND	117.00
00387988	MAEFAU, TAMAFAYA	JUNIOR WARRIORS REFUND	105.00
00387989	MALEKZADEH, SAMIRA	JUNIOR WARRIORS REFUND	105.00
00387990	MARAN, AMITESH KUMAR	JUNIOR WARRIORS REFUND	105.00
00387993	MARTINEZ, BERTHA	JUNIOR WARRIORS REFUND	105.00
00387994	MARTINEZ, SILVIA	JUNIOR WARRIORS REFUND	105.00

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00387997	MELHADO, CELIA	JUNIOR WARRIORS REFUND	105.00
00387998	MICHELS, JENNY	JUNIOR WARRIORS REFUND	117.00
00387999	MIDDLETON, TAMI	JUNIOR WARRIORS REFUND	105.00
00388000	MILLER-PARKER, LUNA	JUNIOR WARRIORS REFUND	210.00
00388002	MONTELLANO, AMARIS	JUNIOR WARRIORS REFUND	105.00
00388003	MORENO-ORTIZ, ERIKA	JUNIOR WARRIORS REFUND	88.00
00388004	MOSELY, MONIQUE	JUNIOR WARRIORS REFUND	105.00
00388006	MUSAWWIR, ANGELENE	JUNIOR WARRIORS REFUND	105.00
00388009	NAVA, JANEL	JUNIOR WARRIORS REFUND	88.00
00388011	PACHECO, GUILLERMO ADAN	JUNIOR WARRIORS REFUND	88.00
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	1,012.08
00388016	PARSONS-DAVIS, TASHI	JUNIOR WARRIORS REFUND	88.00
00388017	PUENTE, CHISTELLE	JUNIOR WARRIORS REFUND	117.00
00388018	RAMSEY, LINDA	JUNIOR WARRIORS REFUND	105.00
00388019	RANCHER, GWEN	JUNIOR WARRIORS REFUND	105.00
00388021	RATCLIFF, DEBARAH	JUNIOR WARRIORS REFUND	105.00
00388022	RATCLIFF, JENELL	JUNIOR WARRIORS REFUND	88.00
00388024	REYES, EVELYN	JUNIOR WARRIORS REFUND	88.00
00388025	RICHARDSON, LATRELL	JUNIOR WARRIORS REFUND	176.00
00388027	ROESTI, JOELLEN	JUNIOR WARRIORS REFUND	88.00
00388029	RUBIO, PEDRO	JUNIOR WARRIORS REFUND	88.00
00388030	RUBIO, PEDRO	JUNIOR WARRIORS REFUND	105.00
00388031	SAELEE, MEUY	JUNIOR WARRIORS REFUND	105.00
00388032	SAFI, MOHAMMED	JUNIOR WARRIORS REFUND	105.00
00388033	SALAAM, UMAR	JUNIOR WARRIORS REFUND	88.00
00388034	SALCIDO, ADAM	JUNIOR WARRIORS REFUND	217.00
00388036	SARAT, NEREIDA	JUNIOR WARRIORS REFUND	105.00
00388037	SELAS, THELMA	JUNIOR WARRIORS REFUND	105.00
00388038	SEREAL, FENWICK	JUNIOR WARRIORS REFUND	100.00
00388039	SHAH, BASHIR	JUNIOR WARRIORS REFUND	105.00
00388040	SHARP, SHAWN	JUNIOR WARRIORS REFUND	105.00
00388043	SIPIN, KATHERINE	JUNIOR WARRIORS REFUND	117.00
00388050	STUBBS, MICHAEL	JUNIOR WARRIORS REFUND	105.00
00388052	TAYLOR, ELORES	JUNIOR WARRIORS REFUND	105.00
00388053	THAMMALANGSY, LUCKY	JUNIOR WARRIORS REFUND	2,789.00
00388054	THOMAS, MARK	JUNIOR WARRIORS REFUND	105.00
00388058	VISNESS, MERCEDES	JUNIOR WARRIORS REFUND	105.00
00388059	VISSER, SUE	JUNIOR WARRIORS REFUND	88.00
00388065	WILLARD, ANGEL	JUNIOR WARRIORS REFUND	105.00
00388066	WILLIAMS, THERESA	JUNIOR WARRIORS REFUND	100.00
00388067	WONG, KATHY	JUNIOR WARRIORS REFUND	193.00
00388069	WRIGHT, LOUIS	JUNIOR WARRIORS REFUND	88.00
00388070	ZANDERS, MARVIN	JUNIOR WARRIORS REFUND	105.00
00388071	ZHANG, YULING	JUNIOR WARRIORS REFUND	88.00
00388084	AT AND T MCI	PHONE	21.04
Recreation-Comm Center			
00387919	COMCAST	CONNECTION SERVICES	50.01
00387964	HUANG, TIM	CLASSES REFUND	496.40
00387995	MAX MARTIAL ARTS LLC	CONTRACTOR PAYMENTS	1,575.00
00388026	RODRIGUEZ, EMMA	PRESCHOOL REFUND	576.00
00388084	AT AND T MCI	PHONE	21.90

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00388091	BERHE, BERHE	ROOM RENTAL REFUND	1,000.00
00388099	COMBINATION LOCK AND SAFE	COMMUNITY CENTER DOOR FIX	112.50
00388117	GARRETT, ELENA	PRESCHOOL REFUND	920.00
00388119	GONZALES, GERARDO	ROOM RENTAL REFUND	2,151.00
00388129	JENNIFER LYNN HINES	RECREATION GUIDE DESIGN	5,757.72
00388135	KOVALICK, LUANNE	CONTRACTOR PAYMENT	564.75
00936876	DEL CONTES LANDSCAPING INC	PARK MAINTENANCE	2,630.00
00936899	RAY MORGAN COMPANY	COPIER USAGE	431.19
Recreation Water Park			
00387895	ALTA FENCE	PROFESSIONAL SERVICES	120.00
00387899	ARGENAL, CLAUDIA	AQUATICS PROGRAM REFUND	288.00
00387906	BOAKAI, ALBERTA	AQUATICS PROGRAM REFUND	144.00
00387907	BODEN, SONIA	AQUATICS PROGRAM REFUND	99.00
00387911	BURGESS, ALEXANDRA	AQUATICS PROGRAM REFUND	48.00
00387914	CERNA, NEREIDA	AQUATICS PROGRAM REFUND	48.00
00387915	CHAVEZ, VIOLET	AQUATICS PROGRAM REFUND	38.40
00387931	DAVIS, KIM	AQUATICS PROGRAM REFUND	96.00
00387944	FRIAS, RUBEN	AQUATICS PROGRAM REFUND	235.00
00387945	GAINES, CEIRRIA	AQUATICS PROGRAM REFUND	96.00
00387950	GREENE, JEREMIAH	AQUATICS PROGRAM REFUND	235.00
00387954	HARTFORD, JAMIE	AQUATICS PROGRAM REFUND	60.00
00387964	HUANG, TIM	AQUATICS PROGRAM REFUND	190.80
00387979	LEE, MARQUES	AQUATICS PROGRAM REFUND	48.00
00387984	LIM, LINNETH	AQUATICS PROGRAM REFUND	48.00
00387992	MARSHALL, DARNICE	AQUATICS PROGRAM REFUND	96.00
00388007	MUSGRAVE, KELLY	AQUATICS PROGRAM REFUND	120.00
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	13,934.60
00388035	SANTOS, JEANNIE	AQUATICS PROGRAM REFUND	85.00
00388056	UNIVAR SOLUTIONS USA INC	CHEMICALS	1,551.81
00388076	AMINE, MAHDY	AQUATICS BUY OUT REFUND	100.00
00388084	AT AND T MCI	PHONE	121.39
00388110	DELTA VISTA MIDDLE SCHOOL	AQUATICS BUY OUT REFUND	3,880.00
00388114	FASTSIGNS	SEASON PASS BANNER	376.20
00388128	ISLETON ELEMENTARY	AQUATICS BUY OUT REFUND	100.00
00388131	KIDS COUNTRY	AQUATICS BUY OUT REFUND	500.00
00388138	LESLIES POOL SUPPLIES	SUPPLIES	81.68
00388139	LOS MEDANOS ELEMENTARY	AQUATICS BUY OUT REFUND	2,668.00
00388147	NORTH HILLS CHRISTIAN	AQUATICS BUY OUT REFUND	500.00
00388150	PADERES, SHIELA	AQUATICS PROGRAM REFUND	96.00
00388151	PERRY, CHERISH	AQUATICS PROGRAM REFUND	235.00
00388161	SHEFFIELD DDS, ROBERT	AQUATICS BUY OUT REFUND	500.00
00388164	ST PAULS EPISCOPAL	AQUATICS BUY OUT REFUND	3,240.00
00936876	DEL CONTES LANDSCAPING INC	PARK MAINTENANCE	4,548.33
00936899	RAY MORGAN COMPANY	COPIER USAGE	480.05
222 Measure C/J Fund			
Streets			
00388101	CONTRA COSTA COUNTY	TRAFFIC SIGNAL MAINTENANCE	49.07
226 Solid Waste Reduction Fund			
Solid Waste Used Oil			
00388023	REPUBLIC SERVICES INC	CURBSIDE OIL	1,668.25
00388109	DELTA DIABLO	HHW PROGRAM	2,637.78

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Solid Waste

00388109	DELTA DIABLO	HHW PROGRAM	9,444.62
229	Pollution Elimination Fund		
	Channel Maintenance Operation		
00387893	AL FRESCO LANDSCAPING INC	LANDSCAPE SERVICES	4,800.00
00387897	ANTIOCH ACE HARDWARE	SUPPLIES	62.36
00388001	MJH EXCAVATING INC	LANDSCAPE SERVICES	4,865.00
00388143	MJH EXCAVATING INC	LANDSCAPE SERVICES	2,292.50
	Storm Drain Administration		
00387976	KFTB EARTH ISLAND INSTITUTE	WATERSHED ACTION PROGRAM	4,000.00
238	PEG Franchise Fee Fund		
	Non Departmental		
00388121	HONEYWELL INTERNATIONAL INC	HVAC SERVICES	8,465.24
251	Lone Tree SLLMD Fund		
	Lonetree Maintenance Zone 1		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	759.08
00388042	SILVA LANDSCAPE	LANDSCAPE SERVICES	1,608.00
00388084	AT AND T MCI	PHONE	84.16
00388171	TERRACARE ASSOCIATES	TURF MOWING	136.60
	Lonetree Maintenance Zone 2		
00387893	AL FRESCO LANDSCAPING INC	LANDSCAPE SERVICES	3,586.80
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	711.00
00388074	AL FRESCO LANDSCAPING INC	LANDSCAPE SERVICES	3,586.80
00388084	AT AND T MCI	PHONE	143.97
	Lonetree Maintenance Zone 3		
00388084	AT AND T MCI	PHONE	63.12
00388167	STEWARTS TREE SERVICE INC	LANDSCAPE SERVICES	4,175.00
	Lonetree Maintenance Zone 4		
00388171	TERRACARE ASSOCIATES	TURF MOWING	218.56
252	Downtown SLLMD Fund		
	Downtown Maintenance		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	356.93
00388171	TERRACARE ASSOCIATES	TURF MOWING	136.60
253	Almondridge SLLMD Fund		
	Almondridge Maintenance		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	209.02
254	Hillcrest SLLMD Fund		
	Hillcrest Maintenance Zone 1		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	613.30
00388084	AT AND T MCI	PHONE	42.08
00388167	STEWARTS TREE SERVICE INC	LANDSCAPE SERVICES	875.00
00388171	TERRACARE ASSOCIATES	TURF MOWING	355.16
	Hillcrest Maintenance Zone 2		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	730.11
00388084	AT AND T MCI	PHONE	147.28
00388171	TERRACARE ASSOCIATES	TURF MOWING	486.30
	Hillcrest Maintenance Zone 4		
00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	647.16
00388084	AT AND T MCI	PHONE	124.59
00388171	TERRACARE ASSOCIATES	TURF MOWING	273.20

Prepared by: Lauren Posada

Finance Accounting

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255 Park 1A Maintenance District Fund

Park 1A Maintenance District

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	52.86
00388084	AT AND T MCI	PHONE	21.04
00388171	TERRACARE ASSOCIATES	TURF MOWING	355.16

256 Citywide 2A Maintenance District Fund

Citywide 2A Maintenance Zone 3

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	76.62
00388171	TERRACARE ASSOCIATES	TURF MOWING	5.46

Citywide 2A Maintenance Zone 4

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	322.17
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Citywide 2A Maintenance Zone 5

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	351.80
00388042	SILVA LANDSCAPE	LANDSCAPE SERVICES	2,412.00
00388162	SILVA LANDSCAPE	LANDSCAPE SERVICES	4,020.00

Citywide 2A Maintenance Zone 6

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	241.45
00388167	STEWARTS TREE SERVICE INC	LANDSCAPE SERVICES	1,800.00
00388171	TERRACARE ASSOCIATES	TURF MOWING	327.84

Citywide 2A Maintenance Zone 8

00388171	TERRACARE ASSOCIATES	TURF MOWING	27.32
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Citywide 2A Maintenance Zone 9

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	475.34
00388084	AT AND T MCI	PHONE	84.16
00388171	TERRACARE ASSOCIATES	TURF MOWING	81.96

Citywide 2A Maintenance Zone 10

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	128.72
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257 SLLMD Administration Fund

SLLMD Administration

00387897	ANTIOCH ACE HARDWARE	SUPPLIES	116.11
00387986	LINE X KUSTOM AND ACCESSORIES	FLOOR LINERS FOR VEHICLE	434.78
00388080	ANTIOCH ACE HARDWARE	IRRIGATION PARTS	11.74
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	1,375.61
00388171	TERRACARE ASSOCIATES	TURF MOWING	327.84
00936882	SITEONE LANDSCAPE SUPPLY HOLDING	IRRIGATION SUPPLIES	2,371.82

311 Capital Improvement Fund

Non Departmental

Parks & Open Space

00388068	WOODARD AND CURRAN	PROFESSIONAL SERVICES	538.30
00388172	TOP LINE ENGINEERS INC	PREWETT DECK COATING PROJECT	522,280.00

Streets

00388078	ANCHOR CONCRETE CONSTRUCTION INC	SIDEWALK REPAIR PROJECT	57,951.00
00388144	MORGANS HOME AND GARDEN	BRICKS FOR CITY HALL	1,275.63

570 Equipment Maintenance Fund

Non Departmental

00388122	HUNT AND SONS INC	FUEL	12,319.26
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Equipment Maintenance

00388013	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	523.71
00388073	AFFORDABLE TIRE CENTER	TIRE PRESSURE	157.50
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	6,799.54
00388095	CLASSY GLASS	VEHICLE TINTING	950.00

Prepared by: Lauren Posada

Finance Accounting

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00388118	GENOS AUTO BODY	PROFESSIONAL SERVICES	5,060.88
00388173	UNICO GLASS LLC	AUTO GLASS	591.63
00936885	BIG SKY ENVIRONMENTAL SOLUTIONS	DISPOSAL SERVICES	706.75
00936893	GRAINGER INC	SHOP SUPPLIES	630.06
00936899	RAY MORGAN COMPANY	COPIER USAGE	118.36
00936901	UNLIMITED GRAPHIC AND SIGN NETWORK	POLICE CAR DECALS	2,146.76
573	Information Services Fund		
	Non Departmental		
00388088	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	4,727.50
	Information Services		
00388084	AT AND T MCI	PHONE	77.54
	Network Support & PCs		
00387919	COMCAST	CONNECTION SERVICES	1,648.22
00387920	COMCAST	CONNECTION SERVICES	246.99
00388077	AMS DOT NET INC	SUPPLIES	319.01
00388084	AT AND T MCI	PHONE	558.08
00388087	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	1,034.71
00388100	COMCAST	CONNECTION SERVICES	110.85
00936886	CDW GOVERNMENT INC	SUPPLIES	234.37
00936888	COMPUTERLAND	ADOBE SOFTWARE	102.89
00936892	DIGITAL SERVICES	WEBSITE MAINTENANCE	4,745.00
00936899	RAY MORGAN COMPANY	COPIER USAGE	14.54
	Telephone System		
00388084	AT AND T MCI	PHONE	2,133.48
	GIS Support Services		
00388112	ESRI INC	LICENSE RENEWAL	9,542.74
	Office Equipment Replacement		
00936888	COMPUTERLAND	BATTERY REPLACEMENT	360.82
611	Water Fund		
	Non Departmental		
00388010	OFFICE DEPOT INC	OFFICE SUPPLIES	1,731.25
00388081	ANTIOCH AUTO PARTS	SUPPLIES	243.71
00388123	IDN WILCO	MASTER LOCKS	818.86
00388159	ROBERTS AND BRUNE CO	SUPPLIES	880.64
00936893	GRAINGER INC	SUPPLIES	374.09
00936894	HAMMONS SUPPLY COMPANY	SUPPLIES	176.85
	Water Production		
00387898	ARAMARK UNIFORM SERVICES	PARTS	57.71
00387924	CONTRA COSTA WATER DISTRICT	RAW WATER	883,524.34
00387974	KAPSCH TRAFFICOM USA INC	PROFESSIONAL SERVICES	3,825.00
00387991	MARATHON POWER	PARTS	1,436.64
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	120,301.36
00388057	USA BLUEBOOK	PARTS	163.16
00388079	ANIMAL DAMAGE MANAGEMENT	SERVICE	425.00
00388080	ANTIOCH ACE HARDWARE	SUPPLIES	44.58
00388083	ARAMARK UNIFORM SERVICES	PARTS	115.42
00388084	AT AND T MCI	PHONE	1,115.25
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	344.30
00388094	CITY OF BRENTWOOD	GROUNDWATER SUPPORT	10,398.52
00388113	FASTENAL CO	SUPPLIES	6.96
00388127	INDUSTRIAL SOLUTIONS SERVICES INC	CHEMICALS	11,814.48

Prepared by: Lauren Posada

Finance Accounting

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CITY OF
ANTIOCH
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00388134	KOFFLER ELECTRICAL MECH	EQUIPMENT SERVICE	1,100.00
00388159	ROBERTS AND BRUNE CO	SUPPLIES	172.53
00388160	ROYAL BRASS INC	PARTS	526.63
00388168	SWAN ANALYTICAL INSTRUMENTS USA	NTU ANALYZER	4,068.50
00388175	UNIVAR SOLUTIONS USA INC	CHEMICALS	11,959.34
00936881	RED WING SHOE STORE	SAFETY SHOES - BENNETT	248.09
00936887	CHEMTRADE CHEMICALS US LLC	CHEMICALS	13,239.89
00936889	CONSOLIDATED ELECTRICAL DIST INC	PARTS	101.18
00936893	GRAINGER INC	SUPPLIES	517.15
00936898	PETERSON TRACTOR CO	RENTAL EQUIPMENT	4,419.54
Water Distribution			
00387897	ANTIOCH ACE HARDWARE	SUPPLIES	47.17
00387919	COMCAST	CONNECTION SERVICES	916.92
00387928	CWEA SFBS	MEMBERSHIP RENEWAL	192.00
00387933	DELTA DIABLO	RECYCLED WATER	8,331.93
00388010	OFFICE DEPOT INC	OFFICE SUPPLIES	37.19
00388055	UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	18.50
00388063	WEBSOFT DEVELOPERS INC	TRAINING/INTEGRATE PROGRAM	4,000.00
00388080	ANTIOCH ACE HARDWARE	SUPPLIES	374.83
00388084	AT AND T MCI	PHONE	21.04
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	477.27
00388092	C AND J FAVALORA TRUCKING INC	FULTON YARD RECYCLING PROJECT	9,540.50
00388113	FASTENAL CO	INDUSTRIAL SUPPLIES	2,108.93
00388149	PACIFIC CREDIT SERVICES	COLLECTIONS FEE	469.14
00388153	POLLARDWATER	SUPPLIES	1,627.68
00388159	ROBERTS AND BRUNE CO	SUPPLIES	4,816.41
00388166	SWRCB	CERTIFICATE RENEWAL	80.00
00388169	SYAR INDUSTRIES INC	ASPHALT	2,017.22
00388174	UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	18.50
00936878	INFOSEND INC	POSTAGE COSTS	1,346.93
00936888	COMPUTERLAND	SOFTWARE	84.57
00936893	GRAINGER INC	SUPPLIES	124.29
00936899	RAY MORGAN COMPANY	COPIER USAGE	304.28
Public Buildings & Facilities			
00388093	CDM SMITH INC	CONSULTING SERVICES	3,391.83
00936875	CAROLLO ENGINEERS INC	PROFESSIONAL SERVICES	426,196.65
621	Sewer Fund		
Swr-Wastewater Administration			
00387904	BAY AREA BARRICADE	SUPPLIES	3,149.55
00387910	BROOKS, TAMMANY	TRAINING FEE REIMBURSEMENT	280.00
00387919	COMCAST	CONNECTION SERVICES	916.93
00387934	DKF SOLUTIONS GROUP LLC	TRAFFIC CONTROL TRAINING	2,010.00
00387939	FASTENAL CO	SUPPLIES	401.65
00388028	ROOT TAMERS	ROOT FOAMING SERVICES	44,710.61
00388084	AT AND T MCI	PHONE	46.50
00388089	BANK OF AMERICA	VARIOUS BUSINESS EXPENSES	187.05
00388092	C AND J FAVALORA TRUCKING INC	FULTON YARD RECYCLING PROJECT	9,540.50
00388109	DELTA DIABLO	HHW PROGRAM	18,917.60
00388159	ROBERTS AND BRUNE CO	SUPPLIES	5,022.09
00388169	SYAR INDUSTRIES INC	ASPHALT	2,017.24
00388177	WESCO RECEIVABLES CORP	SUPPLIES	665.31

Prepared by: Lauren Posada

Finance Accounting

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CITY OF
ANTIOCH
 CALIFORNIA

CLAIMS BY FUND REPORT
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00936878	INFOSEND INC	POSTAGE COSTS	1,346.92
00936893	GRAINGER INC	SUPPLIES	348.46
00936899	RAY MORGAN COMPANY	COPIER USAGE	394.46
631	Marina Fund		
	Non Departmental		
00388045	STATE BOARD OF EQUALIZATION	SALES TAX REMITTANCE	788.00
	Marina Administration		
00387920	COMCAST	CONNECTION SERVICES	442.08
00388013	PACIFIC GAS AND ELECTRIC CO	GAS	4,438.31
00388156	REINHOLDT ENGINEERING CONSTR	FUEL REGULATORY SYSTEM	1,199.25
00936894	HAMMONS SUPPLY COMPANY	SUPPLIES	60.09
00936899	RAY MORGAN COMPANY	COPIER USAGE	158.45

CITY OF
ANTIOCH
CALIFORNIA

AS SUCCESSOR AGENCY TO
THE ANTIOCH DEVELOPMENT AGENCY
CLAIMS BY FUND REPORT
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239	Redevelopment Obligation Retirement Fund		
00387664	GOLDFARB AND LIPMAN LLP	LEGAL SERVICES RENDERED	722.00

CITY OF
ANTIOCH
CALIFORNIA

AS HOUSING SUCCESSOR TO
THE ANTIOCH DEVELOPMENT AGENCY
CLAIMS BY FUND REPORT
FOR THE PERIOD OF
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FUND/CHECK#

227 Housing Fund

Housing

00387789	LOCAL GOVERNMENT COMMISSION	PROFESSIONAL SERVICES	590.91
00387917	CITY DATA SERVICES LLC	CDBG SERVICES	2,070.00
00387952	HABITAT FOR HUMANITY EAST BAY	CDBG SERVICES	4,669.50

CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
TO: Honorable Mayor and Members of the City Council
SUBMITTED BY: Thomas Lloyd Smith, City Attorney *TLS*
SUBJECT: REJECTION OF CLAIM: ROBERT STOUT

RECOMMENDED ACTION

It is recommended that the City Council reject the claim submitted by Robert Stout.


If the City Council desires to discuss this matter, it will be scheduled for a future closed session.

ATTACHMENTS

None.

CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
SUBMITTED BY: Kevin Scudero, Associate Planner
APPROVED BY: Forrest Ebbs, Community Development Director 
SUBJECT: AMCAL Family/Senior Apartments Development Agreement

RECOMMENDED ACTION

It is recommended that the City Council adopt the ordinance approving the development agreement between the City of Antioch and AMCAL Antioch Fund, LP.

FISCAL IMPACT

This action would provide an upfront payment of \$1,281,345.00 to the City of Antioch for police services which is already included in the FY21 adopted General Fund budget. The project will annex into Community Facilities District 2018-02 (Police Services) upon adoption of the ordinance approving the development agreement but no tax will be levied for 15 years. At the end of the 15-year period the project will provide annual payments for police services based on the rate for multi-family housing in effect at that time.

DISCUSSION

The adoption of an Ordinance requires two separate readings. The subject Ordinance was introduced at the May 12, 2019 City Council meeting. This second reading will finalize the adoption of this Ordinance.

ATTACHMENT

A. Ordinance

ATTACHMENT "A"

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ANTIOCH APPROVING A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF ANTIOCH AND AMCAL ANTIOCH FUND, LP, FOR THE AMCAL FAMILY/SENIOR APARTMENTS PROJECT

The City Council of the City of Antioch does ordain as follows:

Section 1. To strengthen the public planning process, encourage private participation in comprehensive planning and reduce the economic risk of development, the Legislature of the State of California adopted Section 65864, *et. seq.* of the Government Code, which authorizes the City of Antioch ("City") to enter into an agreement with any person having a legal or equitable interest in real property providing for the development of such property in order to establish certainty in the development process.

Section 2. The City of Antioch previously adopted an implementing ordinance (Article 32 of the Zoning Ordinance) authorizing and regulating the use of Development Agreements.

Section 3. The Planning Commission conducted a duly noticed public hearing on May 6, 2020 at which it recommended to the City Council that the Development Agreement be approved. The City Council held a duly noticed public hearing on May 12, 2020 at which all interested persons were allowed to address the Council on the Development Agreement.

Section 4. The City Council finds that the Development Agreement is consistent with the City's General Plan as well as all provisions of the City's Zoning Ordinance and Municipal Code. The City Council finds that the Development Agreement implements General Plan objectives by providing housing opportunities and needed infrastructure. The Development Agreement will not be detrimental to the health, safety and general welfare and will not adversely affect the orderly development of property or the preservation of property values. The City Council has considered the effect of the Development Agreement on the housing needs of the region in which the City is situated and has balanced these needs against the public service needs of its residents and available fiscal and environmental resources by requiring funding for police and fire services.

Section 5. An Initial Study/Mitigated Negative Declaration was adopted for the proposed project. The City Council has concluded that there have been no substantial changes to the project through the Development Agreement and there are no new significant environmental effects or an increase in previously identified effects. In addition, there is no new information of substantial importance which was not known and could not have been known which shows new significant

environmental effects. Therefore, no subsequent or supplemental environmental review is required under CEQA Guidelines Section 15162.

Section 6. The Development Agreement included as Exhibit A is hereby approved, subject to minor and clarifying revisions approved by the City Manager and City Attorney, and the City Manager is authorized and directed to sign it on behalf of the City of Antioch.

* * * * *

I HEREBY CERTIFY that the foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Antioch, held on the 12th day of May, 2020, and passed and adopted at a regular meeting thereof, held on the 26th day of May, 2020.

AYES:

NOES:

ABSENT:

Sean Wright, Mayor of the City of Antioch

ATTEST:

Arne Simonsen, City Clerk of the City of Antioch

EXHIBIT "A"

RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

City of Antioch
200 H Street
Antioch, CA 94509-1285
Attn: City Clerk

(Space Above This Line Is for Recorder's Use Only)

This Agreement is recorded at the request and for the benefit of the City of Antioch and is exempt from the payment of a recording fee pursuant to Government Code §§ 6103 and 27383.

DEVELOPMENT AGREEMENT

Between

CITY OF ANTIOCH

And

AMCAL ANTIOCH FUND, LP

(3560 East 18th Street)

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DEVELOPMENT AGREEMENT

(Pursuant to California Government Code sections 65864-65869.5)

This DEVELOPMENT AGREEMENT (the "Agreement") is dated for reference purposes as of _____, 2020 (the "Agreement Date") and is entered into by and between the City of Antioch ("City") and AMCAL Antioch Fund, LP, a California limited partnership ("Owner" and collectively with the City, the "Parties") with reference to the following recitals of fact

RECITALS

A. Owner is the owner of that certain real property located in the City of Antioch, California located at 3560 East 18th Street, Antioch, CA 94509 (the "Property"). The Property is more particularly described in the legal description attached hereto as Exhibit A and is depicted on the site map attached hereto as Exhibit B.

B. In order to encourage investment in, and commitment to, comprehensive planning and public facilities financing, strengthen the public planning process and encourage private implementation of the local general plan, provide certainty in the approval of projects in order to avoid waste of time and resources, and reduce the economic costs of development by providing assurance to property owners that they may proceed with projects consistent with existing land use policies, rules, and regulations, the California Legislature adopted California Government Code sections 65864-65869.5 (the "Development Agreement Statute") authorizing cities and counties to enter into development agreements with persons or entities having a legal or equitable interest in real property located within their jurisdiction.

C. In recognition of the significant public benefits that this Agreement provides, the City Council has found that this Agreement: (i) is consistent with the City of Antioch General Plan as of the date of this Agreement; (ii) is in the best interests of the health, safety, and general welfare of City, its residents, and the public; (iii) is entered into pursuant to, and constitutes a present exercise of, City's police power; and (iv) is consistent and has been approved consistent with provisions of California Government Code section 65867 and the City of Antioch Municipal Code.

D. [On _____, the City's Planning Commission held a public hearing on this Agreement, made findings and determinations with respect to this Agreement, and recommended to the City Council that the City Council approve this Agreement.]

E. [On _____, the City Council also held a public hearing on this Agreement and considered the Planning Commission's recommendations and the testimony and information submitted by City staff, Owner, and members of the public. On _____, consistent with applicable provisions of the Development Agreement the City Council adopted its Ordinance No. _____ (the "Adopting Ordinance"), finding this Agreement to be consistent with the City of Antioch General Plan and approving this Agreement.]

AGREEMENT

NOW, THEREFORE, City and Owner agree as follows:

1. Definitions. In addition to any terms defined elsewhere in this Agreement, the following terms when used in this Agreement shall have the meanings set forth below:

"Action" shall have the meaning ascribed in Section 9.10 of this Agreement.

"Adjoining Properties" shall have the meaning ascribed in Section 4.2 of this Agreement.

"Adopting Ordinance" shall mean City Council Ordinance No. _____ approving and adopting this Agreement.

"Agreement" shall mean this Development Agreement, as the same may be amended from time to time.

"Agreement Date" shall mean the date first written above, which date is the date the City Council adopted the Adopting Ordinance.

"CEQA" shall mean the California Environmental Quality Act (California Public Resources Code sections 21000-21177) and the implementing regulations promulgated thereunder by the Secretary for Resources (California Code of Regulations, Title 14, section 15000 et seq.), as the same may be amended from time to time.

"CFD No. 2018-02" shall mean City of Antioch Community Facilities District No. 2018-02 (Police Protection) (County of Contra Costa).

"CFD No. 2018-02 Fees" shall mean the then applicable fees and assessments payable to CFD No. 2018-02 by taxable properties within CFD No. 2018-02.

"City" shall mean the City of Antioch, and any successor or assignee of the rights and obligations of the City of Antioch hereunder.

"City Council" shall mean the governing body of City.

"City's Affiliated Parties" shall have the meaning ascribed in Section 11.1 of this Agreement.

"Claim" shall have the meaning ascribed in Section 11.1 of this Agreement.

"Cost Certification" shall have the meaning ascribed in Section 4.2.1 of this Agreement.

"Cure Period" shall have the meaning ascribed in Section 9.1 of this Agreement.
"Default" shall have the meaning ascribed to that term in Section 9.1 of this Agreement.

"Develop" or "Development" shall mean to improve or the improvement of the Property for the purpose of completing the structures, improvements, and facilities comprising the Project, including but not limited to: grading; the construction of infrastructure and public facilities related to the Project, whether located within or outside the Property; the construction of all of the private improvements and facilities comprising the Project; the preservation or restoration, as required of natural and man-made or altered open space areas; and the installation of landscaping. The terms "Develop" and "Development," as used herein, do not include the maintenance, repair, reconstruction,

replacement, or redevelopment of any structure, improvement, or facility after the initial construction and completion thereof.

"Development Agreement Statute" shall mean California Government Code sections 65864-65869.5, inclusive.

"Development Exactions" shall mean any requirement of City in connection with or pursuant to any ordinance, resolution, rule, or official policy for the dedication of land, the construction or installation of any public improvement or facility, or the payment of any fee or charge in order to lessen, offset, mitigate, or compensate for the impacts of Development of the Project on the environment or other public interests.

"Development Plan" shall mean all of the land use entitlements, approvals and permits approved by the City for the Project on or before the Agreement Date, as the same may be amended from time to time consistent with this Agreement.

"Development Regulations" shall mean the following regulations as they are in effect as of the Effective Date and to the extent they govern or regulate the development of the Property, but excluding any amendment or modification to the Development Regulations adopted, approved, or imposed after the Effective Date that impairs or restricts Owner's rights set forth in this Agreement, unless such amendment or modification is expressly authorized by this Agreement or is agreed to by Owner in writing: the General Plan; the Development Plan; and, to the extent not expressly superseded by the Development Plan or this Agreement, all other land use and subdivision regulations governing the permitted uses, density and intensity of use, design, improvement, and construction standards and specifications, procedures for obtaining required City permits and approvals for development, and similar matters that may apply to Development of the Project on the Property during the Term of this Agreement. Notwithstanding the foregoing, the term "Development Regulations," as used herein, does not include any City ordinance, resolution, code, rule, regulation or official policy governing any of the following: (i) the conduct of businesses, professions, and occupations; (ii) taxes and assessments; (iii) the control and abatement of nuisances; (iv) the granting of encroachment permits and the conveyance of rights and interests which provide for the use of or the entry upon public property, or (v) the exercise of the power of eminent domain.

"Effective Date" shall mean the date first written above, which date is the date the City Council adopted the Adopting Ordinance.

"Environmental Laws" shall mean all federal, state, regional, county, municipal, and local laws, statutes, ordinances, rules, and regulations which are in effect as of the Agreement Date, and all federal, state, regional, county, municipal, and local laws, statutes, rules, ordinances, rules, and regulations which may hereafter be enacted and which apply to the Property or any part thereof, pertaining to the use, generation, storage, disposal, release, treatment, or removal of any Hazardous Substances, including without limitation the following: the Comprehensive Environmental Response Compensation and Liability Act of 1980, 42 U.S.C. Sections 9601, et seq., as amended ("CERCLA"); the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act of 1976, 42 U.S.C. Sections 6901, et seq., as amended ("RCRA"); the Emergency Planning and Community Right to Know Act of 1986, 42 U.S.C. Sections 11001 et seq., as amended; the Hazardous Materials Transportation Act, 49 U.S.C. Section 1801, et seq., as amended; the Clean Air Act, 42 U.S.C. Sections 7401, et seq., as amended; the Clean Water Act, 33 U.S.C. Section 1251, et seq., as amended; the Toxic Substances Control

Act, 15 U.S.C. Sections 2601, et seq., as amended; the Federal Insecticide, Fungicide and Rodenticide Act, 7 U.S.C. Sections 136, et seq., as amended; the Federal Safe Drinking Water Act, 42 U.S.C. Sections 300f, et seq., as amended; the Federal Radon and Indoor Air Quality Research Act, 42 U.S.C. Sections 7401, et seq., as amended; the Occupational Safety and Health Act, 29 U.S.C. Sections 651, et seq., as amended; and California Health and Safety Code Section 25100, et seq.

"Future Development" shall have the meaning ascribed in Section 4.2 of this Agreement.

"General Plan" shall mean City's General Plan adopted by the City Council on _____, 20__, by Resolution No. _____, excluding any amendment after the Effective Date that impairs or restricts Owner's rights set forth in this Agreement, unless such amendment is expressly authorized by this Agreement, is authorized by Sections 9 or 10 hereof, or is specifically agreed to by Owner.

"Hazardous Substances" shall mean any toxic substance or waste, pollutant, hazardous substance or waste, contaminant, special waste, industrial substance or waste, petroleum or petroleum-derived substance or waste, or any toxic or hazardous constituent or additive to or breakdown component from any such substance or waste, including without limitation any substance, waste, or material regulated under or defined as "hazardous" or "toxic" under any Environmental Law.

"Mortgage" shall mean a mortgage, deed of trust, sale and leaseback arrangement, or any other form of conveyance in which the Property, or a part or interest in the Property, is pledged as security and contracted for in good faith and for fair value.

"Mortgagee" shall mean the holder of a beneficial interest under a Mortgage or any successor or assignee of the Mortgagee.

"Notice of Default" shall have the meaning ascribed in Section 9.1 of this Agreement.

"Owner" shall mean AMCAL Antioch Fund, LP, a California limited partnership, and any successor or assignee to all or any portion of the right, title, and interest of AMCAL Antioch Fund, LP in and to ownership of all or a portion of the Property.

"Party" or "Parties" shall mean either City or Owner or both, as determined by the context.

"Project" shall mean all on-site and off-site improvements that Owner is authorized and/or required to construct with respect to each parcel of the Property, as provided in this Agreement and the Development Regulations, as the same may be modified or amended from time to time consistent with this Agreement and applicable law.

"Property" is described in Exhibit A and depicted on Exhibit B.

"Public Benefit Fee (Fire)" shall have the meaning ascribed in Section 3.1.2 of this Agreement.

"Public Benefit Fee (Fire) Payment Date" shall mean the earlier to occur of (i) the issuance of the certificate of occupancy for the final building in the Project or (ii) thirty-six (36) months from the issuance of the first building permit for the Project.

"Public Benefit Fee (Police)" shall have the meaning ascribed in Section 3.1.1 of this Agreement.

"Public Benefit Fee (Police) Payment Date" shall mean the earlier to occur of (i) the issuance of the certificate of occupancy for the final building in the Project or (ii) thirty-six (36) months from the issuance of the first building permit for the Project.

"Public Benefit Fees" shall mean, collectively, the Public Benefit Fee (Fire) and the Public Benefit Fee (Police).

"Public Improvement" shall have the meaning ascribed in Section 4.1 of this Agreement.

"Subsequent Development Approvals" shall mean all discretionary development and building approvals that Owner is required to obtain to Develop the Project on and with respect to the Property after the Agreement Date consistent with the Development Regulations and this Agreement (if any), with the understanding that except as expressly set forth herein City shall not have the right subsequent to the Effective Date and during the Term of this Agreement to adopt or impose requirements for any such Subsequent Development Approvals that do not exist as of the Agreement Date.

"Term" shall have the meaning ascribed in Section 2.4 of this Agreement.

"Termination Date" shall have the meaning ascribed in Section 2.4 of this Agreement.

"Transfer" shall have the meaning ascribed in Section 12 of this Agreement.

2. General Provisions.

2.1 Plan Consistency, Zoning Implementation. This Agreement and the Development Regulations applicable to the Property will cause City's zoning and other land use regulations for the Property to be consistent with the General Plan.

2.2 Binding Effect of Agreement. The Property is hereby made subject to this Agreement. Development of the Property is hereby authorized and shall be carried out in accordance with the terms of this Agreement.

2.3 Owner Representations and Warranties Regarding Ownership of the Property and Related Matters Pertaining to this Agreement. Owner and each person executing this Agreement on behalf of Owner hereby represents and warrants to City as follows: (i) that Owner is the owner of the fee simple title to the Property; (ii) if Owner or any co-owner comprising Owner is a legal entity that such entity is duly formed and existing and is authorized to do business in the State of California; (iii) if Owner or any co-owner comprising Owner is a natural person that such natural person has the legal right and capacity to execute this Agreement; (iv) that all actions required to be taken by all persons and entities comprising Owner to enter into this Agreement have been taken and that Owner has the legal authority to enter into this Agreement; (v) that Owner's entering into and performing its obligations set forth in this Agreement will not result in a

violation of any obligation, contractual or otherwise, that Owner or any person or entity comprising Owner has to any third party; (vi) that neither Owner nor any co-owner comprising Owner is the subject of any voluntary or involuntary bankruptcy or insolvency petition; and (vii) that Owner has no actual knowledge of any pending or threatened claims of any person or entity affecting the validity of any of the representations and warranties set forth in clauses (i)-(vi), inclusive, or affecting Owner's authority or ability to enter into or perform any of its obligations set forth in this Agreement.

2.4 Term. The term of this Agreement (the "Term") shall commence on the Effective Date and shall terminate on the Termination Date. The Termination Date shall be the earliest of the following dates: (i) the fifteenth (15th) anniversary of the Effective Date, as said date may be extended in accordance with Section 6.1 of this Agreement; (ii) such earlier date that this Agreement may be terminated in accordance with Articles 6, 8, and/or Section 9.3 of this Agreement and/or Sections 65865.1 and/or 65868 of the Development Agreement Statute; or (iii) completion of the Project in accordance with the terms of this Agreement, including Owner's complete satisfaction, performance, and payment, as applicable, of all Development Exactions, the issuance of all required final occupancy permits, and acceptance by City or applicable public agency(ies) or private entity(ies) of all required offers of dedication. Notwithstanding any other provision set forth in this Agreement to the contrary, the provisions set forth in Article 11 and Section 14.10 (as well as any other Owner obligations set forth in this Agreement that are expressly written to survive the Termination Date) shall survive the Termination Date of this Agreement.

3. Public Benefit Fees and Delayed Annexation.

3.1 Public Benefit Fees.

3.1.1 As consideration for City's approval and performance of its obligations set forth in this Agreement, Owner shall pay to City a fee that shall be in addition to any other fee or charge to which the Property and the Project would otherwise be subject (herein, the "Public Benefit Fee (Police)") in the sum of [One Million Two Hundred Eighty-One Thousand Three Hundred Forty-Five Dollars (\$1,281,345.00)]. The Public Benefit Fee (Police) shall be payable upon the Public Benefit Fee (Police) Payment Date.

3.1.2 As further consideration for City's approval and performance of its obligations set forth in this Agreement, Owner shall pay to City a fee that shall be in addition to any other fee or charge to which the Property and the Project would otherwise be subject (herein, the "Public Benefit Fee (Fire)") in the sum of [Two Hundred Forty-Two Thousand One Hundred Thirty-Eight dollars (\$242,138.00)]. The Public Benefit Fee (Fire) shall be payable upon the Public Benefit Fee (Fire) Payment Date.

3.1.3 Owner acknowledges by its approval and execution of this Agreement that it is voluntarily agreeing to pay the Public Benefit Fees, that its obligation to pay the Public Benefit Fees is an essential term of this Agreement and is not severable from City's obligations and Owner's vesting rights to be acquired hereunder, and that Owner expressly waives any constitutional, statutory, or common law right it might have in the absence of this Agreement to protest or challenge the payment of such fee on any ground whatsoever, including without limitation pursuant to the Fifth and Fourteenth Amendments to the United States Constitution, California Constitution Article I, Section 19, the Mitigation Fee Act (California Government Code Section 66000 et seq.), or otherwise. In addition to any other remedy set forth in this Agreement for Owner's default, if Owner shall fail to timely pay any portion of the Public Benefit Fees when due City shall have the right to withhold issuance of any

further building permits, occupancy permits, or other development or building permits for the Project.

3.2 Annexation into CFD No. 2018-02. Commencing on the Effective Date, the Property and the Project shall be annexed into CFD No. 2018-02 (Police Protection). From that Effective Date and ending on the date which is fifteen (15) years from that date, the City shall not levy the annual tax for CFD No. 2018-02. Instead, the Property and the Project shall pay the Public Benefit Fee (Police) to the City as described in Section 3.1.1. At the end of the 15-year period, the Owner hereby consents to be taxed at the calculated tax rate for CFD 2018-02 at that time and on an annual basis thereafter.

3.3 Creation of Fire Protection Community Facility District. The Owner shall cooperate with the City in the creation of a new City of Antioch Community Facilities District (the "Fire CFD") to provide fire and emergency services to properties within the boundaries of the Fire CFD. The Owner shall not object to the formation of the Fire CFD nor the inclusion of all of the Property within the Fire CFD, provided, however the Property and the Project shall not be subject to annexation by the Fire CFD, nor to the payment of any fees associated therewith, during the period commencing with the Effective Date and ending on the date with which is fifteen (15) years from the date of the Public Benefit Fee (fire) Payment Date (the "Fire CFD Annexation Date"). Upon the Fire Annexation Date, the Property and Project shall be subject to annexation by the Fire CFD, if that district is then in existence, and the Owner hereby consents to said annexation at any time after the Fire CFD Annexation Date. Owner's consent to said annexation shall survive the Termination Date and shall be binding on any successor or assign as provided in Section 14.12 of this Agreement. This Agreement is made expressly with the understanding that the Property and the Project will annex into the Fire CFD promptly following the Fire Annexation Date. The City shall have the right to specific performance, as provided in Section 9.6, to compel Owner, or any successor or assign, to annex into the Fire CFD after the Fire CFD Annexation Date and/or the Termination Date.

4. Construction of Public Improvements.

4.1 Owner, at its sole cost and expense, shall construct or install all of the on-site and off-site public improvements as set forth in Exhibit "C" attached hereto and made a part hereof (the "Public Improvements"). Prior to the commencement of construction of the Public Improvements, the City and the Owner shall execute a separate Public Improvement Agreement.

4.2 Because the construction of the Public Improvements are intended to benefit, and are in part required by the cumulative effect of the future development (the "Future Developments") of certain adjoining properties (the "Adjoining Properties"), Owner shall be entitled to reimbursement from such Future Developments for approved costs (inclusive of design and outside management costs) incurred by Owner for the design and construction of the Public Improvements as set forth below:

4.2.1 Upon completion of the work for which reimbursement is claimed by Owner and acceptance of such work by the City Engineer, Owner shall furnish to City a detailed certification (the "Cost Certification") of all construction costs incurred by Owner for such work, including the cost of design, engineering, plan check or inspection services provided by City, permit fees and construction management services provided by outside contractors retained by Owner. The cost certification shall be supported by such contracts, invoices, and other documentation as City may reasonably require to verify the accuracy of all costs claimed by Owner.

4.2.2 Upon approval of the Cost Certification by the City Engineer (which approval shall be limited to the City verifying that the costs are accurate and properly includable as reimbursable costs), City and Owner shall execute an Addendum to this Agreement to confirm the final, approved, Cost of Improvements.

4.2.3 Upon submittal of a completed application for a Future Development which may be obligated to pay a Reimbursement to Owner, City shall notify Owner of such fact and provide Owner a brief description of the proposed Future Development. Additional public records pertaining to such Future Development will be furnished to Owner upon request.

4.2.4 City will require the Future Development to pay the proportionate share of the Reimbursement allocated to a Future Development at the time the first building permit is issued for construction of the Future Development, or any portion thereof, and in any case, City will collect such proportionate share before the City issues a certificate of occupancy for such Future Development, or any portion thereof based upon the formals set for in Exhibit "C".

4.2.5 Owner's entitlement to Reimbursement from Future Development for the Cost of Improvements, as determined pursuant to the Section 4.2 shall be effective for a term of twenty (20) years from the date of final acceptance by the City of the particular Public Improvement for which reimbursement is claimed.

4.2.6 Nothing herein shall require the City to grant a development approval for any Future Development, nor shall this Agreement limit in any way the authority of the City to impose conditions or exactions upon Future Development in addition to the reimbursement condition described in this Agreement. The City shall be relieved of its obligation under this Agreement to collect the Reimbursement to Owner if the City is legally prohibited from doing so under any state or federal law, regulation, or court decision.

5. Development of Project.

5.1 Applicable Regulations; Owner's Vested Rights and City's Reservation of Discretion With Respect to Subsequent Development Approvals. Other than as expressly set forth in this Agreement, during the Term of this Agreement, (i) Owner shall have the vested right to Develop the Project on and with respect to the Property in accordance with the terms of the Development Regulations and this Agreement and (ii) City shall not prohibit or prevent development of the Property on grounds inconsistent with the Development Regulations or this Agreement. Notwithstanding the foregoing, nothing herein is intended to limit or restrict City's discretion with respect to (i) review and approval requirements contained in the Development Regulations, (ii) exercise of any discretionary authority City retains under the Development Regulations, (iii) the approval, conditional approval, or denial of any Subsequent Development Approvals that are required for Development of the Project as of the Effective Date, or (iv) any environmental approvals that may be required under CEQA or any other federal or state law or regulation in conjunction with any Subsequent Development Approvals that may be required for the Project, and in this regard, as to future actions referred to in clauses (i)-(iv) of this sentence, City reserves its full discretion to the same extent City would have such discretion in the absence of this Agreement. In addition, it is understood and agreed that nothing in this Agreement is intended to vest Owner's rights with respect to any laws, regulations, rules, or official policies of any other governmental agency or public utility company with jurisdiction over the Property or the Project; or any applicable federal or state laws, regulations, rules, or official policies that may be inconsistent with this Agreement and that override or supersede the

provisions set forth in this Agreement, and regardless of whether such overriding or superseding laws, regulations, rules, or official policies are adopted or applied to the Property or the Project prior or subsequent to the Agreement Date. Owner has expended and will continue to expend substantial amounts of time and money planning and preparing for Development of the Project. Owner represents and City acknowledges that Owner would not make these expenditures without this Agreement, and that Owner is and will be making these expenditures in reasonable reliance upon its vested rights to Develop the Project as set forth in this Agreement. Owner may apply to City for permits or approvals necessary to modify or amend the Development specified in the Development Regulations, provided that the request does not propose an increase in the maximum density, intensity, height, or size of proposed structures, or a change in use that generates more peak hour traffic or more daily traffic and, in addition, Owner may apply to City for approval of minor amendments to existing tentative tract maps, tentative parcel maps, or associated conditions of approval, consistent with City of Antioch Municipal Code. This Agreement does not constitute a promise or commitment by City to approve any such permit or approval, or to approve the same with or without any particular requirements or conditions, and City's discretion with respect to such matters shall be the same as it would be in the absence of this Agreement.

5.2 No Conflicting Enactments. Except to the extent City reserves its discretion as expressly set forth in this Agreement, during the Term of this Agreement City shall not apply to the Project or the Property any ordinance, policy, rule, regulation, or other measure relating to Development of the Project that is enacted or becomes effective after the Effective Date to the extent it conflicts with this Agreement. This Section 5.2 shall not restrict City's ability to enact an ordinance, policy, rule, regulation, or other measure applicable to the Project pursuant to California Government Code Section 65866 consistent with the procedures specified in Section 5.3 of this Agreement. In *Pardee Construction Co. v. City of Camarillo* (1984) 37 Cal.3d 465, the California Supreme Court held that a construction company was not exempt from a city's growth control ordinance even though the city and construction company had entered into a consent judgment (tantamount to a contract under California law) establishing the company's vested rights to develop its property consistent with the zoning. The California Supreme Court reached this result because the consent judgment failed to address the timing of development. The Parties intend to avoid the result of the *Pardee* case by acknowledging and providing in this Agreement that Owner shall have the vested right to Develop the Project on and with respect to the Property at the rate, timing, and sequencing that Owner deems appropriate within the exercise of Owner's sole subjective business judgment, provided that such Development occurs in accordance with this Agreement and the Development Regulations, notwithstanding adoption by City's electorate of an initiative to the contrary after the Effective Date. No City moratorium or other similar limitation relating to the rate, timing, or sequencing of the Development of all or any part of the Project and whether enacted by initiative or another method, affecting subdivision maps, building permits, occupancy certificates, or other entitlement to use, shall apply to the Project to the extent such moratorium or other similar limitation restricts Owner's vested rights in this Agreement or otherwise conflicts with the express provisions of this Agreement.

5.3 Reservations of Authority. Notwithstanding any other provision set forth in this Agreement to the contrary, the laws, rules, regulations, and official policies set forth in this Section 5.3 shall apply to and govern the Development of the Project on and with respect to the Property.

5.3.1 Procedural Regulations. Procedural regulations relating to hearing bodies, petitions, applications, notices, findings, records, hearings, reports, recommendations, appeals, and any other matter of procedure shall apply to the Property,

provided that such procedural regulations are adopted and applied City-wide or to all other properties similarly situated in City.

5.3.2 Processing and Permit Fees. City shall have the right to charge and Owner shall be required to pay all applicable processing and permit fees to cover the reasonable cost to City of processing and reviewing applications and plans for any required Subsequent Development Approvals, building permits, excavation and grading permits, encroachment permits, and the like, for performing necessary studies and reports in connection therewith, inspecting the work constructed or installed by or on behalf of Owner, and monitoring compliance with any requirements applicable to Development of the Project, all at the rates in effect at the time fees are due.

5.3.3 Consistent Future City Regulations. City ordinances, resolutions, regulations, and official policies governing Development which do not conflict with the Development Regulations, or with respect to such regulations that do conflict, where Owner has consented in writing to the regulations, shall apply to the Property.

5.3.4 Development Exactions Applicable to Property. During the Term of this Agreement, Owner shall be required to satisfy and pay all Development Exactions at the time performance or payment is due to the same extent and in the same amount(s) that would apply to Owner and the Project in the absence of this Agreement; provided, however, that to the extent the scope and extent of a particular Development Exaction for the Project has been established and fixed by City in this Agreement or the conditions of approval for any of the Development Regulations approved on or before the Agreement Date City shall not alter, increase, or modify said Development Exaction in a manner that is inconsistent with such Development Regulations without Owner's prior written consent or as may be otherwise required pursuant to overriding federal or state laws or regulations (Section 5.3.5 hereinbelow). In addition, nothing in this Agreement is intended or shall be deemed to vest Owner against the obligation to pay any of the following (which are not included within the definition of "Development Exactions") in the full amount that would apply in the absence of this Agreement: (i) City's normal fees for processing, environmental assessment and review, tentative tract and parcel map review, plan checking, site review and approval, administrative review, building permit, grading permit, inspection, and similar fees imposed to recover City's costs associated with processing, reviewing, and inspecting project applications, plans, and specifications; (ii) fees and charges levied by any other public agency, utility, district, or joint powers authority, regardless of whether City collects those fees and charges; or (iii) community facility district special taxes or special district assessments or similar assessments, business license fees, bonds or other security required for public improvements, transient occupancy taxes, sales taxes, property taxes, sewer lateral connection fees, water service connection fees, new water meter fees, and the Property Development Tax payable under Section 3.12 of City's Municipal Code.

5.3.5 Overriding Federal and State Laws and Regulations. Federal and state laws and regulations that override Owner's vested rights set forth in this Agreement shall apply to the Property, together with any City ordinances, resolutions, regulations, and official policies that are necessary to enable City to comply with the provisions of any such overriding federal or state laws and regulations, provided that (i) Owner does not waive its right to challenge or contest the validity of any such purportedly overriding federal, state, or City law or regulation; and (ii) upon the discovery of any such overriding federal, state, or City law or regulation that prevents or precludes compliance with any provision of this Agreement, City or Owner shall provide to the other Party a written notice

identifying the federal, state, or City law or regulation, together with a copy of the law or regulation and a brief written statement of the conflict(s) between that law or regulation and the provisions of this Agreement. Promptly thereafter City and Owner shall meet and confer in good faith in a reasonable attempt to determine whether a modification or suspension of this Agreement, in whole or in part, is necessary to comply with such overriding federal, state, or City law or regulation. In such negotiations, City and Owner agree to preserve the terms of this Agreement and the rights of Owner as derived from this Agreement to the maximum feasible extent while resolving the conflict. City agrees to cooperate with Owner at no cost to City in resolving the conflict in a manner which minimizes any financial impact of the conflict upon Owner. City also agrees to process in a prompt manner Owner's proposed changes to the Project and any of the Development Regulations as may be necessary to comply with such overriding federal, state, or City law or regulation; provided, however, that the approval of such changes by City shall be subject to the discretion of City, consistent with this Agreement.

5.3.6 Public Health and Safety. Any City ordinance, resolution, rule, regulation, program, or official policy that is necessary to protect persons on the Property or in the immediate vicinity from conditions dangerous to their health or safety, as reasonably determined by City, shall apply to the Property, even though the application of the ordinance, resolution, rule regulation, program, or official policy would result in the impairment of Owner's vested rights under this Agreement.

5.3.7 Uniform Building Standards. Existing and future building and building related standards set forth in the uniform codes adopted and amended by City from time to time, including building, plumbing, mechanical, electrical, housing, swimming pool, and fire codes, and any modifications and amendments thereof shall all apply to the Project and the Property to the same extent that the same would apply in the absence of this Agreement.

5.3.8 Public Works Improvements. To the extent Owner constructs or installs any public improvements, works, or facilities, the City standards in effect for such public improvements, works, or facilities at the time of City's issuance of a permit, license, or other authorization for construction or installation of same shall apply.

5.3.9 No Guarantee or Reservation of Utility Capacity. Notwithstanding any other provision set forth in this Agreement to the contrary, nothing in this Agreement is intended or shall be interpreted to require City to guarantee or reserve to or for the benefit of Owner or the Property any utility capacity, service, or facilities that may be needed to serve the Project, whether domestic or reclaimed water service, sanitary sewer transmission or wastewater treatment capacity, downstream drainage capacity, or otherwise, and City shall have the right to limit or restrict Development of the Project if and to the extent that City reasonably determines that inadequate utility capacity exists to adequately serve the Project at the time Development is scheduled to commence. Notwithstanding the foregoing, City covenants to provide utility services to the Project on a non-discriminatory basis (i.e., on the same terms and conditions that City undertakes to provide such services to other similarly situated new developments in the City of Antioch as and when service connections are provided and service commences).

5.4 Tentative Subdivision Maps. City agrees that Owner may file and process new and existing vesting tentative maps for the Property consistent with California Government Code sections 66498.1-66498.9 and City of Antioch Municipal Code. Pursuant to the applicable provision of the California Subdivision Map Act (California Government Code section 66452.6(a)),

the life of any tentative subdivision map approved for the Property, whether designated a "vesting tentative map" or otherwise, shall be extended for the Term of this Agreement.

6. Amendment or Cancellation of Agreement. Other than modifications of this Agreement under Section 9.3 of this Agreement, this Agreement may be amended or canceled in whole or in part only by mutual written and executed consent of the Parties in compliance with California Government Code section 65868 and the City of Antioch Municipal Code or by unilateral termination by City in the event of an uncured default of Owner.

7. Enforcement. Unless this Agreement is amended, canceled, modified, or suspended as authorized herein or pursuant to California Government Code section 65869.5, this Agreement shall be enforceable by either Party despite any change in any applicable general or specific plan, zoning, subdivision, or building regulation or other applicable ordinance or regulation adopted by City (including by City's electorate) that purports to apply to any or all of the Property.

8. Annual Review of Owner's Compliance With Agreement.

8.1 General. City shall review this Agreement once during every twelve (12) month period following the Effective Date for compliance with the terms of this Agreement as provided in Government Code section 65865.1. Owner (including any successor to the owner executing this Agreement on or before the Agreement Date) shall pay City a reasonable fee in an amount City may reasonably establish from time to time to cover the actual and necessary costs for the annual review. City's failure to timely provide or conduct an annual review shall not constitute a Default hereunder by City.

8.2 Owner Obligation to Demonstrate Good Faith Compliance. During each annual review by City, Owner is required to demonstrate good faith compliance with the terms of the Agreement. Owner agrees to furnish such evidence of good faith compliance as City, in the reasonable exercise of its discretion, may require, thirty (30) days prior to each anniversary of the Effective Date during the Term.

8.3 Procedure. The City Council of City shall conduct a duly noticed hearing and shall determine, on the basis of substantial evidence, whether or not Owner has, for the period under review, complied with the terms of this Agreement. If the City Council finds that Owner has so complied, the annual review shall be concluded. If the City Council finds, on the basis of substantial evidence, that Owner has not so complied, written notice shall be sent to Owner by first class mail of the City Council's finding of non-compliance, and Owner shall be given at least ten (10) days to cure any noncompliance that relates to the payment of money and thirty (30) days to cure any other type of noncompliance. If a cure not relating to the payment of money cannot be completed within thirty (30) days for reasons which are beyond the control of Owner, Owner must commence the cure within such thirty (30) days and diligently pursue such cure to completion. If Owner fails to cure such noncompliance within the time(s) set forth above, such failure shall be considered to be a Default and City shall be entitled to exercise the remedies set forth in Article 8 below.

8.4 Annual Review a Non-Exclusive Means for Determining and Requiring Cure of Owner's Default. The annual review procedures set forth in this Article 8 shall not be the exclusive means for City to identify a Default by Owner or limit City's rights or remedies for any such Default.

9. Events of Default.

9.1 General Provisions. In the event of any material default, breach, or violation of the terms of this Agreement ("Default"), the Party alleging a Default shall have the right to deliver a written notice (each, a "Notice of Default") to the defaulting Party. The Notice of Default shall specify the nature of the alleged Default and a reasonable manner and sufficient period of time twenty (20) days if the Default relates to the failure to timely make a monetary payment due hereunder and not less than thirty (30) days in the event of non-monetary Defaults) in which the Default must be cured (the "Cure Period"). During the Cure Period, the Party charged shall not be considered in Default for the purposes of termination of this Agreement or institution of legal proceedings. If the alleged Default is cured within the Cure Period, then the Default thereafter shall be deemed not to exist. If a non-monetary Default cannot be cured during the Cure Period with the exercise of commercially reasonable diligence, the defaulting Party must promptly commence to cure as quickly as possible, and in no event later than thirty (30) days after it receives the Notice of Default, and thereafter diligently pursue said cure to completion.

9.2 Default by Owner. If Owner is alleged to have committed Default and it disputes the claimed Default, it may make a written request for an appeal hearing before the City Council within ten (10) days of receiving the Notice of Default, and a public hearing shall be scheduled at the next available City Council meeting to consider Owner's appeal of the Notice of Default. Failure to appeal a Notice of Default to the City Council within the ten (10) day period shall waive any right to a hearing on the claimed Default. If Owner's appeal of the Notice of Default is timely and in good faith but after a public hearing of Owner's appeal the City Council concludes that Owner is in Default as alleged in the Notice of Default, the accrual date for commencement of the thirty (30) day Cure Period provided in Section 9.1 shall be extended until the City Council's denial of Owner's appeal is communicated to Owner.

9.3 City's Option to Terminate Agreement. In the event of an alleged Owner Default, City may not terminate this Agreement without first delivering a written Notice of Default and providing Owner with the opportunity to cure the Default within the Cure Period, as provided in Section 9.1, and complying with Section 9.2 if Owner timely appeals any Notice of Default with respect to a non-monetary Default. A termination of this Agreement by City shall be valid only if good cause exists and is supported by evidence presented to the City Council at or in connection with a duly noticed public hearing to establish the existence of a Default. The validity of any termination may be judicially challenged by Owner. Any such judicial challenge must be brought within ninety (90) calendar days of service on Owner, by first class mail, postage prepaid, of written notice of termination by City or a written notice of City's determination of an appeal of the Notice of Default as provided in Section 9.2.

9.4 Default by City. If Owner alleges a City Default and alleges that the City has not cured the Default within the Cure Period, Owner may pursue any equitable remedy available to it under this Agreement, including, without limitation, an action for a writ of mandamus, injunctive relief, or specific performance of City's obligations set forth in this Agreement. Upon a City Default, any resulting delays in Owner's performance hereunder shall neither be an Owner Default nor constitute grounds for termination or cancellation of this Agreement by City and shall, at Owner's option (and provided Owner delivers written notice to City within thirty (30) days of the commencement of the alleged City Default), extend the Term for a period equal to the length of the delay.

9.5 Waiver. Failure or delay by either Party in delivering a Notice of Default shall not waive that Party's right to deliver a future Notice of Default of the same or any other Default.

9.6 Specific Performance Remedy. Due to the size, nature, and scope of the Project, it will not be practical or possible to restore the Property to its pre-existing condition once implementation of this Agreement has begun. After such implementation, both Owner and City may be foreclosed from other choices they may have had to plan for the development of the Property, to utilize the Property or provide for other benefits and alternatives. Owner and City have invested significant time and resources and performed extensive planning and processing of the Project in agreeing to the terms of this Agreement and will be investing even more significant time and resources in implementing the Project in reliance upon the terms of this Agreement. It is not possible to determine the sum of money which would adequately compensate Owner or City for such efforts. For the above reasons, City and Owner agree that damages would not be an adequate remedy if either City or Owner fails to carry out its obligations under this Agreement. Therefore, specific performance of this Agreement is necessary to compensate Owner if City fails to carry out its obligations under this Agreement or to compensate City if Owner fails to carry out its obligations under this Agreement.

9.7 Monetary Damages. The Parties agree that monetary damages shall not be an available remedy for either Party for a Default hereunder by the other Party provided, however, that (i) nothing in this Section 9.7 is intended or shall be interpreted to limit or restrict City's right to recover the Public Benefit Fees due from Owner as set forth herein; and (ii) nothing in this Section 9.7 is intended or shall be interpreted to limit or restrict Owner's indemnity obligations set forth in Article 10 or the right of the prevailing Party in any Action to recover its litigation expenses, as set forth in Section 9.10.

9.8 Additional City Remedy for Owner's Default. In the event of any Default by Owner, in addition to any other remedies which may be available to City, whether legal or equitable, City shall be entitled to receive and retain any Development Exactions applicable to the Project or the Property, including any fees, grants, dedications, or improvements to public property which it may have received prior to Owner's Default without recourse from Owner or its successors or assigns.

9.9 No Personal Liability of City Officials, Employees, or Agents. No City official, employee, or agent shall have any personal liability hereunder for a Default by City of any of its obligations set forth in this Agreement.

9.10 Recovery of Legal Expenses by Prevailing Party in Any Action. In any judicial proceeding, arbitration, or mediation (collectively, an "Action") between the Parties that seeks to enforce the provisions of this Agreement or arises out of this Agreement, the prevailing Party shall recover all of its actual and reasonable costs and expenses, regardless of whether they would be recoverable under California Code of Civil Procedure section 1033.5 or California Civil Code section 1717 in the absence of this Agreement. These costs and expenses include expert witness fees, attorneys' fees, and costs of investigation and preparation before initiation of the Action. The right to recover these costs and expenses shall accrue upon initiation of the Action, regardless of whether the Action is prosecuted to a final judgment or decision.

10. Force Majeure. Neither Party shall be deemed to be in Default where failure or delay in performance of any of its obligations under this Agreement is caused, through no fault of the Party whose performance is prevented or delayed, by floods, earthquakes, other acts of God, fires, wars, riots or similar hostilities, strikes or other labor difficulties, state or federal regulations, or court actions. Except as specified above, nonperformance shall not be excused because of the act or omission of a third person. In no event shall the occurrence of an event of force majeure operate to extend the Term of this Agreement. In addition, in no event shall the time for

performance of a monetary obligation, including without limitation Owner's obligation to pay Public Benefit Fees, be extended pursuant to this Section.

11. Indemnity Obligations of Owner.

11.1 Indemnity Arising From Acts or Omissions of Owner. Except to the extent caused by the intentional misconduct or negligent acts, errors or omissions of City or one or more of City's officials, employees, agents, attorneys, and contractors (collectively, the "City's Affiliated Parties"), Owner shall indemnify, defend, and hold harmless City and City's Affiliated Parties from and against all suits, claims, liabilities, losses, damages, penalties, obligations, and expenses (including but not limited to reasonable attorneys' fees and costs) (collectively, a "Claim") that may arise, directly or indirectly, from the acts, omissions, or operations of Owner or Owner's agents, contractors, subcontractors, agents, or employees in the course of Development of the Project or any other activities of Owner relating to the Property or pursuant to this Agreement. City shall have the right to select and retain counsel to defend any Claim filed against City and/or any of City's Affiliated Parties, and Owner shall pay the reasonable cost for defense of any Claim. The indemnity provisions in this Section 11.1 shall commence on the Agreement Date, regardless of whether the Effective Date occurs, and shall survive the Termination Date.

11.2 Third Party Litigation. In addition to its indemnity obligations set forth in Section 11.1, Owner shall indemnify, defend, and hold harmless City and City's Affiliated Parties from and against any Claim against City or City's Affiliated Parties seeking to attack, set aside, void, or annul the approval of this Agreement, the Adopting Ordinance, any of the Development Regulations for the Project (including without limitation any actions taken pursuant to CEQA with respect thereto), any Subsequent Development Approval, or the approval of any permit granted pursuant to this Agreement. Said indemnity obligation shall include payment of reasonable attorney's fees, expert witness fees, and court costs. City shall promptly notify Owner of any such Claim and City shall cooperate with Owner in the defense of such Claim. If City fails to promptly notify Owner of such Claim, Owner shall not be responsible to indemnify, defend, and hold City harmless from such Claim until Owner is so notified and if City fails to cooperate in the defense of a Claim Owner shall not be responsible to defend, indemnify, and hold harmless City during the period that City so fails to cooperate or for any losses attributable thereto. City shall be entitled to retain separate counsel to represent City against the Claim and the City's defense costs for its separate counsel shall be included in Owner's indemnity obligation, provided that such counsel shall reasonably cooperate with Owner in an effort to minimize the total litigation expenses incurred by Owner. In the event either City or Owner recovers any attorney's fees, expert witness fees, costs, interest, or other amounts from the party or parties asserting the Claim, Owner shall be entitled to retain the same (provided it has fully performed its indemnity obligations hereunder). The indemnity provisions in this Section 11.2 shall commence on the Agreement Date, regardless of whether the Effective Date occurs, and shall survive the Termination Date.

11.3 Environmental Indemnity. In addition to its indemnity obligations set forth in Section 11.1, from and after the Agreement Date Owner shall indemnify, defend, and hold harmless City and City's Affiliated Parties from and against any and all Claims for personal injury or death, property damage, economic loss, statutory penalties or fines, and damages of any kind or nature whatsoever, including without limitation reasonable attorney's fees, expert witness fees, and costs, based upon or arising from any of the following: (i) the actual or alleged presence of any Hazardous Substance on or under any of the Property in violation of any applicable Environmental Law; (ii) the actual or alleged migration of any Hazardous Substance from the Property through the soils or groundwater to a location or locations off of the Property; and (iii) the storage, handling, transport, or disposal of any Hazardous Substance on, to, or from the Property and any other area disturbed, graded, or developed by Owner in connection with

Owner's Development of the Project. The indemnity provisions in this Section 11.3 shall commence on the Agreement Date, regardless of whether the Effective Date occurs, and shall survive the Termination Date.

12. Assignment. Owner shall have the right to sell, transfer, or assign (hereinafter, collectively, a "Transfer") Owner's fee title to the Property, in whole or in part, to a Permitted Transferee (which successor, as of the effective date of the Transfer, shall become the "Owner" under this Agreement) at any time from the Agreement Date until the Termination Date; provided, however, that no such Transfer shall violate the provisions of the Subdivision Map Act (Government Code Section 66410 et seq.) or City's local subdivision ordinance and any such transfer shall include the assignment and assumption of Owner's rights, duties, and obligations set forth in or arising under this Agreement as to the Property or the portion thereof so Transferred and shall be made in strict compliance with the following conditions precedent: (i) no transfer or assignment of any of Owner's rights or interest under this Agreement shall be made unless made together with the Transfer of all or a part of the Property; and (ii) prior to the effective date of any proposed Transfer, Owner (as transferor) shall notify City, in writing, of such proposed Transfer and deliver to City a written assignment and assumption, executed in recordable form by the transferring and successor Owner and in a form subject to the reasonable approval of the City Attorney of City (or designee), pursuant to which the transferring Owner assigns to the successor Owner and the successor Owner assumes from the transferring Owner all of the rights and obligations of the transferring Owner with respect to the Property or portion thereof to be so Transferred, including in the case of a partial Transfer the obligation to perform such obligations that must be performed outside of the Property so Transferred that are a condition precedent to the successor Owner's right to develop the portion of the Property so Transferred. Any Permitted Transferee shall have all of the same rights, benefits, duties, obligations, and liabilities of Owner under this Agreement with respect to the portion of the Property sold, transferred, and assigned to such Permitted Transferee; provided, however, that in the event of a Transfer of less than all of the Property no such Permitted Transferee shall have the right to enter into an amendment of this Agreement that jeopardizes or impairs the rights or increases the obligations of the Owner with respect to the balance of the Property. Notwithstanding any Transfer, the transferring Owner shall continue to be jointly and severally liable to City, together with the successor Owner, to perform all of the transferred obligations set forth in or arising under this Agreement unless there is full satisfaction of all of the following conditions, in which event the transferring Owner shall be automatically released from any and all obligations with respect to the portion of the Property so Transferred: (i) the transferring Owner no longer has a legal or equitable interest in the portion of the Property so Transferred other than as a beneficiary under a deed of trust; (ii) the transferring Owner is not then in Default under this Agreement and no condition exists that with the passage of time or the giving of notice, or both, would constitute a Default hereunder; (iii) the transferring Owner has provided City with the notice and the fully executed written and recordable assignment and assumption agreement required as set forth in the first paragraph of this Section 12; and (iv) the successor Owner either (A) provides City with substitute security equivalent to any security previously provided by the transferring Owner to City to secure performance of the successor Owner's obligations hereunder with respect to the Property or the portion of the Property so Transferred or (B) if the transferred obligation in question is not a secured obligation, the successor Owner either provides security reasonably satisfactory to City or otherwise demonstrates to City's reasonable satisfaction that the successor Owner has the financial resources or commitments available to perform the transferred obligation at the time and in the manner required under this Agreement and the Development Regulations for the Project.

13. Mortgagee Rights.

13.1 Encumbrances on Property. The Parties agree that this Agreement shall not prevent or limit Owner in any manner from encumbering the Property, any part of the Property, or any improvements on the Property with any Mortgage securing financing with respect to the construction, development, use, or operation of the Project.

13.2 Mortgagee Protection. This Agreement shall be superior and senior to the lien of any Mortgage. Nevertheless, no breach of this Agreement shall defeat, render invalid, diminish, or impair the lien of any Mortgage made in good faith and for value. Any acquisition or acceptance of title or any right or interest in the Property or part of the Property by a Mortgagee (whether due to foreclosure, trustee's sale, deed in lieu of foreclosure, lease termination, or otherwise) shall be subject to all of the terms and conditions of this Agreement. Any Mortgagee who takes title to the Property or any part of the Property shall be entitled to the benefits arising under this Agreement.

13.3 Mortgagee Not Obligated. Notwithstanding the provisions of this Section 13.3, a Mortgagee will not have any obligation or duty under the terms of this Agreement to perform the obligations of Owner or other affirmative covenants of Owner, or to guarantee this performance except that: (i) the Mortgagee shall have no right to develop the Project under the Development Regulations without fully complying with the terms of this Agreement; and (ii) to the extent that any covenant to be performed by Owner is a condition to the performance of a covenant by City, that performance shall continue to be a condition precedent to City's performance.

13.4 Notice of Default to Mortgagee; Right of Mortgagee to Cure. Each Mortgagee shall, upon written request to City, be entitled to receive written notice from City of: (i) the results of the periodic review of compliance specified in Article 7 of this Agreement, and (ii) any default by Owner of its obligations set forth in this Agreement. Each Mortgagee shall have a further right, but not an obligation, to cure the Default within thirty (30) days after receiving a Notice of Default with respect to a monetary Default and within sixty (60) days after receiving a Notice of Default with respect to a non-monetary Default. If the Mortgagee can only remedy or cure a non-monetary Default by obtaining possession of the Property, then the Mortgagee shall have the right to seek to obtain possession with diligence and continuity through a receiver or otherwise, and to remedy or cure the non-monetary Default within sixty (60) days after obtaining possession and, except in case of emergency or to protect the public health or safety, City may not exercise any of its judicial remedies set forth in this Agreement to terminate or substantially alter the rights of the Mortgagee until expiration of the sixty (60)-day period. In the case of a non-monetary Default that cannot with diligence be remedied or cured within sixty (60) days, the Mortgagee shall have additional time as is reasonably necessary to remedy or cure the Default, provided the Mortgagee promptly commences to cure the non-monetary Default within sixty (60) days and diligently prosecutes the cure to completion.

14. Miscellaneous Terms.

14.1 Senior Housing Term. The senior housing component of the project shall be maintained for a period of 55 years from the date of execution in order to receive the discounted senior rate for fees paid to the East Contra Costa Regional Fee and Finance Authority (ECCRFFA). Any proposed changes to the age restrictions of the senior housing component within this 55-year term shall be subject to the prior written approval of ECCRFFA.

14.2 Notice. Any notice or demand that shall be required or permitted by law or any provision of this Agreement shall be in writing. If the notice or demand will be served upon a Party, it either shall be personally delivered to the Party; deposited in the United States mail,

certified, return receipt requested, and postage prepaid; or delivered by a reliable courier service that provides a receipt showing date and time of delivery with courier charges prepaid. The notice or demand shall be addressed as follows:

TO CITY: City of Antioch
200 H Street
Antioch, CA 94509-1285
Attention: City Manager

With a copy to: City Attorney
City of Antioch
200 H Street
Antioch, CA 94509-1285

TO OWNER: AMCAL Antioch Fund, LP
c/o AMCAL Multi-Housing, Inc.
30141 Agoura Hills Road, Suite 100
Agoura Hills, CA 91301
Attention: President

With a copy to: Bocarsly Emden Cowan Esmail & Arndt LLP
633 West Fifth Street, 64th Floor
Los Angeles, CA 90017
Attention: Kyle Arndt

Either Party may change the address stated in this Section 14.1 by delivering notice to the other Party in the manner provided in this Section 14.1, and thereafter notices to such Party shall be addressed and submitted to the new address. Notices delivered in accordance with this Agreement shall be deemed to be delivered upon the earlier of: (i) the date received or (iii) three business days after deposit in the mail as provided above.

14.3 Project as Private Undertaking. The Development of the Project is a private undertaking. Neither Party is acting as the agent of the other in any respect, and each Party is an independent contracting entity with respect to the terms, covenants, and conditions set forth in this Agreement. This Agreement forms no partnership, joint venture, or other association of any kind. The only relationship between the Parties is that of a government entity regulating the Development of private property by the owner of the property.

14.4 Cooperation. Each Party shall cooperate with and provide reasonable assistance to the other Party to the extent consistent with and necessary to implement this Agreement. Upon the request of a Party at any time, the other Party shall promptly execute, with acknowledgement or affidavit if reasonably required, and file or record the required instruments and writings and take any actions as may be reasonably necessary to implement this Agreement or to evidence or consummate the transactions contemplated by this Agreement.

14.5 Estoppel Certificates. At any time, either Party may deliver written notice to the other Party requesting that that Party certify in writing that, to the best of its knowledge: (i) this Agreement is in full force and effect and is binding on the Party; (ii) this Agreement has not been amended or modified either orally or in writing or, if this Agreement has been amended, the Party providing the certification shall identify the amendments or modifications; and (iii) the requesting Party is not in Default in the performance of its obligations under this Agreement and no event or situation has occurred that with the passage of time or the giving of Notice or both

would constitute a Default or, if such is not the case, then the other Party shall describe the nature and amount of the actual or prospective Default. The Party requested to furnish an estoppel certificate shall execute and return the certificate within thirty (30) days following receipt.

14.6 Rules of Construction. The singular includes the plural; the masculine and neuter include the feminine; "shall" is mandatory; and "may" is permissive.

14.7 Time Is of the Essence. Time is of the essence regarding each provision of this Agreement as to which time is an element.

14.8 Waiver. The failure by a Party to insist upon the strict performance of any of the provisions of this Agreement by the other Party, and failure by a Party to exercise its rights upon a Default by the other Party, shall not constitute a waiver of that Party's right to demand strict compliance by the other Party in the future.

14.9 Counterparts. This Agreement may be executed in two or more counterparts, each of which shall be identical and may be introduced in evidence or used for any other purpose without any other counterpart, but all of which shall together constitute one and the same agreement.

14.10 Entire Agreement. This Agreement constitutes the entire agreement between the Parties and supersedes all prior agreements and understandings, both written and oral, between the Parties with respect to the subject matter addressed in this Agreement.

14.11 Severability. The Parties intend that each and every obligation of the Parties is interdependent and with the other, and if any provision of this Agreement or the application of the provision to any Party or circumstances shall be held invalid or unenforceable to any extent, it is the intention of the Parties that the remainder of this Agreement or the application of the provision to persons or circumstances shall be rendered invalid or unenforceable. The Parties intend that neither Party shall receive any of the benefits of the Agreement without the full performance by such Party of all of its obligations provided for under this Agreement. Without limiting the generality of the foregoing, the Parties intend that Owner shall not receive any of the benefits of this Agreement if any of Owner's obligations are rendered void or unenforceable as the result of any third party litigation, and City shall be free to exercise its legislative discretion to amend or repeal the Development Regulations applicable to the Property and Owner shall cooperate as required, despite this Agreement, should third party litigation result in the nonperformance of Owner's obligations under this Agreement. The provisions of this Section 14.10 shall apply regardless of whether the Effective Date occurs and after the Termination Date.

14.12 Construction. This Agreement has been drafted after extensive negotiation and revision. Both City and Owner are sophisticated parties who were represented by independent counsel throughout the negotiations or City and Owner had the opportunity to be so represented and voluntarily chose to not be so represented. City and Owner each agree and acknowledge that the terms of this Agreement are fair and reasonable, taking into account their respective purposes, terms, and conditions. This Agreement shall therefore be construed as a whole consistent with its fair meaning, and no principle or presumption of contract construction or interpretation shall be used to construe the whole or any part of this Agreement in favor of or against either Party.

14.13 Successors and Assigns; Constructive Notice and Acceptance. The burdens of this Agreement shall be binding upon, and the benefits of this Agreement shall inure

to, all successors in interest to the Parties to this Agreement. All provisions of this Agreement shall be enforceable as equitable servitudes and constitute covenants running with the land. Each covenant to do or refrain from doing some act hereunder with regard to Development of the Property: (i) is for the benefit of and is a burden upon every portion of the Property; (ii) runs with the Property and each portion thereof; and (iii) is binding upon each Party and each successor in interest during its ownership of the Property or any portion thereof. Every person or entity who now or later owns or acquires any right, title, or interest in any part of the Project or the Property is and shall be conclusively deemed to have consented and agreed to every provision of this Agreement. This Section 14.12 applies regardless of whether the instrument by which such person or entity acquires the interest refers to or acknowledges this Agreement and regardless of whether such person or entity has expressly entered into an assignment and assumption agreement as provided for in Section 12.

14.14 No Third Party Beneficiaries. The only Parties to this Agreement are City and Owner. This Agreement does not involve any third party beneficiaries, and it is not intended and shall not be construed to benefit or be enforceable by any other person or entity.

14.15 Applicable Law and Venue. This Agreement shall be construed and enforced consistent with the internal laws of the State of California, without regard to conflicts of law principles. Any action at law or in equity arising under this Agreement or brought by any Party for the purpose of enforcing, construing, or determining the validity of any provision of this Agreement shall be filed and tried in the Superior Court of the Contra Costa County, State of California, or the United States District Court for the Northern District of California. The Parties waive all provisions of law providing for the removal or change of venue to any other court.

14.16 Section Headings. All section headings and subheadings are inserted for convenience only and shall not affect construction or interpretation of this Agreement.

14.17 Incorporation of Recitals and Exhibits. All of the Recitals are incorporated into this Agreement by this reference. Exhibits A and B are attached to this Agreement and incorporated by this reference as follows:

- Exhibit A Legal Description of Property
- Exhibit B Depiction of the Property
- Exhibit C Public Improvements

14.18 Recordation. The City Clerk of City shall record this Agreement and any amendment, modification, or cancellation of this Agreement in the Office of the County Recorder of the Contra Costa County within the period required by California Government Code section 65868.5. The date of recordation of this Agreement shall not modify or amend the Effective Date or the Termination Date.

[SIGNATURE PAGE FOLLOWS]

**SIGNATURE PAGE TO
DEVELOPMENT AGREEMENT**

“OWNER”

AMCAL ANTIOCH FUND, LP,
a California limited partnership

By: AMCAL Multi-Housing, Inc.,
a California corporation,
its general partner

By: _____
Name: _____
Title: _____

“CITY”

CITY OF ANTIOCH

By: _____
Name: _____
Title: _____

Approved as to form:

By: _____
Name: _____
Title: _____

EXHIBIT A

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED ANTIOCH, IN THE COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

All that certain real property situate in the City of Antioch, County of Contra Costa, State of California, described as follows:

Being all of the lands described in that certain Corrective Grant Deed recorded on October 1, 2019 as Document Number 2019-0165265-00, Official Records of said County, being more particularly described as follows:

BEGINNING at that monument at the monument line intersection of Holub Avenue with East 18th Street, as shown on that map entitled, "Amended Parcel Map Subdivision MS 1-92", filed for record March 24, 1995 in Book 166 of Parcel Maps, Page 20; Thence leaving said monument along the northerly prolongation of the westerly line of that land shown in that Record of Survey map, filed for record on December 16, 1975 and recorded in Book 60 LSM, Page 03, South 00°46'28" West, 42.00 feet to the southerly right of way line of East 18th Street, said point also being the TRUE POINT OF BEGINNING of this description; Thence leaving said right of way line, along said westerly line, South 00°46'28" West, 1,940.50 feet to the northerly line of Parcel B as shown on that certain map entitled, "Parcel Map MS 14-86", filed for record December 03, 1986 in Book 125 of Parcel Maps, Pages 17-18; Thence leaving said westerly line, along said northerly line, North 89°46'18" West, 335.48 feet to the easterly subdivision line of that certain map entitled, "Subdivision 8880, Almondridge East", filed for record October 09, 2008 in Book 508 of Maps, Pages 27-32; Thence leaving said northerly line, along said easterly subdivision line and its northerly prolongation, North 00°53'48" East, 1,940.30 feet to the said southerly right of way line of East 18th Street; Thence leaving said easterly line, along said right of way line, South 89°48'48" East, 331.35 feet to the TRUE POINT OF BEGINNING.

Pursuant to the "Lot Merger", recorded March 16, 2020, Instrument No. 2020-0049680, Official Records.

APN: 051-200-025, 051-200-026

EXHIBIT B

DEPICTION OF PROPERTY

EXHIBIT C

PUBLIC IMPROVEMENTS

Pursuant to the terms of the Conditions of Approval, the Owner shall undertake the construction of the following on-site and off-site public improvement (collectively, the "Public Improvements"):

1. The design and construction of approximately 280 linear feet along Holub Lane from East Eighteenth Street to the City as street right-of-way ("Holub Lane Improvements").
2. The design and construction Filbert Street ("Filbert Street Improvements").
3. The design and construction of a traffic signal and interconnect to adjacent signal(s) (including conduits, wire, and pull boxes) at the intersection of East Eighteenth Street and Holub Lane ("Traffic Signal Improvements").

The following is the relative payment responsibility for each of the Public Improvements as between Owner and the Future Developments.

Improvement	Owner Responsibility	Aasen Responsibility	Holub Responsibility	Mansouri Responsibility
Holub Lane Improvements				
Filbert Street Improvements				
Traffic Signal Improvements				



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Dawn Merchant, Finance Director *DM*

SUBJECT: Resolution Establishing the Appropriations Limit for the 2020-21 Fiscal Year and Correcting the Appropriations Limit for the 2019-20 Fiscal Year

RECOMMENDED ACTION

It is recommended that the City Council adopt the resolution establishing the appropriations limit for the 2020-21 Fiscal Year pursuant to California Constitution Article XIII B, rescinding Resolution No. 2019/76 and re-adopting the Appropriations Limit for the 2019-20 Fiscal Year.

FISCAL IMPACT



The attached resolution establishes a maximum limitation of appropriations of \$138,496,994 for the 2019-20 fiscal year and \$143,787,579 for the 2020-21 fiscal year, which the City cannot exceed. This does not mean the City has revenue sources to meet such a level of appropriation. The City's 2019-21 General Fund budget appropriations are approximately \$64.2M below this legal limit; 2020-21 General Fund budget appropriations are approximately \$67.7 million below this legal limit.

DISCUSSION

The passage of Proposition 4 in November 1979 amended the California Constitution and set appropriations limits for cities. The State-implemented legislation requires cities to annually adopt a resolution establishing the appropriations limit on spending by cities of funds from proceeds of taxes.

On May 28, 2019, City Council adopted resolution 2019/76 (Attachment D) establishing the 2019-20 Appropriations Limit at \$145,446,379. Finance discovered an error in one of the calculation factors used and, therefore, the corrected limit needs to be adopted. The attached resolution rescinds the prior Council action, adopts the correct figure for the 2019-20 appropriations limit and also adopts the 2020-21 appropriations limit for the upcoming fiscal year.

Analysis of 2019-20 Limit Recalculated

2019-20 Previously Calculated	2019-20 Corrected Calculation	Factor
1.0385	1.0385	Per capita Population
 1.056	 1.0056	
1.0967x	1.0443x	Total multiplication factor applied to 2018-19 limit
\$132,621,846	\$132,621,846	2018-19 limit
\$145,446,379	\$138,496,994	Calculated 2019-20 Appropriations Limit

As outlined in the above table, the incorrect population percentage change factor was used in the prior year calculation. The correction results in a revised appropriations limit for 2019-20 in the sum of \$138,496,994, which then becomes the new starting limit used for the calculation of the 2020-21 limit below.

Analysis of 2020-21 Limit

Statistical information for calculating the City of Antioch's appropriation limit is as follows:

- 2019-20 Appropriations Limit - \$138,496,994
- Per Capita Personal Income - percent increase over previous year – 3.73%
- Population Change - percent increase from previous year - .09%

Based on the above statistics, the City of Antioch's appropriations limit for 2020-21 is \$143,787,579

Attachment B provides calculations for current and previous years.

ATTACHMENTS

- A.** Resolution Setting the Appropriations Limit for the 2020-21 and 2019-20 Fiscal Years
- B.** Calculations for Current and Previous Years
- C.** Letter from the State Department of Finance dated May 2020
- D.** Resolution 2019/76
- E.** Letter from the State Department of Finance dated May 2019

ATTACHMENT A

RESOLUTION NO. 2020/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH SETTING THE APPROPRIATIONS LIMIT FOR FISCAL YEAR 2020-21 AND SELECTING THE CALIFORNIA PER CAPITA PERSONAL INCOME AND THE STATE DEPARTMENT OF FINANCE POPULATION GROWTH FACTORS FOR FISCAL YEAR 2020-21; RESCINDING RESOLUTION 2019/76 AND RE-ADOPTING THE 2019-20 APPROPRIATIONS LIMIT

WHEREAS, Article XIII B of the California Constitution (“Proposition 4”) establishes expenditure limits for cities;

WHEREAS, State implementing legislation requires cities to annually adopt a resolution establishing its appropriations limit for the following fiscal year;

WHEREAS, the Director of Finance has made the calculations specified in said law, and concludes that the 2020-21 appropriations limit is the sum of \$143,787,579;

WHEREAS, resolution 2019/76 was adopted May 28, 2019 establishing the 2019-20 appropriations limit in the sum of \$145,446,379, which was found to have an error in calculation and needs to be rescinded and recalculated;

WHEREAS, the Director of Finance has made the 2019-20 calculations specified in said law, and concludes that the 2019-20 appropriations limit is the sum of \$138,496,994 based on per capital personal income and the State Department of Finance population growth factors for fiscal year 2019-20; and

WHEREAS, pursuant to said law, this agenda item has been made available to the public for two weeks prior to the date of adoption of this resolution.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Antioch hereby:

1. Selects the California per capita personal income cost of living growth factor for Fiscal Year 2020-21, selects the population percent change certified by the State Department of Finance for Fiscal Year 2020-21, and establishes the appropriations limit for the Fiscal Year 2020-21 as \$143,787,579.
2. Rescinds resolution 2019/76 setting the 2019-20 appropriations limit as the sum of \$145,446,379.
3. Selects the California per capita personal income cost of living growth factor for Fiscal Year 2019-20, selects the population percent change certified by the State Department of Finance for Fiscal Year 2019-20, and establishes the appropriations limit for the Fiscal Year 2019-20 as \$138,496,994.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 26th day of May 2020, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH

**CITY OF ANTIOCH
APPROPRIATION LIMIT
APPLICATION OF REVISED RATES**

ATTACHMENT B

Base Year = 1986/87 - \$20,840,418

<u>Year</u>	<u>New Rate</u>		<u>Calculated Limit</u>		<u>Year</u>	<u>New Rate</u>		<u>Calculated Limit</u>
96/97	1.0467				2009/10	1.0062		
	<u>1.0213</u> x	42,973,104 =	45,938,248			<u>1.0096</u> x	93,493,058 =	94,979,598
	1.0690					1.0159		
97/98	1.0467				2010/11	0.9746		
	<u>1.0214</u> x	45,938,248 =	49,112,581			<u>1.0128</u>	94,979,598 =	93,754,361
	1.0691					0.9871		
98/99	1.0415				2011/12	1.0251		
	<u>1.0267</u> x	49,112,581 =	52,516,083			<u>1.0081</u> x	93,754,361 =	96,885,757
	1.0693					1.0334		
99/00	1.0453				2012/13	1.0377		
	<u>1.0218</u> x	52,516,083 =	56,092,428			<u>1.0075</u> x	96,885,757 =	101,294,059
	1.0681					1.0455		
2000/01	1.0491				2013/14	1.0512		
	<u>1.0269</u> x	56,092,428 =	60,428,373			<u>1.0112</u> x	101,294,059 =	107,675,585
	1.0773					1.0630		
2001/02	1.0782				2014/15	0.9977		
	<u>1.0280</u> x	60,428,373 =	66,978,809			<u>1.0112</u> x	107,675,585 =	108,633,898
	1.1084					1.0089		
2002/03	0.9873				2015/16	1.0382		
	<u>1.0384</u> x	66,978,809 =	68,666,675			<u>1.0151</u> x	108,633,898 =	114,489,265
	1.0252					1.0539		
2003/04	1.0231				2016/17	1.0537		
	<u>1.0276</u> x	68,666,675 =	72,189,275			<u>1.0089</u> x	114,489,265 =	121,713,538
	1.0513					1.0631		
2004/05	1.0328				2017/18	1.0369		
	<u>1.0154</u> x	72,189,275 =	75,704,893			<u>1.0066</u> x	121,713,538 =	127,032,420
	1.0487					1.0437		
2005/06	1.0526				2018/19	1.0367		
	<u>0.9995</u> x	75,704,893 =	79,649,118			<u>1.0070</u> x	127,032,420 =	132,621,846
	1.0521					1.0440		
2006/07	1.0396				2019/20	1.0385		
	<u>1.03</u> x	79,649,118 =	85,288,276			<u>1.0056</u> x	132,621,846 =	138,496,994
	1.07079					1.0443	(Corrected)	
2007/08	1.0442				2020/21	1.0373		
	<u>0.9999</u> x	85,288,276 =	89,049,489			<u>1.0009</u> x	138,496,994 =	143,787,579
	1.0441					1.0382		
2008/09	1.0429							
	<u>1.0068</u> x	89,049,489 =	93,493,058					
	1.0499							



DEPARTMENT OF
FINANCE
OFFICE OF THE DIRECTOR

GAVIN NEWSOM - GOVERNOR
STATE CAPITOL ■ ROOM 1145 ■ SACRAMENTO CA ■ 95814-4998 ■ WWW.DOF.CA.GOV

May 2020

Dear Fiscal Officer:

Subject: Price Factor and Population Information

Appropriations Limit

California Revenue and Taxation Code section 2227 requires the Department of Finance (Finance) to transmit an estimate of the percentage change in population to local governments. Each local jurisdiction must use their percentage change in population factor for January 1, 2020, in conjunction with a change in the cost of living, or price factor, to calculate their appropriations limit for fiscal year 2020-21. Attachment A provides the change in California's per capita personal income and an example for utilizing the price factor and population percentage change factor to calculate the 2020-21 appropriations limit. Attachment B provides the city and unincorporated county population percentage change. Attachment C provides the population percentage change for counties and their summed incorporated areas. The population percentage change data excludes federal and state institutionalized populations and military populations.

Population Percent Change for Special Districts

Some special districts must establish an annual appropriations limit. California Revenue and Taxation Code section 2228 provides additional information regarding the appropriations limit. Article XIII B, section 9(C) of the California Constitution exempts certain special districts from the appropriations limit calculation mandate. The code section and the California Constitution can be accessed at the following website: <http://leginfo.legislature.ca.gov/faces/codes.xhtml>.

Special districts required by law to calculate their appropriations limit must present the calculation as part of their annual audit. Any questions special districts have on this requirement should be directed to their county, district legal counsel, or the law itself. No state agency reviews the local appropriations limits.

Population Certification

The population certification program applies only to cities and counties. California Revenue and Taxation Code section 11005.6 mandates Finance to automatically certify any population estimate that exceeds the current certified population with the State Controller's Office. **Finance will certify the higher estimate to the State Controller by June 1, 2020.**

Please Note: The prior year's city population estimates may be revised. The per capita personal income change is based on historical data. Given the stay-at-home orders due to COVID-19, growth in the coming years may be substantially lower than recent trends.

If you have any questions regarding this data, please contact the Demographic Research Unit at (916) 323-4086.

KEELY MARTIN BOSLER
Director
By:

VIVEK VISWANATHAN
Chief Deputy Director

Attachment

Attachment A

A. **Price Factor:** Article XIII B specifies that local jurisdictions select their cost of living factor to compute their appropriation limit by a vote of their governing body. The cost of living factor provided here is per capita personal income. If the percentage change in per capita personal income is selected, the percentage change to be used in setting the fiscal year 2020-21 appropriation limit is:

Per Capita Personal Income	
Fiscal Year (FY)	Percentage change over prior year
2020-21	3.73

B. Following is an example using sample population change and the change in California per capita personal income as growth factors in computing a 2020-21 appropriation limit.

2020-21:

Per Capita Cost of Living Change = 3.73 percent
Population Change = 0.22 percent

Per Capita Cost of Living converted to a ratio: $\frac{3.73 + 100}{100} = 1.0373$

Population converted to a ratio: $\frac{0.22 + 100}{100} = 1.0022$

Calculation of factor for FY 2020-21: $1.0373 \times 1.0022 = 1.0396$

Fiscal Year 2020-21

County City	<u>Percent Change</u>	<u>--- Population Minus Exclusions ---</u>		<u>Total Population</u>
	2019-2020	1-1-19	1-1-20	1-1-2020
Contra Costa				
Antioch	0.09	112,423	112,520	112,520
Brentwood	1.17	64,365	65,118	65,118
Clayton	-0.09	11,347	11,337	11,337
Concord	-0.22	130,435	130,143	130,143
Danville	-0.11	43,923	43,876	43,876
El Cerrito	0.41	24,852	24,953	24,953
Hercules	0.16	25,488	25,530	25,530
Lafayette	-0.16	25,644	25,604	25,604
Martinez	-0.85	37,424	37,106	37,106
Moraga	0.04	16,939	16,946	16,946
Oakley	1.15	41,979	42,461	42,461
Orinda	0.52	18,911	19,009	19,009
Pinole	-0.30	19,563	19,505	19,505
Pittsburg	1.03	73,565	74,321	74,321
Pleasant Hill	-0.06	34,286	34,267	34,267
Richmond	0.38	110,793	111,217	111,217
San Pablo	-0.22	31,481	31,413	31,413
San Ramon	1.24	82,100	83,118	83,118
Walnut Creek	-0.14	70,958	70,860	70,860
Unincorporated	0.06	174,061	174,173	174,257
County Total	0.26	1,150,537	1,153,477	1,153,561

RESOLUTION NO. 2019/76

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
SETTING THE APPROPRIATIONS LIMIT FOR FISCAL YEAR 2019-20 AND
SELECTING THE CALIFORNIA PER CAPITA PERSONAL INCOME AND
THE STATE DEPARTMENT OF FINANCE POPULATION GROWTH
FACTORS FOR FISCAL YEAR 2019-20**

WHEREAS, Article XIII B of the California Constitution (Proposition 4) establishes expenditure limits for cities;

WHEREAS, State implementing legislation requires cities to annually adopt a resolution establishing its appropriations limit for the following fiscal year; and

WHEREAS, the Director of Finance has made the calculations specified in said law, and concludes that the appropriations limit is the sum of \$145,446,379.

WHEREAS, pursuant to said law, this agenda item has been made available to the public for two weeks prior to the date of adoption of this resolution.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Antioch selects the California per capita personal income cost of living growth factor for Fiscal Year 2019-20, selects the population percent change certified by the State Department of Finance for Fiscal Year 2019-20, and establishes the appropriations limit for the Fiscal Year 2019-20 as \$145,446,379.


* * * * *

The foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof held on May 28, 2019, by the following vote:

AYES: Council Members Wilson, Motts, Thorpe, Ogorchock and Mayor Wright

NOES: None

ABSENT: None



**ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH**



May 2019

Dear Fiscal Officer:

Subject: Price Factor and Population Information

Appropriations Limit

California Revenue and Taxation Code section 2227 requires the Department of Finance to transmit an estimate of the percentage change in population to local governments. Each local jurisdiction must use their percentage change in population factor for January 1, 2019, in conjunction with a change in the cost of living, or price factor, to calculate their appropriations limit for fiscal year 2019-20. Attachment A provides the change in California's per capita personal income and an example for utilizing the price factor and population percentage change factor to calculate the 2019-20 appropriations limit. Attachment B provides the city and unincorporated county population percentage change. Attachment C provides the population percentage change for counties and their summed incorporated areas. The population percentage change data excludes federal and state institutionalized populations and military populations.

Population Percent Change for Special Districts

Some special districts must establish an annual appropriations limit. California Revenue and Taxation Code section 2228 provides additional information regarding the appropriations limit. Article XIII B, section 9(C) of the California Constitution exempts certain special districts from the appropriations limit calculation mandate. The code section and the California Constitution can be accessed at the following website: <http://leginfo.legislature.ca.gov/faces/codes.xhtml>.

Special districts required by law to calculate their appropriations limit must present the calculation as part of their annual audit. Any questions special districts have on this requirement should be directed to their county, district legal counsel, or the law itself. No state agency reviews the local appropriations limits.

Population Certification

The population certification program applies only to cities and counties. California Revenue and Taxation Code section 11005.6 mandates Finance to automatically certify any population estimate that exceeds the current certified population with the State Controller's Office. **Finance will certify the higher estimate to the State Controller by June 1, 2019.**

Please Note: The prior year's city population estimates may be revised.

If you have any questions regarding this data, please contact the Demographic Research Unit at (916) 323-4086.

KEELY BOSLER
Director
By:

Vivek Viswanathan
Chief Deputy Director

Attachment

May 2019

Attachment A

- A. **Price Factor:** Article XIII B specifies that local jurisdictions select their cost of living factor to compute their appropriation limit by a vote of their governing body. The cost of living factor provided here is per capita personal income. If the percentage change in per capita personal income is selected, the percentage change to be used in setting the fiscal year 2019-20 appropriation limit is:

Per Capita Personal Income

Fiscal Year (FY)	Percentage change over prior year
2019-20	3.85

- B. Following is an example using sample population change and the change in California per capita personal income as growth factors in computing a 2019-20 appropriation limit.

2019-20:

Per Capita Cost of Living Change = 3.85 percent
 Population Change = 0.47 percent

Per Capita Cost of Living converted to a ratio: $\frac{3.85 + 100}{100} = 1.0385$

Population converted to a ratio: $\frac{0.47 + 100}{100} = 1.0047$

Calculation of factor for FY 2019-20: $1.0385 \times 1.0047 = 1.0434$

Fiscal Year 2019-20

Attachment B
Annual Percent Change in Population Minus Exclusions*
January 1, 2018 to January 1, 2019 and Total Population, January 1, 2019

County City	<u>Percent Change</u>	<u>--- Population Minus Exclusions ---</u>		<u>Total Population</u>
	2018-2019	1-1-18	1-1-19	1-1-2019
Contra Costa				
Antioch	0.56	113,266	113,901	113,901
Brentwood	2.45	62,140	63,662	63,662
Clayton	0.19	11,631	11,653	11,653
Concord	0.31	129,493	129,889	129,889
Danville	0.37	45,103	45,270	45,270
El Cerrito	1.06	25,192	25,459	25,459
Hercules	1.00	25,964	26,224	26,224
Lafayette	0.96	26,077	26,327	26,327
Martinez	0.22	38,406	38,490	38,490
Moraga	0.31	16,886	16,939	16,939
Oakley	1.98	40,949	41,759	41,759
Orinda	0.74	19,331	19,475	19,475
Pinole	0.21	19,458	19,498	19,498
Pittsburg	0.74	72,006	72,541	72,541
Pleasant Hill	0.25	34,969	35,055	35,055
Richmond	0.28	110,128	110,436	110,436
San Pablo	0.25	31,737	31,817	31,817
San Ramon	0.94	83,179	83,957	83,957
Walnut Creek	0.90	69,498	70,121	70,121
Unincorporated	0.55	172,382	173,322	173,406
County Total	0.70	1,147,795	1,155,795	1,155,879

*Exclusions include residents on federal military installations and group quarters residents in state mental institutions, state and federal correctional institutions and veteran homes.



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
TO: Honorable Mayor and Members of the City Council
SUBMITTED BY: Dawn Merchant, Finance Director *DM*
SUBJECT: Single Audit Reports for the Fiscal Year Ended June 30, 2019

RECOMMENDED ACTION

It is recommended that the City Council receive and file the attached City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2019.

FISCAL IMPACT

There is no fiscal impact associated with this action.

DISCUSSION

As required by the Single Audit Act, governments that expend \$750,000 or more on federal awards must be audited to ascertain the effectiveness of the financial management systems and internal procedures that have been established to meet the terms and conditions of the award. This year's audit report was completed by Badawi & Associates, Certified Public Accountants.

As stated in the report, no deficiencies in internal control over financial reporting or compliance considered to be material weaknesses were identified and the City complied, in all material respects, with compliance requirements.

ATTACHMENTS

A. City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2019.

City of Antioch

Antioch, California

Single Audit Reports

For the fiscal year ended June 30, 2019

City of Antioch
Single Audit Reports
For the fiscal year ended June 30, 2019

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**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING
AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL
STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS**

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Antioch, California (City), as of and for the year ended June 30, 2019, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated December 3, 2019.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered City's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of City's internal control. Accordingly, we do not express an opinion on the effectiveness of City's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

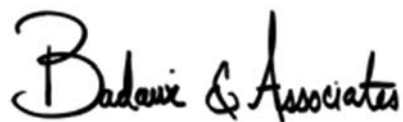
To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California
Page 2

Compliance and Other Matters

As part of obtaining reasonable assurance about whether City's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi and Associates
Certified Public Accountants
Berkeley, California
December 3, 2019



INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California

Report on Compliance for Each Major Federal Program

We have audited the City of Antioch (City)'s compliance with the types of compliance requirements described in the *OMB Compliance Supplement* that could have a direct and material effect on each of the City's major federal programs for the year ended June 30, 2019. The City's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

Management's Responsibility

Management is responsible for compliance with federal statutes, regulations, and the terms and conditions of its federal awards applicable to its federal programs.

Auditor's Responsibility

Our responsibility is to express an opinion on compliance for each of the City's major federal programs based on our audit of the types of compliance requirements referred to above. We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Those standards and the Uniform Guidance require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the City's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances.

We believe that our audit provides a reasonable basis for our opinion on compliance for each major federal program. However, our audit does not provide a legal determination of the City's compliance.

Opinion on Each Major Federal Program

In our opinion, the City of Antioch complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the year ended June 30, 2019.

Other Matters

The results of our auditing procedures disclosed instances of noncompliance which are required to be reported in accordance with the Uniform Guidance and which are described in the accompanying schedule of findings and questioned costs as items 2019-001, 2019-002 and 2019-003. Our opinion on each major federal program is not modified with respect to these matters.

City's response to the noncompliance findings identified in our audit is described in the accompanying schedule of findings and questioned costs. City's response was not subjected to the auditing procedures applied in the audit of compliance and, accordingly, we express no opinion on the response.

Report on Internal Control Over Compliance

Management of the City is responsible for establishing and maintaining effective internal control over compliance with the types of compliance requirements referred to above. In planning and performing our audit of compliance, we considered the City's internal control over compliance with the types of requirements that could have a direct and material effect on each major federal program to determine the auditing procedures that are appropriate in the circumstances for the purpose of expressing an opinion on compliance for each major federal program and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the City's internal control over compliance.

A deficiency in internal control over compliance exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. *A material weakness in internal control over compliance* is a deficiency, or combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected, on a timely basis. *A significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

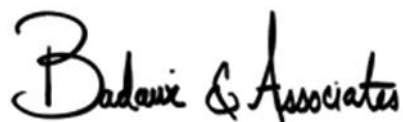
Our consideration of internal control over compliance was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies and therefore, material weaknesses or significant deficiencies may exist that have not been identified. We did identify certain deficiencies in internal control over compliance, as described in the accompanying schedule of findings and questioned costs as items 2019-001, 2019-002 and 2019-003 that we consider to be significant deficiency.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California
Page 3

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

We have audited the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City, as of and for the year ended June 30, 2019, and the related notes to the financial statements, which collectively comprise the City's basic financial statements. We issued our report thereon dated December 3, 2019, which contained unmodified opinions on those financial statements. Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. The accompanying schedule of expenditures of federal awards is presented for purposes of additional analysis as required by the Uniform Guidance and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the schedule of expenditures of federal awards is fairly stated in all material respects in relation to the basic financial statements as a whole.



Badawi and Associates
Certified Public Accountants
Berkeley, California
March 27, 2020, except for the schedule of expenditures of
Federal awards, which is as of December 3, 2019

City of Antioch
Single Audit Reports
Schedule of Expenditures of Federal Awards
For the fiscal year ended June 30, 2019

Program Name	CFDA Number	Grantor/Pass- Through Entity Grant Number	Program Expenditures	Subrecipient Payments
Federal Awards				
U.S. Department of Housing and Urban Development:				
<i>Direct Programs</i>				
CDBG-Entitlement Grants Cluster				
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-18-MC06-0045	\$ 420,966	165,059
Total Community Development Block Grant Cluster			<u>420,966</u>	<u>165,059</u>
Total U.S. Department of Housing and Urban Development			<u>420,966</u>	<u>165,059</u>
U.S. Department of Interior:				
<i>Passed through the California Department of Fish and Wildlife</i>				
Cooperative Endangered Species Conservation Fund	15.615	F14AP00950	443,752	-
Total U.S. Department of Interior			<u>443,752</u>	<u>-</u>
U.S. Department of Justice:				
<i>Direct Programs</i>				
Bulletproof Vest Partnership Program	16.607	2018-BO-BX-18093889	10,727	-
Public Safety Partnership and Community Policing Grants	16.710	2014UMWX0004	16,143	-
Federal Asset Forfeiture Equitable Sharing Program	16.922	N/A	13,980	-
<i>Passed through the Contra Costa County, Office of Sheriff</i>				
Edward Byrne Memorial Justice Assistance Grant Program	16.738	2016-DJ-BX-0539	41,828	-
Total U.S. Department of Justice			<u>82,678</u>	<u>-</u>
Sub Total Federal Expenditures			<u>\$ 947,396</u>	<u>\$ 165,059</u>

See Notes to Schedule of Expenditures of Federal Awards.

City of Antioch
Single Audit Reports
Notes to the Schedule of Expenditures of Federal Awards
For the fiscal year ended June 30, 2019

1. REPORTING ENTITY

The City of Antioch (City) was incorporated under the General Laws of the State of California and enjoys all the rights and privileges pertaining to such “General Law” cities. The City uses the City Council/Manager form of government. The financial reporting entity consists of (a) the primary government, the City, (b) organizations for which the primary government is financially accountable, and (c) other organizations for which the primary government is not accountable, but for which the nature and significance of their relationship with the primary government are such that exclusion would cause the reporting entity’s financial statements to be misleading or incomplete.

Component units are legally separate organizations for which the elected officials of the primary government are financially accountable. In addition, component units can be other organizations for which the primary government’s exclusion would cause the reporting entity’s financial statements to be misleading or incomplete.

The following component units are included in the basic financial statements of the City.

- Public Financing Authority

2. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Basis of Accounting

Funds received under the various grant programs have been recorded within general, special revenue, and capital projects funds of the City. The City utilizes the accrual basis of accounting for these funds. Expenditures of federal awards reported on the Schedule of Expenditures of Federal Awards (Schedule) are recognized when incurred.

Schedule of Expenditures of Federal Awards

The accompanying Schedule presents the activity of all federal financial assistance programs of the City. Federal financial assistance received directly from federal agencies as well as federal financial assistance passed through the State of California and other local agencies.

The Schedule was prepared only from the accounts of various grant programs and, therefore, does not present the financial position or results of operations of the City.

Pass-Through Entities’ Identifying Number

When federal awards were received from a pass-through entity, the Schedule shows, if available, the identifying number assigned by the pass-through entity. When no identifying number is shown, the City determined that no identifying number is assigned for the program or the City was unable to obtain an identifying number from the pass-through entity.

Indirect Costs

The City did not elect to use the 10% de minimis indirect cost rate.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs
For the fiscal year ended June 30, 2019

Section I - Summary of Auditors' Results

Financial Statements

Types of auditors' report issued:	Unmodified
Internal control over financial reporting:	
• Material weakness identified?	No
• Significant deficiency identified?	None noted
Any noncompliance material to the financial statements noted?	No

Federal Awards

Internal control over major programs:	
• Material weakness identified?	No
• Significant deficiencies identified?	Yes
Type of auditor's report issued on compliance for major programs	Unmodified
Any audit findings disclosed that are required to be reported in accordance with section 200.516(a) of the Uniform Guidance?	Yes

Identification of major programs:

<u>CFDA Number(s)</u>	<u>Name of Federal Program or Cluster</u>	<u>Expenditures</u>
15.615	Cooperative Endangered Species Conservation Fund	\$ 443,752
	Total Expenditures of All Major Federal Programs	<u>443,752</u>
	Total Expenditures of Federal Awards	\$ <u>947,396</u>
	Percentage of Total Expenditures of Federal Awards	<u>47%</u>

Dollar threshold used to distinguish between type A and type B program \$750,000

Auditee qualified as low-risk auditee under section 200.520? Yes

**City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the fiscal year ended June 30, 2019**

Section II – Financial Statements Findings

No financial statement findings were noted.

Section III – Federal Award Findings and Questioned Costs

Finding: 2019-001

Awarding Agency	U.S. Department of Interior
Passed through	California Department of Fish and Wildlife
Program	Cooperative Endangered Species Conservation Fund
CFDA#	15.615

Criteria:

Per 2 CFR section 200.502(b), “the auditee must also prepare a schedule of expenditures of Federal awards for the period covered by the auditee's financial statements which must include the total Federal awards expended as determined in accordance with § 200.502 Basis for determining Federal awards expended.”

Per 2 CFR section 200.502, “the determination of when a Federal award is expended must be based on when the activity related to the Federal award occurs.”

Condition:

During our audit, we noted that the City had federal awards expended in fiscal year 2018 which were not reported on the Schedules of Expenditures of Federal Awards covering fiscal year 2018.

Cause:

The Federal awards expenditures were reported on the SEFA when the reimbursement requests were submitted rather than when the activity related to the Federal award occurred.

Questioned Costs:

Total federal awards expended under Cooperative Endangered Species Conservation Fund but not reported on the SEFA in fiscal year 2018 were \$187,425.52.

Context and Effect:

The Schedules of Expenditures of Federal Awards for fiscal year 2018 did not report all federal awards expended during this fiscal years as per the criteria above. These expenditures were also excluded in the current year SEFA.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the Year Ended June 30, 2019

Recommendation:

We recommend that the City change its process of preparing the SEFA to ensure that all federal awards expended are reported accurately and timely as prescribed per federal regulations.

Management Response:

The Finance Department has communicated to City departments with grants the process for notifying Finance in a timely manner of grant expenditures and the processing of grant invoices through the Finance Department and working with Finance regularly throughout the fiscal year to ensure expenditures are monitored. Departments that use any third parties to assist with grant reporting will regularly monitor the third party contractor and provide Finance information in a timely manner to ensure accurate reporting of grant expenditures occurs.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the Year Ended June 30, 2019

Finding: 2019-002

Awarding Agency	U.S. Department of Interior
Passed through	California Department of Fish and Wildlife
Program	Cooperative Endangered Species Conservation Fund
CFDA#	15.615

Criteria:

Per 2 CFR section 225 App. A, Paragraph C.1.d, "to be allowable under Federal awards, costs must meet the following general criteria:

Conform to any limitations or exclusions set forth in these principles, Federal laws, terms and conditions of the Federal award, or other governing regulations as to types or amounts of cost items."

Condition:

During our audit, we noted that per the agreement between the State of California as the pass-through entity and the City, only expenditures relating to vendor ICF Jones & Stokes can be reimbursed by the Federal Cooperative Endangered Species Conservation Fund. However, the City claimed and received reimbursement of \$22,377 from the Cooperative Endangered Species Conservation Fund for expenditures relating to a different vendor not authorized per the grant agreement. We have also noted that the same situation occurred in prior years and the amount reimbursed in prior years that was not authorized was \$13,618.87

Caused:

The City did not have sufficient controls in place to ensure that only allowable expenditures are claimed for reimbursement against the Federal grant

Questioned Costs:

Total federal awards expenditure incurred, claimed and reimbursed relating to unauthorized vendors under the Cooperative Endangered Species Conservation Fund program was \$22,377 during fiscal year 2019. In addition, \$13,618.87 of expenditures incurred in fiscal year 2018 and claimed and reimbursed during fiscal year 2019 were also relating to unauthorized vendors

Context and Effect:

The City was not in full compliance with the allowable costs and cost principles compliance requirement of the program.

Recommendation:

We recommend the City establish more effective internal control to ensure the compliance requirements of the allowable costs are met.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the Year Ended June 30, 2019

Management Response:

For this grant, the City's Community Development Department had utilized a consultant to compile all federal portion and grant match expenditures as well as prepare the reimbursement requests to the California Department of Fish and Wildlife. The City's Finance and Community Development Department have since met and established procedures to ensure all grant expenditures are reviewed closely against grant requirements by City staff before reimbursement requests are submitted.

**City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the Year Ended June 30, 2019**

Finding: 2019-003

Awarding Agency	U.S. Department of Interior
Passed through	California Department of Fish and Wildlife
Program	Cooperative Endangered Species Conservation Fund
CFDA#	15.615

Criteria:

According to the executed agreement between the City and the California Department of Fish and Wildlife, the City is required to submit Final Report for the Cooperative Endangered Species Conservation Fund by February 15, 2019

Condition:

The City did not submit the Final Report before the report due date. The Final report was submitted on Feb 28, 2019

Caused:

The City does not have effective controls in place to ensure the grant reporting compliance requirement are met.

Questioned Costs:

No questioned costs were noted for noncompliance with the reporting compliance requirement.

Context and Effect:

Because of this deficiency, the City is not in full compliance with the reporting compliance requirement.

Recommendation:

We recommend the City implement effective controls over grant reporting to ensure all program reports are submitted in a timely manner.

Management Response:

City departments working with grants will outline key dates in grant documents when received to ensure all reporting is done timely and accurately.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the Year Ended June 30, 2019

Section IV - Prior Year Financial Statements Findings

No financial statement findings were noted.

Section V - Prior Year Findings and Questioned Costs - Major Federal Award Program Audit


No findings or questioned costs were noted.


CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Junming Li, Junior Engineer 

REVIEWED BY: Scott Buenting, Project Manager 

APPROVED BY: Balwinder Grewal, Interim Public Works Director/City Engineer

SUBJECT: Acceptance of Work and Notice of Completion for the Community Development Block Grant Downtown Roadway Pavement Rehabilitation, Phase 8, (P.W. 678-8)

RECOMMENDED ACTION

It is recommended that the City Council adopt a resolution accepting work and authorizing the City Manager or designee to file a Notice of Completion for the Community Development Block Grant ("CDBG") Downtown Roadway Pavement Rehabilitation, Phase 8 ("Project").

FISCAL IMPACT

The 2019-20 Capital Improvement Budget includes \$1,090,000 of CDBG program funds for construction, engineering, inspection, testing and contract administration of the Project.

DISCUSSION

On October 22, 2019, the City Council awarded a contract to Graniterock in the amount of \$859,372 for removal and replacement of asphalt concrete over the full width of the roadways of West Seventh Street from A to D Streets and B, C and D Streets between West Sixth Street to West Eighth Street. The intersection of West Seventh Street at the B and C Street were fully reconstructed and eight new curb ramps were installed. Deteriorating, damaged and uneven concrete curb, gutter, sidewalk and driveway approaches adjacent to the roadways were replaced and various storm drainage improvements were performed.

On February 11, 2020 the City Council authorized an amendment to expand the limits of rehabilitation to include B, C and D Streets between West Eighth and West Tenth Streets and increased the CDBG funding for the contract in the amount of \$190,000 for a total contract amount of \$1,049,372.

All work on the Project was completed on April 16, 2020 at a final contract price of \$1,035,253.97.

ATTACHMENTS

A: Resolution

B: Notice of Completion

ATTACHMENT "A"

RESOLUTION NO. 2020/**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
ACCEPTING WORK AND AUTHORIZING THE CITY MANAGER OR DESIGNEE
TO FILE A NOTICE OF COMPLETION FOR THE
COMMUNITY DEVELOPMENT BLOCK GRANT DOWNTOWN ROADWAY
PAVEMENT REHABILITATION, PHASE 8
(P.W. 678-8)**

WHEREAS, on October 22, 2019, the City Council awarded a contract to Graniterock in the amount of \$859,372 for the removal and replacement of asphalt concrete over the full width of the roadways of West Seventh Street from A to D Streets and B, C, and D Streets between West Sixth Street to West Eighth Street;

WHEREAS, the intersection of West Seventh Street at B Street and C Street were fully reconstructed and eight new curb ramps were installed;

WHEREAS, deteriorating, damaged and uneven concrete curb, gutter, sidewalk and driveway approaches adjacent to the roadways were replaced and various storm drainage improvements were performed;

WHEREAS, on February 11, 2020, the City Council authorized an amendment to expand the limits of rehabilitation to include B, C, and D Streets between West Eighth and West Tenth Streets and increased the Community Development Block Grant funding for the contract in the amount of \$190,000 for a total contract amount of \$1,049,372; and

WHEREAS, all work on the Project was completed on April 16, 2020 at a final contract price of \$1,035,253.97 in accordance with plans and specifications referred to therein.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Antioch, that:

1. The work on the Project is hereby completed and accepted.
2. The City Manager or designee is authorized to execute and file for record with the County Recorder, County of Contra Costa, a Notice of Completion thereof for the Project.

* * * * *

RESOLUTION NO. 2020/**

May 26, 2020

Page 2

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof held on the 26th day of May, 2020 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH

ATTACHMENT "B"

**RECORDED AT THE REQUEST
OF:**
CITY OF ANTIOCH, CA

WHEN RECORDED MAIL TO:
CITY OF ANTIOCH
CAPITAL IMPROVEMENTS DIVISION
P.O. BOX 5007
ANTIOCH, CA 94531
(925) 779-7050

THIS SPACE FOR RECORDER'S USE ONLY

**NOTICE OF COMPLETION FOR THE
COMMUNITY DEVELOPMENT BLOCK GRANT DOWNTOWN ROADWAY
PAVEMENT REHABILITATION, PHASE 8
IN THE CITY OF ANTIOCH
(P.W. 678-8)**

NOTICE IS HEREBY GIVEN:

1. That the interest or estate stated in paragraph 3 herein the real property herein described is owned by: City of Antioch, 200 H Street, Antioch, California 94509.
2. That the full name and address of the Owner of said interest or estate, if there is only one Owner, and that the full names and addresses of all the co-owners who own said interest or estate as tenants in common, as joint tenants, or otherwise, if there is more than one owner, are set forth in the preceding paragraph.
3. That the nature of the stated owner, or if more than one owner, then of the stated owner and co-owners is: In fee.
4. That on April 16, 2020 the work and improvements hereinafter described, the contract for which was entered into by and between the City of Antioch and Graniterock was completed.
5. The surety for said project was Western Surety Company.
6. This project consisted of removal and replacement of the asphalt concrete over the full width of the roadways of West Seventh Street from 'A' to 'D' Streets and 'B', 'C' and 'D' Streets between West Sixth Street to West Tenth Street, as well as curb, gutter, sidewalk and driveway approaches adjacent to the roadways were replaced and various storm drainage improvements were performed.

**THE UNDERSIGNED STATES UNDER PENALTY OF
PERJURY THAT THE ABOVE IS TRUE AND CORRECT**

Date


Balwinder Grewal, P.E.
Interim Public Works Director/City Engineer
City of Antioch


CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Vicky Lau, Junior Engineer 

REVIEWED BY: Scott Buenting, Project Manager 

APPROVED BY: Balwinder Grewal, Interim Public Works Director/City Engineer

SUBJECT: Acceptance of Relinquished Right of Way from the State of California Department of Transportation

RECOMMENDED ACTION

It is recommended that the City Council adopt a resolution accepting relinquished right of way from the State of California Department of Transportation and authorizing the City Attorney to sign the certificate of acceptance.

FISCAL IMPACT

The approval of this amendment will result in the City acquiring five (5) segments of roadway and taking responsibility for maintenance of the relinquished right of way as part of the existing Freeway Maintenance Agreement.

DISCUSSION

On May 24, 2011, as part of the Highway 4 expansion, the City of Antioch and the State of California entered into a Freeway Maintenance Agreement (Attachment B). This agreement includes provisions for the City of Antioch to accept title of relocated or reconstructed city roads, any frontage roads and other local roads constructed as part of the project, upon relinquishment from the State of California and a written notice that the work thereon has been completed.

Staff has reviewed the proposed relinquishment and the Initial Site Assessments were completed on the following dates:

- 1) Relinquishment No. 56134, Segment 1, on May 20, 2019 (Attachment 'C')
- 2) Relinquishment No. 56138, Segment 1, on March 14, 2019 (Attachment 'D')
- 3) Relinquishment No. 56138, Segment 2, on March 15, 2019 (Attachment 'E')
- 4) Relinquishment No. 56139, Segment 1, on March 20, 2019 (Attachment 'F')
- 5) Relinquishment No. 56139, Segment 2 on March 21, 2019 (Attachment 'G')

No environmental updates were found on these parcels. All work has been completed on the proposed relinquishments and Staff recommends the right of way be accepted by the City.

ATTACHMENTS

- A. Resolution
- B. Freeway Maintenance Agreement dated May 24, 2011
- C. Initial Site Assessment for Relinquishment REL-56134 Segment 1
- D. Initial Site Assessment for Relinquishment REL-56138 Segment 1
- E. Initial Site Assessment for Relinquishment REL-56138 Segment 2
- F. Initial Site Assessment for Relinquishment REL-56139 Segment 1
- G. Initial Site Assessment for Relinquishment REL-56139 Segment 2

ATTACHMENT "A"

RESOLUTION NO. 2020/**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
AUTHORIZING THE CITY COUNCIL TO ACCEPT
RELINQUISHMENTS 56134, 56138, AND 56139 FROM THE STATE OF
CALIFORNIA DEPARTMENT OF TRANSPORTATION**

WHEREAS, the State of California has acquired right-of-way for and has constructed collateral facilities in the City of Antioch along Highway 4;

WHEREAS, on May 24, 2011, the City of Antioch and the State of California entered into a Freeway Maintenance Agreement authorizing the City to accept any previously acquired right-of-way by the State of California upon relinquishment;

WHEREAS, the State of California has decided to relinquish parcels back to the City of Antioch; and

WHEREAS, the City has reviewed all Initial Site Assessments for the parcels and found said parcels are of satisfactory condition to accept.

NOW, THEREFORE, BE IT RESOLVED that the recitals above are true and correct and that the City Council of the City of Antioch hereby accepts relinquishments 56134, 56138, and 56139 from the State of California.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 26th day of May 2020, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

**ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH**

ATTACHMENT "B"

04-CC-4-PM 25.0/R29.5
In the City of Antioch
From 160 ft West of Century Blvd
To 0.6 mi East of Hillcrest Avenue

FREEWAY AGREEMENT

THIS AGREEMENT, made and entered into on this 24th day of May, 2011, by and between the STATE OF CALIFORNIA acting by and through the Department of Transportation (herein referred to as "STATE"), and the City of Antioch (herein referred to as "CITY"),

WITNESSETH:

WHEREAS, the highway described above has been declared freeway by Resolution of the California Highway Commission on May 18, 1949; and

WHEREAS, STATE and CITY have entered into a Freeway Agreement dated March 1, 1965, relating to that portion of State Highway Route 4 from the west city limits to the east city limits; and

WHEREAS, STATE and County of Contra Costa have entered into a Freeway Agreement dated January 5, 1966, relating to that portion of State Highway Route 4 from 0.3 mile East of "A" Street and State Highway Route 160; and

WHEREAS, CITY has subsequently annexed certain areas including portions of such freeway covered by said Freeway Agreement dated January 5, 1966, with County of Contra Costa; and

WHEREAS, STATE and CITY have entered into a Freeway Agreement dated September 13, 1994, relating to that portion of State Highway Route 4 from Standard Oil Avenue to 0.5 mile east of Somersville Road; and

WHEREAS, a revised plan map for such freeway has been prepared showing the proposed plan of the STATE as it affects streets of the CITY; and

WHEREAS, it is the mutual desire of the parties hereto to enter into a new Freeway Agreement in accordance with the revised plan of said freeway;

NOW, THEREFORE, IT IS AGREED:

1. This Agreement supersedes that in their entireties of said Freeway Agreements related to State Highway Route 4 dated March 1, 1965, January 5, 1966, and September 13, 1994.

2. CITY agrees and consents to the closing of CITY roads, relocation of CITY roads, construction of frontage roads and other local roads, and other construction affecting CITY

roads, all as shown on the plan map attached hereto, marked Exhibit A, and made a part hereof by reference.

3. The obligations of STATE and CITY with respect to the funding and construction of the freeway project will always be dealt with in separate Cooperative Agreement(s) between the parties, and any amendments thereto, or Encroachment Permits issued to CITY. The parties responsible for the construction of the freeway shall make any changes affecting CITY roads only in accordance with the plan map attached hereto, marked Exhibit A.

4. The obligations of STATE and CITY with respect to the acquisition of the rights of way required for the construction, reconstruction, or alteration of the freeway and CITY roads, frontage roads, and other local roads will always be dealt with in separate Cooperative Agreement(s) between the parties, and any amendments thereto or Encroachment Permits issued to CITY.

5. It is understood between the parties that the rights of way may be acquired in sections or units, and that both as to the acquisition of right of way and the construction of the freeway project, the obligations of STATE and CITY hereunder shall be carried out at such time and for such unit or units of the project as funds are budgeted and made lawfully available for such expenditures.

6. CITY will accept control and maintenance over each of the relocated or reconstructed CITY roads, any frontage roads, and other local roads constructed as part of the project, on receipt of written confirmation that the work thereon has been completed, except for any portion which is adopted by STATE as a part of the freeway proper. If acquired by STATE, CITY will accept title to the portions of such roads lying outside the freeway limits upon relinquishment by STATE.

7. This Agreement may be modified at any time by the mutual consent of the parties hereto, as needed to best accomplish, through STATE and CITY cooperation, the completion of the whole freeway project for the benefit of the people of the STATE and of the CITY.

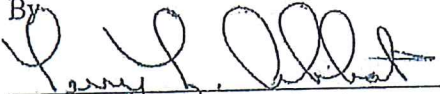
8. Execution of this Freeway Agreement does not constitute STATE's approval of interchange design features. Design exceptions, as required, are subject to STATE's prior approval.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their respective duly authorized officers.

STATE OF CALIFORNIA
Department of Transportation

MALCOLM DOUGHERTY
Acting Director of Transportation

By



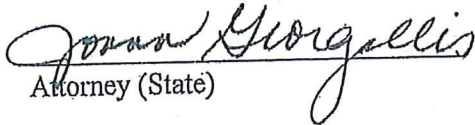
TERRY L. ABBOTT
Chief Design Engineer

CITY OF ANTIOCH



JIM JAKEL
City Manager

APPROVED AS TO FORM:



Attorney (State)

APPROVED AS TO FORM:



City Attorney

RESOLUTION NO. 2011/37

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH APPROVING
AND AUTHORIZING THE CITY MANAGER TO SIGN A FREEWAY AGREEMENT
BETWEEN THE CITY OF ANTIOCH AND THE STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION REGARDING THE STATE ROUTE 4
WIDENING PROJECT – FROM 160 FEET WEST OF CENTURY BOULEVARD TO 0.6
MILES EAST OF HILLCREST AVENUE (PROJECT 1407/3001)

WHEREAS, the State of California operating through its Department of Transportation has presented an agreement entitled "Freeway Agreement" that concerns State Route 4 Widening Project within the City of Antioch - from 160 feet west of Century Boulevard to 0.6 miles east of Hillcrest Avenue (Project 1407/3001); and

WHEREAS, the City Council has considered said agreement in full and is familiar with the contents thereof;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Antioch that said agreement is hereby approved and that the City Manager is hereby authorized and directed to sign said agreement between the City of Antioch and the State of California Department of Transportation regarding State Route 4 Widening Project within the City of Antioch - from 160 feet west of Century Boulevard to 0.6 miles east of Hillcrest Avenue (Project 1407/3001).

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 24th day of May 2011, by the following vote:

AYES: Council Members Kalinowski, Harper, Rocha, Agopian and Mayor Davis

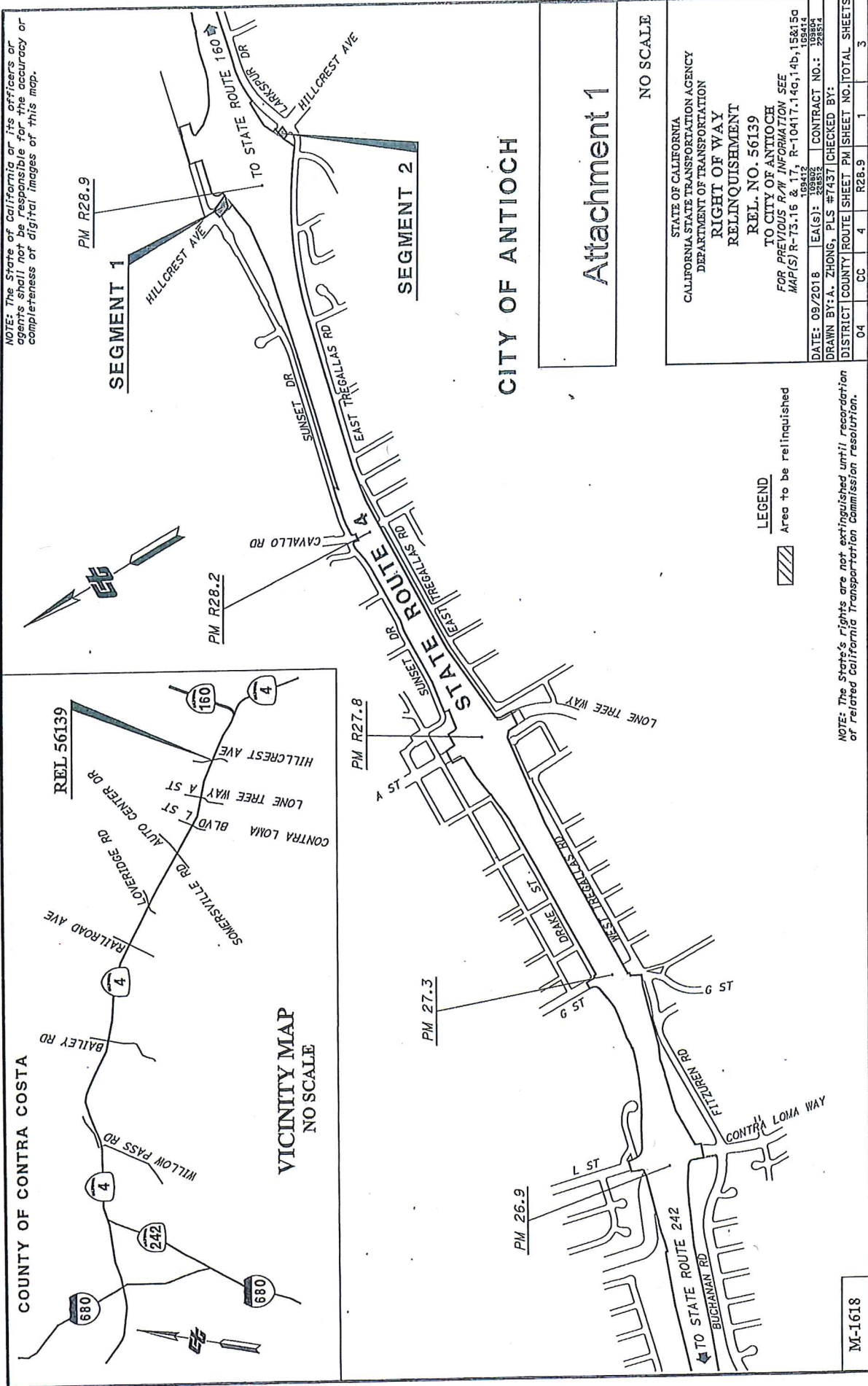
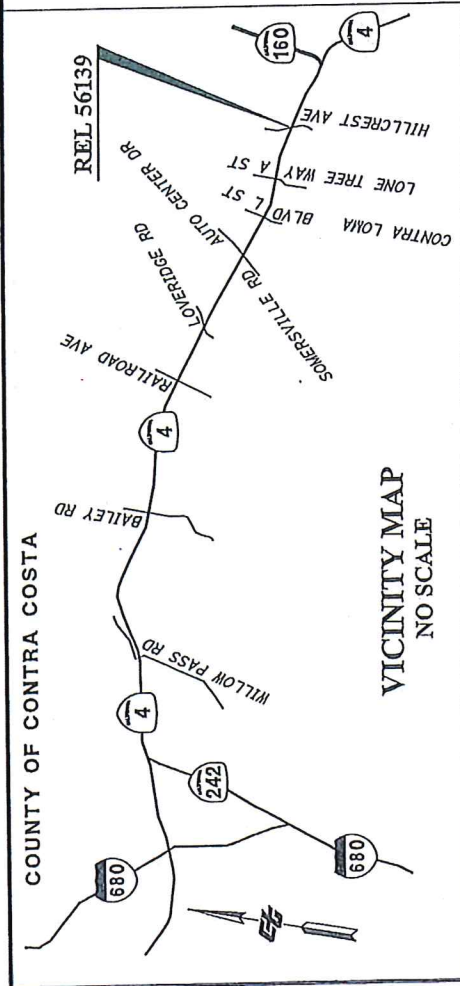
NOES: None

ABSENT: None



L. JOLENE MARTIN, City Clerk

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images on this map.



CITY OF ANTIOCH

Attachment 1

NO SCALE

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
**RIGHT OF WAY
 RELINQUISHMENT**
 REL. NO. 56139
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) R-73.16 & 17, R-10417.14G, 14b, 15&15a
 16&14
 16&14
 DATE: 09/2018 EA(S): 16&14, 16&14, 16&14 CONTRACT NO.: 228514
 DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY:
 DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
 04 CC 4 R28.9 1 3

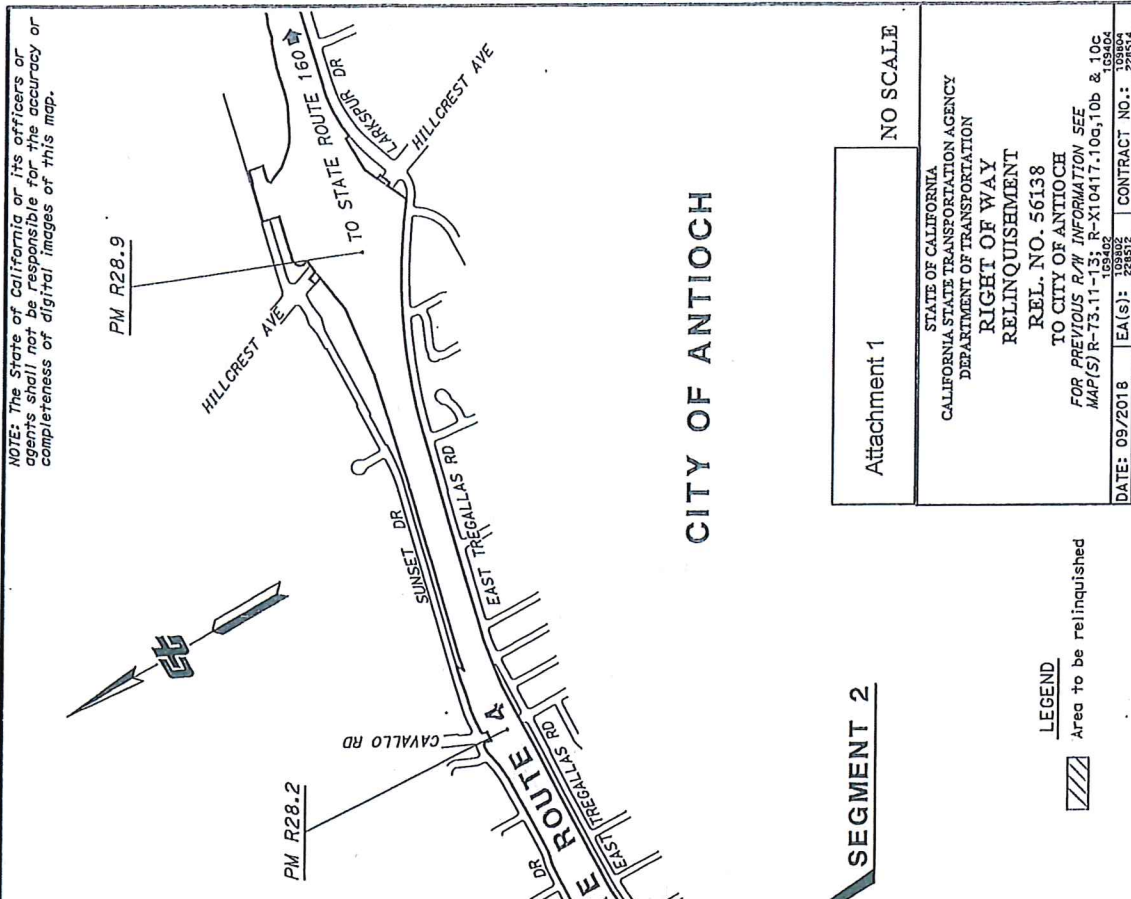
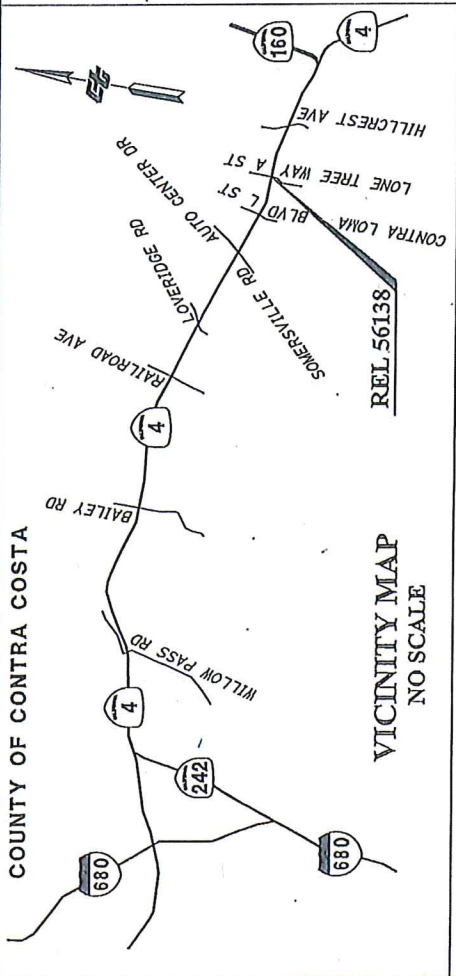
LEGEND
 Area to be relinquished

NOTE: The State's rights are not extinguished until recordation of Related California Transportation Commission resolution.

M-1618

PROJECT ID: 0400021104

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images on this map.



Attachment 1

NO SCALE

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
 RIGHT OF WAY
 RELINQUISHMENT
 REL. NO. 56138
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) R-73.11-13; R-X10417.10a, 10b & 10c

LEGEND
 [Hatched Box] Area to be relinquished

DATE: 09/2018 EA(S): 103402 224512 CONTRACT NO.: 103404 224514
 DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY:
 DISTRICT COUNTY ROUTE SHEET PM-SHEET NO. TOTAL SHEETS
 04 CC 4 R27.8 1 3

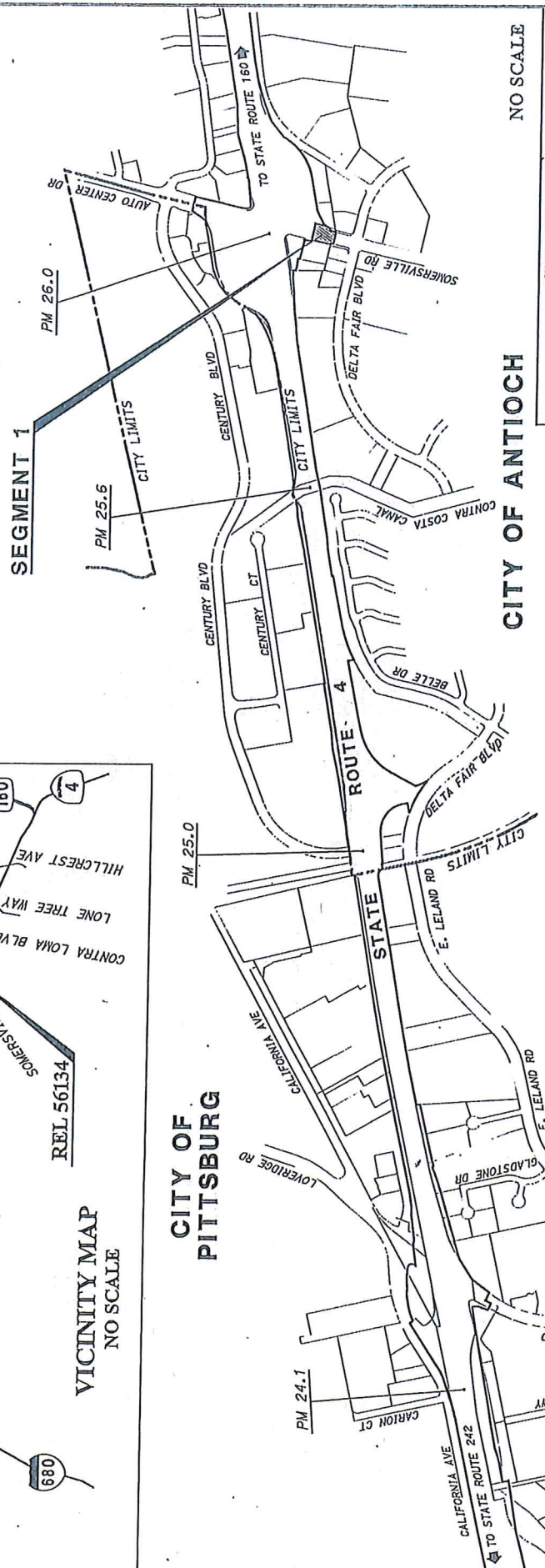
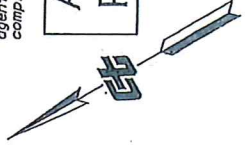
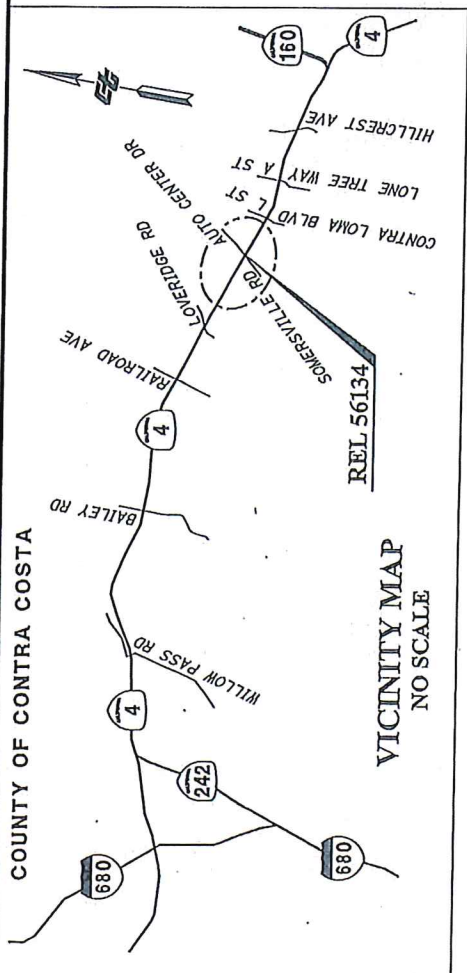
NOTE: The State's rights are not extinguished until recordation or related California Transportation Commission resolution.

MI-1617

PROJECT ID: 0400021080

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

Attachment 1
Page 1 of 2



LEGEND
 Area to be relinquished
 City Limits

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
 RIGHT OF WAY
 RELINQUISHMENT
 REL. NO. 56134
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) AX-1151-2, R-73-6 & R-10417-2S

DATE:	09/2018	EA(S):	151002	CONTRACT NO.:	228504
DRAWN BY:	A. ZHONG	PLS #	7437	CHECKED BY:	
DISTRICT	04	COUNTY	CC	SHEET	1
ROUTE	4	SHEET	26-0	TOTAL SHEETS	2

NOTE: The State's Rights are not extinguished until recordation of related California Transportation Commission resolution.

M-1613

PROJECT ID: 0400020038

ATTACHMENT "C"

State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Memorandum

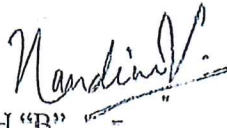
*Making Conservation
a California Way of Life.*

To: BONNITA CHIU
DISTRICT BRANCH CHIEF
OFFICE OF DESIGN CONTRA COSTA

Date: February 24, 2020

File: CC 4 PM 26.0

From: NANDINI VISHWANATH
BRANCH CHIEF
HAZARDOUS WASTE BRANCH "B"



Subject: ISA Update for Relinquishment REL-56134 Segment 1 ✓

This initial site assessment (ISA) update presents an assessment of known or potential hazardous-waste-related concerns pertaining to relinquishment REL-56134 Segment 1 located south of the Somersville Road Undercrossing on Contra Costa Route 4 at postmile 26.0 in the City of Antioch. The initial assessment was completed on May 20, 2019. This update includes new attachments and a review of the status of the nearby sites previously identified on GeoTracker and/or Envirostor. The Hazardous Waste Branch has no new findings to report in this ISA update.

Site Description

REL-56134-Segment 1 (Segment 1) consists of a 24,058.9 square foot portion of Somersville Road in Contra Costa County located between the intersection of Somersville Road and Delta Fair Boulevard and Route 4. Note that some maps show Auto Center Drive extending southward underneath Route 4 to Delta Fair Boulevard, but Google Earth's 2018 street-view imagery shows the portion of road south of Route 4 signed as Somersville Road. In this assessment, Segment 1 is assumed to be within Somersville Road. See Attachment 1.

Northbound Somersville Road, at Segment 1, consists of three northbound through lanes, one right-turn lane, and a paved shoulder; southbound Somersville Road consists of two southbound lanes, two left-turn lanes, a right-turn lane, and a paved shoulder; northbound and southbound lanes are separated by a dirt median.

The elevation of the site is approximately 74 feet above mean sea level (MSL).

Adjacent Parcels

Caltrans right of way borders the northeastern side of Segment 1.

Contra Costa County Assessor Parcel Number (APN) 074 122 045 is a 37,244 square foot parcel located northwest of Segment 1. APN 074 122 045 is owned by Diamond Properties and currently is the site of a Denny's restaurant located at 2006 Somersville Road in the city of Antioch. See Parcel "B" (41 PM 38-39) on page 2 of Attachment 1.

BONNITA CHIU
May 24, 2019
Page 2 of 8

APN 074 122 043 is a 17,076 square foot parcel located southwest of Segment 1 at 2010 Somersville Road. APN 074 122 043 is owned by Summit Assets LLC and appears to be used as a parking lot for the Chase bank located at 3206 Delta Fair Boulevard. Note that this parcel is the site of the former Shell-branded service station. See Attachment 1 and 7.

Caltrans easement No. 63189-1 borders the southern side of Segment 1. This easement is shown on Caltrans' CTrip data viewer but is not shown on page 2 of Attachment 1.

APN 076 431 011 is a 32,409 square foot parcel owned by 2009 Somersville LLC that touches the southeast corner of Segment 1. APN 076 431 011 is located at 2009 Somersville Road and is presently the site of an AutoZone auto-parts store. See Parcel "A" (67 PM 20-21) on page 2 of Attachment 1.

APN 076 431 012 is a 1.07-acre lot located southeast of Segment 1. APN 076 431 012 is located at 2005 Somersville Road and is presently the site of the Sporting Edge Ski & Marine – a powerboat sales facility owned by Michael and Paula Richardson. See Parcel "B" (67 PM 20-21) on page 2 of Attachment 1.

See Attachment 1 for the site location map for Segment 1.

Site History

The USGS historic topographic map for Collinsville, California dated 1918 and the topographic map for Mt. Diablo dated 1898 show an unnamed light-duty road (Somersville Road) connecting the coal-mining town of Somersville to the riverside town of Antioch. Other than this road, there were no structures shown at the site in 1918. North of the site the map shows the Southern Pacific Railroad (SPRR)'s San Francisco and New Orleans Line. See Attachment 2.

Aerial photo Flight ABC-56-42 dated August 25, 1937 shows no substantial development along Somersville Road between Buchanan Road, located to the south, and the SPRR tracks, located to the north of Segment 1. South of Buchanan Road is the oil tank farm shown on USGS's 1:31680-scale topographic map dated 1922. On either side of Somersville Road one can see numerous square structures, possibly sheds, dispersed evenly throughout the grassland. There are numerous linear paths through the grassland in a grid-line pattern. This imagery suggests that this area may have been developed as a water-well field.

From the 1860s to the 1920s the Town of Antioch had obtained most of its domestic water supply directly from the San Joaquin River. However, in 1920 the Town of Antioch filed a lawsuit against upstream irrigation districts alleging that their upstream water diversions were causing increased salinity intrusion at the Town of Antioch (City of Antioch, 2011). The dry period from 1917 to 1929 may have forced the Town of Antioch to develop water wells for an alternate water supply. In 1933, Governor James Rolph signed into state law the California Central Valley Project Act authorizing construction of structures and waterways including the Contra Costa Canal. In the 1940s the first water was delivered to the City of Pittsburg via the Contra Costa Canal (Contra Costa Water District).

USGS's 1:24,000-scale topographic map for Antioch (North) dated 1953 shows a 4-lane heavy-duty highway, labeled Route 4 and Route 24 in place at Somersville Road and extending eastward into Antioch.

Aerial Photo Flight BUU-1958 Frame 2V-172 dated August 10, 1958 shows the original Route 4 in place as well as what appears to be an at-grade intersection at Somersville Road. There do not appear to be any structures located next to Somersville Road. Delta Fair Boulevard is not present at this time. Most of the land on either side of the road remains undeveloped grassland. The numerous square structures observed in 1937 on either side of Somersville Road south of the SPRR tracks are not present in this photograph. See Attachment 3.

Right of Way Appraisal Map A-652.4 dated April 1962 shows that access had been previously acquired from V.P. Baker and others for future on and offramps to be constructed in the southeast corner of the intersection of Route 4 and Somersville Road.

Aerial photograph Flight CAS-65-130 Frame 13-103 dated May 17, 1965 shows an at-grade intersection at Route 4 and Somersville Road. Delta Fair Boulevard has been built west of Somersville Road and south of Route 4. In the western corner of the intersection of Delta Fair Blvd. and Somersville Road, a building and two accessory structures have been built that are interpreted to be a gasoline service station. The parcels immediately adjacent to this intersection remain undeveloped. See Attachment 4.

Aerial photograph Flight CAS_3069 Frame 8-22 dated March 31, 1971 shows Route 4 as a four-lane facility with separate undercrossing for the eastbound and westbound directions. The intersection has been improved and now provides a grade separation. Two loop offramps have been constructed for both eastbound and westbound directions. Adjacent to these offramps are onramps for both eastbound and westbound Route 4. The ramps are in the southeast quadrant and the northwest quadrant respectively. Multiple structures are present in all four corners of intersection of Somersville Road and Delta Fair Boulevard. These structures all could be interpreted as fuel service stations. Delta Fair Boulevard has been extended eastward about 200 yards and additional development has occurred in this area. See Attachment 5.

Aerial photograph Flight CAS-81081 Frame 1-10 dated March 31, 1981 shows that the L-shaped building on the east side of the intersection of Somersville Road and Delta Fair Boulevard was demolished and replaced with a rectangular building. The other three parcels located at the corners at this intersection remain unchanged; i.e., they all appear to be fuel-service stations. A new structure has been constructed west of Segment 1 that looks like the current Denny's restaurant. The structure, currently Chase Bank, located at 3206 Delta Fair Blvd. has also been constructed. The structure for the Sporting Edge is not seen in this photograph.

Caltrans bridge records indicate that the Somersville Road Undercrossing, Bridge No. 28-0398 (left and right), were built in 2013.

Google Earth imagery dated 2019 shows that a new offramp from eastbound Route 4 to Somersville Road has been built in the southwest quadrant of the intersection of Route 4 and Somersville Road. The former loop offramp from westbound Route 4 was demolished and the onramp to eastbound Route 4 re-aligned to intersect with the new offramp from eastbound Route 4. To the east of Segment 1, the building currently occupied by the Sporting Edge is present. The service station at the northwest corner of the intersection is no longer present. See Attachment 6.

Current Site Use

The site is presently a paved road known as Somersville Road in Antioch, California.

Hazardous Liquid Pipelines and Gas Pipelines

Pacific Gas and Electric's natural gas transmission pipeline data viewer does not show any lines located within or next to Segment 1 (PG&E).

The National Pipeline Mapping System (NPMS) public data viewer does not show any gas transmission pipelines or hazardous liquid pipelines within or adjacent to Segment 1 (NPMS, 2019).

Land Use Zoning

The Antioch Prospector data viewer indicates that the adjacent area is in the Western Antioch Commercial Focus Area.

Geology

The site is located within an area mapped as containing late Pleistocene alluvium consisting of sand, gravel, silt, and mud (USGS, 1997).

A site investigation performed at the former Shell Station located at 2010 described surface soil as interbedded layers of clay, silty clay, clayey silt, silt, sandy silty, silty sand, sand, gravelly sand, cemented sand, and stiff fine-grain sand to a total explored depth of 100-feet below the ground surface (Cambria, 2006).

Between April of 2004 and March of 2013, the distance to groundwater at monitoring well MW-7, the closest well to Somersville Road, was reported to range from 58.2 to 59.7 feet below the ground surface (CRA, 2013). Groundwater at the former Shell Station flows predominantly toward the southwest, but occasionally west and north/northeast (CRA, 2013).

Mineral Hazard Database Review

The site is not located within a geologic unit known to contain naturally-occurring asbestos.

There are no known gas wells, oil wells, or seeps mapped within or adjacent to Segment 1.

Aerially Deposited Lead

Tetraethyl lead was first added to gasoline, as an anti-knock additive, in the early 1920s. This gasoline additive reduced engine knock and improved engine performance. Not all of the lead

BONNITA CHIU

May 24, 2019

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(Pb) in the gasoline, however, remained within the engine. Approximately 75% of the Pb was discharged out the exhaust pipe in tiny particles that settled on and along California's highways (US EPA, 1986 p. 1-16).

The Pb that was discharged from motor vehicles and that accumulated in roadside soil is referred to as aerially-deposited lead (ADL). The use of "regular" leaded gasoline peaked in the mid-1970s. Starting January 1, 1992, Section 2253.4 "Lead in Gasoline," of the California Code of Regulations stated that no person shall sell or offer for sale a consumer gasoline additive containing lead unless the additive container bears a legend that the use of the additive in passenger cars is unlawful. Starting in January 1, 1994, California banned the sale or supply of gasoline produced with the use of any lead additive or which contained more than 0.050 gram of Pb per gallon of gasoline (CARB, 2014). The use of lead additives in gasoline in the United States continued until January 1, 1996 - when the Clean Air Act banned the use of leaded fuel for any on-road motor vehicle.

Due to the past use of leaded gasoline, the soil within this relinquishment might contain concentrations of lead (Pb) in excess of amounts that occur naturally in Bay Area soils; that exceed current risk-based site-screening criteria for residential sites; and that equal or exceed hazardous-waste threshold limits established by the State or Federal Government.

Caltrans is permitted to reuse lead-contaminated soil in new freeway embankments provided that the use of this soil meets the criteria in the Soil Management Agreement for Aerially Deposited Lead-Contaminated Soils.

Caltrans records ADL burial locations on a data viewer. This data viewer does not show that lead-contaminated soil was buried under Segment 1.

Chemically-Treated Wood

Wood products such as sign posts are commonly treated with chemical preservatives to protect the wood from insects, microorganisms, fungi, and other environmental conditions that can cause wood decay. Since treated wood contains elevated concentrations of hazardous chemicals, once these wood products are removed from service they must be managed under the alternative management standards developed by the California Department of Toxic Substances Control (DTSC). The alternative management standards for treated wood waste are codified in Title 22 of the California Code of Regulations, Division 4.5, Chapter 34, §66261.9.5.

Based upon recent Google Earth Street-View imagery, wooden sign posts are not within the area to be relinquished.

Thermoplastic and Painted Traffic Stripe and Pavement Markings

Traffic stripes are applied to the surface of the roadway to facilitate the safe and efficient movement of motor vehicles. White and yellow traffic stripes and pavement markings consist of either paint or thermoplastic, or a combination of both. Lead chromate (PbCrO₄) was used in the past for the yellow pigment for both types of yellow traffic striping (YTS).

On November 22, 1994 a memorandum of understanding was published between Caltrans and the California Air Resources Board (CARB) which established the phase-out of the use of C.I. Pigment Yellow 83 (lead-chromate) in traffic striping over concerns that lead and hexavalent chromium were being released into the environment throughout the service life of the traffic stripe. While the use of C.I. Pigment Yellow 83 was discontinued in waterborne painted YTS; the use of this pigment in thermoplastic YTS continued until 2004 when suitable alternatives became available to Caltrans.

Caltrans 2015 Standard Specification (SP) 14-11.12 applies to the removal of YTS that contains hazardous substances at a concentration that would result in the waste grindings being characterized as a hazardous waste. SP 14-11.12 specifies that the contractor use a vacuum equipped with a high-efficiency-particulate-air (HEPA) filter concurrently with the removal operations, or other equally effective approved methods for collection of the residue. The HEPA-filter-equipped vacuum ensures that YTS is removed without releasing potentially hazardous waste into the roadside environment.

SP 14-11.12 also requires that the contractor immediately contain the waste grindings as they are generated. Most contractors typically use a 55-gallon steel drum for storing YTS waste grindings. The drums of waste material are then sampled by the contractor and tested for waste characterization. Test data for drums sampled between 2003 and 2006 shows that most YTS waste grindings generated in District 4 during this time were characterized as a California-hazardous waste.

GeoTracker and Envirostor Database Review

The Regional Water Quality Control Board's GeoTracker database and the DTSC's Envirostor database were reviewed to identify known hazardous waste sites that may have impacted the site.

The following site(s) were found on GeoTracker that may be close enough to the relinquishment area to warrant further study.

- 1) Shell Service Station (T0601300768)
2010 Auto Center Drive (Formerly Somersville Road)
Antioch, CA 94509
Status: Completed – Case Closed as of 9/3/2014

- 2) Exxon Service Station No. 7-3982 (T0601300797)
2101 Somersville Road
Antioch, CA 94509
Status: Completed – Case Closed as of 8/12/1996

No DTSC cleanup sites were observed on the Envirostor data viewer that were thought to be close enough to have the potential to impact Segment 1.

Groundwater Monitoring Wells

The Office of Environmental Engineering maintains a GIS map of groundwater monitoring wells installed by Caltrans District 4 for monitoring contamination in groundwater. This data viewer

does not show any monitoring wells on Segment 1. GeoTracker, however, shows that there are groundwater monitoring wells located to the west of this relinquishment. See Attachment 7.

Findings

The following hazardous-waste-related items are known or suspected to occur at the site:

- 1) Lead-contaminated soil may exist along and/or underneath Segment 1 due to the historic use of the site as a roadway;
- 2) The site contains traffic striping and pavement markings that *may* contain chromium and/or lead at concentrations that could exceed hazardous waste threshold limits once removed from service;
- 3) The former Shell Station at 2010 "Auto Center Drive" (Somerville Road) is a known fuel release site. In 2013, methyl tertiary-butyl ether (MTBE), a historic fuel oxygenate, was detected at 66 µg/L in groundwater sampled from monitoring well MW-7 - the closest well to Segment 1. The Regional Water Quality Control Board's Tier 1 environmental screening level (ESL) for MTBE in groundwater is 5.0 µg/L. Tertiary-butyl alcohol (TBA) was detected at 94,000 µg/L in groundwater in MW-7. The Tier 1 ESL for TBA in groundwater is 12 µg/L (SF Bay RWQCB, 2019). See Attachment 3 for the well location map.

Limitations

The purpose of this memo is to document an evaluation of Caltrans' site-investigation reports and other easily obtainable information to support the relinquishment of state right of way. This memo is not meant to comply with ASTM Standard E1527 "Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process."

Attachment(s)

- (1) Map of Right of Way Relinquishment (REL) No. 56134 Segment 1 (2 pages)
- (2) USGS Topo Map 1916-1918
- (3) Aerial Photo 1958
- (4) Aerial Photo 1965
- (5) Aerial Photo 1971
- (6) CTIP Aerial Photo Showing REL 56134 Segment 1
- (7) Cambria's Well Location Map

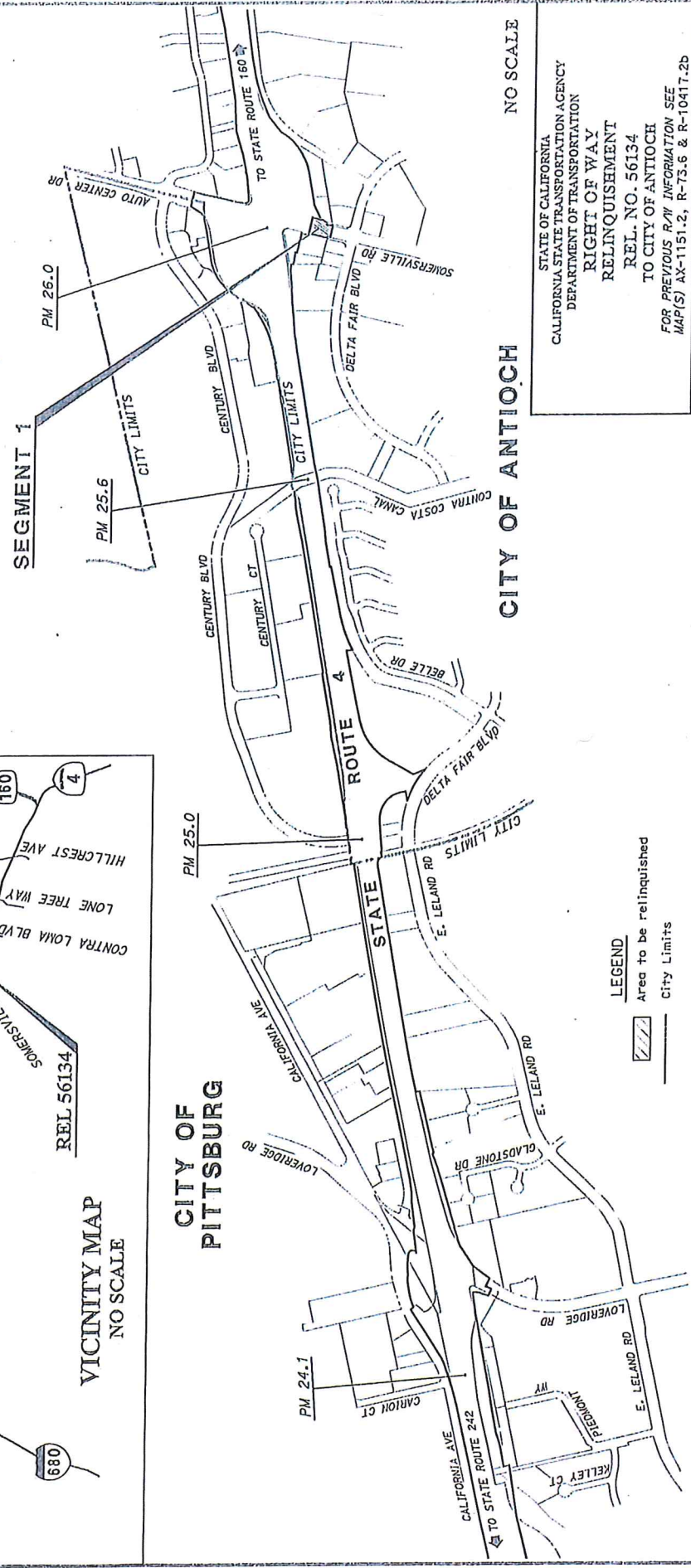
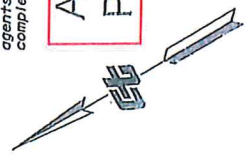
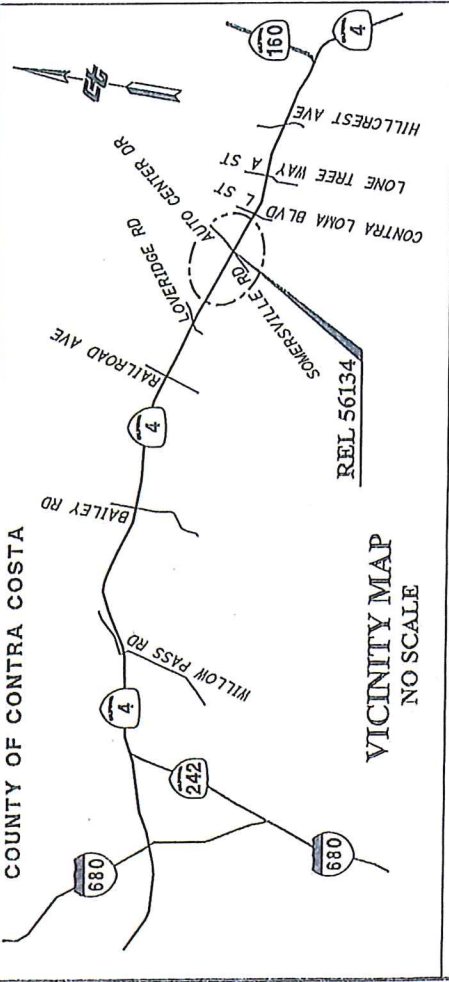
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NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

Attachment 1
Page 1 of 2



LEGEND
 Area to be relinquished
 City Limits

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
 RIGHT OF WAY
 RELINQUISHMENT
 REL. NO. 56134
 TO CITY OF ANTIPOCH
 FOR PREVIOUS RAW INFORMATION SEE
 MAP(S) AX-1151.2, R-73.6 & R-10417.2b

DATE:	09/2018	EA(S):	25852	CONTRACT NO.:	151804
DRAWN BY:	A. ZHONG, PLS #7437	CHECKED BY:	26868		
DISTRICT	04	COUNTY	CC	ROUTE	4
SHEET	26.0	SHEET NO.	1	TOTAL SHEETS	2

NOTE: The State's rights are not extinguished until recordation or related California Transportation Commission resolution.

M-1613

PROJECT ID: 0400020038

Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.0000992 to obtain ground distances. All distances are in feet unless otherwise noted.

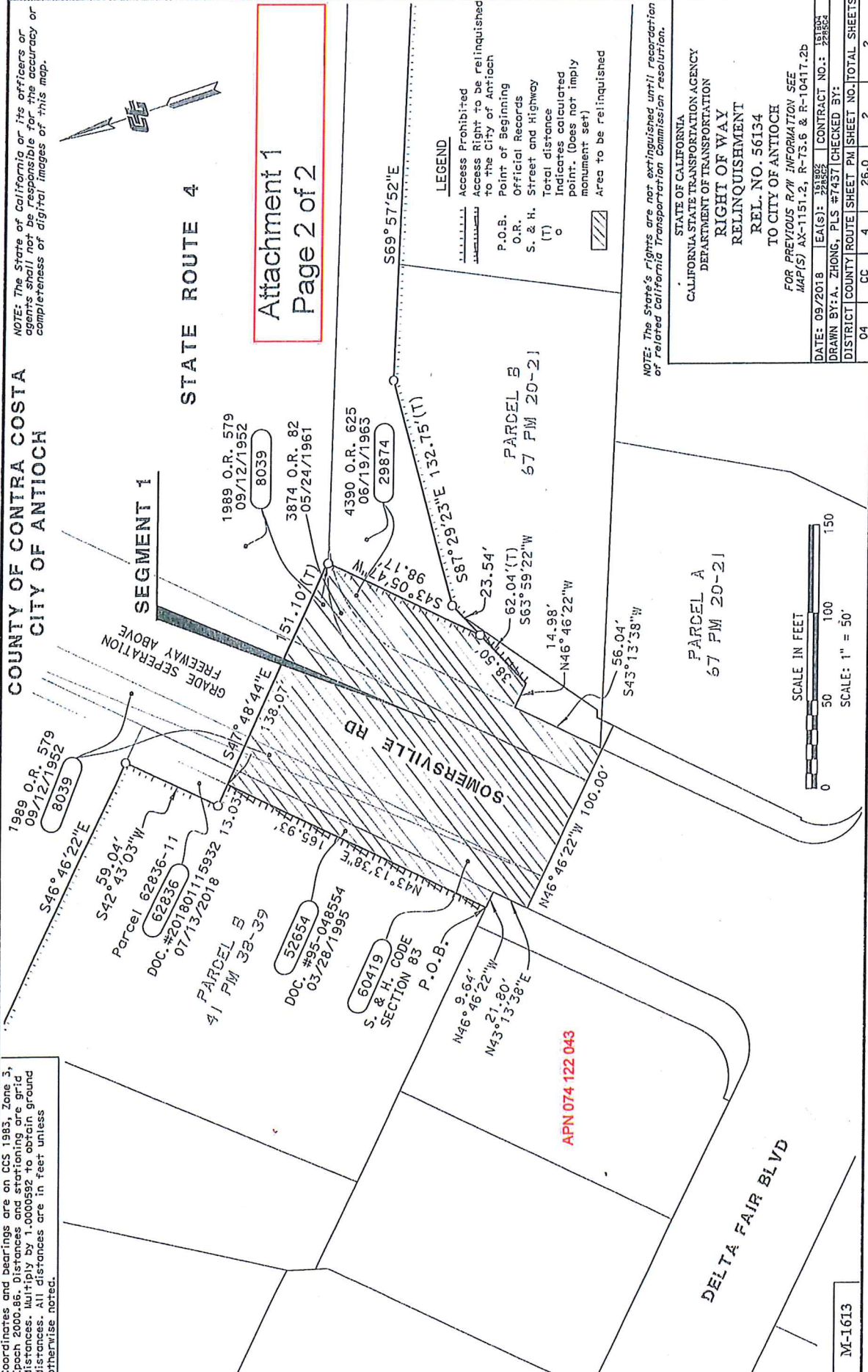
COUNTY OF CONTRA COSTA
CITY OF ANTIOCH

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



STATE ROUTE 4

Attachment 1
Page 2 of 2



NOTE: The State's rights are not extinguished until reclamation of related California Transportation Commission resolution.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
REL. NO. 56134
TO CITY OF ANTIOCH

FOR PREVIOUS R/W INFORMATION SEE
MAP(S) AX-1151.2, R-15.6 & R-10417.2B

DATE: 09/2018 EA(S): 151826 CONTRACT NO.: 1518264
DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY: 228584

DISTRICT	COUNTY	ROUTE	SHEET	NO.	TOTAL SHEETS
04	CC	4	26.0	2	2

PROJECT ID: 0400020035

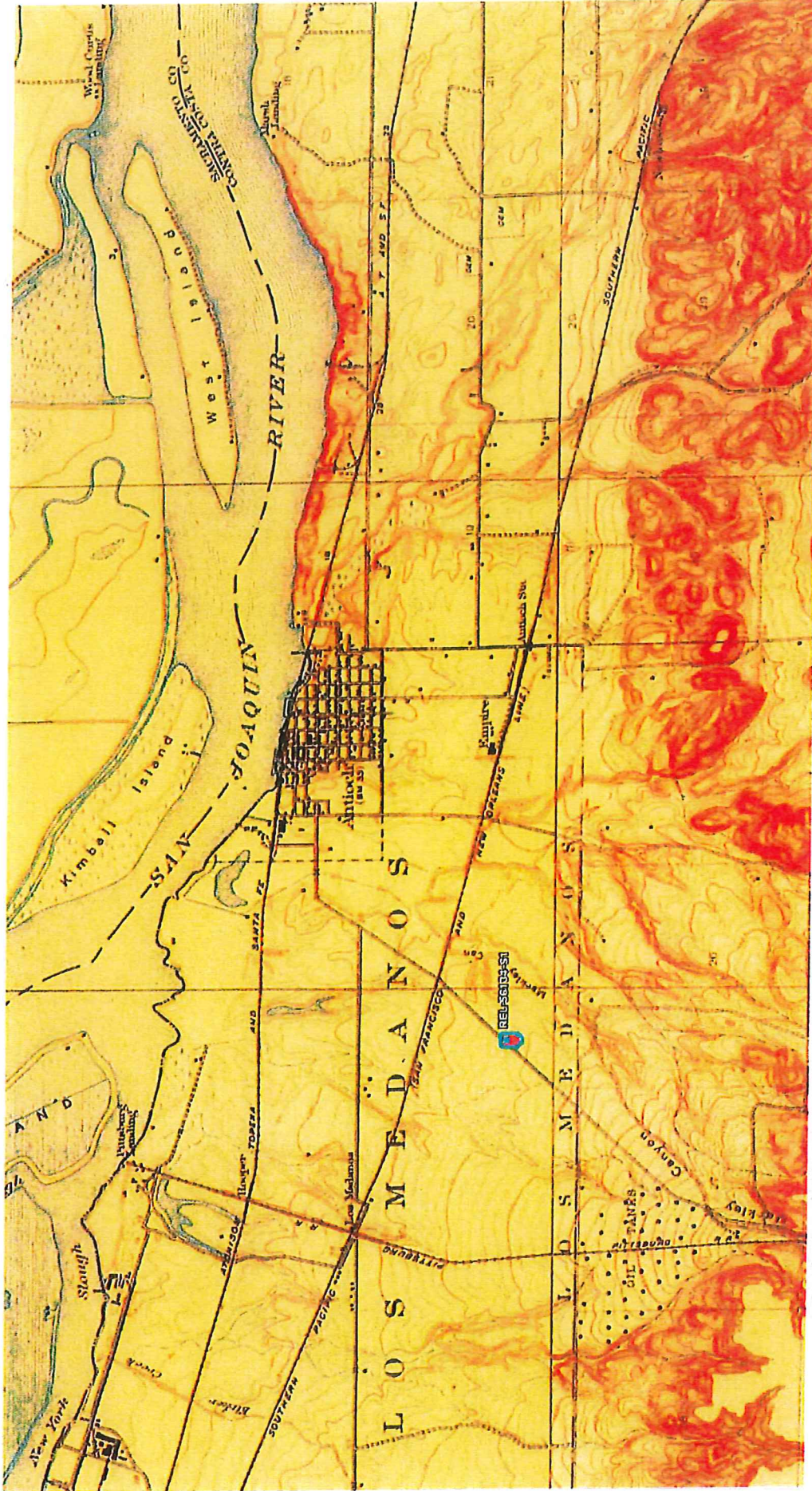


Image: USGS TOPO MAPS LONE TREE VALLEY 1916 AND COLLINSVILLE 1918
 Image Dates: 1916 - 1918
 Source: U.S. GEOLOGICAL SURVEY (USGS)
 By: P. Altherr on February 21, 2020



Attachment 2
 Caltrans REL-56134-S1
 CC Route 4 PM 26.0
 Antioch, CA

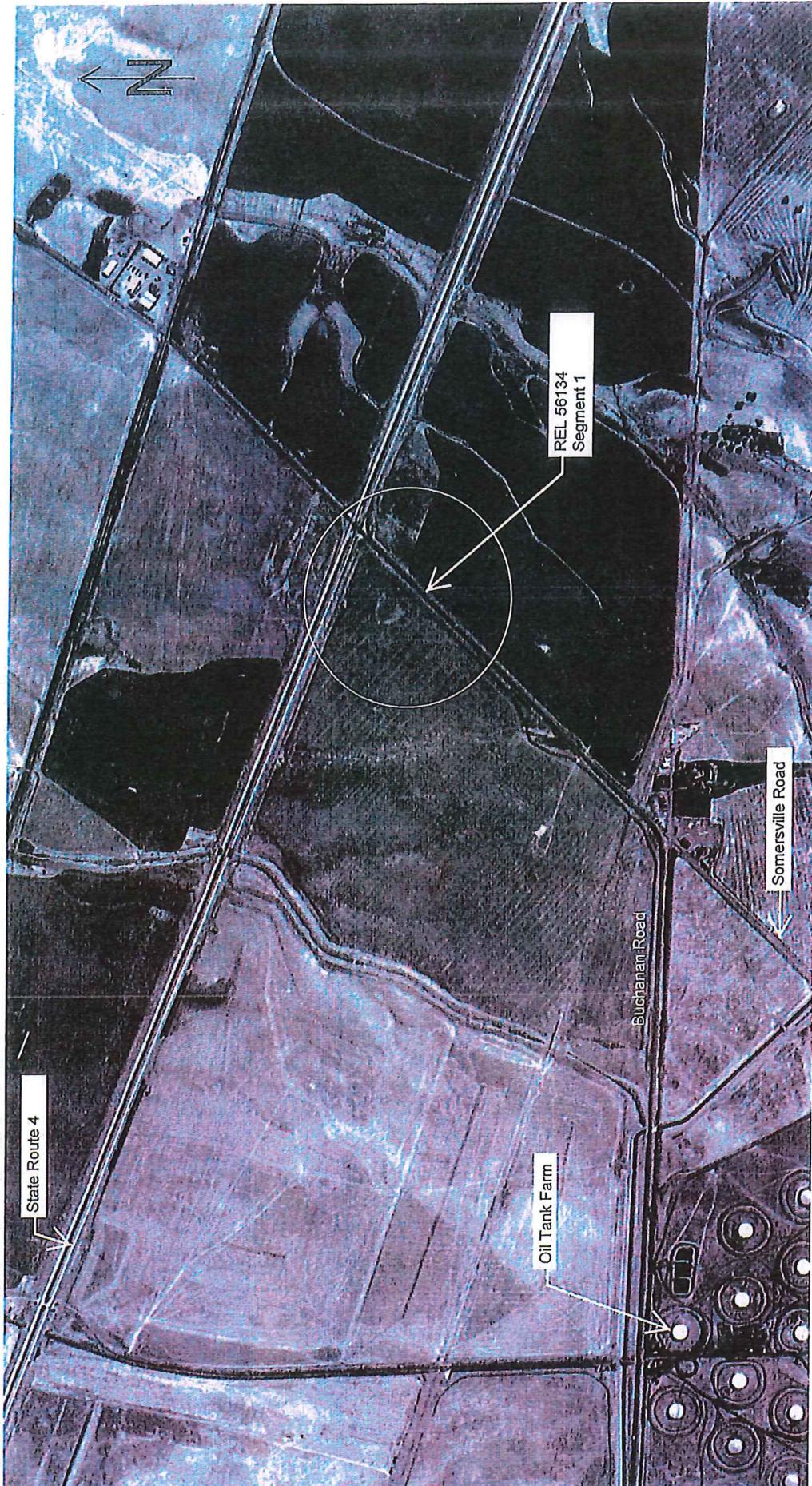


Image: Aerial Photo Flight BUU-1958 Frame 2V-172
 Date: August 10, 1958
 Source: http://m.ilib.uci.edu/ap_indexes/FrameFinder/
 By: P. Altherr on February 21, 2020

Attachment 3
 Caltrans REL-56134-S1
 CC Route 4 PM 26.0
 Antioch, CA





Image: Aerial Photo Flight CAS 65-130 FRAME 13-103
Image Date: May 17, 1965
Original Scale: 1:12,000
Source: http://m.lib.uci.edu/ap_indexes/framefinder/
By: P. Altherr on February 21, 2020



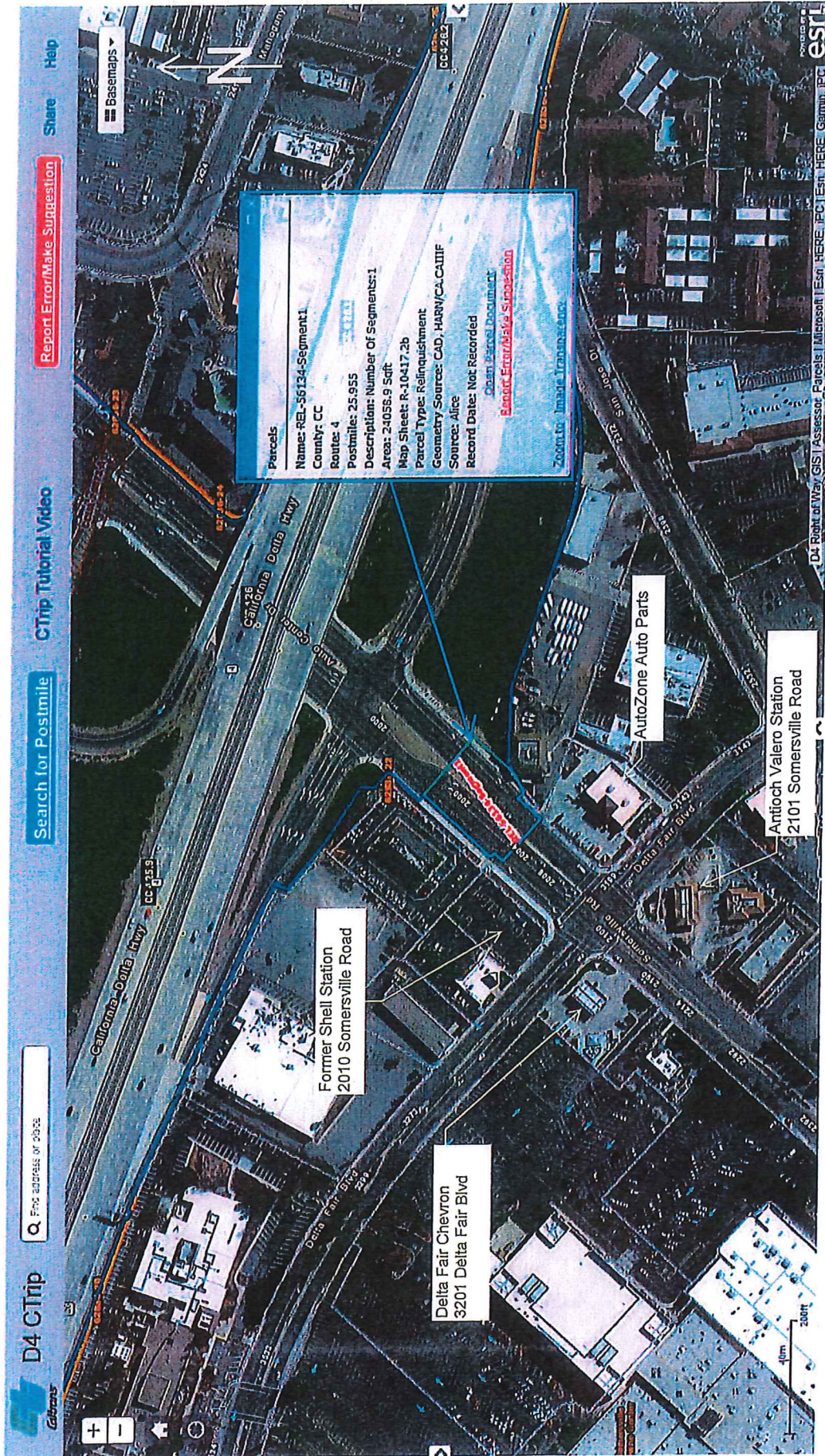
Attachment 4
Caltrans REL-56134-S1
CC Route 4 PM 26.0
Antioch, CA



Image: Aerial Photo Flight CAS_3069 FRAME 8_22
 Image Date: March 31, 1971
 Original Scale: 1:12,000
 Source: http://m.lib.uci.edu/ap_indexes/FrameFinder/
 By: P. Altherr on February 21, 2020

Attachment 5
 Caltrans REL-56134-S1
 CC Route 4 PM 26.0
 Antioch, CA



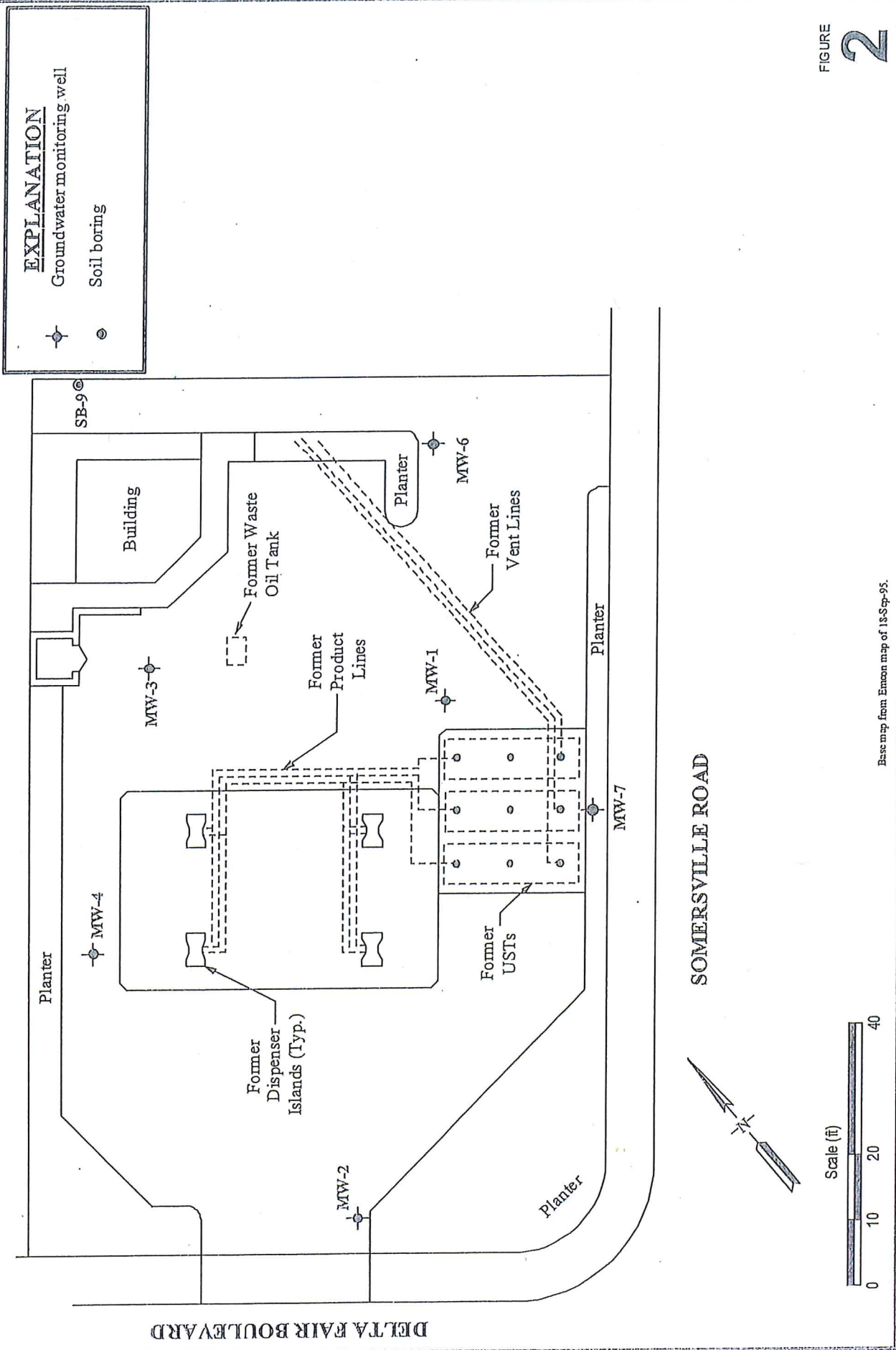


Parcels
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 County: CC
 Route: 4
 Postmiles: 25.955
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 Geometry Source: CAD, HARRY/CA,CA:IIIF
 Source: Alice
 Record Date: Not Recorded
[Open Parcel Document](#)
[Report Error/Make Suggestion](#)
 Zoom to: Image Transmance

Image: Aerial Photo from Caltrans CTRIP Viewer
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 Original Scale: Unknown
 Source: <https://sv04esr12.ct.dot.ca.gov/d4trw/recordsgeoportal.html#>
 By: P. Altherr on February 21, 2020

Attachment 6
 Caltrans REL-56134-S1
 CC Route 4 PM.26.0
 Antioch, CA





Well Location Map



Former Shell Service Station
 2010 Somersville Road
 Antioch, California

ATTACHMENT "D"

State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Memorandum

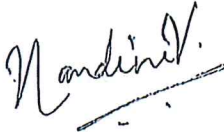
*Making Conservation
a California Way of Life.*

To: BONNITA CHIU
DISTRICT BRANCH CHIEF
OFFICE OF DESIGN CONTRA COSTA

Date: February 20, 2020

File: CC 4 PM R27.8

From: NANDINI VISHWANATH
BRANCH CHIEF
HAZARDOUS WASTE BRANCH "B"



Subject: ISA Update for Relinquishment REL-56138 Segment 1 ✓

This initial site assessment (ISA) update presents an assessment of known or potential hazardous-waste-related concerns pertaining to relinquishment REL-56138-Segment 1 located north of the A Street Undercrossing on Contra Costa Route 4 at postmile R27.8 in the City of Antioch. The initial assessment was completed on March 14, 2019. This update includes new attachments and a review of the status of the nearby sites previously identified on GeoTracker and/or Envirostor. The Hazardous Waste Branch has no new findings to report in this ISA update.

Site Description

REL-56138-Segment 1 (Segment 1), located north of the A Street Undercrossing, consists of a 7,446.3 square foot portion of A Street in Contra Costa County just south of the intersection with Texas Street and Bryan Avenue. The elevation of the site is approximately 47 feet above mean sea level (MSL).

Adjacent Parcels

Parcel 61192-1 is an unrecorded 3,328 square foot parcel located west of Segment 1 that consists primarily of sidewalk and right turn lane for southbound A Street. Contra Costa Assessor Parcel Number (APN) 067 283 019 is a 1.04-acre lot located adjacent to and west of parcel No. 61192-1 and is owned by the Pentecostal Holiness Church at 11 Texas Street.

APN 068 142 025 is a 21,998 square foot parcel located east of Segment 1 that is presently a Jack in the Box fast-food restaurant.

APN 068 132 040 is located approximately 65 feet northeast of Segment 1 across the intersection of Bryan Avenue and A Street. APN 068 132 040 is a 17,860 square foot parcel which is presently the site of Chevron Service Station No. 9-4585 located at 2413 A Street in Antioch.

APN 067 282 028 is located northwest of Segment 1, across the intersection of Texas Street and A Street. This parcel appears to be used as a residential dwelling located at 8 Texas Street in Antioch.

See Attachment 1 Sheets 1 and 2 for site location maps.

Site History

The USGS historic topographic map for Collinsville, California dated 1918 and the topographic map for Lone Tree Valley dated 1916 show an unnamed light-duty road approximately where A Street is presently located. This road runs due south from the City of Antioch to Antioch Station located on Southern Pacific Railroad's San Francisco and New Orleans Line. This road proceeds southward from the Antioch Station where it turns 90 degrees westward near where Route 4 is today – possibly onto West Tregallas Road. This road then turns 90 degrees southward onto what is interpreted to be Lone Tree Way. There are three structures located along the road between the railroad station and the sharp turn in the road located south of the station.

Aerial photo Flight ABC-1937 Frame 55-93 dated August 25, 1937 shows numerous dwellings located in 8 residential blocks constructed west of A Street and south of the Antioch Station. The land adjacent to and east of A Street, south of the Southern Pacific RR (SPRR) line appears to be orchards. The residential area west of A Street appears to have been constructed in the former orchard(s) because many of the trees in the residential area align with the tree planting pattern in the orchards located east and west of A Street. Route 4 is not present in the 1937 aerial photograph. See Attachment 2.

The USGS topographic maps for Antioch-North (1955) and Antioch-South (1954) show a 4-lane heavy-duty road marked as State Route 4 and Route 24 at its present location but, instead of extending eastward, Route 4 turns northward onto A Street where it is marked as a medium-duty road. Route 4/24 then turns eastward onto what presently is East 18th Street. Lone Tree Way is marked as a light duty road and has not yet been re-aligned to intersect with A Street at Route 4. The Contra Costa Canal is shown approximately 1-mile south of the site.

Aerial Photo Flight BUU-1958 Frame 2V-161 dated 1958 shows that the right of way to the east of A Street, the present right of way corridor for Route 4, has been cleared but the undercrossing has not yet been built. The fuel-service station and fast-food restaurant are not present at this time. The area west of the site have been fully developed as residential. See Attachment 3.

Aerial Photo Flight CAS-65-130 Frame 15-163 dated May 18, 1965 still shows eastbound Route 4 ending at the offramp to northbound A Street as well as the A Street onramp to westbound Route 4 (UCSB, Various).

Aerial Photo 3069-8-24 dated March 31, 1971 shows significant highway construction in progress. "A" Street has been extended to connect with a re-aligned Lone Tree Way. Falsework is in place for the A Street Undercrossings (left and right). Route 4 is in the process of being extended eastward from A Street to the extent of the photograph. The alignment of Bryon Avenue at A Street has been straightened such that it intersects A Street across from Texas Street.

There are no structures present in the northeast corner of the intersection of A Street and Bryon Avenue; i.e., no fuel-service station yet.

Caltrans bridge records indicate that the original A Street Undercrossing, Bridge No. 28-0086, was completed in 1971.

Aerial photo Flight CAS-81081 Frame1-30 dated March 31, 1981 shows a new Type L-1 diamond interchange on Route 4 at A Street. Two new structures are present in the northeast corner of A Street and Bryon Avenue; these structures are interpreted to be a fuel-service station. A new structure is also seen in the southeast corner of A Street and Bryon Avenue; this structure appears to look the same as the present Jack in the Box restaurant at this location. See Attachment 4.

Caltrans 2018 Log of Bridges on State Highways indicates that the present A Street Undercrossings, Bridges No. 28-0401 (left and right), were built in 2016.

Current Site Use

The site is presently a paved road known as A Street in Antioch, California. "A" Street, at this location, has two northbound through lanes, a right-turn lane, and a left turn lane. Southbound A Street transitions from 2 to 4 lanes and has a right-turn lane that provides access to the onramp to westbound Route 4.

Hazardous Liquid Pipelines and Gas Pipelines

Pacific Gas and Electric (PG&E)'s natural gas pipelines NGL0997 and NGL0998 are located underground along the southern side of Route 4 and pass underneath Lone Tree Way at postmile R27.8. These two gas lines are likely within APN 071 061 020 and APN 068 155 001 owned by Pacific Gas and Electric Company.

The National Pipeline Mapping System (NPMS) public data viewer shows a hazardous liquid (gasoline, diesel, and/or jet fuel) pipeline, operated by Chevron Pipe Line Company, follows the railroad tracks north of Segment 1 (NPMS, 2019). A portion of this pipeline also appears to cross "A" Street at the intersection of West Madill Street. West Madill Street is located approximately 550 feet north of Segment 1.

Land Use Zoning

APN 068 142 025 (Jack in the Box) and APN 068 132 040 (Chevron Station) are both located approximately within zoning area C-2 – which is defined as neighborhood/community commercial zone. See Attachment 5.

APN 067 282 028, the residential dwelling located at 8 Texas Street in Antioch, is within zoning area R-20 – which is defined as high-density residential.

Geology

The site is located within an area mapped as containing late Pleistocene alluvium consisting of

sand, gravel, silt, and mud (USGS, 1997).

Hernandez and Wilken describe the near surface soils as sediments weathered from the adjacent hills and sediments deposited by the San Joaquin River that consist of interbedded silts and clays to a depth of 45 feet below the ground surface (bgs) (C-R & Assoc., 2010). Beneath this layer is a “highly transmissive sand layer with interbedded silts” from 45 feet bgs to the total explored depth of 100 feet bgs (C-R & Assoc., 2010).

Groundwater monitoring at a nearby sites indicates that the depth to groundwater typically ranges from about 32 to 43-feet below the ground surface and generally flows to the northeast; i.e., toward Madill Court; at a gradient that ranges from 0.001 to 0.0001 ft/ft (C-R & Assoc., 2010 p. 3).

Mineral Hazard Database Review

The site is not located within a geologic unit known to contain naturally-occurring asbestos.

There are no known oil or gas wells, or seeps mapped within or adjacent to Segment 1. The closest mapped oil/gas well is approximately 2 ½ miles south of Segment 1.

Aerially Deposited Lead

Tetraethyl lead was first added to gasoline, as an anti-knock additive, in the early 1920s. This gasoline additive reduced engine knock and improved engine performance. Not all the lead (Pb) in the gasoline, however, remained within the engine. Approximately 75% of the Pb was discharged out the exhaust pipe in tiny particles that settled on and along California’s highways (US EPA, 1986 p. 1-16).

The Pb that was discharged from motor vehicles and that accumulated in roadside soil is referred to as aerially-deposited lead (ADL). The use of “regular” leaded gasoline peaked in the mid-1970s. Starting January 1, 1994, California banned the sale or supply of gasoline produced with the use of any lead additive or which contained more than 0.050 gram of Pb per gallon of gasoline (CARB, 2014). The use of lead additives in gasoline in the United States continued until January 1, 1996 - when the Clean Air Act banned the use of leaded fuel for any on-road motor vehicle.

Due to the past use of leaded gasoline, the soil within this relinquishment might contain lead (Pb) concentrations in excess of amounts that occur naturally in Bay Area soils; that exceeds current risk-based site-screening criteria for residential sites; *and* that equal or exceed hazardous waste threshold limits established by the State or Federal Government.

Caltrans is permitted to reuse lead-contaminated soil in new freeway embankments provided that the use of this soil meets the criteria in the Soil Management Agreement for Aerially Deposited Lead-Contaminated Soils.

Caltrans records ADL burial locations on a data viewer. This data viewer does not show that

lead-contaminated soil was buried under Segment 1. Note, however, that lead-contaminated soil was buried underneath the offramp from westbound Route 4 to A Street; and lead-contaminated soil was also buried underneath the onramp from southbound A Street to westbound Route 4. See Attachment 6.

Chemically-Treated Wood

Wood products such as sign posts are commonly treated with chemical preservatives to protect the wood from insects, microorganisms, fungi, and other environmental conditions that can cause wood decay. Since treated wood contains elevated concentrations of hazardous chemicals, once these wood products are removed from service they must be managed under the alternative management standards developed by the California Department of Toxic Substances Control (DTSC). The alternative management standards for treated wood waste are codified in Title 22 of the California Code of Regulations, Division 4.5, Chapter 34, §66261.9.5.

Based upon recent Google Earth Street-View imagery, wooden sign posts are not within the area to be relinquished.

Thermoplastic and Painted Traffic Stripe and Pavement Markings

Traffic stripes are applied to the surface of the roadway to facilitate the safe and efficient movement of motor vehicles. White and yellow traffic stripes and pavement markings consist of either paint or thermoplastic, or a combination of both. Lead chromate (PbCrO_4) was used in the past for the yellow pigment for both types of yellow traffic striping (YTS).

On November 22, 1994 a memorandum of understanding was published between Caltrans and the California Air Resources Board (CARB) which established the phase-out of the use of C.I. Pigment Yellow 83 (lead-chromate) in traffic striping over concerns that lead and hexavalent chromium were being released into the environment throughout the service life of the traffic stripe. While the use of C.I. Pigment Yellow 83 was discontinued in waterborne painted YTS; the use of this pigment in thermoplastic YTS continued until 2004 when suitable alternatives became available to Caltrans.

Caltrans 2015 Standard Specification (SP) 14-11.12 applies to the removal of YTS that contains hazardous substances at a concentration that would result in the waste grindings being characterized as a hazardous waste. SP 14-11.12 specifies that the contractor use a vacuum equipped with a high-efficiency-particulate-air (HEPA) filter concurrently with the removal operations, or other equally effective approved methods for collection of the residue. The HEPA-filter-equipped vacuum ensures that YTS is removed without releasing potentially hazardous waste into the roadside environment.

SP 14-11.12 also requires that the contractor immediately contain the waste grindings as they are generated. Most contractors typically use a 55-gallon steel drum for storing YTS waste grindings. The drums of waste material are then sampled by the contractor and tested for waste characterization. Test data for drums sampled between 2003 and 2006 shows that most YTS waste grindings generated in District 4 during this time were characterized as a California-hazardous waste.

GeoTracker and Envirostor Database Review

The Regional Water Quality Control Board's GeoTracker database and the DTSC's Envirostor database were reviewed to identify known hazardous waste sites that may have impacted the site.

The following underground storage tank (UST) site(s) were found on GeoTracker that may be close enough to the relinquishment area to warrant further study as to whether they may have adversely impacted Segment 1.

- 1) Chevron Station No. 9-4585
2413 A Street
Antioch, CA 94509
Status: Case Closed as of 8/29/2017

- 2) Olympian Texaco Station
2310 A Street
Antioch, CA 94509
Status: Open – Verification monitoring as of June 13, 2014

No DTSC cleanup sites were observed on the Envirostor data viewer that were thought to be close enough to have the potential to impact Segment 1.

Findings

The following hazardous-waste-related items are known or suspected to occur at the site:

- 1) Lead-contaminated soil may exist along and/or underneath Segment 1 due to the historic use of the site as a roadway;
- 2) The site contains traffic striping and pavement markings that *may* contain chromium and/or lead at concentrations that could exceed hazardous waste threshold limits once removed from service;
- 3) Prior use of the adjacent land for agricultural purposes, such as for fruit or nut crops, may have resulted in a release of pesticides, such as lead arsenate, into surface soil under or adjacent to the site;
- 4) The service stations located at 2310 and 2413 "A" Street in Antioch are both known petroleum release sites.

Limitations

The purpose of this memo is to document an evaluation of Caltrans' site-investigation reports and other easily obtainable information to support the relinquishment of state right of way. This memo is not meant to comply with ASTM Standard E1527 "Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process."

Attachment(s)

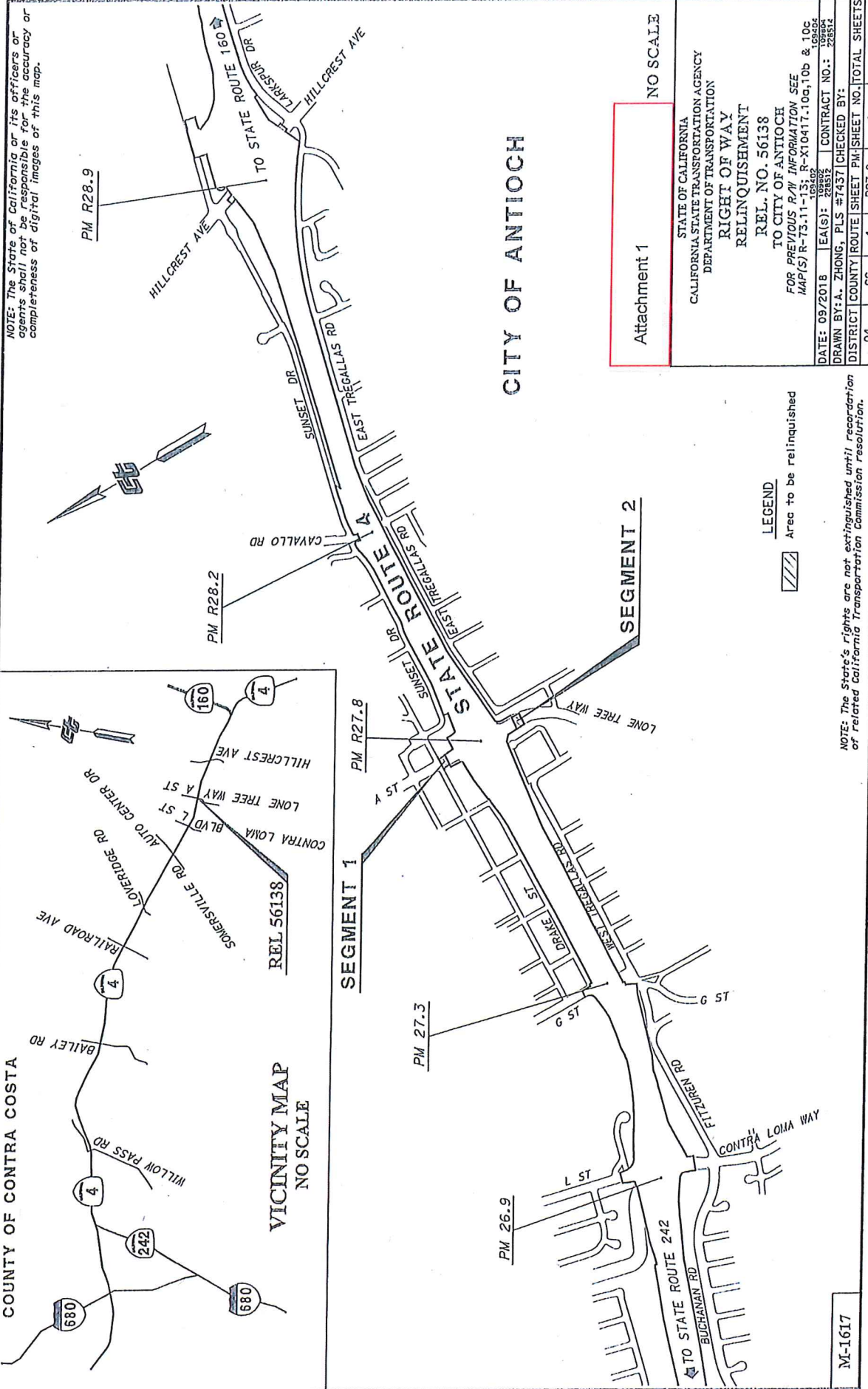
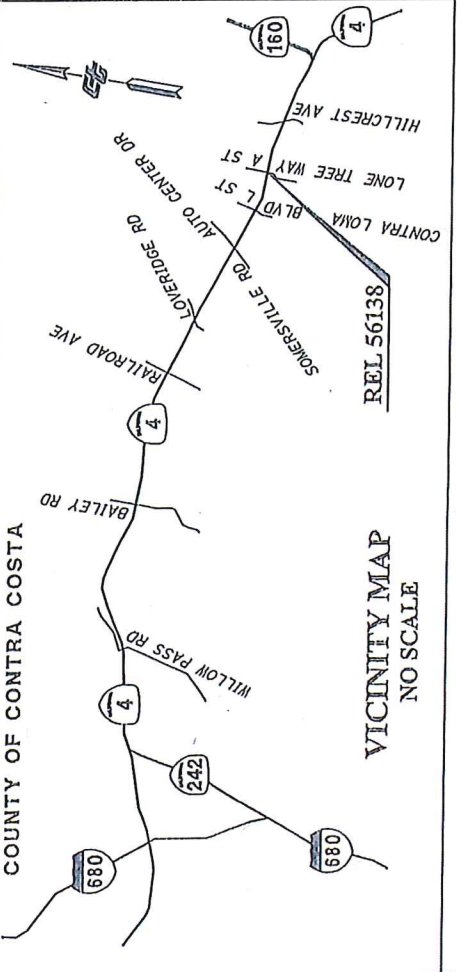
- (1) Right of Way Relinquishment (REL) No. 56138 [Map] (3 pages)
- (2) Aerial Photograph from 1937
- (3) Aerial Photograph from 1958
- (4) Aerial Photograph from 1981
- (5) CTrip Aerial Photograph Showing REL-56138 Segment 1
- (6) Map Showing the Location of Buried Lead-Contaminated Soil

PMA/PMA

References

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https://pubs.usgs.gov/of/1997/of97-744/of97-744_2c.pdf

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



Attachment 1

NO SCALE

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
REL. NO. 56138
TO CITY OF ANTIOCH
FOR PREVIOUS R/W INFORMATION SEE
MAP(S) R-73-11-13; R-X10417-10a, 10b & 10c
DATE: 09/2018 EA(S): 283512 CONTRACT NO.: 109804
DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY: 283514
DISTRICT COUNTY ROUTE SHEET PM/SHEET NO. TOTAL SHEETS
04 CC 4 R27.8 1 3

LEGEND

Area to be relinquished

NOTE: The State's rights are not extinguished until recordation or related California Transportation Commission resolution.

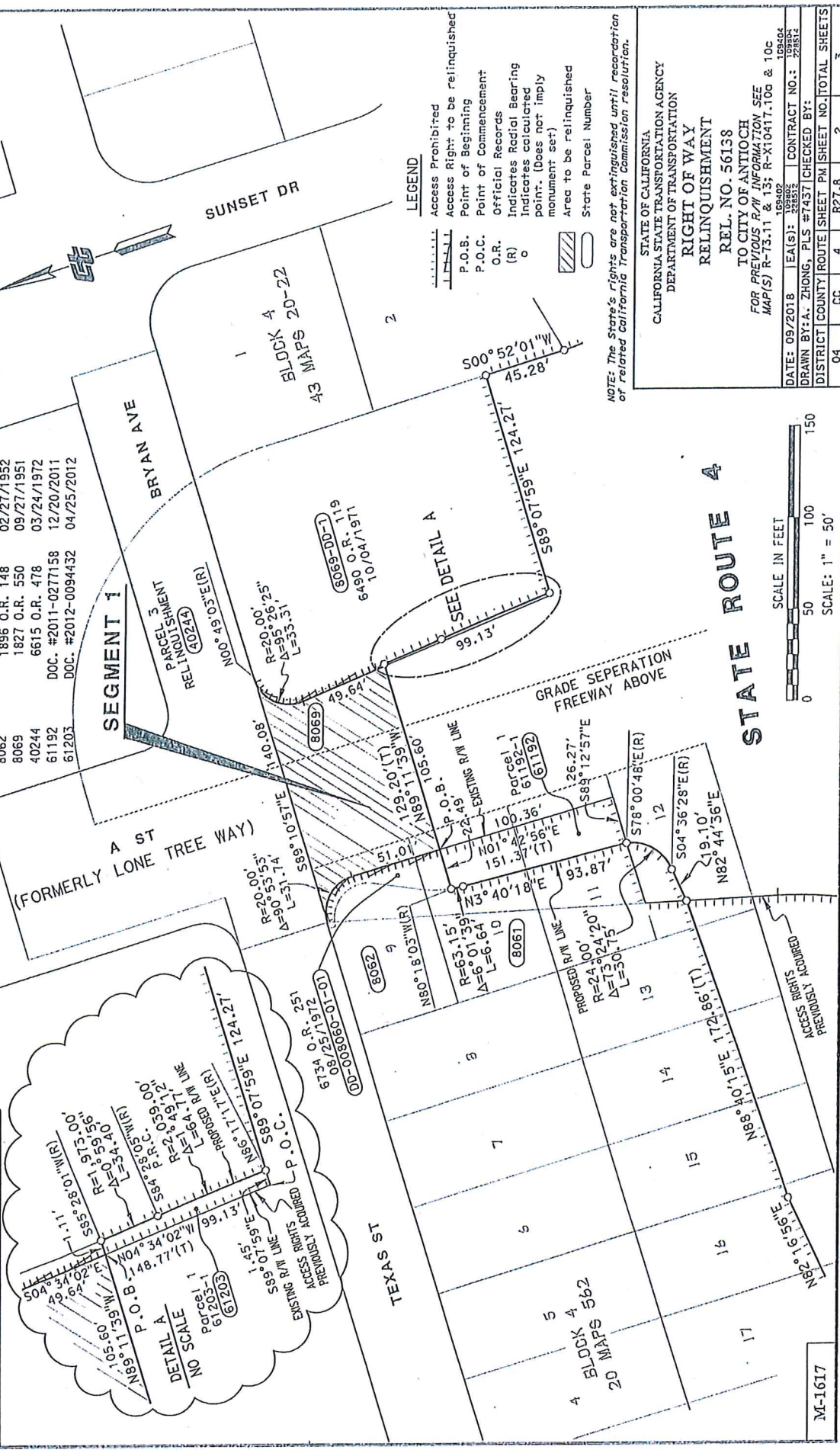
M-1617

Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.0000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH

PARCEL NO.	RECORDATION	DATE RECORDED
8061	1809 O.R. 139	08/20/1951
8062	1896 O.R. 148	02/27/1952
8069	1827 O.R. 550	09/27/1951
40244	6615 O.R. 478	03/24/1972
61192	DOC. #2011-0277158	12/20/2011
61203	DOC. #2012-0094432	04/25/2012

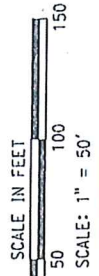
NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



LEGEND

- Access Prohibited
- Access Right to be Relinquished
- Point of Beginning
- P.O.C.
- Official Records
- O.R.
- (R)
- o
- Area to be Relinquished
- State Parcel Number

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
 REL. NO. 56138
 TO CITY OF ANTIOCH
 FOR PREVIOUS RAW INFORMATION SEE
 MAP(S) R-73.11 & 13; R-X10417.10a & 10c
 DATE: 09/20/18 EAI(s): 169402 CONTRACT NO.: 169404
 DRAWN BY: A. ZHONG, PLS #74371 CHECKED BY: 128884
 DISTRICT COUNTY ROUTE SHEET PM ISHEET NO. TOTAL SHEETS
 04 CC 4 R27.8 2 3



PROJECT ID: 0400021080

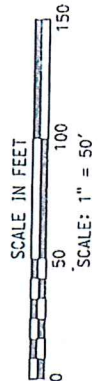
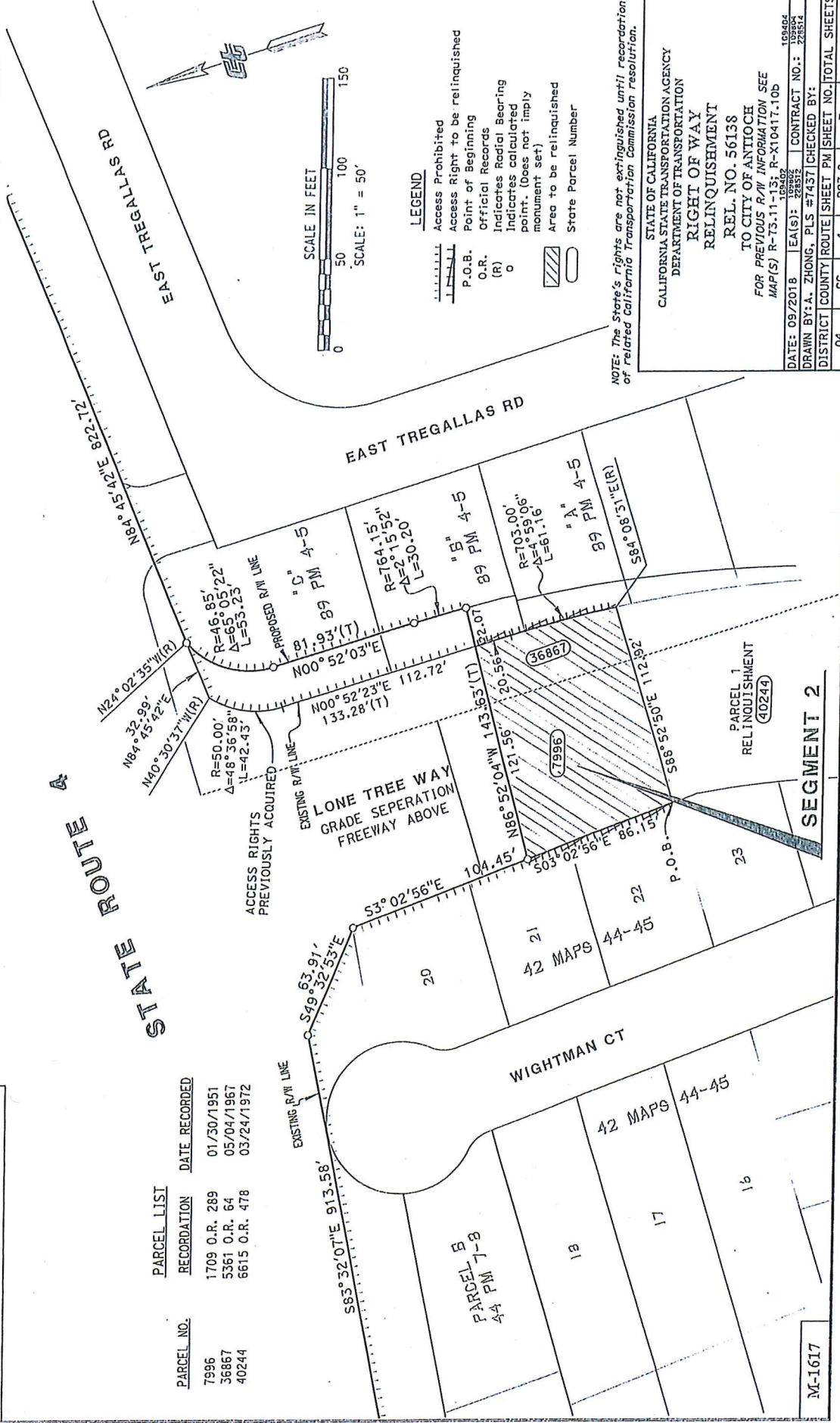
Coordinates and bearings are on CGS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.0000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH

STATE ROUTE 4

PARCEL NO.	PARCEL LIST	RECORDATION	DATE RECORDED
7996	1709 O.R. 289	01/30/1951	
36867	5361 O.R. 64	05/04/1967	
40244	6615 O.R. 478	03/24/1972	

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



LEGEND

- Access Prohibited
- Access Right to be Relinquished
- Point of Beginning
- Official Records
- O.R.
- (R)
- Indicates Radial Bearing point. (Does not imply monument set)
- Area to be Relinquished
- State Parcel Number

NOTE: The State's Rights are not extinguished until recordation of related California Transportation Commission Resolution.

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
 REL. NO. 56138
 TO CITY OF ANTIOCH
 FOR PREVIOUS RAW INFORMATION SEE
 MAP(S) R-73.11-13; R-X10417-10B

DATE: 09/2018 EA(S): 169407 169408 169409 169410 169411 169412 169413 169414 169415 169416 169417 169418 169419 169420 169421 169422 169423 169424 169425 169426 169427 169428 169429 169430 169431 169432 169433 169434 169435 169436 169437 169438 169439 169440 169441 169442 169443 169444 169445 169446 169447 169448 169449 169450 169451 169452 169453 169454 169455 169456 169457 169458 169459 169460 169461 169462 169463 169464 169465 169466 169467 169468 169469 169470 169471 169472 169473 169474 169475 169476 169477 169478 169479 169480 169481 169482 169483 169484 169485 169486 169487 169488 169489 169490 169491 169492 169493 169494 169495 169496 169497 169498 169499 169500 169501 169502 169503 169504 169505 169506 169507 169508 169509 169510 169511 169512 169513 169514 169515 169516 169517 169518 169519 169520 169521 169522 169523 169524 169525 169526 169527 169528 169529 169530 169531 169532 169533 169534 169535 169536 169537 169538 169539 169540 169541 169542 169543 169544 169545 169546 169547 169548 169549 169550 169551 169552 169553 169554 169555 169556 169557 169558 169559 169560 169561 169562 169563 169564 169565 169566 169567 169568 169569 169570 169571 169572 169573 169574 169575 169576 169577 169578 169579 169580 169581 169582 169583 169584 169585 169586 169587 169588 169589 169590 169591 169592 169593 169594 169595 169596 169597 169598 169599 169600 169601 169602 169603 169604 169605 169606 169607 169608 169609 169610 169611 169612 169613 169614 169615 169616 169617 169618 169619 169620 169621 169622 169623 169624 169625 169626 169627 169628 169629 169630 169631 169632 169633 169634 169635 169636 169637 169638 169639 169640 169641 169642 169643 169644 169645 169646 169647 169648 169649 169650 169651 169652 169653 169654 169655 169656 169657 169658 169659 169660 169661 169662 169663 169664 169665 169666 169667 169668 169669 169670 169671 169672 169673 169674 169675 169676 169677 169678 169679 169680 169681 169682 169683 169684 169685 169686 169687 169688 169689 169690 169691 169692 169693 169694 169695 169696 169697 169698 169699 169700 169701 169702 169703 169704 169705 169706 169707 169708 169709 169710 169711 169712 169713 169714 169715 169716 169717 169718 169719 169720 169721 169722 169723 169724 169725 169726 169727 169728 169729 169730 169731 169732 169733 169734 169735 169736 169737 169738 169739 169740 169741 169742 169743 169744 169745 169746 169747 169748 169749 169750 169751 169752 169753 169754 169755 169756 169757 169758 169759 169760 169761 169762 169763 169764 169765 169766 169767 169768 169769 169770 169771 169772 169773 169774 169775 169776 169777 169778 169779 169780 169781 169782 169783 169784 169785 169786 169787 169788 169789 169790 169791 169792 169793 169794 169795 169796 169797 169798 169799 169800 169801 169802 169803 169804 169805 169806 169807 169808 169809 169810 169811 169812 169813 169814 169815 169816 169817 169818 169819 169820 169821 169822 169823 169824 169825 169826 169827 169828 169829 169830 169831 169832 169833 169834 169835 169836 169837 169838 169839 169840 169841 169842 169843 169844 169845 169846 169847 169848 169849 169850 169851 169852 169853 169854 169855 169856 169857 169858 169859 169860 169861 169862 169863 169864 169865 169866 169867 169868 169869 169870 169871 169872 169873 169874 169875 169876 169877 169878 169879 169880 169881 169882 169883 169884 169885 169886 169887 169888 169889 169890 169891 169892 169893 169894 169895 169896 169897 169898 169899 169900 169901 169902 169903 169904 169905 169906 169907 169908 169909 169910 169911 169912 169913 169914 169915 169916 169917 169918 169919 169920 169921 169922 169923 169924 169925 169926 169927 169928 169929 169930 169931 169932 169933 169934 169935 169936 169937 169938 169939 169940 169941 169942 169943 169944 169945 169946 169947 169948 169949 169950 169951 169952 169953 169954 169955 169956 169957 169958 169959 169960 169961 169962 169963 169964 169965 169966 169967 169968 169969 169970 169971 169972 169973 169974 169975 169976 169977 169978 169979 169980 169981 169982 169983 169984 169985 169986 169987 169988 169989 169990 169991 169992 169993 169994 169995 169996 169997 169998 169999 170000

PROJECT ID: 0400021080

M-1617

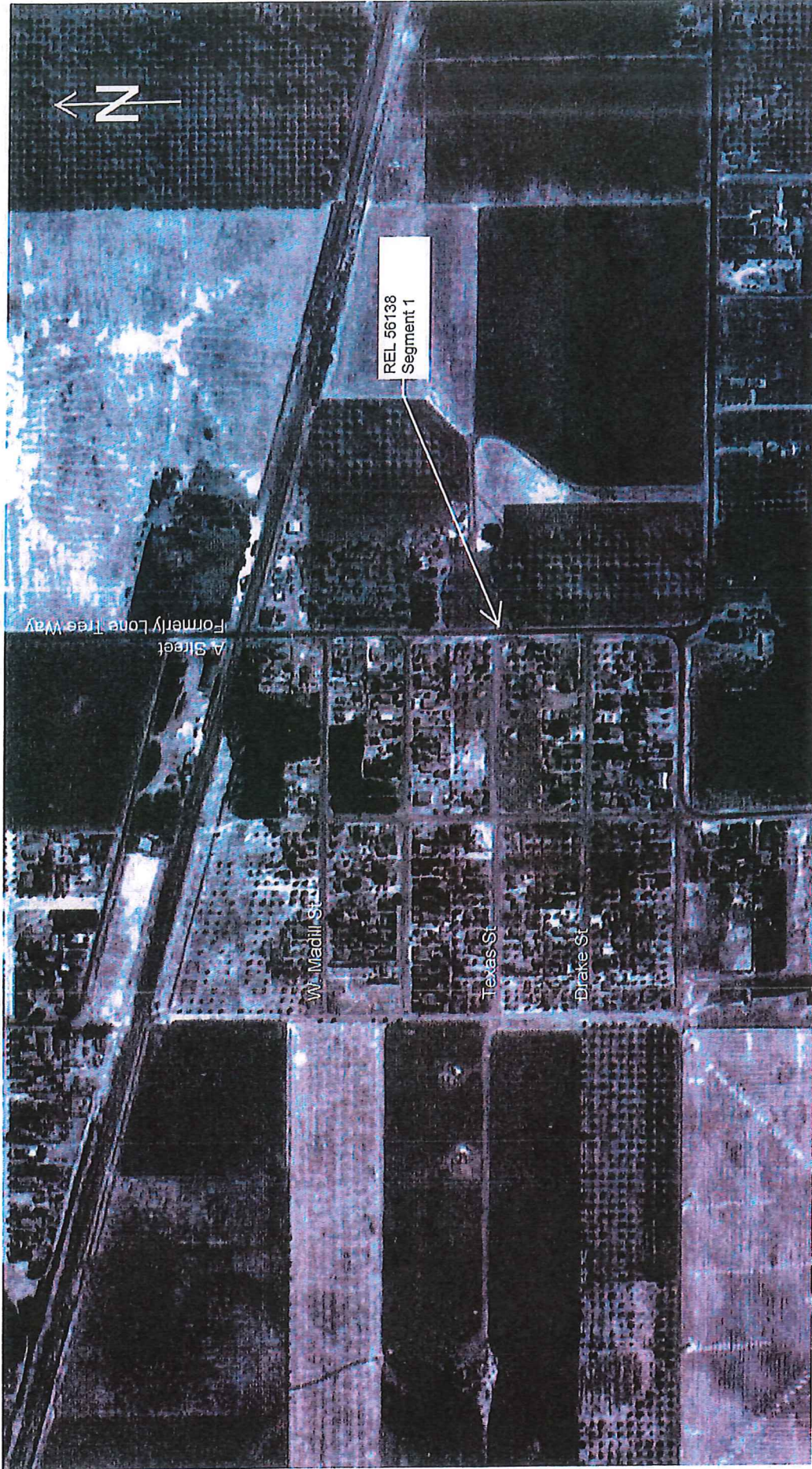


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Attachment 2
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 Antioch, California



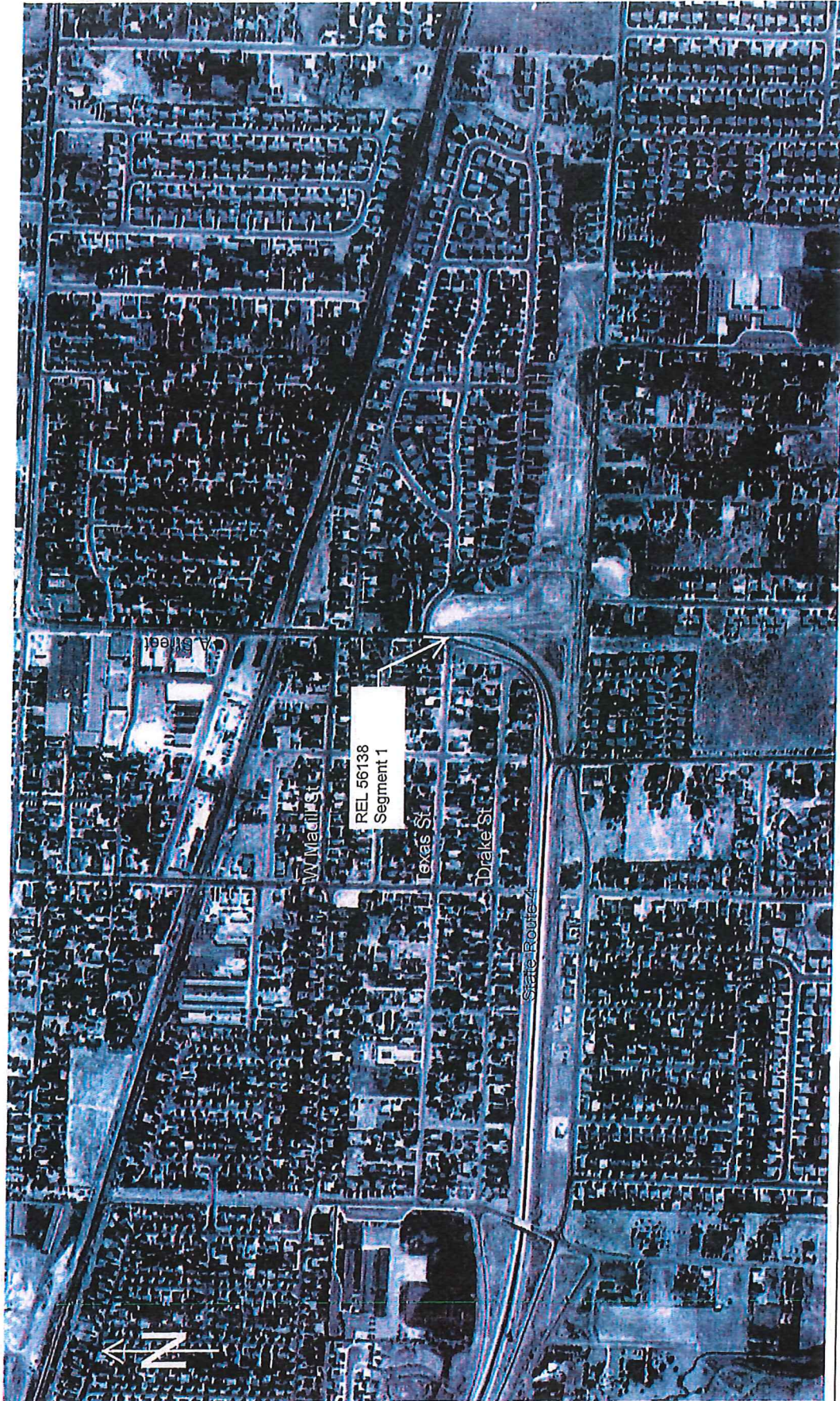


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By: P. Altherr on February 19, 2020

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CC Route 4 PM R27.8
Antioch, California



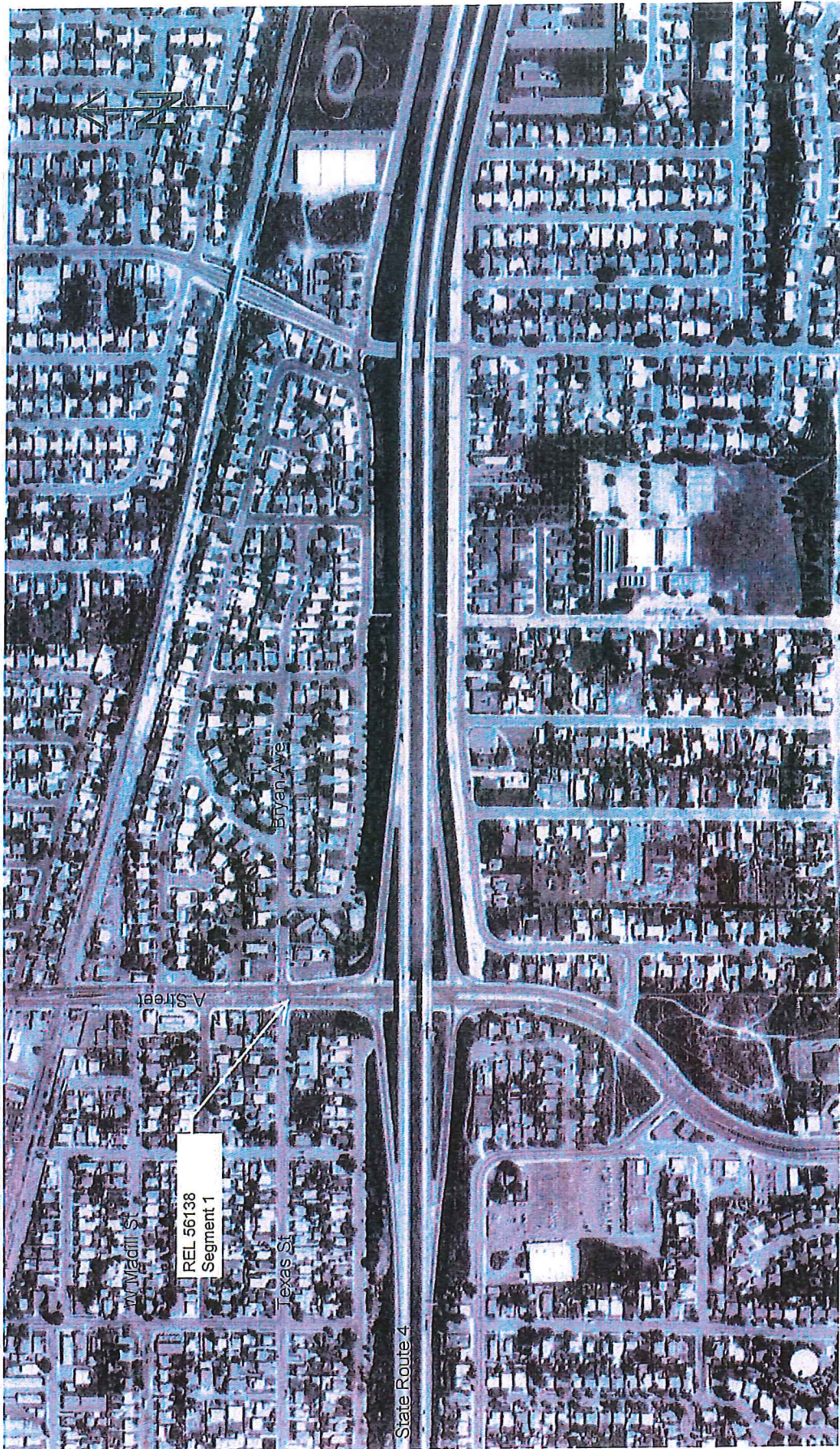
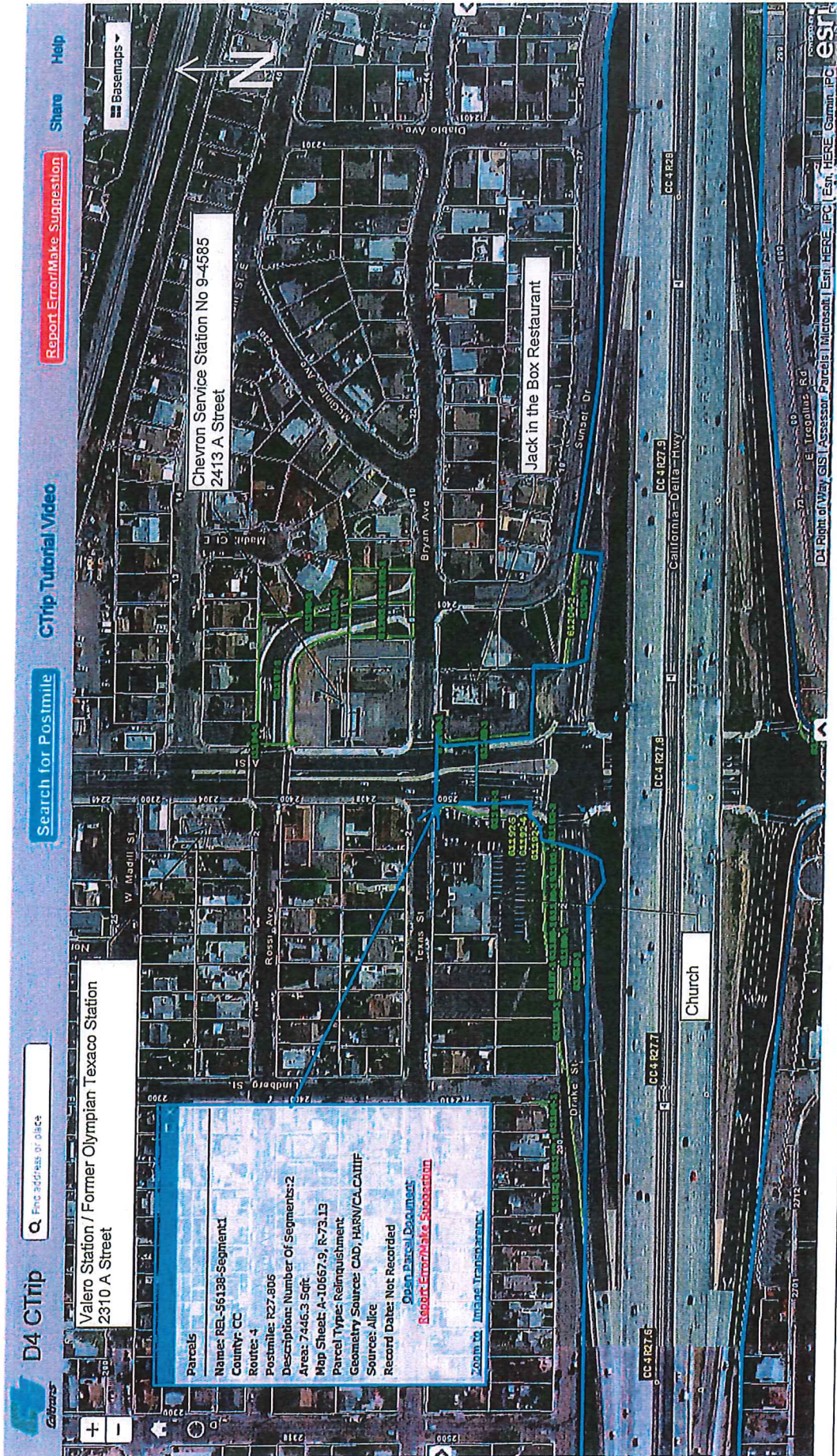



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 Antioch, California

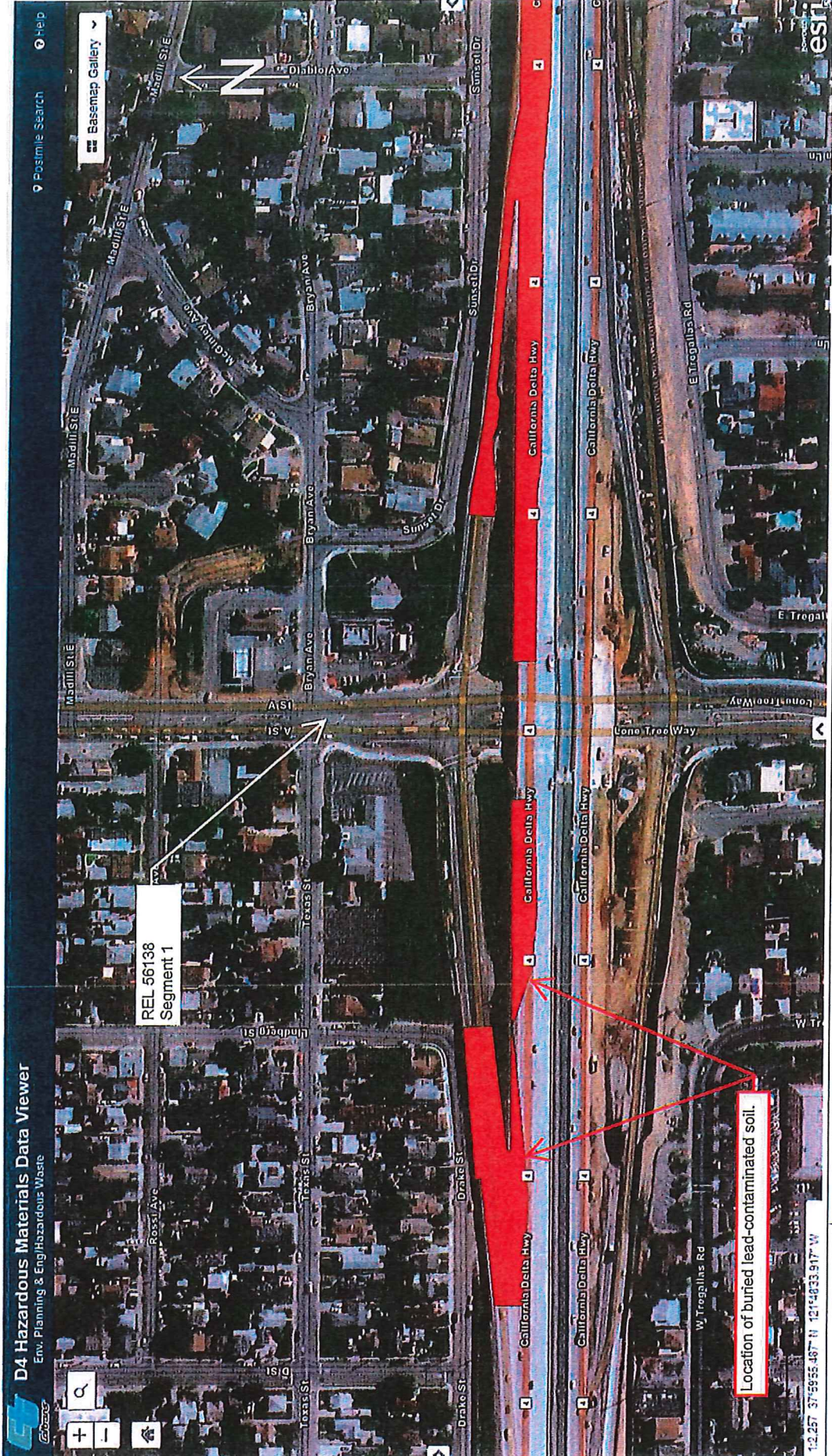






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 Caltrans REL-56138 SEGMENT 1
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 Antioch, California

Image: Caltrans CTRIP
 Original Map Scale: Unknown
 Source: <https://sv04-hsr12.ct.dot.ca.gov/d4-row/recordsgeoportal.html>
 Image Date: February 19, 2020
 By: P. Altherr



Attachment 6
 Caltrans REL-56138 SEGMENT 1
 CC Route 4 PM R27.8
 Antioch, California

Image: Map Showing the Location of Buried Lead-Contaminated Soil
 Original Map Scale Unknown
 Source: Caltrans D4 Hazardous Materials Data Viewer
 Image Date: February 19, 2020
 By: P. Alther



1:2.257 37°59'55.487" N 121°48'33.917" W

ATTACHMENT "E"

State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Memorandum

*Making Conservation
a California Way of Life.*

To: BONNITA CHIU
DISTRICT BRANCH CHIEF
OFFICE OF DESIGN CONTRA COSTA

Date: February 21, 2020

File: CC 4 PM R27.8

From: NANDINI VISHWANATH
BRANCH CHIEF
HAZARDOUS WASTE BRANCH B



Subject: ISA Update for Relinquishment REL-56138 Segment 2 ✓

This initial site assessment (ISA) update presents an assessment of known or potential hazardous-waste-related concerns pertaining to relinquishment REL-56138-Segment 2 located south of the A Street Undercrossing on Contra Costa Route 4 at postmile R27.8 in the City of Antioch. The initial assessment was completed on March 15, 2019. This update includes new attachments and a review of the status of the nearby site previously identified on GeoTracker and/or Envirostor. The Hazardous Waste Branch has no new findings to report in this ISA update.

Site Description

REL-56138-Segment 2 (Segment 2), located south of the A Street Undercrossing (Bridge No. 28-0086R), consists of a 9,871 square foot portion of Lone Tree Way in Contra Costa County. The elevation of this site is approximately 60 feet above mean sea level.

Adjacent Parcels

To the north of Segment 2 is State right of way.

Residential properties are located to the west of Segment 2; the two residential parcels bordering Segment 2 are Contra Costa Assessor Parcel Number (APN) 071-061-022 located at 5 Wightman Court (Lot No. 21 on Attachment 1 Sheet 3) and APN 071-061-023 at 7 Wightman Court in Antioch (Lot No. 22 on Attachment 1 Sheet 3).

North of APN 071-061-022 is APN 071-061-021, a residential parcel, that is located at 3 Wightman Court (Lot No. 20 on Attachment 1 Sheet 3). North of APN 071-061-021 is a utility corridor owned by Pacific Gas & Electric Company (PG&E).

Two lots border the eastern side of Segment 2. APN 068-151-018 is a residential property located at 2714 East Tregallas Road in Antioch (Lot No. A on Attachment 1 Sheet 3). North of APN 068-151-018 are two vacant lots; one lot is APN 068-151-016 at 2710 East Tregallas Road (Lot No. B on Attachment 1 Sheet 3) and the other is APN 068-151-017 at 2706 East Tregallas Road (Lot No. C on Attachment 1 Sheet 3). Both vacant lots are owned by Contra Costa County.

Note that between Segment 2 and the two residential parcels to the east of Segment 2 are three

sliver parcels that essentially contain the sidewalk for northbound Lone Tree Way. The northern most portion of these sliver parcels is shown on Sheet 3 of Attachment 1 to be incorporated into State right of way. The sliver parcels east of and adjacent to Segment 2 are included within this assessment but are not shown to be included within Segment 2.

See Attachment 1 - Sheets 1 and 3 for site location maps.

Site History

The USGS historic topographic map for Collinsville, California dated 1918 and the topographic map for Lone Tree Valley dated 1916 show an unnamed light-duty road approximately where A Street is presently located. This road runs due south from the City of Antioch to Antioch Station located on Southern Pacific Railroad's San Francisco and New Orleans Line. This road proceeds southward from the Antioch Station where it turns 90 degrees westward near where Route 4 is today – possibly onto West Tregallas Road. This road then turns 90 degrees southward onto what is interpreted to be Lone Tree Way.

Aerial photo Flight ABC-1937 Frame 55-93 dated August 25, 1937 shows a dwelling, possibly a farmhouse, located south of the intersection of A Street/Lone Tree Way and Tregallas Road. The land surrounding this building appears to have been used for agricultural purposes. The rectangular lot to the northeast contains an orchard. The land to the northwest contains a residential development interspersed with trees remaining from a former orchard. The rectangular plots of land to the west, southwest and to the east of this building are bordered by trees that may have formerly been part of an orchard. Route 4 is not present in the 1937 aerial photograph. See Attachment 2.

The USGS topographic maps for Antioch-North (1955) and Antioch-South (1954) show a 4-lane heavy-duty road marked as State Route 4 and Route 24 at its present location but, instead of extending eastward, Route 4 turns northward onto A Street where it is marked as a medium-duty road. Route 4/24 then turns eastward onto what presently is East 18th Street. Lone Tree Way is marked as a light duty road and has not yet been re-aligned to intersect with A Street at Route 4. The Contra Costa Canal is shown approximately 1-mile south of the site.

Aerial Photo Flight BUU-1958 Frame 2V-161 dated 1958 shows that the right of way to the east of A Street, the present right of way corridor for Route 4, has been cleared but the undercrossing has not yet been built. The building south of the intersection of A Street and Tregallas Road is no longer present and it looks like it was demolished to clear the land for the future re-alignment of Lone Tree Way to intersect directly with A Street. The land to the west of this future roadway alignment has been developed into a residential neighborhood. The land to the east of the future alignment of Lone Tree Way also appears to be residential and has numerous dwellings. The land south of Wightman Court, and east of the current location of Center Lane, contains small trees or shrubs planted in a grid pattern. The structures at intersection of Putnam Street and Lone Tree Way all appear to be residential dwellings. Worrell Road is not connected to Lone Tree Way at this time. See Attachment 3.

Aerial Photo Flight CAS-65-130 Frame 15-163 dated May 18, 1965 still shows eastbound Route 4 ending at the offramp to northbound A Street as well as the A Street onramp to westbound Route 4 (UCSB, Various). The former dwelling located at the northwest corner of the intersection of Lone Tree Way and Putnam Street has been replaced with an L-shaped commercial structure that resembles the current outline of the Shell-branded fuel-service station located at 2838 Lone Tree Way in Antioch. In the southwest corner of the intersection of Lone Tree Way and Putnam Street are two adjacent structures that resemble the Fire House Smog and Vehicle Registration Service presently located at 2900 Lone Tree Way in Antioch. Present day Worrell Road is not connected to Lone Tree Way.

Aerial Photo 3069-8-24 dated March 31, 1971 shows significant highway construction in progress. The northern end of Lone Tree Way has been realigned eastward to intersect "A" Street south of Route 4 and the portion of Lone Tree Way under Segment 2 appears like its current configuration. Falsework is in place for the A Street Undercrossing (left and right). Route 4 is in the process of being extended eastward from A Street to the extent of the photograph.

The 1971 aerial photograph shows three commercial structures at the intersection of Lone Tree Way and Putnam Street. One of these groups of structures resembles the structures presently associated with the Valero-branded service station located at 2843 Lone Tree Way which is in the northeast corner of the intersection of Lone Tree Way and Putnam Street/Worrell Road. Note that Worrell Road is still under construction and is not yet connected to the residential neighborhood located to the east of Lone Tree Way. See Attachment 4.

Aerial photo Flight CAS-81081 Frame 1-30 dated March 31, 1981 shows a new Type L-1 diamond interchange on Route 4 at A Street. See Attachment 5.

Current Site Use

The site is presently a paved road known as Lone Tree Way in Antioch, California. Lone Tree Way, at this location, has four northbound lanes. Southbound Lone Tree Way has two southbound lanes and one left-turn lane to turn onto East Tregallas Road. See Attachment 6.

Hazardous Liquid Pipelines and Gas Pipelines

Pacific Gas and Electric (PG&E)'s natural gas pipelines NGL0997 and NGL0998 are located underground along the southern side of Route 4 and pass underneath Lone Tree Way at postmile R27.8 – about 120 feet north of Segment 2. These two gas lines are likely within APN 071 061 020 and APN 068 155 001 owned by Pacific Gas and Electric Company. See Attachment 7.

Land Use Zoning

The City of Antioch's data viewer shows that Segment 2 is in planning zone R-6. While the city's data viewer does not have any attribute information to define zone R-6, the map has the following descriptions: 1) Focus Area; 2) Public/Institutional; and 3) "Medium Low Density Residential 6 DU/AC (Antioch)."

Geology

The site is located within an area mapped as containing late Pleistocene alluvium consisting of sand, gravel, silt, and mud (USGS, 1997).

Delta Environmental summarized the upper 30 feet of soil at the Shell service station located at 2838 Lone Tree Way in Antioch, the closest GeoTracker site to Segment 2, as predominantly silty and clayey sands interbedded with sandy clay and some gravels (Delta, 2009).

Groundwater monitoring at 2838 Lone Tree Way, located about 1,300 feet southwest of Segment 2, indicates that the depth to groundwater was first encountered at 32 feet below the ground surface at SB-8 but this water was confined and soon raised to 26 feet below the ground surface (Delta, 2009). Delta reported the groundwater flow directions as generally toward the northwest at a gradient of 0.03 ft/ft (Delta, 2009 Figure 2).

Mineral Hazard Database Review

The site is not located within a geologic unit known to contain naturally-occurring asbestos.

There are no known gas or oil wells, or seeps mapped within or adjacent to Segment 2. The closest mapped oil/gas well is approximately 2 1/4 miles south of Segment 2.

Aerially Deposited Lead

Tetraethyl lead was first added to gasoline, as an anti-knock additive, in the early 1920s. This gasoline additive reduced engine knock and improved engine performance. Not all the lead (Pb) in the gasoline, however, remained within the engine. Approximately 75% of the Pb was discharged out the exhaust pipe in tiny particles that settled on and along California's highways (US EPA, 1986 p. 1-16).

The Pb that was discharged from motor vehicles and that accumulated in roadside soil is referred to as aerially-deposited lead (ADL). The use of "regular" leaded gasoline peaked in the mid-1970s. Starting January 1, 1994, California banned the sale or supply of gasoline produced with the use of any lead additive or which contained more than 0.050 gram of Pb per gallon of gasoline (CARB, 2014). The use of lead additives in gasoline in the United States continued until January 1, 1996 - when the Clean Air Act banned the use of leaded fuel for any on-road motor vehicle.

Due to the past use of leaded gasoline, the soil within this relinquishment might contain lead (Pb) in concentrations in excess of amounts that occur naturally in Bay Area soils; that exceeds current risk-based site-screening criteria for residential sites; *and* that equal or exceed hazardous waste threshold limits established by the State or Federal Government.

Caltrans is permitted to reuse lead-contaminated soil in new freeway embankments provided that the use of this soil meets the criteria in the Soil Management Agreement for Aerially Deposited Lead-Contaminated Soils.

Caltrans records ADL burial locations on a data viewer. This data viewer does not show that lead-contaminated soil was buried under Segment 2.

Chemically-Treated Wood

Wood products such as sign posts are commonly treated with chemical preservatives to protect the wood from insects, microorganisms, fungi, and other environmental conditions that can cause wood decay. Since treated wood contains elevated concentrations of hazardous chemicals, once these wood products are removed from service they must be managed under the alternative management standards developed by the California Department of Toxic Substances Control (DTSC). The alternative management standards for treated wood waste are codified in Title 22 of the California Code of Regulations, Division 4.5, Chapter 34, §66261.9.5.

Thermoplastic and Painted Traffic Stripe and Pavement Markings

Traffic stripes are applied to the surface of the roadway to facilitate the safe and efficient movement of motor vehicles. White and yellow traffic stripes and pavement markings consist of either paint or thermoplastic, or a combination of both. Lead chromate (PbCrO₄) was used in the past for the yellow pigment for both types of yellow traffic striping (YTS).

On November 22, 1994 a memorandum of understanding was published between Caltrans and the California Air Resources Board (CARB) which established the phase-out of the use of C.I. Pigment Yellow 83 (lead-chromate) in traffic striping over concerns that lead and hexavalent chromium were being released into the environment throughout the service life of the traffic stripe. While the use of C.I. Pigment Yellow 83 was discontinued in waterborne painted YTS; the use of this pigment in thermoplastic YTS continued until 2004 when suitable alternatives became available to Caltrans.

Caltrans 2015 Standard Specification (SP) 14-11.12 applies to the removal of YTS that contains hazardous substances at a concentration that would result in the waste grindings being characterized as a hazardous waste. SP 14-11.12 specifies that the contractor use a vacuum equipped with a high-efficiency-particulate-air (HEPA) filter concurrently with the removal operations, or other equally effective approved methods for collection of the residue. The HEPA-filter-equipped vacuum ensures that YTS is removed without releasing potentially hazardous waste into the roadside environment.

SP 14-11.12 also requires that the contractor immediately contain the waste grindings as they are generated. Most contractors typically use a 55-gallon steel drum for storing YTS waste grindings. The drums of waste material are then sampled by the contractor and tested for waste characterization. Test data for drums sampled between 2003 and 2006 shows that most YTS waste grindings generated in District 4 during this time were characterized as a California-hazardous waste.

GeoTracker and Envirostor Database Review

The Regional Water Quality Control Board's GeoTracker database and the DTSC's Envirostor database were reviewed to identify known hazardous waste sites that may have impacted the site.

The following site's point feature icon is approximately 550 feet from Segment 2 but is incorrectly geocoded on the GeoTracker database. GeoTracker Site T0601300752, described as "PG&E (Former Corporation Yard)" is located 2-miles west of Segment 2 in the southeastern

corner of the intersection of Buchanan Road and Somersville Road in Antioch. See Central Valley RWQCB Case No. SL205092993.

No known Regional Water Quality Control Board (RWQCB) or Department of Toxic Substances Control (DTSC) sites were observed on the GeoTracker or Envirostor data viewers which could have an adverse impact on Segment 2.

Findings

The following hazardous-waste-related items are known or suspected to occur at the site:

- 1) Lead-contaminated soil may exist along and/or underneath Lone Tree Way due to historic use of the site as a roadway;
- 2) The site contains traffic striping and pavement markings that *may* contain chromium and/or lead at concentrations that could exceed hazardous waste threshold limits once removed from service;
- 3) Prior use of the adjacent land for agricultural purposes, such as for fruit or nut crops, may have resulted in a release of pesticides, such as lead arsenate, into surface soil under or adjacent to the site.

Limitations

The purpose of this memo is to document an evaluation of Caltrans' site-investigation reports and other easily obtainable information to support the relinquishment of state right of way. This memo is not meant to comply with ASTM Standard E1527 "Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process."

Attachment(s)

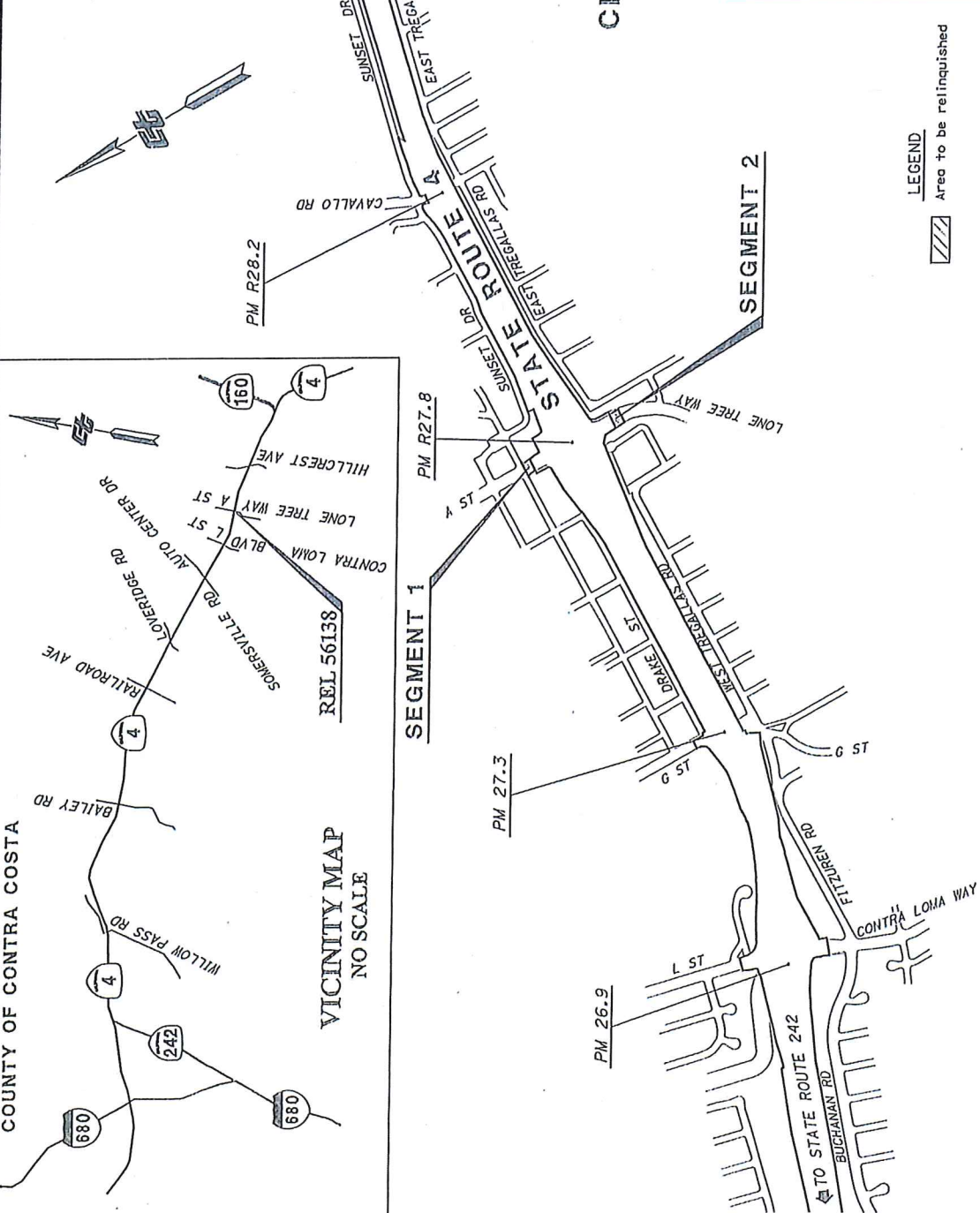
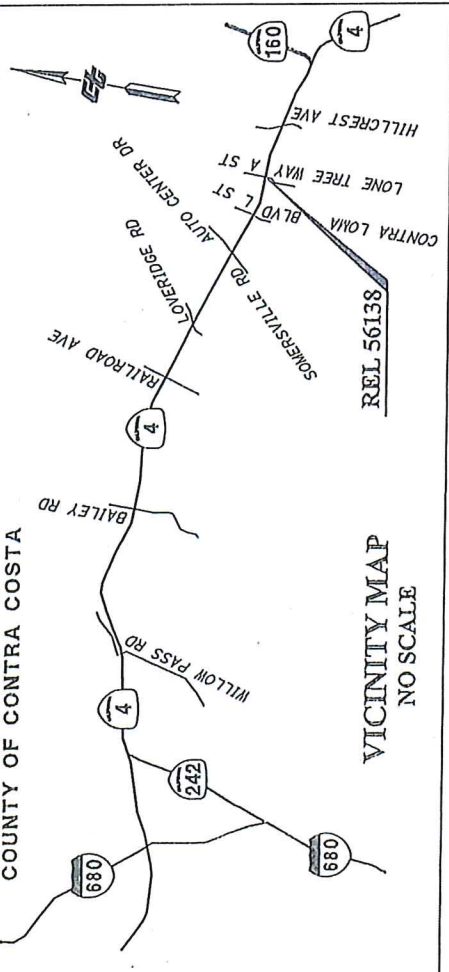
- (1) Right of Way Relinquishment (REL) No. 56138 Segment 2 [Map] (3 pages)
- (2) Aerial Photograph dated 1937
- (3) Aerial Photograph dated 1958
- (4) Aerial Photograph dated 1971
- (5) Aerial Photograph dated 1981
- (6) CTrip Aerial Photograph Showing REL-56138 Segment 2
- (7) Map of Pipelines Near REL-56138 Segment 2

PMA/PMA

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https://pubs.usgs.gov/of/1997/of97-744/of97-744_2c.pdf

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



Attachment 1

NO SCALE

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
REL. NO. 56138
TO CITY OF ANTIOCH
FOR PREVIOUS R/W INFORMATION SEE
MAP(S) R-73.11-13; R-X10417.10a, 10b & 10c

DATE: 09/2018 EA(S): 228512 CONTRACT NO.: 169402
DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY: 228514

DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
04 CC 4 R27.8 1 3

PROJECT ID: 0400021080

LEGEND

Area to be relinquished

NOTE: The State's rights are not extinguished until recordation of Relined California Transportation Commission resolution.

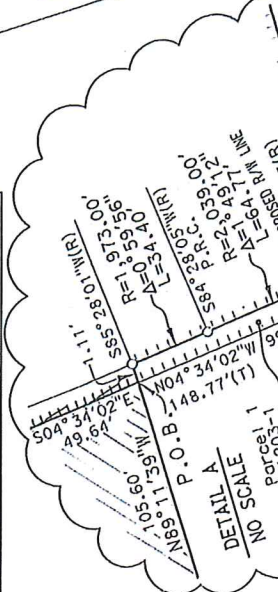
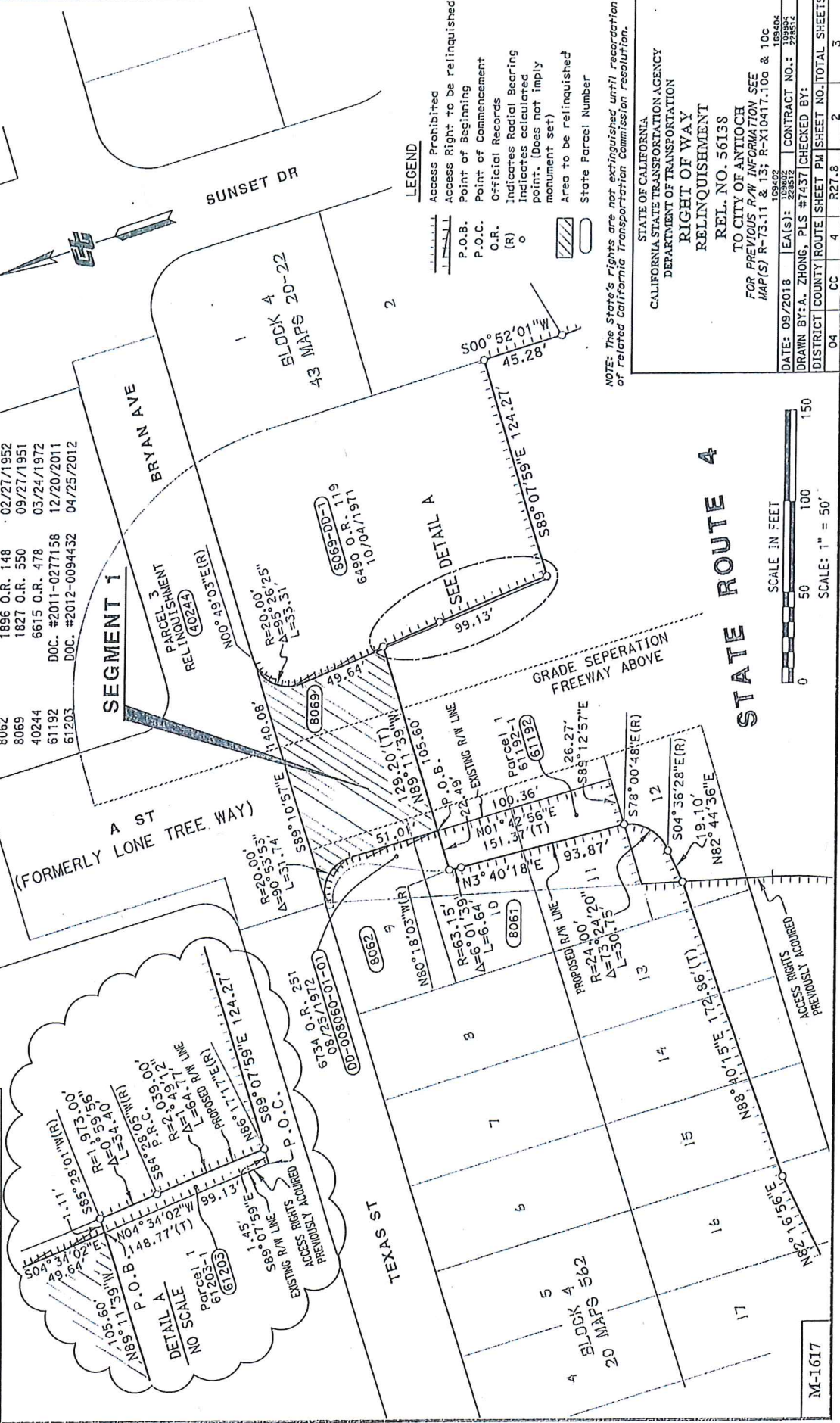
M-1617

Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.0000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIPOCH

PARCEL NO.	RECORDATION	DATE RECORDED
8061	1809 O.R. 139	08/20/1951
8062	1896 O.R. 148	02/27/1952
8069	1827 O.R. 550	09/27/1951
40244	6615 O.R. 478	03/24/1972
61192	DOC. #2011-0277158	12/20/2011
61203	DOC. #2012-0094432	04/25/2012

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



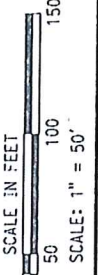
LEGEND

- Access Prohibited
- Access Right to be relinquished
- P.O.B.
- P.O.C.
- Official Records
- (R)
- Indicates Radial Bearing
- Indicates calculated monument set
- Area to be relinquished
- State Parcel Number

NOTE: The State's rights are not extinguished until recordation or related California Transportation Commission resolution.

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
 REL. NO. 56138
 TO CITY OF ANTIPOCH
 FOR PREVIOUS RAW INFORMATION SEE
 MAP(S) R-73.11 & 13; R-X10417.106 & 10C
 DATE: 09/2018 EA(S): 1938892 CONTRACT NO.: 109452
 DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY: 109452
 DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
 04 CC 4 R27.8 2 3

STATE ROUTE 4



PROJECT ID: 0400021080

M-1617

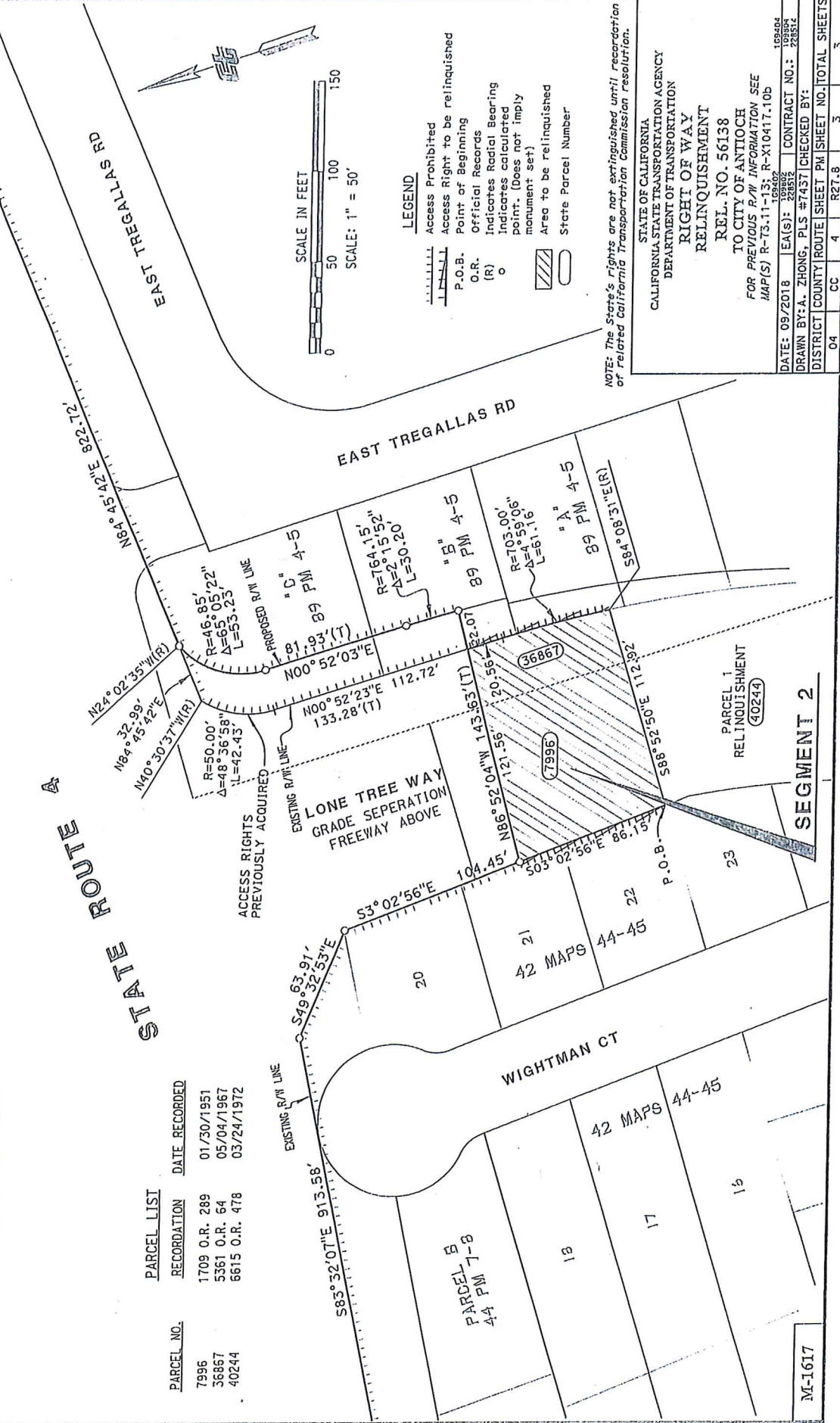
Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multipliers by 1.0000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH

STATE ROUTE A

PARCEL NO.	RECORDATION	DATE RECORDED
7996	1709 O.R. 289	01/30/1951
36867	5361 O.R. 64	05/04/1967
40244	6615 O.R. 478	03/24/1972

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



NOTE: The State's rights are not extinguished until recordation or related California Transportation Commission resolution.

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
**RIGHT OF WAY
 RELINQUISHMENT**
 REL. NO. 56138
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) R-73.11-13, R-X10417.10b
 163402

DATE: 09/2018 EA(S): 193852 CONTRACT NO.: 163404
 228512 103804
 DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY:
 DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
 04 CC 4 R27.6 3 3

PROJECT ID: 0400021080

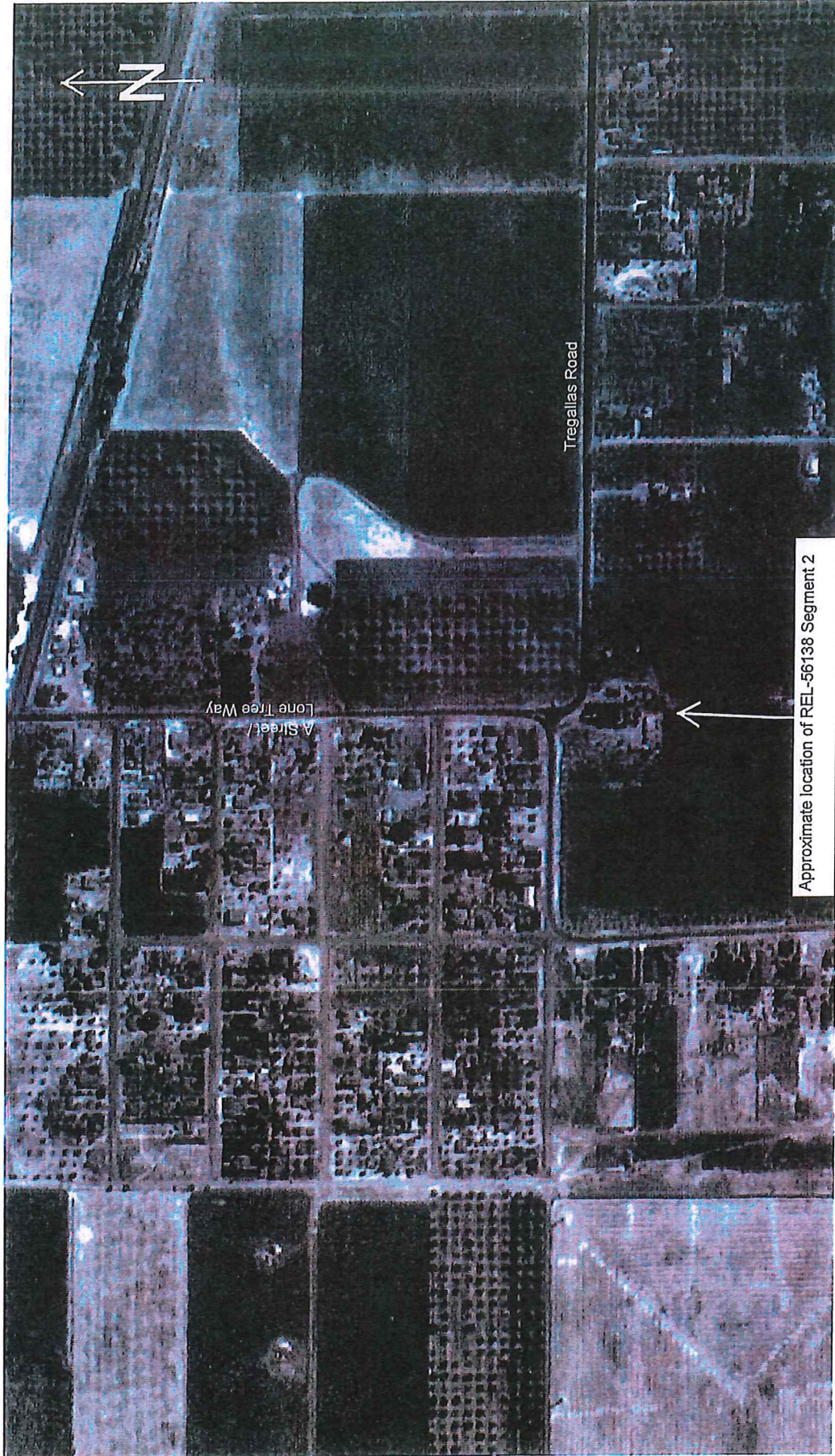


Image: Aerial Photo Flight ABC_1937 FRAME 55-93
Original Map Scale 1:210,000
Source: http://mljlibrary.ucsb.edu/ap_indexes/framefinder/
Image Date: August 25, 1937
By: P. Altherr on February 20, 2020



Attachment 2
Caltrans REL-56138 SEGMENT 2
CC Route 4 PM R27.8
Antioch, California

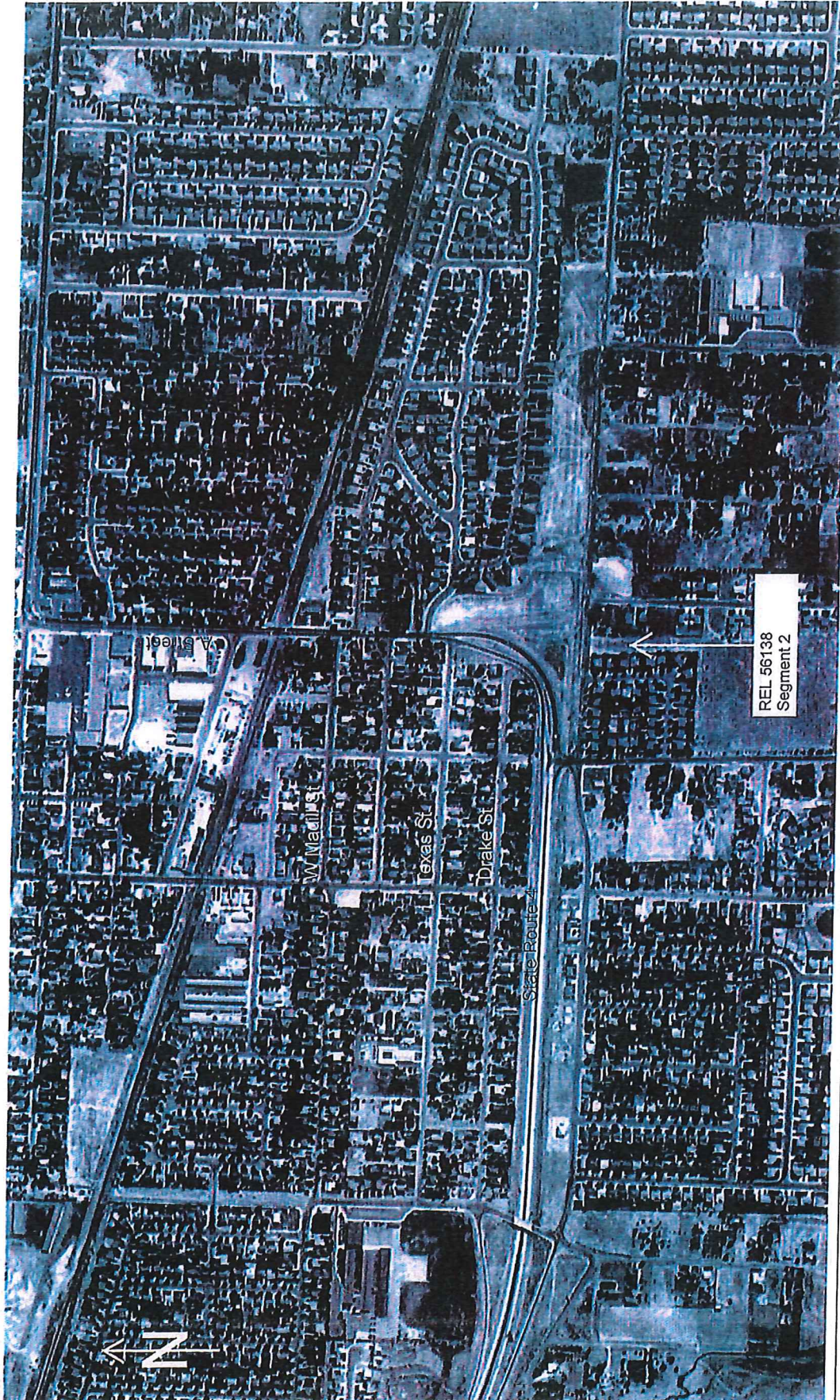


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 Source: http://milllibrary.ucsb.edu/lap_indexes/framefinder/
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 By: P. Altherr on February 20, 2020

Attachment 3
 Caltrans REL-56138 SEGMENT 2
 CC Route 4 PM R27.8
 Antioch, California



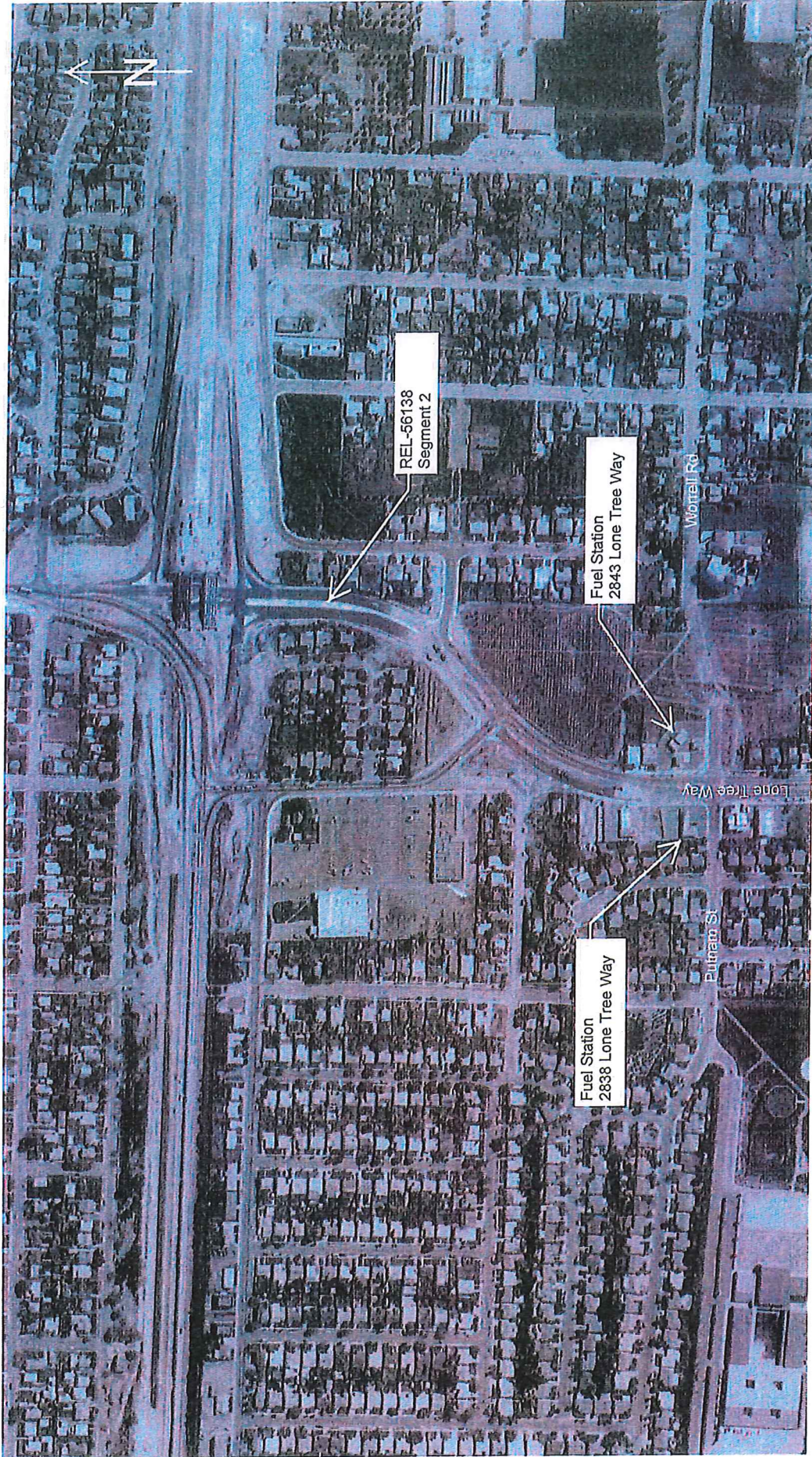


Image: Aerial Photo Flight CAS-3069 FRAME S-24
 Original Map Scale 1:12,000
 Source: http://mll.library.ucsb.edu/ap_indexes/FrameFinder/
 Image Date: March 1, 1971
 By: P. Althern on February 20, 2020

Attachment 4
 Caltrans REL-56138 SEGMENT 2
 CC Route 4 PM R27.8
 Antioch, California



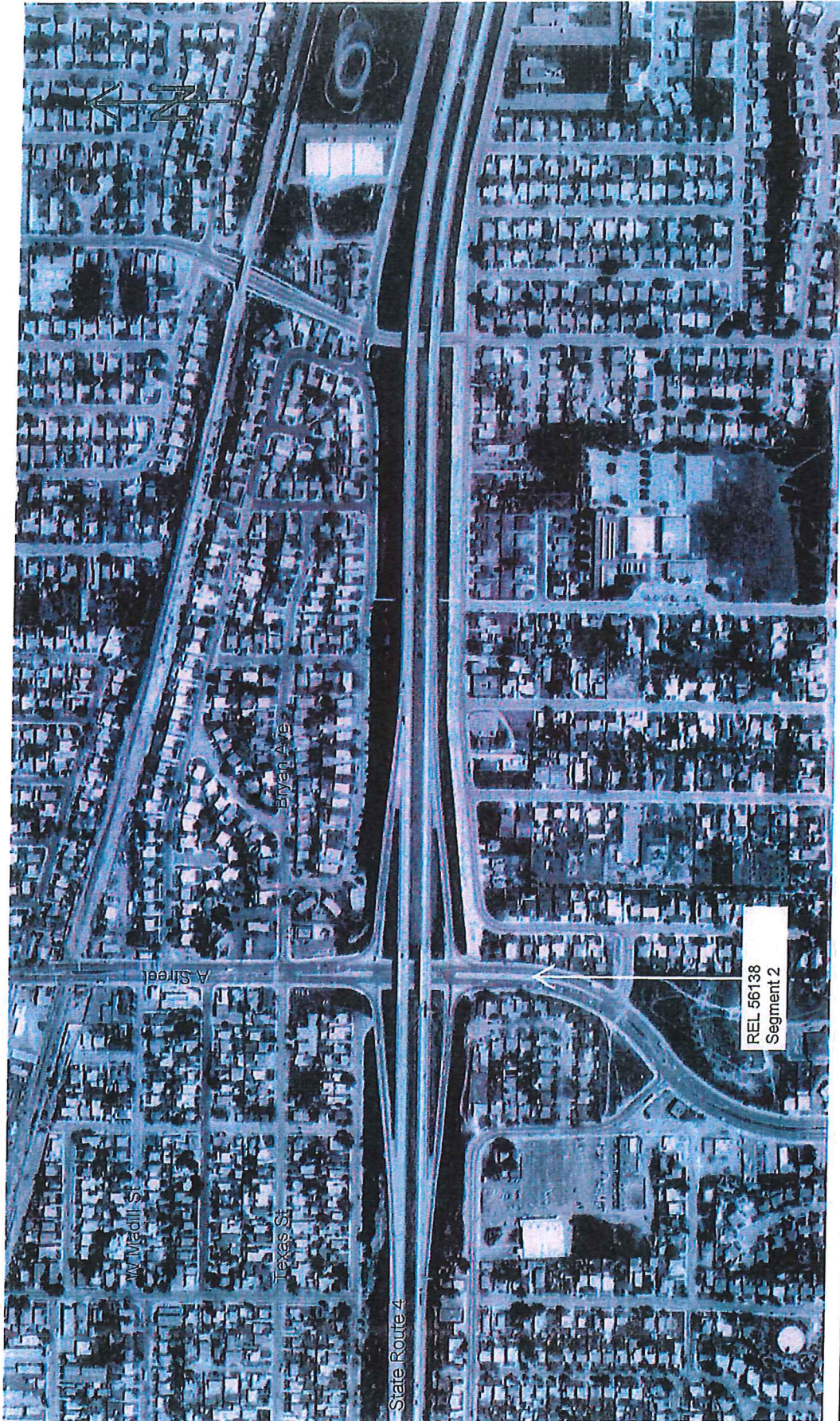
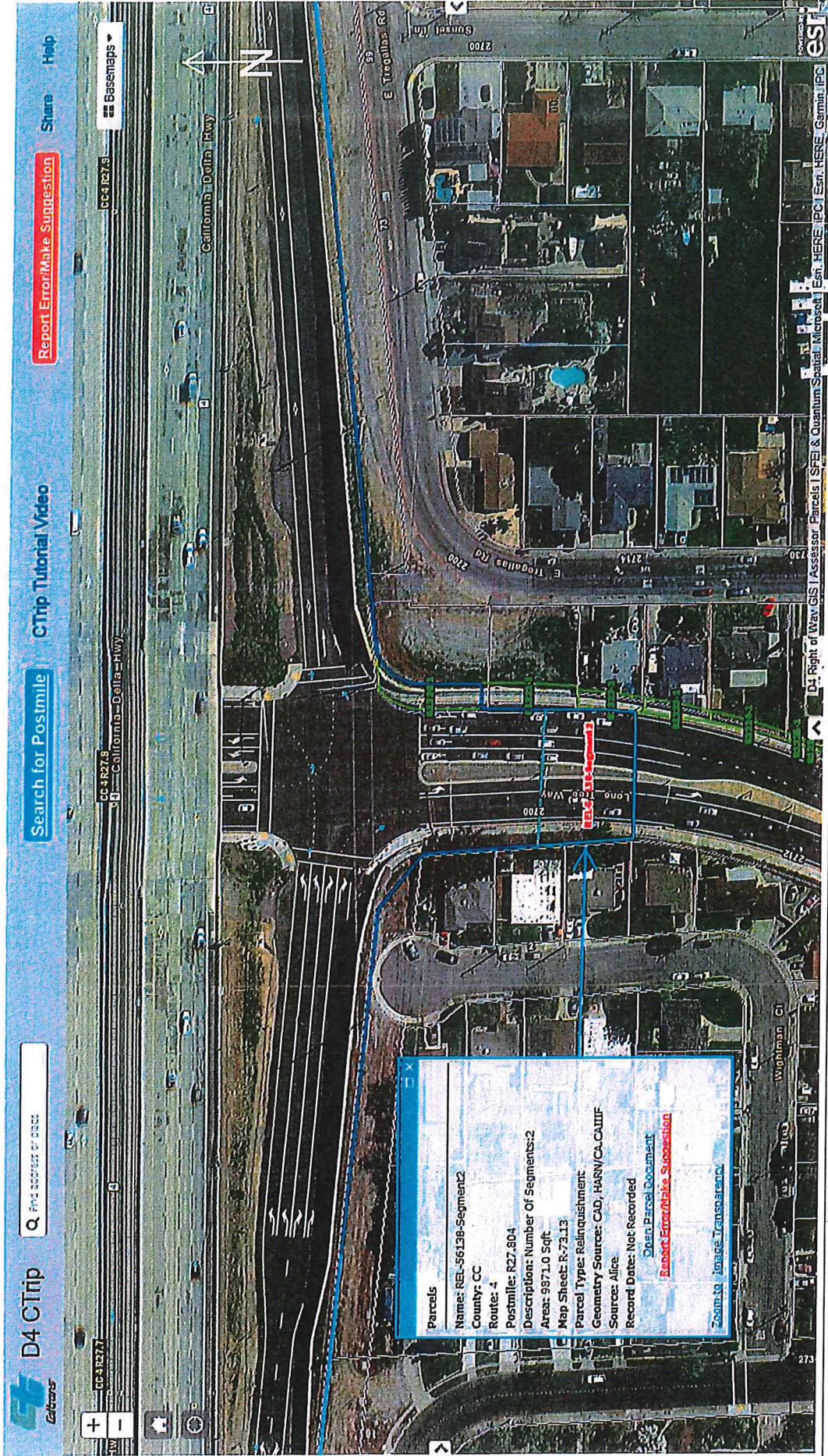


Image: Aerial Photo Flight CAS-81081 FRAME 1-30
Original Map Scale 1:12,000
Source: http://mil.library.uesb.edu/ap_index/FrameFinder/
Image Date: April 8, 1981
By: P. Altherr on February 20, 2020



Attachment 5
Caltrans REL-56138 SEGMENT 2
CC Route 4 PM R27.8
Antioch, California



Parcels
 Name: REL-56138-Segment2
 County: CC
 Route: 4
 Postmile: R27.804
 Description: Number Of Segments:2
 Area: 9871.0 Sqft
 Map Sheet: R-73.13
 Parcel Type: Relinquishment
 Geometry Source: CAD, HARN/CA-CALIF
 Source: Alice
 Record Date: Not Recorded
[Clear Parcel Document](#)
[Report Error/Make Suggestion](#)
 Zoom to Image Transparency



Image: Caltrans CTRIP
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 Source: <https://sv04esr12.ctdot.ca.gov/d4-row/recordsportal.html>
 Image Date: February 20, 2020
 By: P. Altherr

Attachment 6
 Caltrans REL-56138 SEGMENT 2
 CC Route 4 PM R27.8
 Antioch, California



Image: Map of Gas Transmission and Hazardous Liquid Pipelines
 Original Map Scale: 1:24,000
 Source: Caltrans National Pipeline Mapping System (NPMIS)
 Image Date: 2/12/2019
 By: P. Alther

Attachment 7
 Caltrans REL-56138 SEGMENT 2
 CC Route 4 PM R37.8
 Antioch, California



ATTACHMENT "F"

State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Memorandum

*Making Conservation
a California Way of Life.*

To: BONNITA CHIU
DISTRICT BRANCH CHIEF
OFFICE OF DESIGN CONTRA COSTA

Date: February 25, 2020

File: CC 4 PM R28.9

From: NANDINI VISHWANATH
BRANCH CHIEF
HAZARDOUS WASTE BRANCH "B"



Subject: ISA Update for Relinquishment REL-56139 Segment 1 ✓

This initial site assessment (ISA) update presents an assessment of known or potential hazardous-waste-related concerns pertaining to relinquishment REL-56139 Segment 1 located north of the Hillcrest Avenue Bridge and Overhead (BOH) on Contra Costa Route 4, alternately known as the California Delta Highway, at postmile R28.9 in the City of Antioch. The initial assessment was completed on March 20, 2019. This update includes new attachments and a review of the status of nearby sites previously identified on GeoTracker and/or Envirostor. The Hazardous Waste Branch has no new findings to report in this update.

Site Description

REL-56139-Segment 1 (Segment 1) consists of a 13,076.3 square foot portion of Hillcrest Avenue in Contra Costa County just south of the intersection with Sunset Drive / Slatten Ranch Road. Note that Sunset Drive was formerly known as Tregallas Road.

Hillcrest Avenue, at Segment 1, consists of two northbound through lanes and one left turn lane; two southbound lanes and a concrete median.

The elevation of the site is approximately 64 feet above mean sea level (MSL).

See Attachment 1 (Sheets 1 and 2) and Attachment 8 for site location maps.

Adjacent Parcels

Contra Costa County Assessor Parcel Number (APN) 052 011 009, owned by the San Francisco BART District, is a 1.27-acre parcel located east of Segment 1 that consists primarily of the right-turn lane(s), sidewalk for northbound Hillcrest Avenue, and some vacant land.

Caltrans right of way borders the southern side of Segment 1.

APN 052 015 003, owned by Skyland Properties, is a 1.79-acre parcel known as Hillcrest Sunset Plaza and is located immediately west of Segment 1. Hillcrest Sunset Plaza and is used for commercial stores such as FastSigns. The parcel address is 1300-1388 Sunset Drive.

North of the intersection of Hillcrest Avenue and Sunset Drive is a utility crossing owned by Chevron USA Incorporated. Union Pacific railroad tracts cross Hillcrest Avenue just north of the intersection of Sunset Drive and Hillcrest Avenue – just north of Chevron’s utility corridor.

In the northwest corner of the intersection of Hillcrest Avenue and Sunset Drive are two vacant lots. APN 052 014 008 and 052 014 009 are both owned by Enrico E and Rose Cinquini.

Site History

The USGS historic topographic map for Collinsville, California dated 1918 and the topographic map for Lone Tree Valley dated 1916 show an unnamed light-duty road following an intermittent stream (unnamed) approximately where Hillcrest Avenue is presently located. This road crosses Southern Pacific Railroad (SPRR)’s San Francisco and New Orleans Line - approximately 1.8 kilometers east of Antioch Station. There are no structures shown south of the railroad tracks and west of the light-duty road – within Segment 1. There is one structure shown south of Segment 2 at the foot of the hill located south of the site. See Attachment 2.

Aerial photo Flight C-5750 Frame 268-22 dated June 28, 1939 shows that the flat land east of future Hillcrest Avenue and south of the railroad tracks contains an orchard. The land west of future Hillcrest Avenue appears mostly undeveloped except for the southwest corner of the intersection of Hillcrest Avenue and the SPRR tracks – which appears to contain numerous structures. The land west of the road, and south of the aforementioned development, appears as grassland. Numerous pathways leading to circular areas in this grassland suggest a possible water-well field. Route 4 is not present in the 1939 aerial photograph. See Attachment 3.

USGS topographic map for Antioch dated 1953 shows a light duty road named Hillcrest Avenue at the site. East of Hillcrest Avenue is an orchard area containing approximately six small buildings. Shown in the orchard area are power transmission lines; one line running north-south – which has two towers located in the orchard. A second transmission line intersects the north-south line at the center of the orchard. These lines connect to an electrical substation located north of the railroad tracks. Route 4 is not present in this topo map.

Aerial Photo Flight BUU-1958 Frame 10V-15 dated 1959 shows an improved Hillcrest Avenue. Approximately five new residential dwellings have been built within the orchard area located east of Hillcrest Avenue. The land west of the road appears as undeveloped grassland. West of this grassland appears to be an orchard. See Attachment 4.

Caltrans Appraisal Map A-747.8 dated February 1960 shows the northwest corner of the intersection of the HR3-Line (Hillcrest) and Tregallas Road (Sunset Drive) containing storage tanks. This location was likely a crude-oil storage facility associated with the Standard Oil Company pipeline running alongside the south side of the railroad tracks. See Attachment 5.

Aerial Photo Flight CAS-65-130 Frame 25-16 dated May 28, 1965 shows additional development within the orchard area east of Hillcrest Avenue (UCSB, Various). The land west of Hillcrest Avenue remains undeveloped grassland along the unnamed stream.

Aerial Photo Flight 3069 Frame 8-45 dated March 31, 1971 shows significant highway construction in progress. The alignment of the highway essentially bisects the former orchards located west and east of Hillcrest Avenue south of the railroad tracks. The alignment of Hillcrest Avenue has been straightened and the southern portion shifted slightly to the west. The stream channel is now straighter and aligned to the east side of Hillcrest Avenue and diverted into a 72-inch reinforced concrete pipe passing underneath the highway and emerging in the northwest corner of the interchange. See Attachment 6.

Caltrans Monument Map S-173.7 dated September of 1976 shows a “Standard Pacific Gas Lines” easement under the intersection of Tregallas Road (Sunset Drive) and Hillcrest Avenue – just north of Segment 1.

Caltrans bridge records indicate that the Hillcrest Avenue Bridge/Overhead, Bridge No. 28-0183, was originally completed in 1971 and then modified/reconstructed in 2016.

On August 5, 2018 the Bay Area News Group reported a diesel fuel leak on the Kinder Morgan fuel pipeline located on Hillcrest Avenue north of Sunset Drive/Slatten Ranch Road in Antioch (Bay Area News Group, 2018).

Current Site Use

The site is presently a paved road known as Hillcrest Avenue in Antioch, California. Hillcrest Avenue, within Segment 1, has two northbound through lanes, a right-turn lane, and a left turn lane. Southbound Hillcrest Avenue 1 left-turn lane, two southbound lanes, and a paved shoulder/bike lane.

Hazardous Liquid Pipelines and Gas Pipelines

Pacific Gas and Electric (PG&E)’s natural gas transmission pipeline data viewer does not show any lines located within or next to Segment 1. Note, however, that Caltrans Monument Map S-173.7 dated September of 1976 shows a “Standard Pacific Gas Lines” easement under the intersection of Tregallas Road (Sunset Drive) and Hillcrest Avenue – just north of Segment 1.

The National Pipeline Mapping System (NPMS) public data viewer shows two hazardous liquid (gasoline, diesel, and/or jet fuel) pipelines along Union Pacific’s railroad tracks. One pipeline, CAL0002-8, operated by Chevron Pipe Line Company is a 19.6-mile line that conveys gasoline, diesel, and/or jet fuel. (NPMS, 2019). The second pipeline, LS-90/50/60, is a 12-inch diameter 34.8-mile long pipeline that conveys a “non-HVL [highly volatile liquid] product” operated by “SFPP, LP” which is owned by Kinder Morgan.

This data viewer shows that an accident involving the loss of 72 barrels of “refined and/or petroleum product” (diesel fuel) occurred on August 5, 2018 on the “SFPP, LP” pipeline under Hillcrest Avenue just north of Segment 1. See Attachment 7.

Land Use Zoning

The Antioch Prospector data viewer indicates that the western portion of Segment 1 is zoned as C-2 (neighborhood/community commercial zone) and the eastern portion is zoned as M-1.

Geology

The site is located within an area mapped as containing late Pleistocene alluvium consisting of sand, gravel, silt, and mud (USGS, 1997).

Mineral Hazard Database Review

The site is not located within a geologic unit known to contain naturally-occurring asbestos.

There are no known oil or gas wells or seeps mapped within or adjacent to Segment 1.

Aerially Deposited Lead

Tetraethyl lead was first added to gasoline, as an anti-knock additive, in the early 1920s. This gasoline additive reduced engine knock and improved engine performance. Not all of the lead (Pb) in the gasoline, however, remained within the engine. Approximately 75% of the Pb was discharged out the exhaust pipe in tiny particles that settled on and along California's highways (US EPA, 1986 p. 1-16).

The Pb that was discharged from motor vehicles and that accumulated in roadside soil is referred to as aerially-deposited lead (ADL). The use of "regular" leaded gasoline peaked in the mid-1970s. Starting January 1, 1994, California banned the sale or supply of gasoline produced with the use of any lead additive or which contained more than 0.050 gram of Pb per gallon of gasoline (CARB, 2014). The use of lead additives in gasoline in the United States continued until January 1, 1996 - when the Clean Air Act banned the use of leaded fuel for any on-road motor vehicle.

Due to the past use of leaded gasoline, the soil within this relinquishment might contain concentrations of lead (Pb) in excess of concentrations that occur naturally in Bay Area soils; that exceed current risk-based site-screening criteria for residential sites; *and* that equal or exceed hazardous waste threshold limits established by the State of Federal Government.

Caltrans is permitted to reuse lead-contaminated soil in new freeway embankments provided that the use of this soil meets the criteria in the Soil Management Agreement for Aerially Deposited Lead-Contaminated Soils.

Caltrans records ADL burial locations on a data viewer. This data viewer does not show that lead-contaminated soil was buried under Segment 1.

Chemically-Treated Wood

Wood products such as sign posts are commonly treated with chemical preservatives to protect the wood from insects, microorganisms, fungi, and other environmental conditions that can cause wood decay. Since treated wood contains elevated concentrations of hazardous chemicals,

once these wood products are removed from service they must be managed under the alternative management standards developed by the California Department of Toxic Substances Control (DTSC). The alternative management standards for treated wood waste are codified in Title 22 of the California Code of Regulations, Division 4.5, Chapter 34, §66261.9.5.

Based upon recent Google Earth Street-View imagery, wooden sign posts are not within the area to be relinquished.

Thermoplastic and Painted Traffic Stripe and Pavement Markings

Traffic stripes are applied to the surface of the roadway to facilitate the safe and efficient movement of motor vehicles. White and yellow traffic stripes and pavement markings consist of either paint or thermoplastic, or a combination of both. Lead chromate (PbCrO₄) was used in the past for the yellow pigment for both types of yellow traffic striping (YTS).

On November 22, 1994 a memorandum of understanding was published between Caltrans and the California Air Resources Board (CARB) which established the phase-out of the use of C.I. Pigment Yellow 83 (lead-chromate) in traffic striping over concerns that lead and hexavalent chromium were being released into the environment throughout the service life of the traffic stripe. While the use of C.I. Pigment Yellow 83 was discontinued in waterborne painted YTS; the use of this pigment in thermoplastic YTS continued until 2004 when suitable alternatives became available to Caltrans.

Caltrans 2015 Standard Specification (SP) 14-11.12 applies to the removal of YTS that contains hazardous substances at a concentration that would result in the waste grindings being characterized as a hazardous waste. SP 14-11.12 specifies that the contractor use a vacuum equipped with a high-efficiency-particulate-air (HEPA) filter concurrently with the removal operations, or other equally effective approved methods for collection of the residue. The HEPA-filter-equipped vacuum ensures that YTS is removed without releasing potentially hazardous waste into the roadside environment.

SP 14-11.12 also requires that the contractor immediately contain the waste grindings as they are generated. Most contractors typically use a 55-gallon steel drum for storing YTS waste grindings. The drums of waste material are then sampled by the contractor and tested for waste characterization. Test data for drums sampled between 2003 and 2006 shows that most YTS waste grindings generated in District 4 during this time were characterized as a California-hazardous waste.

GeoTracker and Envirostor Database Review

The Regional Water Quality Control Board's GeoTracker database and the DTSC's Envirostor database were reviewed to identify known hazardous waste sites that may have impacted the site.

The following site(s) were found on GeoTracker that may be close enough to the relinquishment area to warrant further study.

- 1) Kinder Morgan Energy Partners (KMEP) Fuel Leak (T10000012348)
Hillcrest Avenue and Sunset Drive; Antioch, CA 94509
Status: Open – Site assessment as of 11/27/2018

Reports filed on GeoTracker indicate that Kinder Morgan excavated 60 tons of contaminated soil from the pipeline release area and 356 tons of contaminated soil from the stormwater outfall area. This remedial action did not remove all the subsurface contamination at the release site. See GeoTracker for additional information.

No DTSC cleanup sites were observed on the Envirostor data viewer that were thought to be close enough to have the potential to impact Segment 1.

Findings

The following hazardous-waste-related items are known or suspected to occur at the site:

- 1) Lead-contaminated soil may exist along and/or underneath Segment 1 due to the historic use of the site as a roadway;
- 2) The site contains traffic striping and pavement markings that *may* contain chromium and/or lead at concentrations that could exceed hazardous waste threshold limits once removed from service;
- 3) Prior use of the adjacent land for agricultural purposes, such as for fruit or nut crops, may have resulted in a release of pesticides, such as lead arsenate, into surface soil under or adjacent to the site;
- 4) The Kinder Morgan pipeline leak was located approximately 240 feet north of Segment 1 and 30 feet north of the Union Pacific Railroad (UPRR) Tracks. Fuel products released under pressure from their 12-inch diameter pipeline may have migrated southward along subsurface utility lines and into the intersection of Hillcrest Avenue and Sunset Drive.
- 5) The former presence of storage tanks at the northwest corner of the intersection of Hillcrest Avenue and Sunset Drive is a recognized environmental condition – especially given the proximity of these tanks to the former underground petroleum pipelines located within the railroad right of way. If petroleum products were released into the ground from these tanks, then it could have impacted the soil and groundwater underneath the intersection of Sunset Drive and Hillcrest Avenue.

Limitations

The purpose of this memo is to document an evaluation of Caltrans' site-investigation reports and other easily obtainable information to support the relinquishment of state right of way. This memo is not meant to comply with ASTM Standard E1527 "Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process."

Attachment(s)

- (1) Right of Way Relinquishment (REL) No. 56139 [Map] (3 pages)
- (2) USGS Topo Maps dated 1916-1918
- (3) Aerial Photograph dated 1939
- (4) Aerial Photograph dated 1959
- (5) Caltrans Appraisal Map A-747.8
- (6) Aerial Photograph dated 1971
- (7) ARCADIS Site Plan (2018) – Hillcrest Release Site
- (8) Caltrans C-Trip Aerial Photograph of REL 56139 Segment 1

PMA/PMA

References

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https://pubs.usgs.gov/of/1997/of97-744/of97-744_2c.pdf

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

NOTE: The State's rights are not extinguished until recordation of Related California Transportation Commission resolution.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
REL. NO. 56139
TO CITY OF ANTIPOCH
FOR PREVIOUS R/W INFORMATION SEE
MAP(S) R-73.15 R-X104117.14a & 15a
169812

DATE: 09/2018 EAS: 169812 CONTRACT NO.: 169812
DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY: 109812
DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
04 CC 4 R28-9 2 3

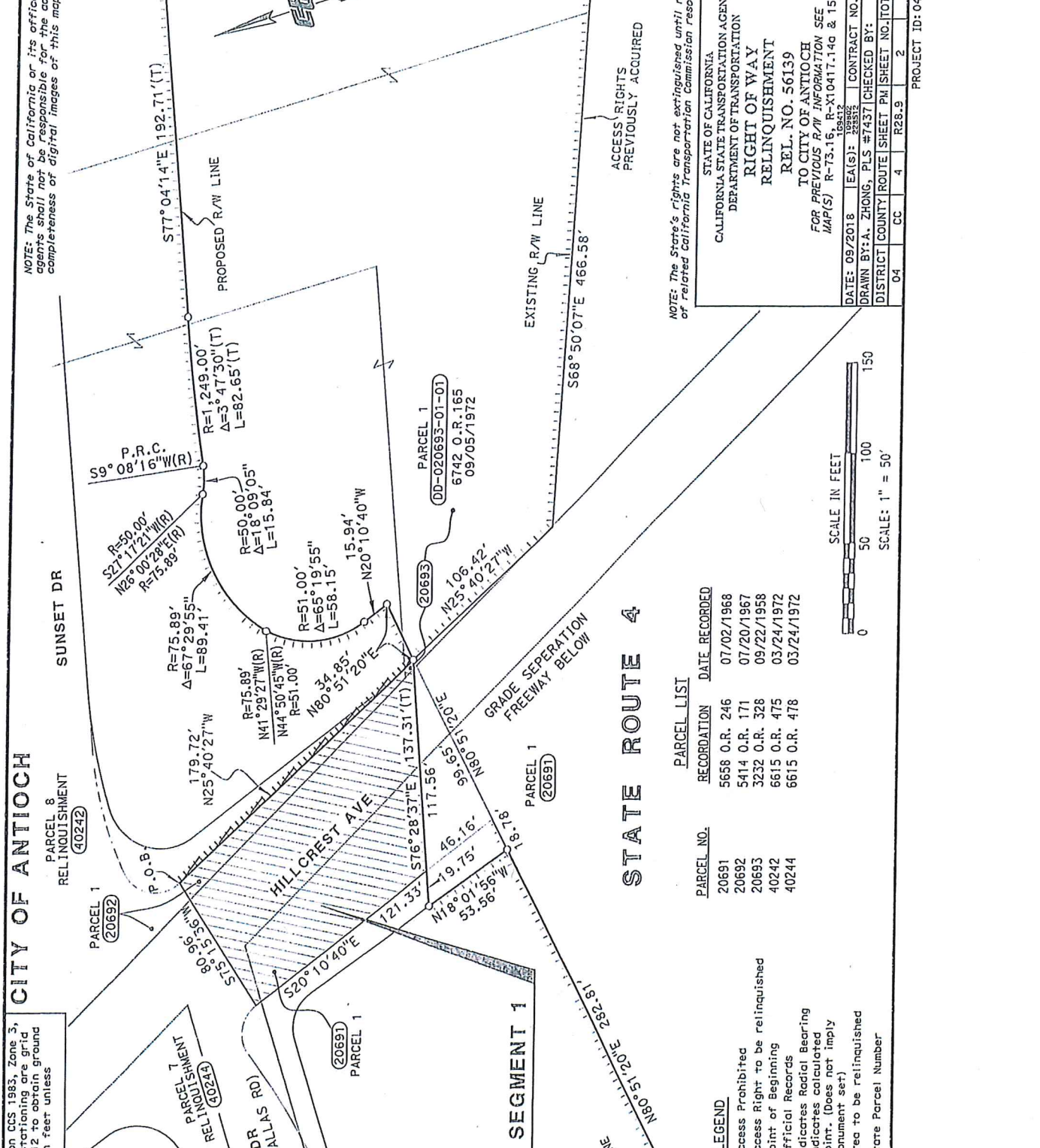
PROJECT ID: 0400021104

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LEGEND
 Access Prohibited
 Access Right to be Relinquished
 Point of Beginning
 Official Records
 Indicates Radial Bearing
 Indicates Calculated point. (Does not imply monument set)
 Area to be Relinquished
 Store Parcel Number

PARCEL LIST
 PARCEL NO. RECORDATION DATE RECORDED
 20691 5658 O.R. 246 07/02/1968
 20692 5414 O.R. 171 07/20/1967
 20693 3232 O.R. 328 09/22/1958
 40242 6615 O.R. 475 03/24/1972
 40244 6615 O.R. 478 03/24/1972

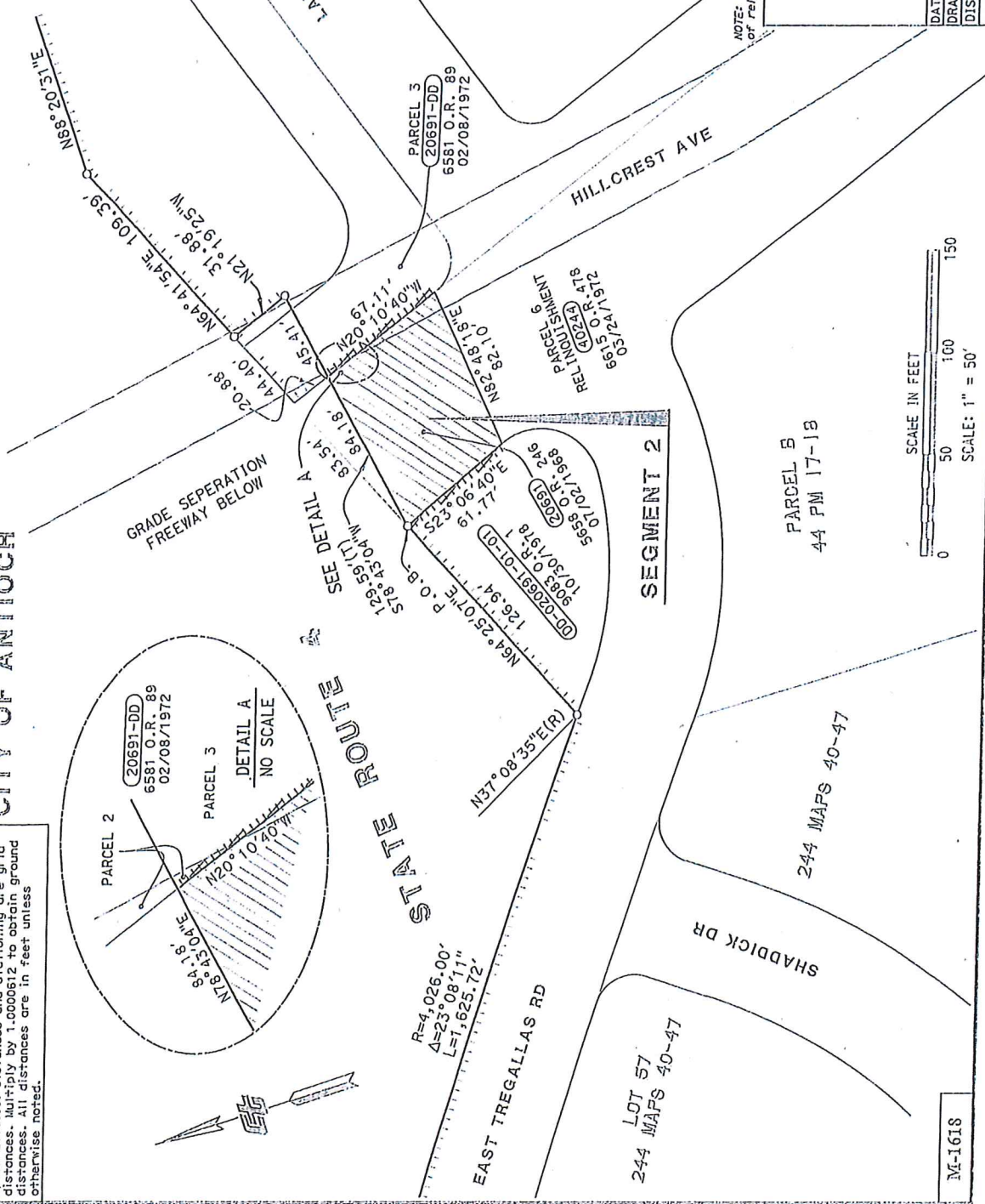
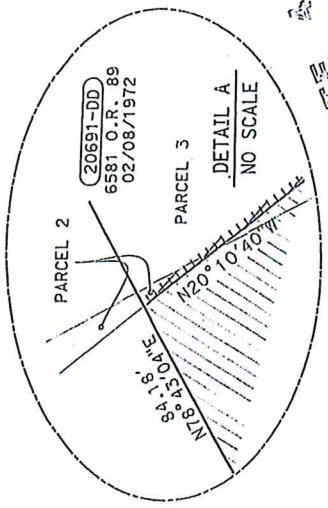
SCALE IN FEET
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 SCALE: 1" = 50'



Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000. Distances and stationing are grid distances. Distances may vary by 1.000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



PARCEL 1
173 PM 27-29

PARCEL 3
20691-DD
6581 O.R. 89
02/08/1972

PARCEL 2
44 PM 17-18

PARCEL 5
44 PM 17-18

PARCEL 6
RELINQUISHMENT
06/15/24/1972

LOT 57
244 MAPS 40-47

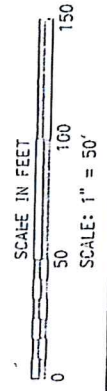
244 MAPS 40-47

- LEGEND**
- Access Prohibited
 - Access Right to be relinquished
 - P.O.B. Point of Beginning
 - O.R. Official Records
 - (R) Indicates Radial Bearing
 - o Indicates Radial Bearing points. (Does not imply monument set)
 - Area to be relinquished
 - State Parcel Number

NOTE: The State's Rights are not extinguished until recordation of related California Transportation Commission Resolution.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
**RIGHT OF WAY
RELINQUISHMENT**
REL. NO. 56139
TO CITY OF ANTIOCH
FOR PREVIOUS R/W INFORMATION SEE
MAP(S) R-73-17, R-X10417.14b & 15

DATE: 08/2018	EA(S): 16941.4	CONTRACT NO.: 16941.4
DRAWN BY: A. ZHONG, PLS #7437	CHECKED BY: 16941.4	
DISTRICT 04	CC 4	R28-9 3
SHEET PM		TOTAL SHEETS



M-1618

PROJECT ID: 0400021104

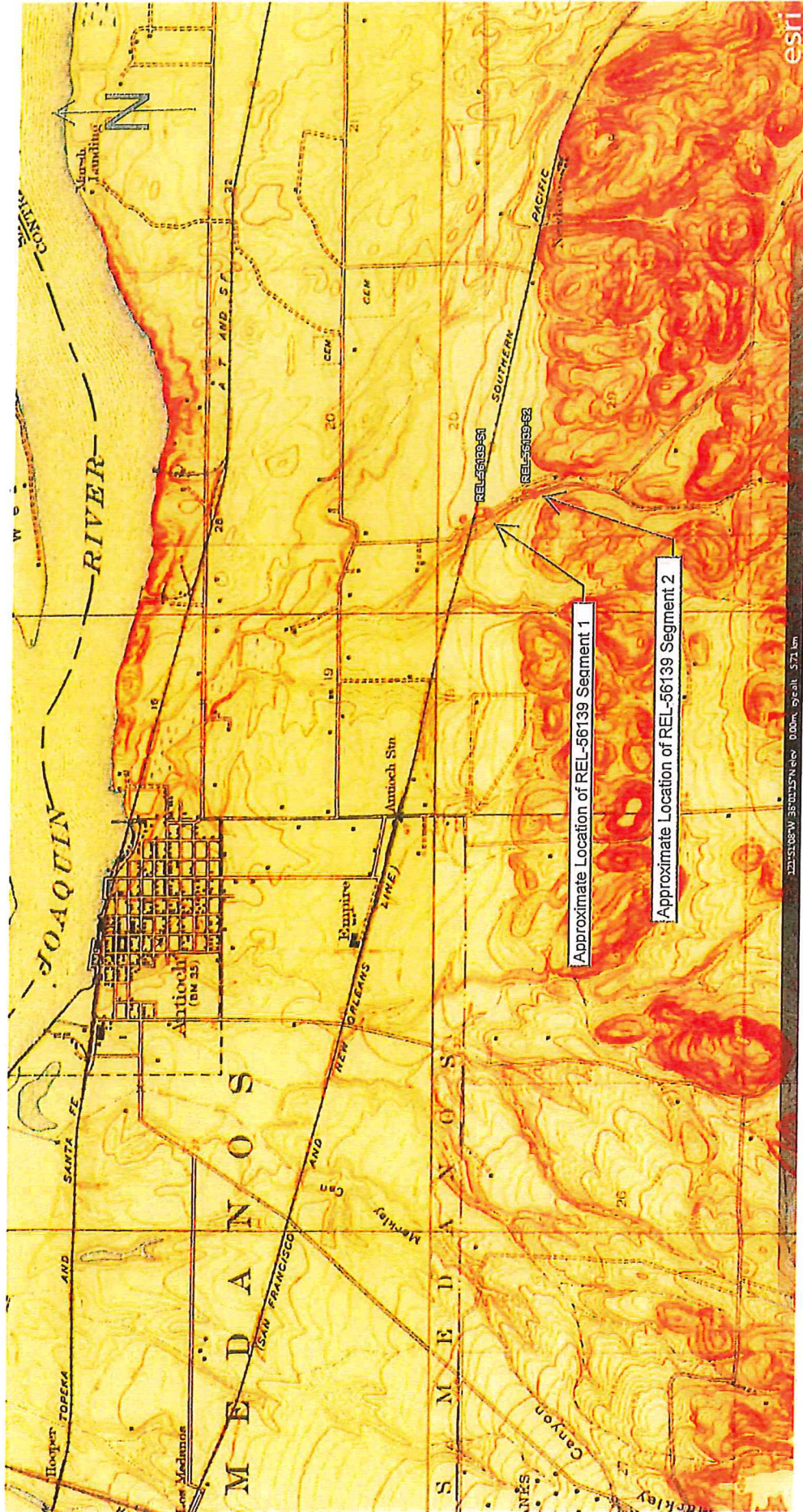


Image: USGS TOPO MAPS LONE TREE VALLEY 1916 AND COLLINSVILLE 1918
 Image Dates: 1916 - 1918
 Original Map Scale: 1:31,680 - Image not to this scale
 Source: U.S. Geological Survey (USGS)
 By: P. Allbert on February 24, 2020



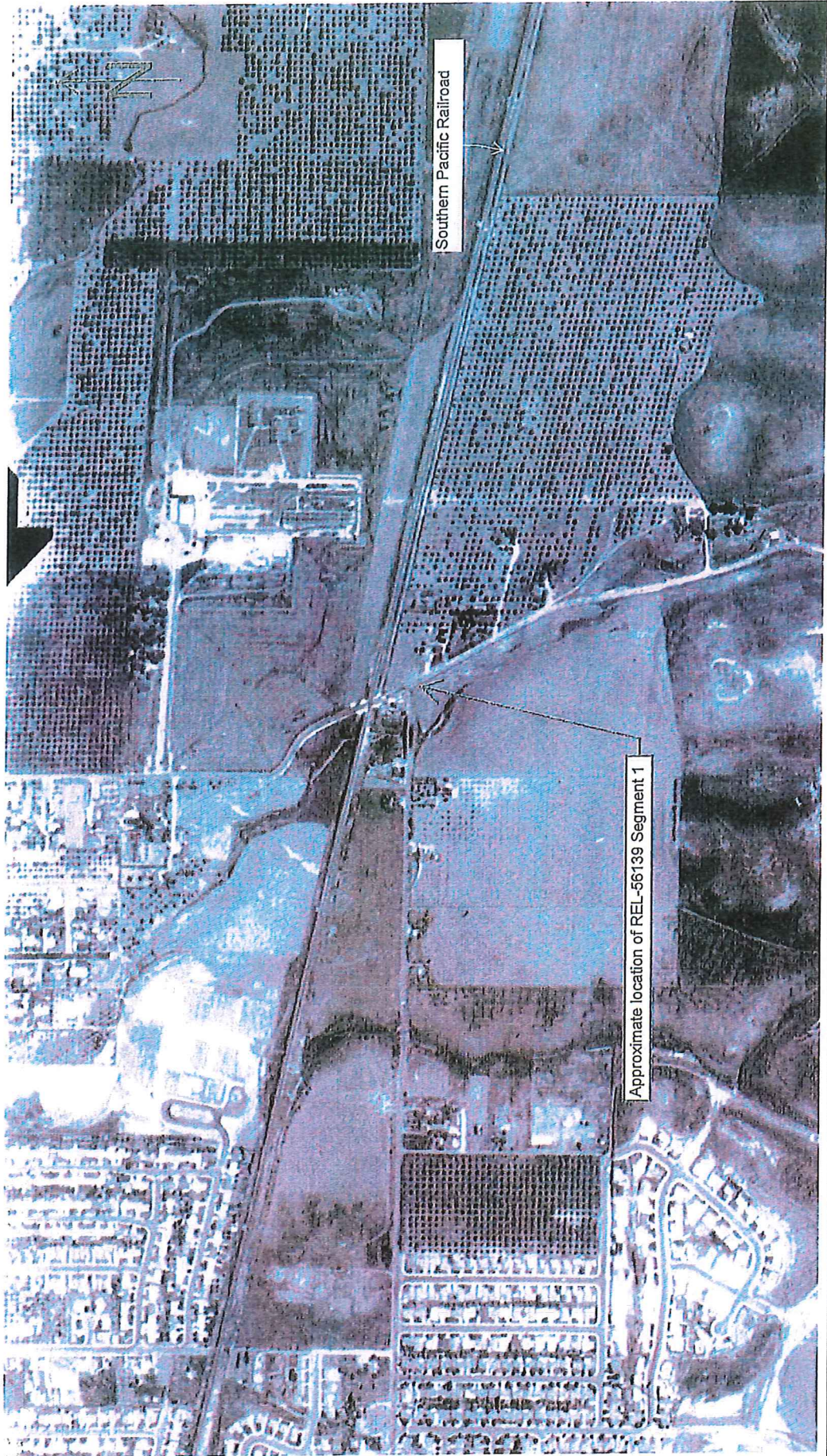
Attachment 2
 Caltrans REL-56139 Segments 1 & 2
 CC Route 4 PM R28.9
 Antioch, CA



Attachment 3
 Caltrans REL-56139 Segment 1
 CC Route 4 PM R2S,9
 Antioch, CA

Image: Aerial Photograph Flight C-5750 Frame 268-22
 Image Dates: June 28, 1939
 Original Scale: 1:20,000 - Image not to this scale
 Source: http://mail.library.ucsb.edu/ap_indexes/framefinder/
 By: P. Altherr on February 24, 2020





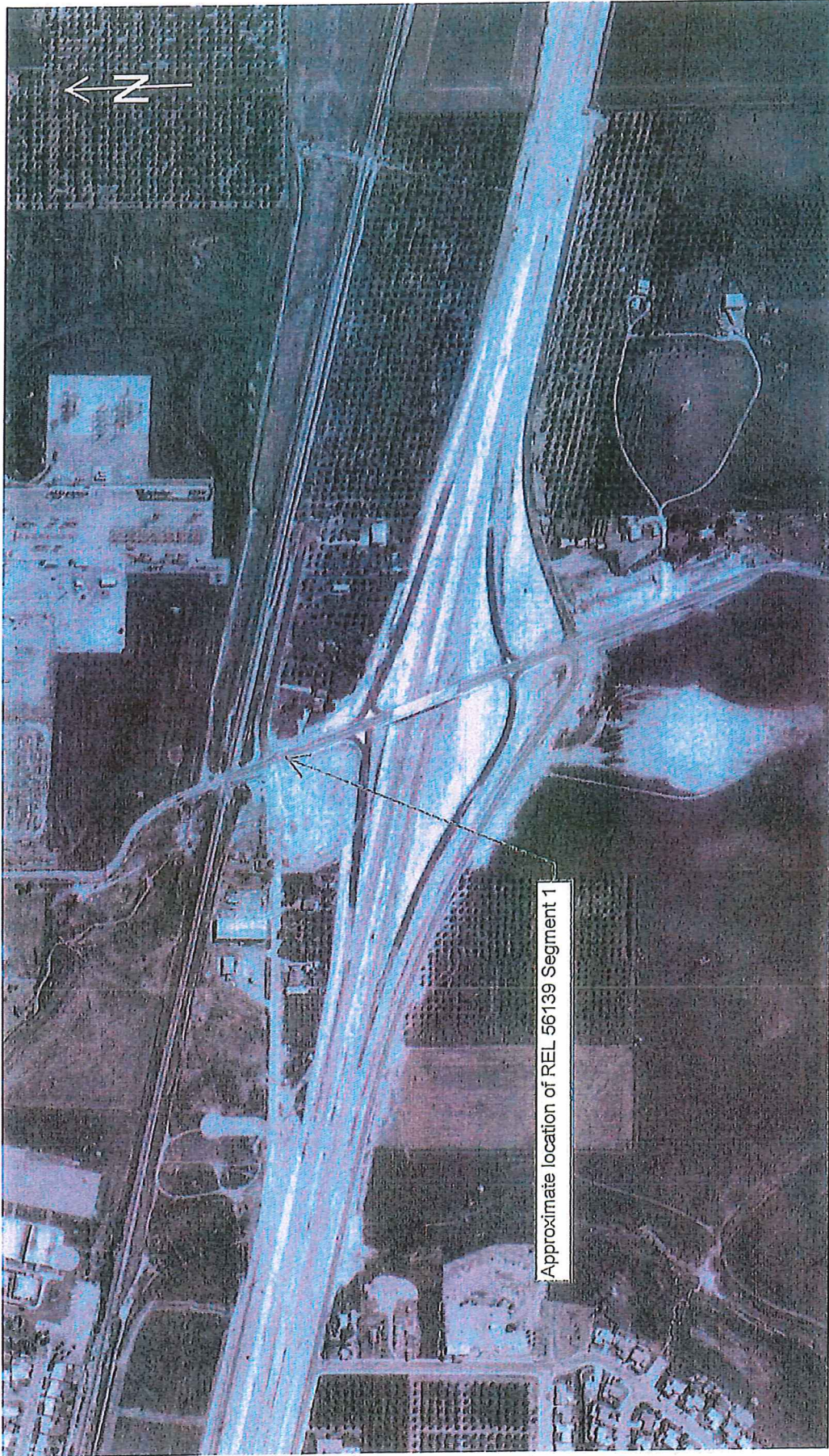
Southern Pacific Railroad

Approximate location of REL-56139 Segment 1

Image: Aerial Photograph Flight BUU-1958 Frame 10V-15
Image Dates: April 11, 1959
Original Scale: 1:20,000 – Image not to this scale
Source: http://ml.library.ucsb.edu/sp_indexes/FrameFinder/
By: P. Albarr on February 24, 2020

Attachment 4
Caltrans REL-56139 Segment 1
CC Route 4 PM R28.9
Antioch, CA





Approximate location of REL 56139 Segment 1

Image: Aerial Photograph Flight CAS-3069 Frame 8-45
Image Dates: March 31, 1971
Original Scale: 1:12,000 – Image not to this scale
Source: http://ml.library.ucsb.edu/sp_indexes/framefinder/
By: P. Altherr on February 24, 2020

Attachment 6
Caltrans REL-56139 Segment 1
CC Route 4 PM R28.9
Antioch, CA





Parcels
 Name: REL-56139-Segment1
 County: CC
 Route: 4
 Postmile: R28.901
 Description: Number Of Segments:2
 Area: 13076.3 Sqft
 Map Sheet: R-73.16
 Parcel Type: Relinquishment
 Geometry Source: CAD, HARV/CA,CAIIF
 Sources: Alice
 Record Date: Not Recorded
[Open Parcel Document](#)
[Report Error/Make Suggestion](#)
[Zoom In](#) [Image Transparency](#)

Image: Caltrans CTrip Aerial Photo of Limits of REL-56139 Segment 1
 Image Dates: February 24, 2020
 Scale: On image
 Source: <https://sv04esr7.ct.dot.ca.gov/d44row/recordsgeoportal.html>
 By: P. Altherr on February 24, 2020

Attachment 8
 Caltrans REL-56139 Segment 1
 CC Route 4 PM R28.9
 Antioch, CA



ATTACHMENT "G"

State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Memorandum

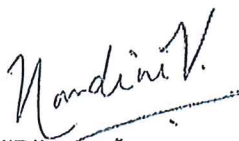
*Making Conservation
a California Way of Life.*

To: BONNITA CHIU
DISTRICT BRANCH CHIEF
OFFICE OF DESIGN CONTRA COSTA

Date: February 25, 2020

File: CC 4 PM R28.9

From: NANDINI VISHWANATH
BRANCH CHIEF
HAZARDOUS WASTE BRANCH "B"



Subject: ISA Update for Relinquishment REL-56139 Segment 2 ✓

This initial site assessment (ISA) update presents an assessment of known or potential hazardous-waste-related concerns pertaining to relinquishment REL-56139 Segment 2 located south of the Hillcrest Avenue Bridge and Overhead (BOH) on Contra Costa Route 4, alternately known as the California Delta Highway, at postmile R28.9 in the City of Antioch. The initial assessment was completed on March 21, 2019. This update includes new attachments and a review of the status of nearby site previously identified on GeoTracker and/or Envirostor. The Hazardous Waste Branch has no significant new findings to report in this update.

Site Description

REL-56139-Segment 2 (Segment 2) consists of a 5229.3 square foot portion of Hillcrest Avenue in Contra Costa County just north of the intersection with East Tregallas Road / Larkspur Drive.

Northbound Hillcrest Avenue, at Segment 2, consists of three through lanes and one right-turn lane, and a paved shoulder. Southbound Hillcrest Avenue, at Segment 2, consists of three southbound lanes, two left turn lanes, one right-turn lane, and a concrete median.

There is an aerial easement, No. CCUA-20687-1-C, for Pacific Gas & Electric (PG&E) over Segment 2 for overhead electrical power lines that was established in April of 1966.

The elevation of the site is approximately 70 feet above mean sea level (MSL).

Adjacent Parcels

Contra Costa County Assessor Parcel Number (APN) 052 013 011, owned by the City of Antioch, is an 8,064 square foot parcel located west of Segment 2 that contains a steel tower that supports overhead electric power lines.

Caltrans right of way boards the northern side of Segment 2.

Southwest of Segment 2 at 2700 Hillcrest Avenue is APN 052 013 016 owned by 7-Eleven Inc. This 1-acre parcel contains a 7-Eleven minimart, a 76-branded gasoline station, and a car wash.

Southeast of Segment 2 at 2701 Hillcrest Avenue is APN 052 012 022 owned by Anabi Real

Estate Development. This 1.04-acre parcel contains a Shell-branded gasoline station, food mart, and a car wash.

See Attachment 1 (Sheets 1 and 3) and Attachment 6 for site location maps.

Site History

The USGS historic topographic map for Collinsville, California dated 1918 and the topographic map for Lone Tree Valley dated 1916 show an unnamed light-duty road following an intermittent stream (unnamed) approximately where Hillcrest Avenue is presently located. This road crosses Southern Pacific Railroad (SPRR)'s San Francisco and New Orleans Line - approximately 1.8 kilometers east of Antioch Station. There are no structures shown south of the railroad tracks and west of the light-duty road - within Segment 2. There is one structure shown south of Segment 2 at the foot of the hill located south of the site. See Attachment 2.

Aerial photo Flight C-5750 Frame 268-22 dated June 28, 1939 shows that the flat land east of future Hillcrest Avenue and south of the railroad tracks contains an orchard. The land west of future Hillcrest Avenue appears mostly undeveloped except for the southwest corner of the intersection of Hillcrest Avenue and the SPRR tracks - which appears to contain numerous structures. The land west of the road, and south of the aforementioned development, appears as grassland. Numerous pathways leading to circular areas in this grassland suggest a possible water-well field. Route 4 is not present in the 1939 aerial photograph. See Attachment 3.

USGS topographic map for Antioch dated 1953 shows a light duty road named Hillcrest Avenue at the site. East of Hillcrest Avenue is an orchard area containing approximately six small buildings. Shown in the orchard area are power transmission lines; one line running north-south - which has two towers located in the orchard. A second transmission line intersects the north-south line at the center of the orchard. These lines connect to an electrical substation located north of the railroad tracks. Route 4 is not present in this topo map.

Aerial Photo Flight BUU-1958 Frame 10V-15 dated 1959 shows an improved Hillcrest Avenue. Approximately five new residential dwellings have been built within the orchard area located east of Hillcrest Avenue. The land west of the road appears as undeveloped grassland. West of this grassland appears to be an orchard. See Attachment 4.

Caltrans Appraisal Map A-747.8A dated June 1965 shows does not indicate the presence of any fuel service stations near Segment 2. The southeast corner of the intersection shows a temporary drainage easement that terminates on December 31, 1975. The owner of Caltrans Parcel No. 20698, in the southwest corner of the intersection is "Charles M. Barnes et ux."

Aerial Photo Flight CAS-65-130 Frame 25-16 dated May 28, 1965 shows additional development within the orchard area east of Hillcrest Avenue (UCSB, Various). The land west of Hillcrest Avenue remains undeveloped grassland along the unnamed stream. The metal tower for the overhead electric lines is in place.

Aerial Photo Flight 3069 Frame 8-45 dated March 31, 1971 shows significant highway construction in progress. The original 2-lane bridge is in place. The alignment of the highway essentially bisects the former orchards located west and east of Hillcrest Avenue south of the railroad tracks. The alignment of Hillcrest Avenue has been straightened and the southern portion shifted slightly to the west on top of the former stream channel. The stream channel is now aligned to the east side of Hillcrest Avenue and diverted into a 72-inch reinforced concrete pipe passing underneath the highway and emerging in the northwest corner of the interchange. There are no service stations present near Segment 2 in this photo. See Attachment 5.

Caltrans bridge records indicate that the Hillcrest Avenue Bridge/Overhead, Bridge No. 28-0183, was originally completed in 1971 and then widened in 2016.

Current Site Use

The site is presently a paved road known as Hillcrest Avenue in Antioch, California. See Attachment 6.

Hazardous Liquid Pipelines and Gas Pipelines

Pacific Gas and Electric (PG&E)'s natural gas transmission pipeline data viewer does not show any lines located within or next to Segment 2.

The National Pipeline Mapping System (NPMS) public data viewer does not show any hazardous liquid or natural gas pipelines located within or next to Segment 2.

Land Use Zoning

The Antioch Prospector data viewer indicates that Segment 2 is zoned as a neighborhood/community commercial zone.

Geology

The site is located within an area mapped as containing late Pleistocene alluvium consisting of sand, gravel, silt, and mud (USGS, 1997).

Depth to groundwater at the nearby service station has been observed to range from 22 to 29 feet below the ground surface (RWQCB, 2005). The groundwater gradient at the former Valero Station at 2700 Hillcrest Avenue has been reported to flow toward the northwest (RWQCB, 2005).

Mineral Hazard Database Review

The site is not located within a geologic unit known to contain naturally-occurring asbestos.

There are no known oil or gas wells or seeps mapped within or adjacent to Segment 2.

Aerially Deposited Lead

Tetraethyl lead was first added to gasoline, as an anti-knock additive, in the early 1920s. This gasoline additive reduced engine knock and improved engine performance. Not all of the lead

(Pb) in the gasoline, however, remained within the engine. Approximately 75% of the Pb was discharged out the exhaust pipe in tiny particles that settled on and along California's highways (US EPA, 1986 p. 1-16).

The Pb that was discharged from motor vehicles and that accumulated in roadside soil is referred to as aerially-deposited lead (ADL). The use of "regular" leaded gasoline peaked in the mid-1970s. Starting January 1, 1994, California banned the sale or supply of gasoline produced with the use of any lead additive or which contained more than 0.050 gram of Pb per gallon of gasoline (CARB, 2014). The use of lead additives in gasoline in the United States continued until January 1, 1996 - when the Clean Air Act banned the use of leaded fuel for any on-road motor vehicle.

Due to the past use of leaded gasoline, the soil within this relinquishment might contain concentrations of lead (Pb) in excess of concentrations that occur naturally in Bay Area soils; that exceed current risk-based site-screening criteria for residential sites; *and* that equal or exceed hazardous waste threshold limits established by the State of Federal Government.

Caltrans is permitted to reuse lead-contaminated soil in new freeway embankments provided that the use of this soil meets the criteria in the Soil Management Agreement for Aerially Deposited Lead-Contaminated Soils. Caltrans records ADL burial locations on a data viewer. This data viewer does not show that lead-contaminated soil was buried under Segment 2.

Chemically-Treated Wood

Wood products such as sign posts are commonly treated with chemical preservatives to protect the wood from insects, microorganisms, fungi, and other environmental conditions that can cause wood decay. Since treated wood contains elevated concentrations of hazardous chemicals, once these wood products are removed from service they must be managed under the alternative management standards developed by the California Department of Toxic Substances Control (DTSC). The alternative management standards for treated wood waste are codified in Title 22 of the California Code of Regulations, Division 4.5, Chapter 34, §66261.9.5.

Based upon recent Google Earth Street-View imagery, wooden sign posts are not within the area to be relinquished.

Thermoplastic and Painted Traffic Stripe and Pavement Markings

Traffic stripes are applied to the surface of the roadway to facilitate the safe and efficient movement of motor vehicles. White and yellow traffic stripes and pavement markings consist of either paint or thermoplastic, or a combination of both. Lead chromate (PbCrO₄) was used in the past for the yellow pigment for both types of yellow traffic striping (YTS).

On November 22, 1994 a memorandum of understanding was published between Caltrans and the California Air Resources Board (CARB) which established the phase-out of the use of C.I. Pigment Yellow 83 (lead-chromate) in traffic striping over concerns that lead and hexavalent chromium were being released into the environment throughout the service life of the traffic stripe. While the use of C.I. Pigment Yellow 83 was discontinued in waterborne painted YTS; the use of this pigment in

thermoplastic YTS continued until 2004 when suitable alternatives became available to Caltrans.

Caltrans 2015 Standard Specification (SP) 14-11.12 applies to the removal of YTS that contains hazardous substances at a concentration that would result in the waste grindings being characterized as a hazardous waste. SP 14-11.12 specifies that the contractor use a vacuum equipped with a high-efficiency-particulate-air (HEPA) filter concurrently with the removal operations, or other equally effective approved methods for collection of the residue. The HEPA-filter-equipped vacuum ensures that YTS is removed without releasing potentially hazardous waste into the roadside environment.

SP 14-11.12 also requires that the contractor immediately contain the waste grindings as they are generated. Most contractors typically use a 55-gallon steel drum for storing YTS waste grindings. The drums of waste material are then sampled by the contractor and tested for waste characterization. Test data for drums sampled between 2003 and 2006 shows that most YTS waste grindings generated in District 4 during this time period were characterized as a California-hazardous waste.

GeoTracker and Envirostor Database Review

The Regional Water Quality Control Board's GeoTracker database and the DTSC's Envirostor database were reviewed to identify known hazardous waste sites that may have impacted the site.

The following leaking underground storage tank (LUST) site(s) were found on GeoTracker that may be close enough to the relinquishment area to warrant further study.

- 1) Former Exxon Service Station No. 7-5138 (T0601300808)
2700 Hillcrest Avenue
Antioch, CA 94509
Status: Completed – Case closed as of 2/8/2001
- 2) Former Hillcrest Valero (T0601378105)
2700 Hillcrest Avenue
Antioch, CA 94509
Status: Completed – Case closed as of 5/5/2005

The location of the former service stations, and current fueling stations, are all shown on Attachment 6.

No DTSC cleanup sites were observed on the Envirostor data viewer that were thought to be close enough to have the potential to impact Segment 2.

Findings

The following hazardous-waste-related items are known or suspected to occur at the site:

- 1) Lead-contaminated soil may exist along and/or underneath Segment 2 due to the historic use of the site as a roadway;
- 2) The site contains traffic striping and pavement markings that *may* contain chromium and/or

lead at concentrations that could exceed hazardous waste threshold limits once removed from service;

- 3) The site of the former Exxon Service Station and former Valero Station, at 2700 Hillcrest Avenue in Antioch, is a documented leaking-underground-storage-tank site. This site is currently a 76-branded fuel station.

Note that a Shell service station is located across the street at 2701 Hillcrest Avenue. While this Shell station is an active, permitted, vehicle-fueling facility, it is not a known fuel-release site.

Limitations

The purpose of this memo is to document an evaluation of Caltrans' site-investigation reports and other easily obtainable information to support the relinquishment of state right of way. This memo is not meant to comply with ASTM Standard E1527 "Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process."

Attachment(s)

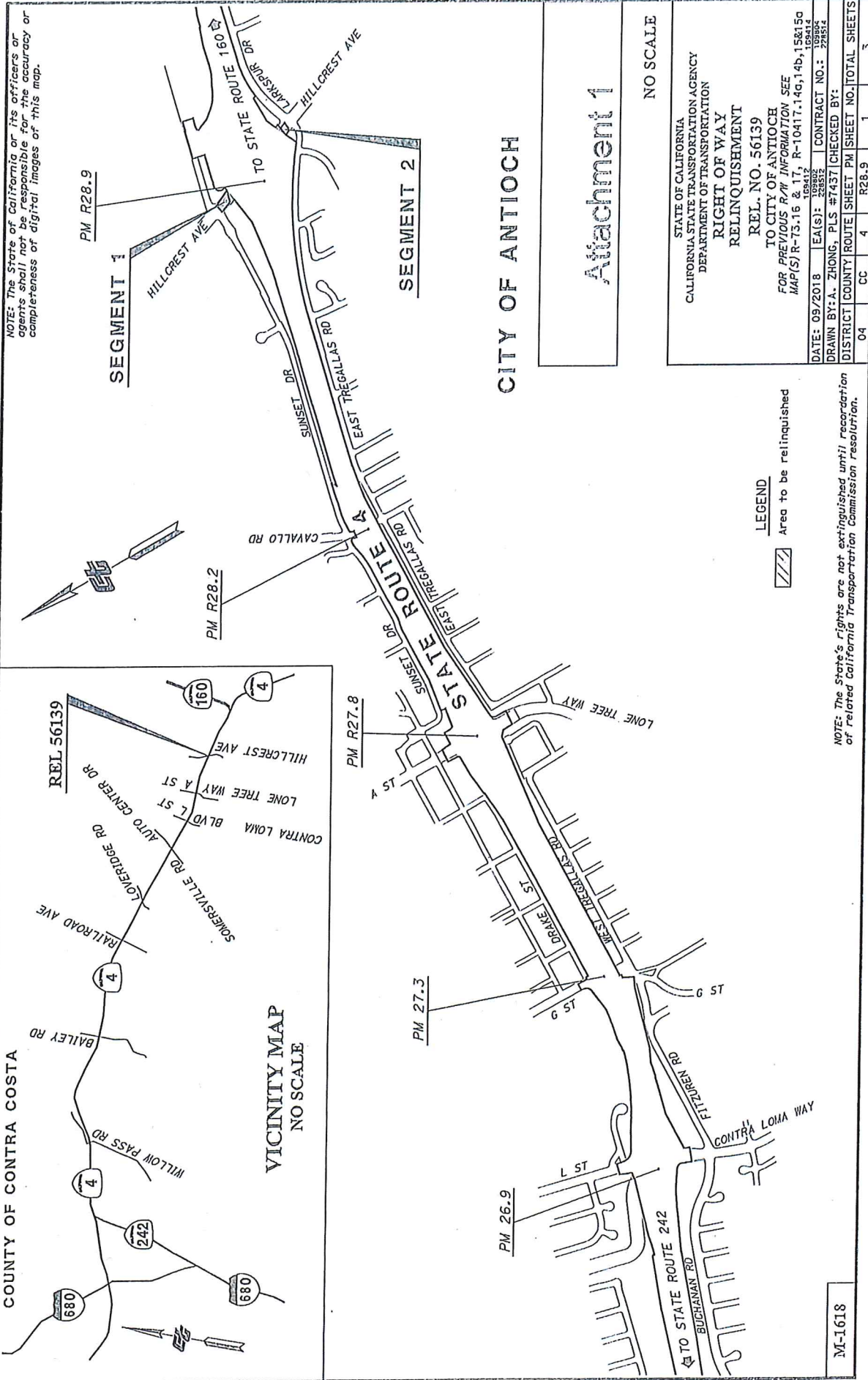
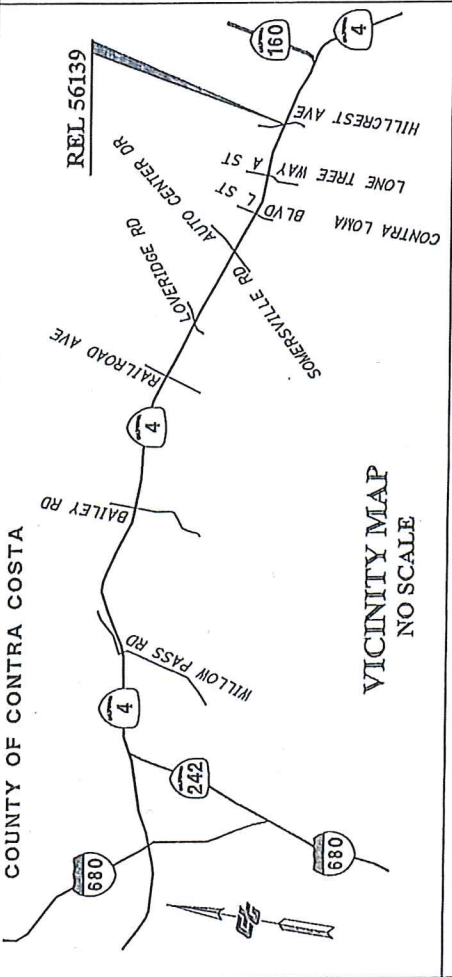
- (1) Right of Way Relinquishment (REL) No. 56139 [Map] (3 pages)
- (2) USGS Topo Maps dated 1916-1918
- (3) Aerial Photograph dated 1939
- (4) Aerial Photograph dated 1959
- (5) Aerial Photograph dated 1971
- (6) Caltrans CTrip Aerial Photograph of REL 56139 Segment 1

PMA/PMA

References

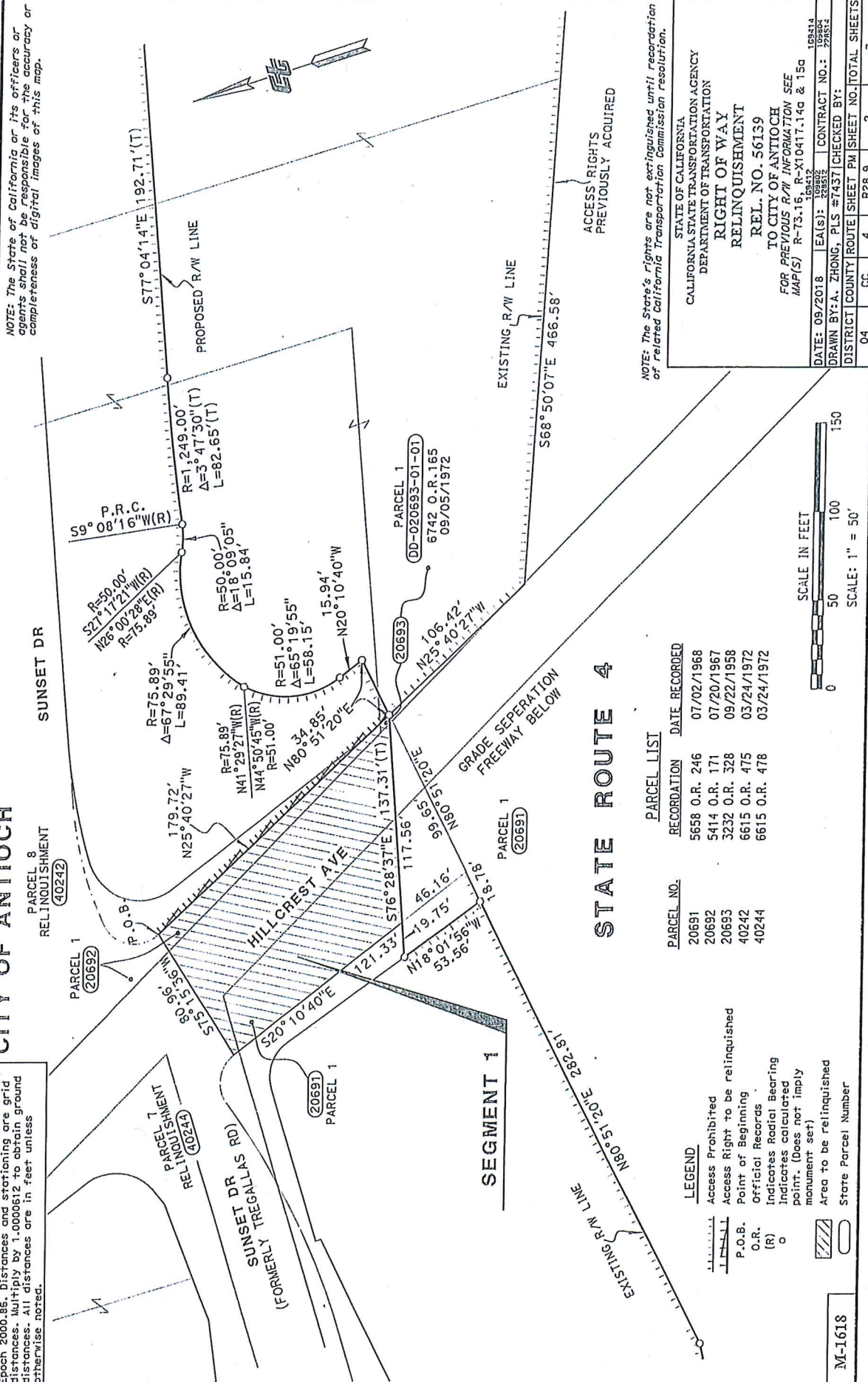
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- NPMS. (2019). *National Pipeline Mapping System (NPMS)*. Retrieved February 5, 2019, from Public Viewer for Pipelines, Liquefied Natural Gas Plants, and Breakout Tanks: <https://pvnpm.phmsa.dot.gov/PublicViewer/>
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- US EPA. (1986). *Air Quality Criteria for Lead Volume 1 of IV*. Research Triangle Park, NC: United States Environmental Protection Agency (US EPA).
- USGS. (1997). *U.S. Geological Survey (USGS)*. Retrieved from General Distribution of Geological Materials in the San Francisco Bay Region, California: A Digital Database: https://pubs.usgs.gov/of/1997/of97-744/of97-744_2c.pdf

NOTE: The State of California or its officers or agents shall be responsible for the accuracy or completeness of digital images of this map.



Coordinates and bearings are on CCS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.000012 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH



NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

NOTE: The State's rights are not extinguished until recordation of Related California Transportation Commission resolution.

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
RELINQUISHMENT
 REL. NO. 56139
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) R-73.16, R-X10417.14a & 15a
 168412
 168412
 DATE: 09/2018 EA(S): 238815 CONTRACT NO.: 238815
 DRAWN BY: A. ZHONG, PLS #7437 CHECKED BY:
 DISTRICT COUNTY ROUTE SHEET PM SHEET NO. TOTAL SHEETS
 04 CC 4 R28.9 2 3

PARCEL LIST

PARCEL NO.	RECORDATION	DATE RECORDED
20691	5858 O.R. 246	07/02/1968
20692	5414 O.R. 171	07/20/1967
20693	3232 O.R. 328	09/22/1958
40242	6615 O.R. 475	03/24/1972
40244	6615 O.R. 478	03/24/1972

LEGEND

- Access Prohibited
- Access Right to be Relinquished
- Point of Beginning
- O.R. Official Records
- (R) Indicates Radial Bearing
- Indicates Calculated Point. (Does not imply monument set)
- ▨ Area to be Relinquished
- State Parcel Number

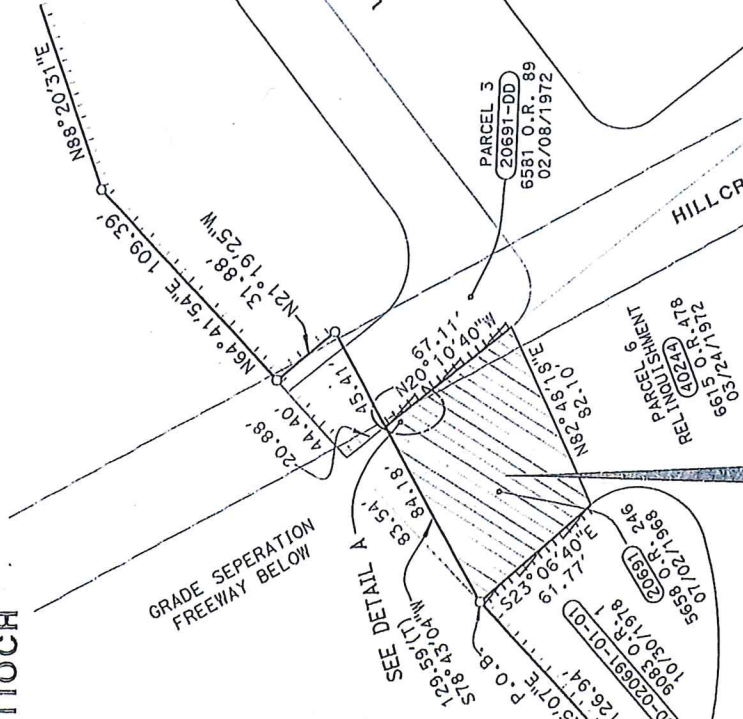
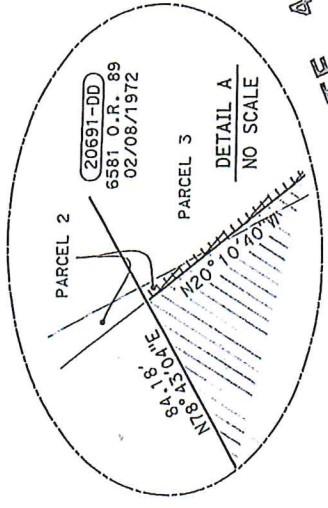
M-1618

PROJECT ID: 0400021104

Coordinates and bearings are on CGS 1983, Zone 3, Epoch 2000.86. Distances and stationing are grid distances. Multiply by 1.0000612 to obtain ground distances. All distances are in feet unless otherwise noted.

CITY OF ANTIOCH

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

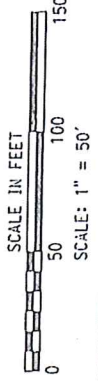


- LEGEND**
- Access Prohibited
 - Access Right to be Relinquished
 - Point of Beginning
 - P.O.B.
 - O.R.
 - Official Records
 - (R)
 - Indicates Radial Bearing
 - Indicates calculated point. (Does not imply monument set)
 - Area to be Relinquished
 - State Parcel Number

NOTE: The State's rights are not extinguished until recordation of Related California Transportation Commission resolution.

STATE OF CALIFORNIA
 CALIFORNIA STATE TRANSPORTATION AGENCY
 DEPARTMENT OF TRANSPORTATION
 RIGHT OF WAY
 RELINQUISHMENT
 REL. NO. 56139
 TO CITY OF ANTIOCH
 FOR PREVIOUS R/W INFORMATION SEE
 MAP(S) R-73.17 R-X10417.14b & 15

DATE: 09/2018	EA(S): 109892	CONTRACT NO.:	109894
DRAWN BY: A. ZHONG, PLS #7437	109892	CHECKED BY:	228154
DISTRICT COUNTY ROUTE SHEET NO.	04	SHEET NO.	3
TOTAL SHEETS	04	CC	4
		R28.9	3



PROJECT ID: 0400021104

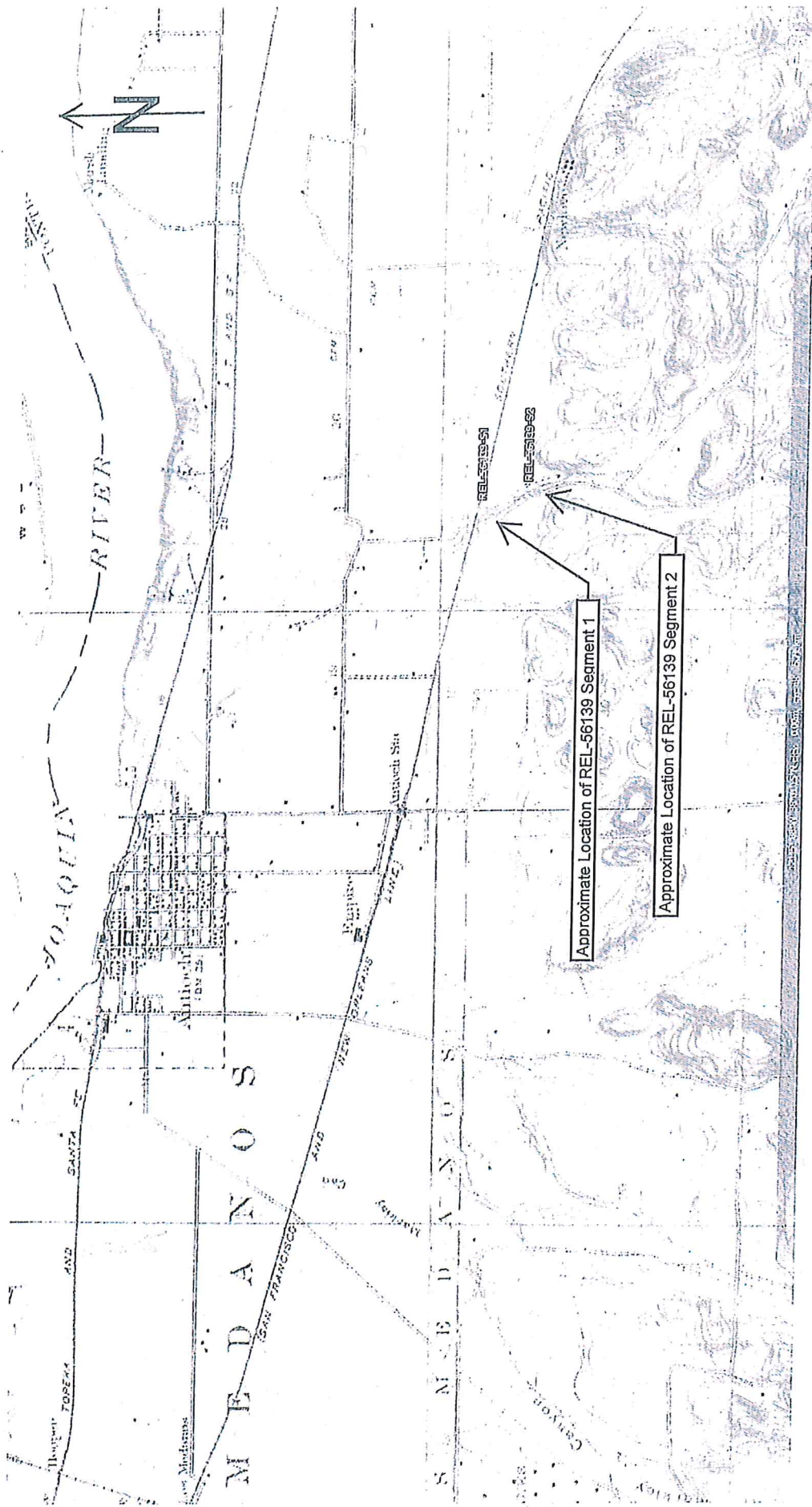


Image: USGS TOPO MAPS LONE TREE VALLEY 1916 AND COLLINSVILLE 1918
 Image Dates: 1916 - 1918
 Original Map Scale: 1:51,680 - Image not to this scale
 Source: U.S. Geological Survey (USGS)
 By: P. Alther on February 24, 2020



Attachment 2
 Caltrans REL-56139 Segments 1 & 2
 CC Route 4 PM R28.9
 Antioch, CA

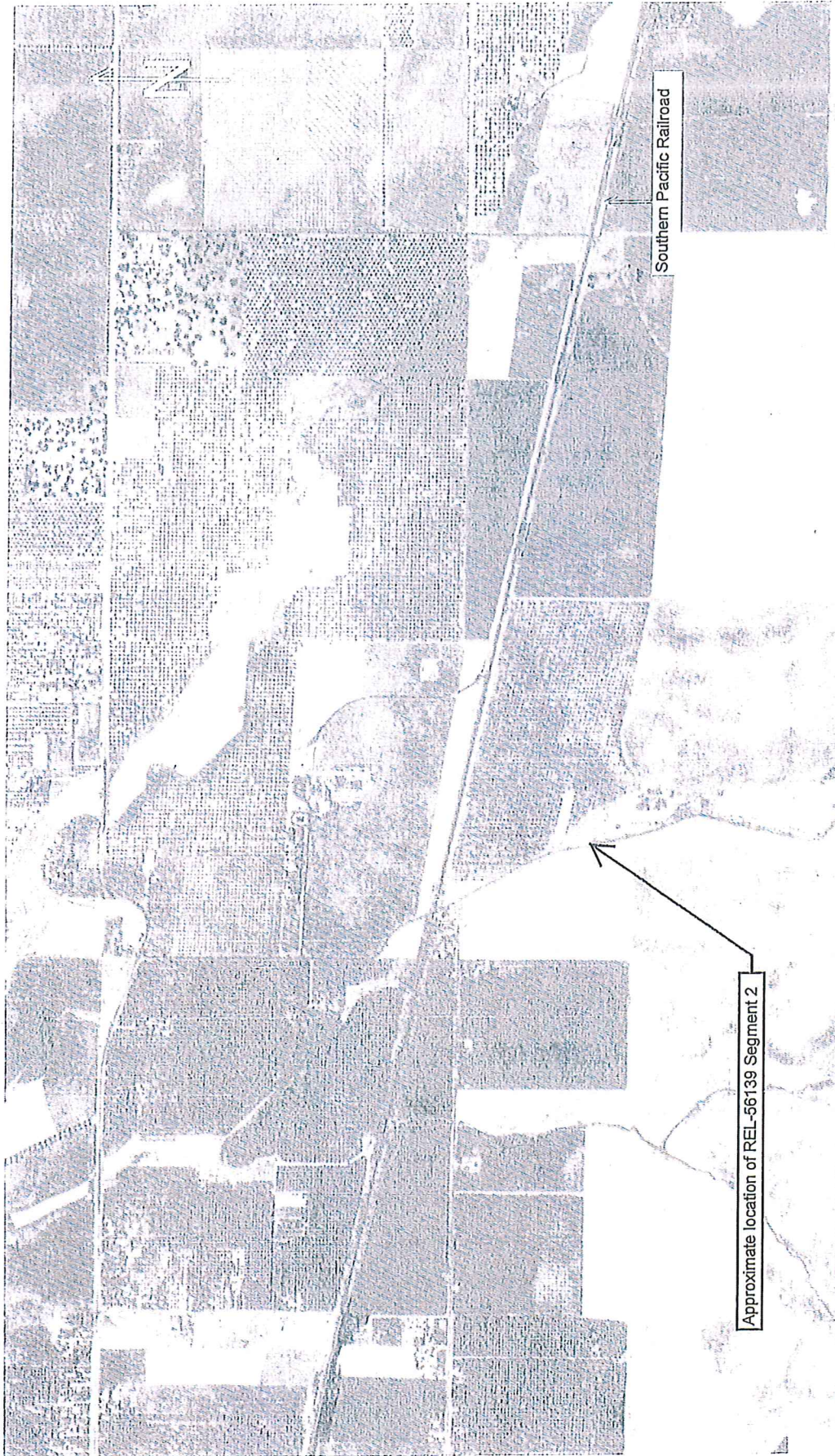


Image: Aerial Photograph Flight C-5750 Frame 268-22
Image Dates: June 28, 1959
Original Scale: 1:20,000 - Image not to this scale
Source: http://milllibrary.ucsb.edu/ap_indexes/FrameFinder/
By: P. Altherr on February 24, 2020

Attachment 3
Caltrans REL-56139 Segment 2
CC Route 4 PM R28.9
Antioch, CA

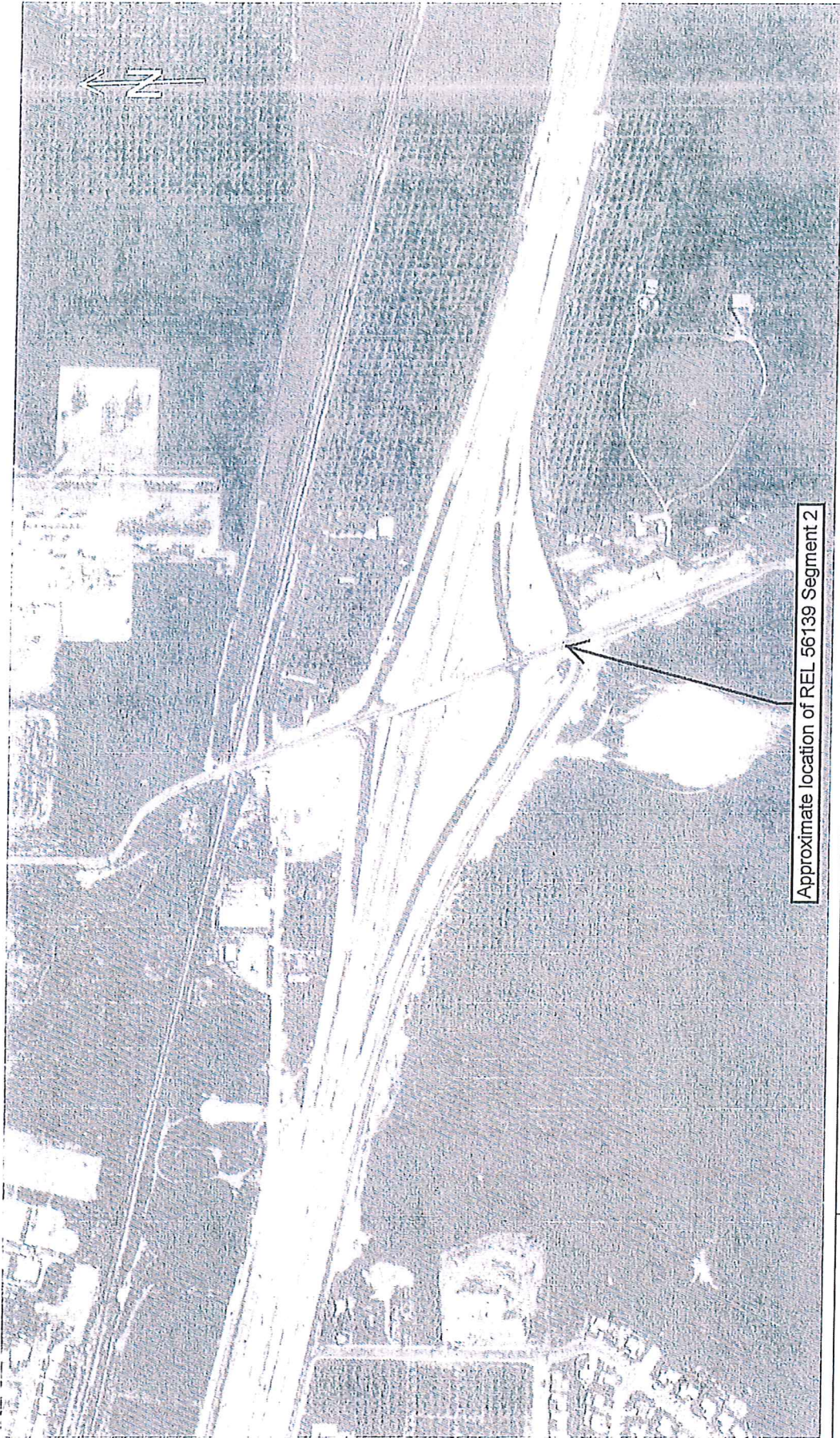




Image: Aerial Photograph, Flight BUU-195S Frame 10V-15
Image Date: April 11, 1959
Original Scale: 1:20,000 - Image not to this scale
Source: http://ml.library.ucsb.edu/ap_indexes/FrameFinder/
By: P. Allher on February 24, 2020



Attachment 4
Caltrans REL-56139 Segment 2
CC Route 4 PM R28.9
Antioch, CA

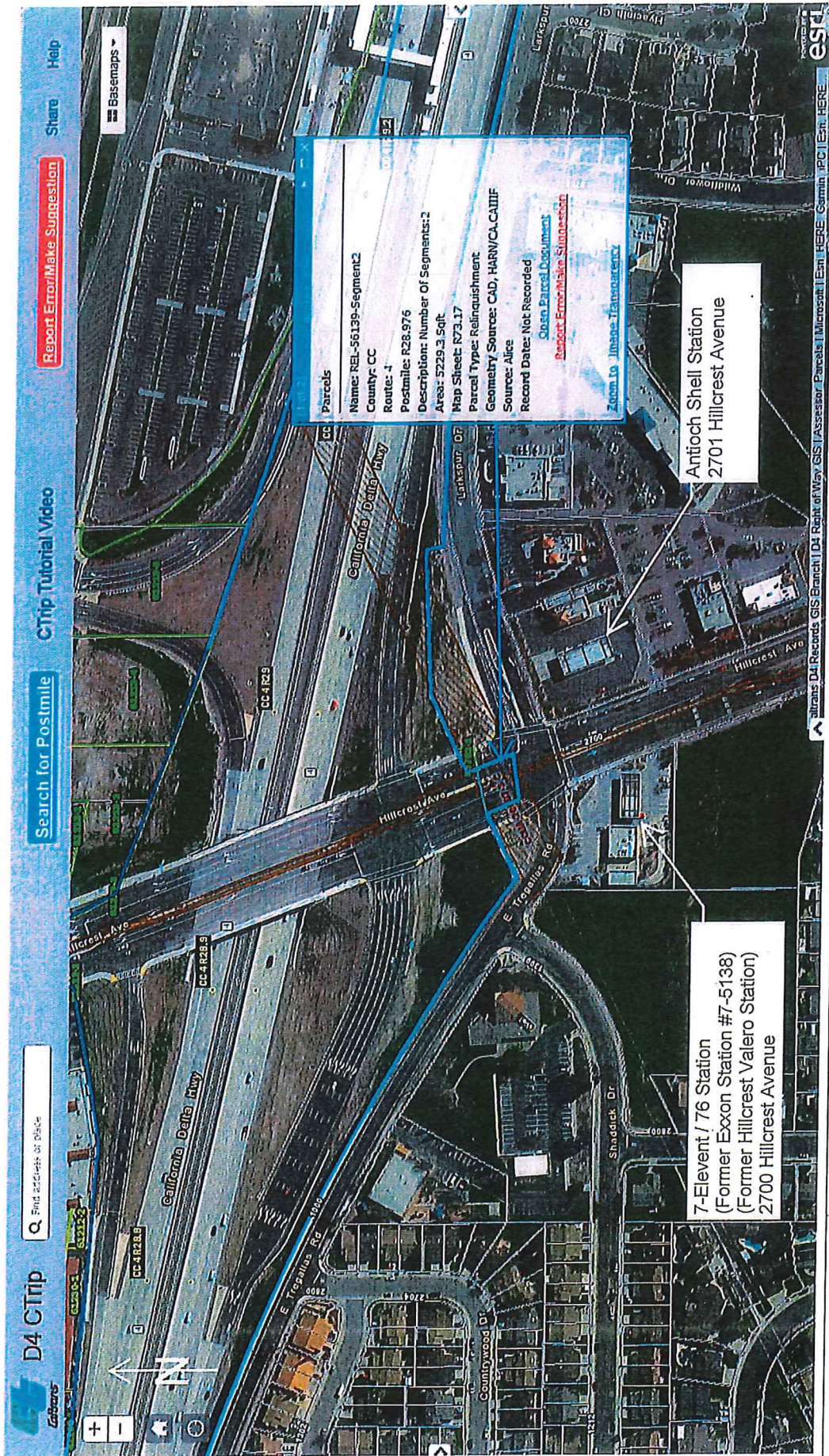


Approximate location of REL 56139 Segment 2

Image: Aerial Photograph Flight CAS-5069 Frame 8-45
Image Date: March 31, 1971
Original Scale: 1:12,000 - Image not to this scale
Source: http://mail.library.ucsb.edu/ap_indexes/FrameFinder/
By: P. Althern on February 24, 2020



Attachment 5
Caltrans REL-56139 Segment 2
CC Route 4, PM R23.9
Antioch, CA



Parcels
 Name: REL-56139-Segment2
 County: CC
 Route: 4
 Postmiles: R28.976
 Description: Number Of Segments:2
 Area: 5729.3 Sqt
 Map Sheet: R23.17
 Parcel Type: Relinquishment
 Geometry Source: CAD, HARN/CA,CAIIF
 Source: Alice
 Record Date: Not Recorded
[Open Parcel Document](#)
[Request Error/Make Suggestion](#)
[Zoom To Image Parameters](#)

Antioch Shell Station
 2701 Hillcrest Avenue

7-Eleven / 76 Station
 (Former Exxon Station #7-5138)
 (Former Hillcrest Valero Station)
 2700 Hillcrest Avenue

D4 CTRIP Find address at place [Report Error/Make Suggestion](#) [Share](#) [Help](#)
[Search for Postmile](#) [CTrip Tutorial Video](#) [Basemaps](#)

Caltrans D4 Records GIS Branch | D4 Right of Way GIS Assessor | Parcels | Microsoft | Esri | HERE | Garmin | PC | Est. HERE

Image: Caltrans CTRIP Aerial Photo of Limits of REL 56139 Segment 2
 Image Dates: February 24, 2020
 Scale: On image
 Source: <https://sv-04esr12.ct.dot.ca.gov/d4row/recordsgeoportal.html>
 By: P. Altherr on February 24, 2020



Attachment 6
 Caltrans REL-56139 Segment 2
 CC Route 4 PM R28.9
 Antioch, CA

CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
TO: Honorable Mayor and Members of the City Council
SUBMITTED BY: James Pflueger, Operations Supervisor
APPROVED BY: Mike Bechtholdt, Interim Deputy Public Works Director *MB*
SUBJECT: Heavy Duty Vehicle Purchase For Public Works

RECOMMENDED ACTION

It is recommended that the City Council adopt the resolution approving the purchase of Public Works vehicles and awarding the purchase to Peterson Cat, John Deere, and Peterbilt in the amount not to exceed \$445,954.24.

FISCAL IMPACT

Funding for this expenditure is included in the adopted fiscal year 2019-20 budget in the Vehicle Replacement Fund and the General Fund. The replaced vehicles will be sold at auction.

DISCUSSION

The City's inventory of vehicles and equipment is examined annually in conjunction with the budget process to determine which existing units meet replacement criteria and any new operational needs of each division. This recommendation replaces vehicles at or beyond their useful life and adds new vehicles to the fleet as follows:

<u>Existing</u>			<u>Replacement</u>	
<u>Veh#</u>	<u>Year</u>	<u>Model</u>	<u>Year</u>	<u>Model</u>
259	1999	John Deere Tractor	2020	5090M John Deere Tractor
684	2001	Caterpillar Loader	2019	926M Wheel Loader
653	1998	10 Wheel Dump	2021	10 Wheel Dump

Public Works is purchasing these vehicles using state contracts 032119, sourcewell AG Tractors 110719-JDC, and sourcewell 081716-NAF.

Replacing these vehicles maintains the City's heavy-duty fleet that serves in the Public Works Department in a safe and reliable manner. Replacing these selected vehicles at

L
Agenda Item #

this time will reduce maintenance costs, vehicle emissions and improve reliability. Timely replacement is critical to reducing overall costs and liability associated with an aging fleet, improves quality of service and increases productivity by reducing vehicle downtime.

ATTACHMENT

A: Resolution

B: Vehicle Quotes

ATTACHMENT "A"

RESOLUTION NO. 2020/XX

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
APPROVING THE PURCHASE OF HEAVY-DUTY VEHICLES FROM PETERSON
CAT, JOHN DEERE, AND PETERBILT**

WHEREAS, the City's Fleet Division annually assesses its inventory of vehicles and equipment in conjunction with the operational needs of each division and based on standard replacement criteria;

WHEREAS, the City's Fleet Division maintains the City's fleet through timely replacement of vehicles and equipment that are beyond their useful life, which is critical in managing costs and liability associated with an aging fleet; and

WHEREAS, funding for this expenditure for replacement vehicles is included in the adopted fiscal year 2019-20 budget under the Vehicle Replacement Fund and the General Fund; and

WHEREAS, the Public Works Department is using cooperative purchasing to purchase replacement vehicles from Peterson Cat, John Deere, and Peterbilt.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Antioch hereby authorizes the purchase of replacement vehicles from Peterson Cat, John Deere, and Peterbilt in the amount not to exceed \$445,954.24.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 26th day of May 2020, by the following vote:

AYES:

ABSENT:

ABSTAIN:

NOES:

**ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH**



March 16, 2020

CITY OF ANTIOCH
ATTN ACCOUNTS PAYABLE
PO BOX 5007
ANTIOCH
California
94531

Sourcewell Contract# 032119

Attention: JAMES PFLUEGER

RE: Quote 175693-01

Dear James,

We would like to thank you for your interest in our company and our products, and are pleased to quote the following for your consideration.

One (1) New Caterpillar Model: 926M Wheel Loaders

STOCK NUMBER: NM45557 SERIAL NUMBER: OLTE05904 YEAR: 2019 SMU: 10

MACHINE SPECIFICATIONS

Table with 2 columns: Machine Specification and Part Number. Includes items like 926M WHEEL LOADER, BUCKET-GP, 2.7 YD3, FUS, etc.

PREP PACK, UNITED STATES	430-2943
CAB, DELUXE	521-3244
WEATHER, COLD START 120V	454-0610
LIGHTS, AUX HALOGEN	488-1113
TOOLBOX AUX, NONE	519-8081
LANE 2 ORDER	0P-9002
NO TIRES / NO RIMS	0P-2755
EIN #SJ6M96	
MERGED NM84716 TIRES TO MACHINE	
TIRES, 20.5R25 MX XTLA * L2	366-6895
BUCKET-MP, 2.7 YD3, FUS, BOT	362-0901

SELL PRICE	\$197,750.04
EXT WARRANTY	Included
NET BALANCE DUE	\$197,750.04
SALES TAX (9.25%)	\$18,291.88
AFTER TAX BALANCE	\$216,041.92

WARRANTY

Standard Warranty: 12 Month, Unlimited Hours Standard Warranty
 Extended Warranty: 926-36 MO/3000 HR POWERTRAIN + HYDRAULICS + TECH (Tier 4)

F.O.B/TERMS: Antioch

PAYMENT TERMS

Cash Invoice Terms

CASH WITH ORDER	QUOTE SELL PRICE
\$216,041.92	\$197,750.04

This Quote is valid for 30 days, after which time we reserve the right to re-quote. If there are any questions, please do not hesitate to contact me.

Sincerely,

Jon Hamilton
Governmental Sales Representative
Peterson CAT
(925) 580-2439
JHHamilton@petersoncat.com



JOHN DEERE

BK BELKORPAG

Selling Equipment

Quote Id: 21483660

Customer Name: CITY OF ANTIOCH FINANCE DEPT

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Belcorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206
209-944-5714
sales@belkorpag.com

JOHN DEERE 5090M Utility Tractor

Hours:

Stock Number:

Contract: Sourcewell Ag Tractors 110719-JDC (PG 1P CG 70)

Price Effective Date: March 27, 2020

Suggested List *

\$ 77,626.40

Selling Price *

\$ 60,995.83

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
252CLV	5090M Utility Tractor	1	\$ 62,603.00	22.00	\$ 13,772.66	\$ 48,830.34	\$ 48,830.34
Standard Options - Per Unit							
0202	United States	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
0409	ENGLISH	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
1380	16F/16R PowrReverser	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
2055	Standard Cab	1	\$ 12,365.00	22.00	\$ 2,720.30	\$ 9,644.70	\$ 9,644.70
2100	Mechanical Suspension seat	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
2400	Less Instructional Seat	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
2511	Mirror Telescopic LH & RH	1	\$ 320.00	22.00	\$ 70.40	\$ 249.60	\$ 249.60
3025	Corner Post Deluxe Exhaust	1	\$ 634.00	22.00	\$ 139.48	\$ 494.52	\$ 494.52
3325	2 Mechanical Stackable Rear SCV	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
3400	Less Mid SCVs	1	\$ -1,016.00	22.00	\$ -223.52	\$ -792.48	\$ -792.48
3820	Two Speed PTO - 540/540E	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
4010	Mechanical Rear Hitch Control	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
4110	Telescoping Draft Links with Ball End - Cat.2	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
4160	LH Only Adjustment Lift Link	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
4210	Mechanical Center Link with Ball Ends - Cat. 2	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
4420	LH & RH Stabilizer Bar	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
5133	460/85R30 (18.4R30) R1W Radial	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
5999	No Rear Tire Brand Preference	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
6040	MFWD Front Axle	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00



JOHN DEERE

B BELKORPAG

Selling Equipment

Quote Id: 21483660

Customer Name: CITY OF ANTIOCH FINANCE DEPT

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Belcorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206
209-944-5714
sales@belkorpag.com

6203	320/85R24 (12.4R24) R1W Radial	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
6799	No Front Tire Brand Preference	1	\$ 0.00	22.00	\$ 0.00	\$ 0.00	\$ 0.00
8280	Rear Window Wiper	1	\$ 299.00	22.00	\$ 65.78	\$ 233.22	\$ 233.22
8725	Beacon Light LH Side mounted - (RH side traffic)	1	\$ 218.00	22.00	\$ 47.96	\$ 170.04	\$ 170.04
Standard Options Total			\$ 12,820.00		\$ 2,820.40	\$ 9,999.60	\$ 9,999.60
Dealer Attachments/Non-Contract/Open Market							
BSJ10442	Backup Alarm Kit	1	\$ 170.50	22.00	\$ 37.51	\$ 132.99	\$ 132.99
BLV10679	Front Aux Drive Open Market	1	\$ 1,032.90	0.00	\$ 0.00	\$ 1,032.90	\$ 1,032.90
10000	Tire Adjusted and Watered Open Market	1	\$ 1,000.00	0.00	\$ 0.00	\$ 1,000.00	\$ 1,000.00
Dealer Attachments Total			\$ 2,203.40		\$ 37.51	\$ 2,165.89	\$ 2,165.89
Value Added Services Total			\$ 0.00			\$ 0.00	\$ 0.00
Total Selling Price			\$ 77,626.40		\$ 16,630.57	\$ 60,995.83	\$ 60,995.83



JOHN DEERE

YOUR CONTRACT. YOUR QUOTE. YOUR HELP REQUESTED.

**Ensure your equipment arrives with no delay.
Issue your Purchase Order or Letter of Intent.**

To expedite the ordering process, please include the following information in Purchase Order or Letter of Intent:

For any questions, please contact:

- Shipping address
- Billing address
- Vendor: John Deere Company
- 2000 John Deere Run Cary,
NC 27513
- Contract name and/or number
- Signature
- Tax exempt certificate, if applicable

Jeffrey Kerley

Belkorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206

Tel: 209-944-5714

Mobile Phone: 209-482-1081

Fax: 209-942-4346

Email: jkerley@belkorpag.com

The John Deere Government Sales Team

Quote Id: 21483660

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Belkorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206
209-944-5714
sales@belkorpag.com

Prepared For:

City Of Antioch Finance Dept



Proposal For:

Delivering Dealer:

Jeffrey Kerley

Belkorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206

209-944-5714
sales@belkorpag.com

Quote Prepared By:

JEFFREY KERLEY
209-482-1081
jkerley@belkorpag.com

Date: 27 March 2020

Offer Expires: 26 April 2020



ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Belcorp Ag, LLC
1120 W Charter Way
Stockton, CA 95206
209-944-5714
sales@belkorpag.com

Quote Summary

Prepared For:

City Of Antioch Finance Dept
212 H St
Antioch, CA 94509

Delivering Dealer:

Belcorp Ag, LLC
Jeffrey Kerley
1120 W Charter Way
Stockton, CA 95206
Phone: 209-944-5714
Mobile: 209-482-1081
jkerley@belkorpag.com

Quote ID: 21483660
Created On: 27 March 2020
Last Modified On: 27 March 2020
Expiration Date: 26 April 2020

Equipment Summary	Suggested List	Selling Price	Qty	Extended
JOHN DEERE 5090M Utility Tractor	\$ 77,626.40	\$ 60,995.83 X	1 =	\$ 60,995.83

Contract: Sourcewell Ag Tractors 110719-JDC (PG 1P CG 70)

Price Effective Date: March 27, 2020

Equipment Total **\$ 60,995.83**

* Includes Fees and Non-contract items

Quote Summary

Equipment Total	\$ 60,995.83
Trade In	
SubTotal	\$ 60,995.83
Sales Tax - (9.25%)	\$ 5,642.11
CA Tire Fee	\$ 7.00
Delivery	\$ 144.00
Est. Service	\$ 0.00
Agreement Tax	
Total	\$ 66,788.94
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 66,788.94

Salesperson : X _____

Accepted By : X _____



National Auto Fleet Group

A Division of Chevrolet of Watsonville

490 Auto Center Drive, Watsonville, CA 95076

(855) 289-6572 • (831) 480-8497 Fax

Fleet@NationalAutoFleetGroup.com

5/7/2020

Quote ID HD – 1222BR

Mr. James Pflueger

City of Antioch
1201 W. 4th Street
Antioch, CA 94509

Dear James Pflueger,

National Auto Fleet Group is pleased to quote the following vehicle(s) for your consideration. **One (1) New/Unused (2021 Peterbilt 348, PACCAR PX-9 Engine, Allison 3000 RDS-P Transmission with Henderson 15' Marke Dump Body from Auto Truck Group,) Provided by Mr. Tim Lopez with Peterbilt each for:**

	One Unit (1)
Sub Total	\$ 149,296.00
Tax (9.25%)	\$ 13,809.88
CA Tire Fee	\$ 17.50
Total	\$ 163,123.38

This vehicle(s) is available under the **Sourcewell (Formerly known as NJPA) Contract Number 081716-NAF**. Please reference this Contract Number on all Purchase Orders.

Thank you in advance for your consideration. Should you have any questions, please do not hesitate to call.

Sincerely,

Ben Rodriguez

HD Contract Manager

HD@NationalAutoFleetGroup.com

Office (855) 289-6572

Fax (831) 480-8497





We put the work in work trucks

Quote #: 122278

Start Date: 5/4/2020

Expiration Date: 7/3/2020

Reference: Job#684295

Quote Prepared By:

Andy Beal

abeal@autotruck.com

719-960-5216

Estimated Units:

Customer Information:

Customer: CITY OF ANTIOCH

Contact: TIM LOPEZ

Email:

Sold To Customer:

CITY OF ANTIOCH

Account #: 13232

Bill To Customer:

COAST COUNTIES TRUCK & EQUIP

Account #: 13232

Vehicle Specification:

Year:

Make:

Model:

Engine:

Fuel Type:

Cab Type:

Drivetrain:

Axle:

Wheelbase:

Cab/Axle:

Build and Delivery:

Ship Through or Drop Ship:

Build Location:

Drop-Ship

Colorado Springs

2425 E Platte Pl., Colorado Springs, CO 80909 (719) 597-0400

Quoted Items:

Item	Description	Item Details
	15' MARKE DUMP BODY	(1) HENDERSON 15' MARKE DUMP BODY -Body Length: 15' BODY LENGTH -Side Style: STRAIGHT SIDES -Side Height (From Floor): 44" SIDE HEIGHT -Rear Body Profile: ASPHALT BODY, SINGLE ACTING GATE -Rear Corner Posts: REAR BOLSTERS 8" ABOVE SIDES -Board Pockets: 2" WIDE BOARD POCKETS -Boards: STEEL SIDE BOARDS -Hoist Type: TRN MOUNT TELE, EXTERNAL DOGHOUSE -Hoist Cylinder/Model: MAILHOT G3-SERIES, SINGLE ACTING, G3150-5.7-4 -Cylinder Cradle Style: STANDARD HOIST CRADLE -Floor Material: 1/4" AR400 FLOOR -Floor to Side Radius: 5" RADIUS FLOOR TO SIDE -Longsill Material: 8" I-BEAM LONGSILLS -Sides/Headsheet Material Type: GRADE 50 MILD STEEL SIDES/HEADSHEET -Sides/Headsheet Thickness: 10GA GRADE 50 SIDES/HEAD -Side Bracing Type: (THREE) V-CRIMP INTERMEDIATE SIDE BRACES, EA SIDE -Top Rail Style: FLAT (2" FLAT, THEN SLOPED) -Rear Corner Post Material: 7GA GRADE 50 REAR CORNER POSTS -Tailgate Style: STANDARD TAILGATE -Tailgate Sheet Material: 10GA GRADE 50 TAILGATE SHEET -Tailgate Material: 10GA GRADE 50 TAILGATE BRACING -Tailgate Top Pivot Hardware: 1-1/4" PINS, 1" PLATES, NON-GREASABLE -Tailgate Latch Type: AIR PANCAKE TAILGATE RELEASE, SS BUSHINGS -Coal Chute Type: ROTARY COAL CHUTES -Coal Chute Quantity: TRIPLE COAL CHUTES -Coal Chute Location: LEFT/CENTER/RIGHT -Latch Jaws: LOWER TG LATCH JAWS, NON-GREASABLE -Coal Chute: COAL CHUTE -Coal Chute Type: WIDE 18" COAL CHUTE (MILD STEEL) -Coal Chute Location: CENTER



Item Description	Item Details
	<ul style="list-style-type: none"> -Rear Face Light Holes: (1) OBRROUND LIGHT HOLE, EA BOLSTER REAR FACE -Rear Side Marker Light Hole: STD 2.5" SIDE MARKER LIGHT HOLES -Lighting Package: LED S/T/T & BACK UP, SIDE CLEARANCE MARKERS -Body Hinge Construction: STD 8" X 6" X 1/2" REAR HINGE ANGLE -Body Hinge Type: GREASELESS COMPOSITE BUSHING HINGE BLOCKS -Cabshield Style: STANDARD WELD ON CABSHIELD -Cabshield Material: 10GA W/ 7GA END PLATES (GRADE 50) -Cabshield Size: 22" X 78" CABSHIELD (1/2 CAB) -Walk Rails: WALK RAIL INSTALLED ON LOWER RUBRAILS -Walk Rail Material: MILD STEEL WALKRAIL MATERIAL -Walk Rail Type: 1-1/2" GRIP STRUT -Body Step Options: 1-1/2" GRIP STRUT STEP -Driver's Side Front Step(s): TWO STEPS OUTSIDE BODY -Curbside Front Step(s): TWO STEPS OUTSIDE BODY -Tarp: PULLTARP ELECTRIC ASHPALT STYLE TARP W/ STEEL ARMS -Paint: PAINTED WHITE W/ 6" BLACK STRIPE DOWN BOTH SIDES OF BED <p>REAR PINTLE PLATE W/ D RINGS</p> <ul style="list-style-type: none"> -HOLLAND PH-210 AIR PINTLE HOOK -7 & 6 WAY TRAILER PLUG W/ ELECTRIC BRAKE CONTROL & GLAD HANDS <p>Certified & Installed Auto Truck Group F.O.B. Colorado Springs, CO</p> <p style="text-align: center;">\$36,445.00</p> <p>Joe Burbach Manager, Municipal Sales-Western Region D 303.365.8828 C 303.503.7225 F 303.365.8814 11951 E 33rd Ave Aurora, CO 80010</p>

Total: \$36,445.00

See last page for Terms and Conditions

(Plus any applicable taxes and additional options selected)

Terms and Conditions:

- Quote is valid until the expiration date shown at the top of the quote.
- Changes to number of units may affect price.
- Pricing is based on specific year, make and model of vehicle. Changes to the vehicle may affect pricing.
- Terms of payment are COD unless credit has been established or other arrangements have been agreed upon.
- Delays in customer supplied materials will affect scheduling and completion of vehicles. We will not schedule any work until we have received all customer-supplied materials.
- Taxes are not included except where noted.
- Prices subject to change based on tariffs and manufacturer surcharges.
- Unassigned vehicles on company property for extended periods may be subject to maintenance and/or storage fees.
- All revisions are subject to approval at time of request. Revisions within 7 days of the scheduled start date may incur additional charges based on equipment or labor. Additional charges may include change order fees, expedited freight costs, handling, storage or other costs related to the customer request.
- We may charge a restocking fee for equipment that you cancel.
- Auto Truck Group is not responsible or liable for any delays due to supply constraints from the chassis or equipment manufacturer or any carrier delays.
- Auto Truck Group is not responsible for damage or loss due to storms, floods, acts of God or other actions out of our control
- All shipments are FOB Auto Truck Group's installation facility unless otherwise specified in this quote.

Accepted By: _____

Date: _____



Coast Counties Trucks (C501)
 260 Doolittle Drive
 San Leandro, California 94577

Stock

Tim Lopez
 Cell Phone:
 Office Phone: (510)568-6933
 Email: tlopez@coastcounties.com

Stock Order

Vehicle Summary

	Unit		Chassis	
Model:		Model 348	Fr Axle Load (lbs):	14000
Type:		Full Truck	Rr Axle Load (lbs):	40000
Description 1:		CITY OF ANTIOCH PUBLIC	G.C.W. (lbs):	54000
Description 2:		Clone of Chassis 615295 Model 348		
		Application	Road Conditions:	
Intended Serv.:		Construction Dump-On/Off Highway	Class A (Highway)	100
Commodity:		Construction Materials	Class B (Hwy/Mtn)	0
			Class C (Off-Hwy)	0
			Class D (Off-Road)	0
			Maximum Grade:	6
	Body	End Dump	Wheelbase (in):	202
Type:			Overhang (in):	75
Length (ft):		15	Fr Axle to BOC (in):	69.8
Height (ft):		14		
Max Laden Weight (lbs):		2500		
			Cab to Axle (in):	132.2
			Cab to EOF (in):	207.2
	Trailer		Overall Comb. Length (in):	315.2
No. of Trailer Axles:		0		
Type:				
Length (ft):		0		
Height (ft):		0		
Kingpin Inset (in):		0		
Corner Radius (in):		0		
			Special Req.	
	Restrictions			
Length (ft):		65		
Width (in):		102		
Height (ft):		13.5		

Approved by: _____

Date: _____

Note: All sales are F.O.B. designated plant of manufacture.



Sales Code	Std/ Opt	Description	\$ List	Weight
Base Model				
0003481	S	Model 348 The Model 348 was designed to exceed the rigid demands of Class 7 and Class 8 specialty application markets that require rugged durability and a wide range of optional content. The Model 348 represents a multi-dimensional performer with a GVW from 33,000 to 66,000 lbs. and optional capacity ratings to suit almost any vocation. The 348 is also available in a specifically designed all-wheel-drive configuration. From construction and crane service to utility and delivery services in both Class 7 and Class 8 markets, the 348 is in a class by itself.	108,550	10,610
0091070	O	Construction Materials	0	0
0093060	O	Construction Dump-On/Off Highway Truck or tractor without liftable trailing axle which carries bulk materials (excavated earth, sand/gravel, asphalt, demolition debris, etc.) and unloads by dumping out the back, over the side of the body, or out the bottom of the trailer.	0	0
0095170	O	End Dump	0	0
0098010	O	California Registry California Registry Required for all vehicles that will be registered in the State of California.	0	0
Configuration				
0200700	S	Not Applicable Secondary Manufacturer	0	0
Frame & Equipment				
0514000	O	10-3/4" Steel Rails To 354" 10.75x3.5x.375 Dimension, 2,136,000 RBM; Yield Strength: 120,000 psi. Section Modulus: 17.8 cubic inches. Weight: 1.74 lbs/inch pair	623	410
0612230	O	Custom Wheelbase or Overhang Engineering approval may be required.	365	0
0613090	S	Three-Piece Crossmembers	0	0
0644090	S	EOF Square without Crossmember End-of-frame square without crossmember. For use with body builder installed crossmember.	0	0
0651090	S	Omit Rear Mudflaps and Hangers	0	0
Front Axle & Equipment				
1011860	O	Dana Spicer E1402I 14,000 lb, 3.5 in. Drop	713	53
1112150	O	Taper Leaf Springs, Shocks 14,600 lb Hendrickson Taper Leaf Springs, shocks 14,6000 lb.	288	57
1233050	O	Power Steering TRW TAS85 TRW TA85 Power Steering for use with 14,600 lb. axle ratings. Glidekote splines on steering shaft extend service life of components.	511	7

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Deal: CITY OF ANTIOCH PUBLIC

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Quote Number: QUO 639876-G3L4J2



Sales Code	Std/Opt	Description	\$ List	Weight
1250180	S	Power Steering Reservoir Frame Mounted The power steering reservoir is a steering system that eases drivability by applying hydraulic pressure to the steering gear.	0	0
1353545	O	PHP10 Aluminum PreSet Hubs	47	0
1380260	S	Bendix Air Cam Front Drum Brakes 16.5x5 For use with 10,000 lbs to 14,600 lbs steer axles. Includes automatic slack adjusters & outboard mounted brake drums.	0	0
1390540	O	Dust Shields, Cam Brakes, Front Axle	26	4
1391410	O	Gusseted Cam Brackets, Steer Axle	24	0
Rear Axle & Equipment				
1523300	O	Dana Spicer DSP41 40,000 lb Interaxle diff lock air rocker occupies space of one gauge. Laser factory axle alignment to improve handling & reduce tire wear. Magnetic rear axle oil drain plug captures & holds any metal fragments in drive axle lube to extend service life. Parking brakes on all drive axles for optimal performance. Cognis EMGARD® FE 75W-90 synthetic axle lube provides over 1% fuel economy improvement. Reduces wear & extends maintenance intervals, resulting in increased uptime. Provides improved fluid flow to protect components in extreme cold conditions & withstand the stress from high temperatures, extending component life.	7,760	2,071
1616360	O	PHP10 Aluminum PreSet Hubs	92	-60
1660000	O	Dust Shields For Cam Brakes, Drive Axle(s)	30	15
1680450	O	Rear Brake Camshaft Reinforcement Rear brake camshaft reinforcement helps guard against wear and corrosion.	94	9
1680490	O	Gusseted Cam Brackets, Drive Axle(s)	24	2
1680500	S	SBM Valve Full trucks require a spring brake modulation (SBM) system for emergency braking application. This system requires an SBM valve and a relay valve with spring brakes on the rear axles. The SBM valve allows the foot valve to operate the rear axle spring brakes if a failure exists in the rear air system.	0	0
1680950	S	Stability System Not Selected Or Not Available	0	0
1682430	S	Anti-Lock Braking System (ABS) 4S4M ABS-6. Includes air braking system.	0	0
1684200	S	Synthetic Axle Lubricant All Axles Peterbilt heavy duty models include Fuel Efficient Cognis EMGARD FE75W-90 which provides customers performance advantages over current synthetic lubricants with reduced gear wear and extended maintenance intervals, resulting in increased uptime. In addition, the lubricant provides improved fluid flow to protect gears in extreme cold conditions and withstand the stress from high temperatures, extending component life.	0	0

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Sales Code	Std/Opt	Description	\$ List	Weight
1687010	S	Bendix Air Cam Rear Drum Brakes 16.5x7 Bendix Air Cam Rear Drum Brakes to fit all heavy haul, construction, refuse and highway truck and tractor applications. Includes Automatic Slack Adjusters & Outboard Mounted Brake Drums.	0	0
1687090	O	Diff Lock Tandem Axles With Speed Interlock. Automatically Disengages Wheel Diff Lock at Speeds Above 25 mph.	1,739	60
1687348	O	Tandem Drive Axle (Model 348)	0	0
1705570	O	Ratio 5.57 Rear Axle	0	0
1824230	O	Hendrickson Haulmaax HMX400 40,000 lb, 54" Axle Hendrickson Haulmaax HMX 400 40,000 lbs, 54" axle spacing, 55,000 lbs. creep rating (during extremely slow operations, typically a crane service).	3,853	526

Engine & Equipment

2074506	O	PACCAR PX-9 350@2000 GOV@2200 1000@1400 Productivity (2017 Emissions) Includes alum flywheel housing, cruise control, and J1939 provisions (provides an interface point for the Electronic Service Analysis-ESA and other PACCAR approved diagnostic tools). Chevron Delo LE SAE 10W30 engine oil is specially formulated for new low emissions engines. Magnetic engine oil drain plug captures and holds any metal fragments in engine oil to extend service life. N21320 N205 120...Standard Maximum Speed Limit N21470 P062 NO....Cruise Control Auto Resume (N21480 P068 NO....Auto Engine Brake in Cruise N21450 P026 NO....Gear Down Protection (P026) N21440 P015 NO....Engine Protection Shutdown (N21350 P001 64....Maximum Accelerator Pedal Ve N21370 P059 64....Maximum Cruise Speed (P059) N21590 P230 YES...Enable Hot Ambient Automatic N21530 P233 YES...Enable Impending Shutdown Wa N21540 P234 60....Timer For Impending Shutdown N21460 P046 1400..Max PTO Speed (P046) N21520 P030 5.....Timer Setting (P030) N21570 P031 NO....Idle Shutdown Manual Overrul N21610 P172 40....Low Ambient Temperature Thre N21630 P171 80....High Ambient Temperature Thr N21510 P520 YES...Enable Idle Shutdown Park Br N21430 N201 0.....Reserve Speed Limit Offset (N21410 N202 0.....Maximum Cycle Distance (N202 N21400 N203 252...Reserve Speed Function Reset N21420 N206 10....Maximum Active Distance (N20 N21340 P112 120...Hard Maximum Speed Limit (P1 N21550 P516 100...Engine Load Threshold (P516) N21620 P173 60....Intermediate Ambient Tempera N21330 N207 0.....Expiration Distance (N207) N21500 N209 0.....Expiration Distance (N209)	3,426	0
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Sales Code	Std/Opt	Description	\$ List	Weight
2091305	O	Engine Idle Shutdown Timer Enabled	0	0
2091315	O	Enable EIST Ambient Temp Override	0	0
2091372		Eff EIST NA Expiration Miles	0	0
2091640		Effective VSL Setting NA	0	0
2092016	O	Typical Operating Speed 62 MPH	0	0
2092032	O	Powertrain Optimized for Performance Best analysis for vehicles used in vocational applications or with heavy GCWRs.	0	0
2140200	S	CARB Engine Idling Compliance PACCAR PX-7, PX-9 and MX, Cummins X15 and ISX diesel engines will include the required factory installed sticker on the drivers door to identify them as meeting the NOx idling standard.	0	0
2513060	S	PACCAR 160 Amp Alternator, Brushed PACCAR 160 AMP alternator, brushed producing 160 Amps at road speed and 100 Amps at idle.	0	0
2522110	S	PACCAR 12V Starter, N/A PACCAR MX Engines PACCAR 12-volt electrical system. With centralized power distribution incorporating plug-in style relays. Circuit protection for serviceability, 12-volt light system w/circuit protection circuits number & color coded.	0	0
2538030	S	2 PACCAR Premium 12V Starting Batteries 2000 CCA Threaded stud type terminal. Stranded copper battery cables are double aught (00) or larger to reduce resistance.	0	0
2621000	O	2-Speed Fan Clutch For Frequent Start/Stops A 2-speed fan clutch is ideal for vocational applications where the fan clutch engagement time exceeds 10% of the engine run time. When the fan clutch is disengaged, the fan still rotates at 15-25% of the engine RPM. This fan rotation provides crucial airflow to the engine and draws virtually no horsepower.	375	0
2723210	S	18.7 CFM Air Compressor N/A X15. Furnished on engine. Teflon lined stainless steel braided compressor discharge line.	0	0
2921160	S	Spin-On Fuel/Water Separator	0	0
2921210	S	No Fluid Heat Option for Fuel Filter	0	0
2921310	S	No Electric Heat Option for Fuel Filter	0	0
3010400	O	Engine Protection Shutdown Includes oil pressure, oil temperature, coolant temperature, and intake manifold temperature.	4	0
3114270	S	High Efficiency Cooling System Cooling module is a combination of steel and aluminum components, with aluminum connections to maximize performance and cooling capability. Silicone radiator & heater hoses enhance value, durability, & reliability. Constant tension band clamps reduce leaks. ClimaTech	0	0

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Sales Code	Std/Opt	Description	\$ List	Weight
		extended life coolant extends maintenance intervals which reduces maintenance costs. Anti-freeze effective to -30 degrees F helps protect the engine. Low coolant level sensor warns of low coolant condition to prevent engine damage. Radiator Size by Model: 579/367 FEPTO 1325 sq in, 567/365/367: 1440 sq in, 365 FEPTO: 1184 sq in, 389/367 HH: 1669 sq in, 348: 1000 sq in, 520: 1242 sq in.		
3211120	S	Radial Seal, Dry Type Air Cleaner, Frontal Air Intake. Molded rubber air intake connections with lined stainless steel clamps seal to prevent contaminants in air intake.	0	0
3365270	O	Exhaust Single RH Side of Cab DPF/SCR right-hand Under Cab.	382	29
3381770	O	Curved Tip Standpipe(s)	42	0
3387870	O	24" Ht, 5" Dia Chrome, Clear Coat Standpipe(s)	500	0
Transmission & Equipment				
4052110	O	Allison 3000 RDS-P Transmission, Gen 5 Rugged Duty Series. Includes Rear Transmission Support except on MX engines, Mobil Delvac Automatic Transmission Fluid, and Water-Oil Heat Exchange. Also includes features that monitor the transmission fluid, filter and clutch condition. Will display percent life remaining for the transmission fluid, filter and clutches on the shift selector. This information may be displayed using the Mode and Up and Down buttons. A wrench icon will also be included to indicate when the transmission fluid, filter or clutches need servicing. Suited for vehicles operating on/off highway and/or requiring PTO operation. Forward ratios: 1st-3.49, 2nd-1.86, 3rd-1.41, 4th-1.00, 5th-0.75, 6th-0.65. Reverse ratios: DR-(5.03).	10,517	195
4210080	S	1710 HD Driveline, 1 Midship Bearing	0	0
4250720	U	ALLISON FUELSENSE NOT DESIRED	0	0
4252890	O	Allison FuelSense 2.0 Not Desired	0	0
4252940	O	Allison Neutral At Stop Neutral at Stop features and benefits: Reduces or eliminates the load on the engine when vehicle is stopped, can help lower fuel consumption and CO2 emissions, and is included in FuelSense 2.0 Plus and Max packages only.	0	0
4256640	O	Allison 6-Speed Configuration, Close Ratio Gears 3000 Series Transmissions.	0	0
4256920	O	Dash Mounted Push Button Shifter Available with Allison transmissions	685	0
Air & Trailer Equipment				
4510330	O	Bendix AD-IS EP Air Dryer, Heater	201	6

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Sales Code	Std/ Opt	Description	\$ List	Weight
		Bendix Air Treatment Oil Coalescing filter, extended purge. Collects and removes solid, liquid and vapor contaminants before they enter the air brake system.		
4520420	O	Pull Cords All Air Tanks	6	0
4540420	S	Nylon Chassis Hose	0	0
4543320	S	Steel Painted Air Tanks All air tanks are steel with painted finish except when Code 4543330 Polish Aluminum Air Tanks is also selected (then exposed air tanks outside the frame rails will be polished aluminum). Peterbilt will determine the optimal size and location of required air tanks. Narratives requesting a specific air tank size or location will not be accepted for factory installation. See ECAT to determine number or location of air tanks installed.	0	0
4544010	O	Wiring Provision For F/O Brake Controller For trucks that have trailer connections tailored to the light trailer with cab pre-wire for trailer brake controllers. Not available with option 4620080.	462	0
4611930	O	Body Connections 5' BOC Junction box contains light and power circuits for body connections located 5' from back-of-cab	135	4
4612800	O	Trailer Hand Valve, Column Mounted Controls	102	11
4612900	O	AE Connection EOF, 7-Way Socket, Connection EOF Strapped to the rail	439	15
Tires & Wheels				
5033580	O	FF: GY 16ply 12R22.5 Endurance RSA Diameter= 43.1 inches; SLR= 20.2 inches. Goodyear Endurance RSA to help fleets reduce their cost per mile and maximize productivity on the job. This GHG-compliant tire features an innovative tread compound for enhanced fuel efficiency and scrub resistance. Ideal for highway and city driving, the Endurance RSA offers significant advantages in wear, rolling resistance and curb impact resistance.	457	48
5169440	O	RR: BR 16ply 11R22.5 M853 Diameter= 41.8 inches; SLR= 19.4 inches	800	184
5190008	O	Code-rear Tire Qty 08	0	0
5210550	O	FF: Accur Stl Armor 29039PK 22.5X9.00 PHP10-5 Hand Holes	319	74
5310600	O	RR: Accur Stl Armor 50291PK 22.5X8.25 Heavy Duty, Two Hand Holes	368	136
5390008	O	Code-rear Rim Qty 08	0	0
Fuel Tanks				
5534100	O	23" Aluminum 70 Gallon Fuel Tank LH U/C Includes steps for cab access. Paddle handle filler cap with threadless filler neck. Top draw fuel plumbing reduces chance of introducing air	106	9

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Sales Code	Std/ Opt	Description	\$ List	Weight
		into the fuel system during low fuel level conditions due to the central placement of fuel pickup tube. Wire braid fuel lines increase durability & reduce potential for leaks.		
5602070	O	Location LH U/C 70 Gallon	0	0
5652840	O	Locking Fuel Tank Cap(s)	13	0
5652890	S	DEF Tank Mounted LH BOC Models 220 and 520 mounted left hand back-of-cab.	0	0
5652980	O	Less Than Standard DEF to Fuel Ratio 2:1 Greater than minimum 1:1	0	0
5653000	O	Polished Stainless Steel Cover For DEF Tank	201	0
5655019	S	DEF Tank Small	0	0
Battery Box & Bumper				
6010670	O	Aluminum Space Saver Battery Box LH BOC Battery access from side	206	-84
6030150	O	Rubber Battery Pad In Bottom of (1) Battery Box Mat in box that holds batteries only	9	2
6030540	O	Polish Battery/Tool Box(s), Aftertreatment Cab Entry complete	386	0
6034620	O	Heavy Duty Battery Box Step Reinforcement	26	2
6040550	S	Aftertreatment Aluminum Non-Slip Cab Entry Aftertreatment right-hand under cab step. DPF/SCR for diesel engines, catalyst for natural gas engines. On Models 579 specifying chassis fairings, the box is aerodynamic.	0	0
6121180	S	Steel Styled Aero Bumper Painted Cab Color Two tow points	0	0
Cab & Equipment				
6510110	S	Alum Cab 108in BBC Metton Hood w/Bright Crown Includes view window RH door and convex mirror over RH door.	0	0
6540120	O	Severe Service Cab Package #1 Includes Aluminum side skins, aluminum rear skin, steel windshield mask, steel firewall, and steel front floor sheet on all cabs, and additional reinforcement structure on the back wall of the day cab.	151	39
6540160	O	Thermal Insulation Package in Cab Includes thick, closed-cell foam in floor, special mylar-faced foam in walls and roof structure.	19	2
6800360	O	Rubber Fender Lips 2" Wide	98	8
6911700	S	Peterbilt UltraRide Driver Seat	0	0
6921700	S	Peterbilt UltraRide Passenger Seat	0	0
6930800	O	Black Seat Color IPO Standard Color	0	0

Price Level: January 1, 2020

Deal: CITY OF ANTIOCH PUBLIC

Printed On: 5/1/2020 6:16:49 AM

Date: April 30, 2020

Quote Number: QUO-639876-G3L4J2



Sales Code	Std/ Opt	Description	\$ List	Weight
6939400	S	Air Ride Driver	0	0
6939420	S	High Back Driver	0	0
6939480	O	Mordura Driver	52	0
6939510	S	Non-Air Ride Passenger	0	0
6939520	S	High Back Passenger	0	0
6939580	O	Mordura Passenger	52	0
7001520	O	Adjustable Steering Column - Tilt/Telescope	113	11
7001620	S	Steering Wheel With Peterbilt Logo Steering Wheel with embossed Peterbilt logo over horn button.	0	0
7036120	S	Interior Gray/Black Includes rugged charcoal instrument panels, glare-resistant gray dash, black bezels on gauges, (2) power ports, monochromatic molded door pads with durable in-mold color, gray molded back wall, 18 inch 4-spoke soft-touch steering wheel, soft-touch steering column cover, power lift passenger window, extruded rubber floor covering, header-mounted dome light, foot well lighting, integrated "dead pedal", (4) inside entry grab handles, (2) inside sunvisors, (2) coat hooks, (2) cup holders and map bin in dash.	0	0
7210420	O	Dark Window Tint IPO Standard Tint - Day Cab	21	0
7210540	S	Day Cab Rear Window Day cab rear window flush to back of cab.	0	0
7230060	S	1-Piece Curved Windshield	0	0
7322010	S	Combo Fresh Air Heater/Air Conditioner With radiator mounted condenser, dedicated side window defrosters, Bi-Level Heater/Defroster Controls, 54,500 BTU/HR, and silicone heater hoses.	0	0
7330700	O	Peterbilt Comfort Control - Cab	21	6
7410040	O	Outside Sunvisor - Stainless Steel Not available with 2.1M high roof sleeper.	193	4
7510010	S	Stainless Steel Mirrors 7 x 16	0	0
7564110	S	Power Package Includes power door locks and power windows.	0	0
7620620	O	(2) Air Horns 24.5" Chrome - Round w/Horn Shields	466	16
7725710	O	Standard Speaker Package For Cab (2) Speakers	117	4

Price Level: January 1, 2020

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Date: April 30, 2020

Quote Number: QUO-639876-G3L4J2



Sales Code	Std/ Opt	Description	\$ List	Weight
7725715	O	ConcertClass Without CD, Includes BT Phone and Audio, AM/FM, WB, USB and MP3.	324	10
7748140	O	CB Terminals/Wiring Mounted Under Header	45	0
7850210	O	Plug-In Auto Reset Circuit Breaker in place of fuses in junction box.	40	0
7850710	O	Center Console w/ Storage, Cup Holder and 2-12V power outlets. Also includes clipboard under the lid, hanging file folder capability, pen/pencil tray and additional storage in the bottom of the console, accessible in the front.	645	7
7851480	S	Peterbilt Electric Windshield Wipers With Intermittent Feature.	0	0
7900090	O	Triangle Reflector Kit, Ship Loose Florescent triangle emergency road flares are designed to meet and exceed all DOT standards.	17	13
7900270	O	Fire Extinguisher, Cab Mounted Hazmat approved UL listed/rated ABC	54	8
7901140	O	Backup Alarm (87-112 DB) Variable adjusting	53	6
8011400	O	Main Transmission Oil Temperature Gauge Located in Driver Information Display	13	0
8021015	O	Air Application Gauge Located in Driver Information Display	0	0
8021380	S	Air Restriction Indicator Mounted on air cleaner, intake piping, or firewall	0	0
8071340	O	Bright Bezel Gauges	50	0
8071870	S	Main Instrumentation Panel, Graphics Display Includes speedometer with trip odometer, tachometer with hourmeter and outside air temperature display, voltmeter, engine oil pressure, engine coolant temperature, fuel level, primary and secondary air pressure gauges. Includes standard warning light package: high water temperature, low oil pressure, and low air pressure warning lights with audible alarms, high beam, turn signal, low fuel, parking brake, and ice warning indicators; seat belt reminder; rocker switches with long-life LED indicators; multi-function turn stalk with flash-to-pass feature (night mode flashes headlights and marker lights; day mode flashes headlights only), intermittent windshield wiper and headlamp beam control. Hydraulic braked trucks do not include air pressure gauges.	0	0
8072370	O	(1) Additional Air Rocker, Guard Indicator light, plumbed to firewall (occupies the space of one gauge), blank label	52	0
8111110	S	Headlights Composite Fender Mounted Integral park, turn, and side marker	0	0
8120980	S	(5) Marker Lights, Aero LED	0	0
8140080	O	LED Stop/Turn/Tail/Backup Bracket mounted left-hand / right-hand end of frame	160	-7
8140490	O	Additional LED Round Turn Signal	152	2

Price Level: January 1, 2020

Deal: CITY OF ANTIOCH PUBLIC

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Sales Code	Std/Opt	Description	\$ List	Weight
		Mirror mounted		
8140850	O	Moveable EOF Crossmember For Mounting Tail Lights Square end of frame with or without end of frame crossmember	95	1

Paint

8500710	S	Standard Paint Color Selection	-200	0
8530770	S	(1) Color Axalta Two Stage - Cab/Hood Base Coat/Clear Coat N85020 A- L0006EY WHITE N85700 BUMPER L0006EY WHITE N85500 CAB ROOF L0006EY WHITE N85300 FENDER L0006EY WHITE N85200 FRAME L0001EA BLACK N85400 HOOD TOP L0006EY WHITE	0	0

Shipping Destination

8999990	O	Shipping Destination Other Than Dealer (Specify by narrative)	0	0
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Options Not Subject To Discount

9400091	S	Peterbilt Class 7 Standard Coverage 1 year/Unlimited Miles/km	0	0
9400094	S	PACCAR PX-9 Standard Coverage 2 yrs/250,000 mi (402,336 km)/6,250 hrs	0	0

Miscellaneous

9409800	S	2017 EPA Emissions Engine Warranty Only	0	0
9409869	O	Presentation Created With SmartSpec	0	0
9409876	O	Ordered as Stock	0	0

Promotions

Order Comments



Total List Price (W/O Freight & Warranty & Surcharges)	\$147,709
Marketing and Service Support Fee	\$775
Prepaid Freight	\$2,450
Total Surcharge/Options Not Subject To Discount	\$0
Total Weight	14,525

Prices and Specifications Subject to Change Without Notice.

Unpublished options may require review/approval.
Dimensional and performance data for unpublished options may vary from that displayed in CRM.

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STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Ron Bernal, City Manager

SUBJECT: Electronic Signature Use Policy

RECOMMENDED ACTION

It is recommended that the City Council adopt a resolution approving an Electronic Signature Use Policy and approve the electronic signature use policy.

FISCAL IMPACT

This action will not have a negligible impact on the City's General Fund. There would be minimal costs to use a Secretary of State-approved Certification Authority for transactions involving digital signatures, but such costs would likely be offset by a reduction in printing and mailing costs.

DISCUSSION

The federal Electronic Signatures in Global and National Commerce Act permits but does not require parties to use electronic signatures. Two state laws govern the use of electronic signatures for public agencies. The Uniform Electronic Transactions Act (Civil Code section 1633.1 et seq.) governs "electronic signatures" and Government Code Section 16.5 governs "digital signatures."

An "electronic signature" is "an electronic sound, symbol, or process, attached to or logically associated with a contract or other record and executed or adopted by a person with the intent to sign the record." (Civ. Code, § 1633.2(h).) A "digital signature" is an electronic identifier, created by computer, intended by the party using it to have the same force and effect as the use of a manual signature. (Gov. Code, § 16.5(d).) A digital signature is a subset of an electronic signature, and is more secure and reliable than other forms of electronic signatures. The Secretary of State has adopted regulations concerning the two acceptable forms technology - public key cryptography" and "signature dynamics" - for use by public entities for digital signature transactions. " Many individuals, businesses, vendors, contractors, and agencies regularly use electronic signatures to conduct transactions. As a result of state and local directives limiting travel outside of a residence to essential services and implementing social

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Agenda Item #

distancing protocols to respond to the COVID-19 pandemic, many individuals and entities are working remotely and the use of electronic signatures has increased.

The Electronic Signature Use Policy (Policy) establishes guidelines for the use and acceptance of electronic signatures used to conduct official business in the City. This Policy allows the use of electronic signatures in lieu of manual signatures, when permitted by law, and establishes when an electronic signature may replace a manual signature.

ATTACHMENTS

- A. Resolution
- B. Electronic Signature Use Policy

RESOLUTION NO. 2020/ _____

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
APPROVING AN ELECTRONIC SIGNATURE USE POLICY**

WHEREAS, the use of electronic signatures has become increasingly common in public and private transactions;

WHEREAS, electronic signatures have been incorporated into federal law by the Electronic Signatures in Global and National Commerce Act and into California law by the Uniform Electronic Transactions Act ("UETA") (Civil Code section 1633.1 et seq.) and Government Code section 16.5;

WHEREAS, under California law, the use of electronic signatures is at the option of the parties, including the public agencies, involved in a transaction;

WHEREAS, using electronic signature technology where appropriate and desired by the City of Antioch ("City") will allow the City to collect and preserve signatures on documents quickly, securely, and efficiently;

WHEREAS, the conditions under which the City will accept electronic signatures on City records or documents are a governmental affair for the City to determine and for which the City may set policy;

WHEREAS, the City has a vital interest in reducing the waste of paper, increasing the efficient use of public resources, and ensuring the security and authenticity of electronic records, including electronic signatures;

WHEREAS, the City wishes to provide its residents, businesses, vendors, and contractors the opportunity to submit information or transact business with the City electronically, when practicable, and to maintain electronically signed records, to the greatest extent practicable;

WHEREAS, potential uses of electronic signatures include, among other things, signing contracts, submitting applications, filing internal and external (public facing) forms, and transmitting government records; and

WHEREAS, the City desires to adopt a policy that will mitigate potential risks associated with conducting transactions, transmitting information, and maintaining public records that use electronic signatures.

NOW THEREFORE BE IT BE RESOLVED, by the City Council of the City of Antioch as follows:

SECTION 1. Recitals. The above recitals are incorporated as though set forth in this section.

SECTION 2. Purposes. In addition to the general purposes identified in the above recitals, the City desires to adopt the attached Electronic Signature Use Policy to achieve the following objectives: (1) to create and maintain documentation of the systems used to create electronically signed records and the electronic signatures they contain; (2) to ensure that records that include electronic signatures are created and maintained in a secure environment that protects the records from unauthorized alteration or destruction; (3) to ensure that electronic signature authentication follows the City's identity management protocols (i.e., secure network login/password procedures) so that unless an employee is active and in good standing they may not sign an electronic document; (4) to implement standard operating procedures for the creation, use, and management of electronic signatures and electronically signed records, and to maintain adequate written documentation of those procedures; (5) to create and maintain electronic signatures and electronically signed records according to the documented standard operating procedures; and (6) to inform City staff as to the standard operating procedures for electronic signatures and electronically signed records.

SECTION 3. Adoption of Policy. The City Council hereby adopts the Electronic Signature Use Policy attached hereto as Attachment A and incorporated herein.

SECTION 4. Severability. Should any provision of this Resolution, or its application to any person or circumstance, be determined by a court of competent jurisdiction to be unlawful, unenforceable or otherwise void, that determination shall have no effect on any other provision of this Resolution or the application of this Resolution to any other person or circumstance and, to that end, the provisions hereof are severable.

SECTION 5. Effective Date. This Resolution shall become effective upon its adoption.

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 26th day of May 2020, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH

**CITY OF ANTIOCH
ELECTRONIC SIGNATURE USE POLICY**

I. Purpose

The City of Antioch (“City”) seeks in this Electronic Signature Use Policy (“Policy”) to implement guidelines for the use and acceptance of electronic signatures used to conduct official business in the City. This Policy allows the use of electronic signatures in lieu of manual signatures, when permitted by law, and establishes when an electronic signature may replace a manual signature.

II. Legal Background

California has adopted statutes regulating the use of electronic signatures including California Civil Code section 1633.1 et seq., otherwise known as the “Uniform Electronic Transactions Act” (“UETA”) and California Government Code section 16.5. This Policy and the guidelines and procedures included hereunder are intended to comply entirely with all applicable laws and regulations including, without limitation, the aforementioned statutes. To the extent that any procedure, policy, or guideline contained herein conflicts with applicable law, City staff, officials, and agents and all other persons subject to this Policy are required and expected to comply with the requirements of the applicable law(s).

III. Findings and Declarations

A. The use of electronic signature technology will allow the City to collect and preserve signatures on documents quickly, securely, and efficiently.

B. The conditions under which the City will accept electronic signatures on City records or documents are a municipal affair for the City to determine and for which the City may set policy.

C. The City has a vital interest in reducing the waste of paper, increasing the efficient use of public resources, and ensuring the security and authenticity of electronic records, including electronic signatures.

D. This Policy seeks to mitigate the risks associated with conducting transactions, transmitting information, and maintaining public records that use electronic signatures.

IV. Definitions.

A. “Approved List of Digital Signature Certification Authorities” means the list of Certification Authorities approved by the California Secretary of State to issue certification for digital signature transactions involving public entities in California. The current Approved List of Digital Signature Certification Authorities can be found at the following address:

<https://www.sos.ca.gov/administration/regulations/current-regulations/technology/digital-signatures/approved-certification-authorities/>.

B. “Certification Authority” means a person or entity that issues certification for a digital signature transaction.

C. “Digital signature” means an electronic identifier, created by computer, intended by the party using it to have the same force and effect as the use of a manual signature. A digital signature is a type of “electronic signature”.

D. “Electronic” means relating to technology having electrical, digital, magnetic, wireless, optical, electromagnetic, or similar capabilities.

E. “Electronic record” means a record, file, or document created, generated, sent, communicated, received, or stored by electronic means. An electronic record generally contains information or a data file that was created and stored in digitized form through the use of computers, machines, and software applications.

F. “Electronic signature” means an electronic sound, symbol, or process, attached to or logically associated with an electronic record and executed or adopted by a person with the intent to sign the electronic record. For purposes of this Policy, a digital signature is a type of electronic signature.

G. “External document” means any document generated by or required to be signed by persons other than the City. Examples of external documents include contracts to which the City is a party that must be signed by a non-City party or applications completed by the members of the public and submitted to the City.

H. “Internal document” means a form or document created by the City and for use exclusively by the City in which a signature is required or used.

I. “Manual signature” means an original wet signature applied to a document.

J. “Transaction” means an action or set of actions occurring between two or more persons relating to the conduct of business, commercial, or governmental affairs.

V. **General Policy Rules.**

The City encourages the use and acceptance of electronic signatures in internal and external activities, documents, and transactions when it is operationally feasible, where technology permits, and permitted by law.

A. Compliance with Law, Policy. To the extent permitted by law and this Policy, the City accepts electronic signatures as legally binding.

B. Use Optional. The use or acceptance of electronic signatures shall be at the option of the non-City signatories. Nothing in this Policy shall require the City to use or permit the use of electronic signatures.

C. Consent. All parties that wish to use electronic signatures shall agree to follow this Policy, shall provide written or electronic consent as to the use of electronic signatures, and shall agree to indemnify the City against any liability associated with transmitting an electronic signature or an electronically signed record by electronic transmission.

D. Signature Use. The City Manager or designee, may require the use of manual, electronic, or digital signatures at his or her discretion.

E. Internal City Business

1. The City requires that various internal documents be approved by an employee, supervisor, department head, or other City staff and approvals for internal documents may be signified by electronic means as a replacement for a manual signature.

2. Internal documents that create or impose a legal or fiduciary duty may require a digital signature, as determined by the City Manager, or designee.

3. The use of electronic records, electronic signatures, and digital signatures by the City for internal City business and internal documents shall be in accordance with administrative procedures as designated and amended from time to time by the City Manager or designee.

F. External Documents and Transactions

1. If an electronic signature is used for an external document involving a transaction with the City which creates or imposes a legal duty, the City Manager may require a digital signature.

2. Design professionals, such as architects and engineers, who wish to use an electronic signature and whose manual signature is required for submittal of hard copy plans, will be required to obtain and use a digital signature key for electronically submitted plans. Non-design professionals may sign plans via use of any valid electronic signature technology that complies with the requirements of this Policy including, but not limited to, a digital signature.

3. For any City business involving a non-City party, including without limitation external documents, the use and acceptance of electronic records, electronic signatures, and digital signatures by the City shall be in

accordance with administrative procedures as designated and amended from time to time by the City Manager or designee.

G. Documents for Which Electronic Signatures are Prohibited

1. Civil Code section 1633.3 contains a list of transactions for which electronic signatures are unavailable.
2. Signatures that must be made in the presence of a notary public.
3. Unless otherwise allowed, documents that are recorded with the County of Contra Costa.

H. Valid Electronic Signatures. When a signature is required, the parties may agree that an electronic signature satisfies that requirement if:

1. The signature is in accordance with the requirements of the UETA;
2. The signature is created using an electronic signature technology that has been approved by the City Manager, or designee, in accordance with the provisions of this Policy; and
3. The signature is in accordance with any and all other applicable laws and regulations.

I. Valid Digital Signatures.

1. Digital signatures used in compliance with this Policy shall have the same force and effect as the use of a manual signature provided that the digital signature has all of the following attributes:
 - a. It is unique to the person using it;
 - b. It is capable of verification;
 - c. It is under the sole control of the person using it;
 - d. It is linked to data in such a manner that if the data is changed, the digital signature is invalidated; and
 - e. It conforms to the regulations adopted by the California Secretary of State including, but not limited to, the acceptable technology requirements set forth under the California Code of Regulations, title 2, section 22003.

2. The Certification Authority issuing the certification for the digital signature transaction must appear on the "Approved List of Digital Signature Certification Authorities" authorized by the California Secretary of State.

3. Prior to accepting a digital signature, City staff shall ensure that the level of security used to identify the signer of a document is sufficient for the transaction being conducted, that the level of security used to transmit the signature is sufficient for the transaction being conducted, and that the certificate format used by the signer is sufficient for the security and interoperability needs of the City.

J. Minimum Standards. These are minimum standards. Any transaction must be analyzed under the facts and circumstances existing at the time a transaction has been executed. Depending upon the circumstances, the City may require a higher level of signature verification (i.e. out-of-state signatory). Nothing in this Policy prohibits a City official or employee, with the consent from the City Manager, from requiring a wet signature or higher form of secure electronic signature if he or she believes it is prudent or necessary.

K. Acceptable Electronic Signature Technologies. The City Manager or designee, shall identify the level of security procedures required for particular documents. The City Manager or designee, shall also identify vendors and technology to execute those security procedures using industry best practices.

L. Further Acts. Nothing in this Policy shall prevent the City Manager or designee, from adopting additional guidelines or taking further actions to implement this Policy or to add other permissible forms of electronic signatures to this Policy.

VI. Sanctions.

A. Any person that makes inappropriate, illegal, or fraudulent use of electronic signatures, digital signatures, or electronic records in violation of this Policy or of any applicable law or regulation is subject to sanctions up to and including dismissal, suspension, and criminal prosecution as specified in published City policies, and State and federal law, regardless of whether such sanctions are directly referenced in this Policy. All inappropriate, illegal, or fraudulent uses of any electronic means of transmission shall be prosecuted to the fullest extent permitted by law, including the recovery of attorneys' fees and administrative costs.

CITY OF ANTIOCH

Administrative Procedures for Acceptance of External Documents and/or Transactions With Electronic Signatures

I. PURPOSE

The purpose of these procedures are to document and implement the acceptance of external documents and/or transactions with electronic signatures in compliance with the City's Electronic Signature Use Policy.

II. CLASSES OF DOCUMENTS PERMITTED BY THE CITY MANAGER FOR ELECTRONIC SIGNATURE

The security requirements for electronic signatures range from simple to the more complex, depending upon the level of transaction. The following are the classes of documents permitted for electronic signature. It is not intended to be an exhaustive list, nor does it impose electronic signature as a requirement for any particular transaction.

- A. Contracts and Amendments
- B. Grant Documents
- C. Applications
- D. Invoices
- E. Certificates and Permits, as allowed by law
- F. Correspondence


Approved
Ron Bernal, City Manager

CITY OF
ANTIOCH
CALIFORNIA

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Dawn Merchant, Finance Director 

APPROVED BY: Ron Bernal, City Manager

SUBJECT: Proposed Updates to the Master Fee Schedule Effective July 1, 2020

RECOMMENDED ACTION

It is recommended that the City Council adopt a resolution approving updates to the Master Fee Schedule effective July 1, 2020.

FISCAL IMPACT

The fee increases will ensure that the City recovers as much of the cost for providing services as possible. The Consumer Price Index (“CPI”) is a reasonable mechanism to use to increase some fees to ensure that they are limited to the reasonable cost of providing services, while capturing the increasing costs of labor and goods. Recovery of fees is imperative to maintain our fiscal stability.

DISCUSSION

The majority of the proposed fee increases are in accordance with the San Francisco–Oakland-San Jose Consumer Price Index calculated at 2.9%, which is consistent with increased costs of labor and goods to the City. Recreation and Community Services increases are in accordance with the Fee and Pricing Policy previously approved by the City Council. Water and Sewer rates remain unchanged. Changes to fees are highlighted in Exhibit A to the attached resolution and contain strikethroughs and changes/additions in red throughout the document.

Compliance with State Law:

The proposed fee increases comply with the requirements of applicable state law including, but not limited to, Proposition 218, Proposition 26 and the Mitigation Fee Act (Gov. Code section 66014, et. seq.) Some of the fee increases represented in the Proposed Master Fee Schedule were previously approved by the City Council during public hearings pursuant to specific state statutes, such as Proposition 218, and are identified in the Proposed Master Fee Schedule accordingly.

ATTACHMENTS

A. Resolution

- Exhibit A to Resolution – Proposed Master Fee Schedule

ATTACHMENT A

RESOLUTION NO. 2020/**

**RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF ANTIOCH APPROVING UPDATES TO THE CITY OF ANTIOCH
MASTER FEE SCHEDULE EFFECTIVE JULY 1, 2020**

WHEREAS, proposed updates to the Master Fee Schedule incorporate increases in accordance with the San Francisco-Oakland-San Jose Consumer Price Index, Recreation and Community Services Fee and Pricing Policy and other such changes to capture reasonable cost recovery of services;

WHEREAS, the City Council has considered the proposed updates to the Master Fee Schedule at a duly noticed public hearing;

BE IT RESOLVED that the City of Antioch Master Fee Schedule, a true copy of which is on file in the City Clerk's office and incorporated herein as Exhibit A is hereby updated and the same shall be considered the Master Fee Schedule of the City of Antioch, all such updates becoming effective July 1, 2020, unless otherwise specifically stated.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 26th day of May 2020, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

**ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH**

ANTIOCH
CALIFORNIA



DRAFT
MASTER FEE SCHEDULE
EFFECTIVE JULY 1, 2020

MASTER FEE SCHEDULE

>>POLICE DEPARTMENT<<

DESCRIPTION	FEE	ACCT CODE
Personal/or Non Law Enforcement Local Record Review Summary	\$ 41.00 42.00	100-3110.46010
Accident Investigation Report Copy	\$ 28.00 29.00	100-3110.46010
Impounded Vehicle Release	\$ 197.00 203.00 (no fee for storage authority VC2651(c) or (g))	100-3110.46300
Administrative Fee: Repossession of vehicles	\$ 15.00 (set by State law)	100-3110.46300
Bicycle Registration	\$ 6.00	100-3110.42030
Card Room Permit: Regulation fees per table/year	\$ 766.00	100-3110.46300
Card Room Permit (New)	\$3,100 deposit plus fully allocated burdened hourly rate for all staff involved plus any outside costs	
Clearance Letters	\$ 78.00	100-3110.46300
Citation Sign-Offs	\$ 25.00	100-3110.46300
Code Enforcement (Municipal Code Violations)	Set by courts	
Copy of Police Report	Victim of Domestic Violence: No charge Rape, ID theft, human trafficking and elder abuse victims: First copy free All others: \$0.20 per page printed; \$10.00 per device for electronic file copy \$20.00	100-3110.46010
Video and Audio Redaction Fee	Fully burdened hourly rate for staff involved plus any outside costs	100-3110.46300
CAD Event Screen	\$ 15.00	100-3110.46010
DUI Collision Response (fee limited by State law)	Direct costs of responding to incident - not to exceed \$12,000	100-3110.46300
DUI Arrest Processing	\$ 415.00	100-3110.46300
Escort of Wide or Overload Vehicle	Actual police and engineering time for investigation of route and escort if required	100-3110.46300
ABC Daily License Authorization	\$ 36.00	100-3110.46300
Gun Permit Fees – Concealed Weapons Permit Application/Renewal (non-refundable and set by State Penal Code Sections 12050-12054):	New Permit - \$100* (\$20 paid at time of application with balance due upon permit issuance) Renewal Permit - \$25* Amended Permit - \$10* *Psychological testing costs are added to the above fees up to \$150.00	100-3110.46300
Limo/Taxi Business Permit	\$ 305.00 per year	100-3110.46300
Limo/Taxi Driver Permit	\$ 305.00 per year	100-3110.46300
Limo/Taxi Vehicle Inspection: per vehicle – per inspection	\$ 83.00	570-2610.46630
Parking Enforcement	Established by Council Resolution	100-3150.43020
Parties & Nuisances – AMC Chapter 13, Sec 5-13.03/05	Fully allocated burdened hourly rates for staff involved plus any outside costs	100-3110.46300
Police Department Room Rental: Nonprofit Uses: Classroom (Animal Services area) per hr Community Room Use (police area) per hr Commercial or Private: Classroom use (Animal Services area) per hr Community Room Use (Police area) per hr	 \$ 36.00 \$ 62.00 \$ 60.00 \$ 109.00	100-3110.46300
Second hand dealer - application fee	\$ 295.00	100-3110.46300
Second hand dealer - Department of Justice fee (initial and renewal)	\$ 300.00	

MASTER FEE SCHEDULE

>>POLICE DEPARTMENT<<

DESCRIPTION	FEE			ACCT CODE
	Initial Registration	Renewal (no changes)	Change Owner/ Location	
Massage Establishment:				100-3110.46300
Owner/Practitioner	\$ 250.00	\$ 175.00	\$ 250.00	
Owner/Non-Practitioner	\$ 350.00	\$ 275.00	\$ 350.00	
Per Employee/Practitioner	\$ 25.00	\$ 25.00	\$ 25.00	
Verification letters	\$ 31.00 32.00			100-3110.46300
Misdemeanor Booking	\$ 78.00 per booking			100-3110.46300
Special Event Regulation (group putting on Event) Event charged for Police Officer, Corporal and Sergeant at overtime rate for Step "E" of regular pay scale plus a 25% Administrative Fee. Event charged for Reserve Police Officer at Step "A" rate of regular officer pay scale plus a 25% Administrative Fee	Time, materials and Administrative overhead cost			100-3110.46300
Subpoena, Civil deposit/officer/day plus Admin fee	\$ 275.00 per G.C. 68096.1 deposit plus actual cost			100-0000.22315 100-3110.47010
Subpoena, Civil Administrative Fee	Clerical cost @ max of \$24/hr (\$6 per ¼ hr), plus 10 cents/page document duplication — charged by clerical staff			100-3110.47010
Subpoena Duces Tecum/Deposition Subpoena, Plus reasonable/actual costs (per 1563 E.C.)	Clerical cost @ max of \$24/hr (\$6 per ¼ hr), plus 10 cents/page document duplication — charged by clerical staff			100-3110.47010
Adult Business Permit	Deposit as determined by Police Dept plus charges at fully allocated <u>burdened</u> hourly rates for all involved personnel and any outside costs			100-3110.46300
Firearms Range	\$100.00 hourly with operator (ADP operator always required for use)			100-3110.47010
Alarm Users:				
Registration and Renewal	\$30.00			100-3110.46315
Registration Late Charge	\$15.00			
Alarm Fee – Late Charge/All Fees and Fines Late	5% of unpaid amount			
False Alarm – Registered	1 – No charge; 2 – School or \$100; 3 or more - \$205 (for each subsequent response)			100-3110.46320
False Alarm – Non-Registered	1 – School or \$100; 2 or more - \$205 (for each subsequent response)			
Operating Suspended Alarm System	1 - \$205; 2 - \$350; 3 or more - \$500 (for each subsequent response)			
Alarm Company:				
Failure to Report New Install	\$30.00			
Failure to use Alarm Confirmation or Enhanced Call Confirmation Procedures	\$30.00			
False Alarm Caused by Alarm Company	1 – No charge; 2 or more - \$205 (for each subsequent response)			
Calling on Suspended Alarm Site	1 – No charge; 2 or more - \$205 (for each subsequent response)			
All Late Charges	\$15.00			

MASTER FEE SCHEDULE

>>ANIMAL SERVICES<<

DESCRIPTION	FEE	ACCT CODE
Adoption Fees Adopt - Dog Adopt - Cat Adopt - Rabbit Adopt - Small animal (rats, hamsters, guinea pigs)	\$ 125.00* \$ 90.00* \$ 16.00* \$ 7.00*	214-3320.46710
*Fees include spay/neuter, microchip and core vaccines. Actual cost of spay/neuter that cannot be completed in-house will be added to the adoption fees.		
Animal Licensing Fees – Dogs License - Altered: Altered License - 1 Year Altered License - 2 Year Altered License - 3 year Senior Citizen License – Altered Dog Senior Altered License - 1 Year Senior Altered License - 2 Year Senior Altered License - 3 Year License - Unaltered Unaltered License - 1 Year Unaltered License - 2 Year Unaltered License - 3 Year Senior Citizen License – Unaltered Dog Senior Unaltered License - 1 Year Senior Unaltered License - 2 Year Senior Unaltered License - 3 Year License - Unaltered & Impounded (U&A) License U&A - 1 yr License U&A - 2 yr License U&A - 3 yr License – Potential Dangerous/Vicious Animal Potentially Dangerous-Vicious Animal – 1 Year License - Fees, Other License - Multiple Pet Permit/year/application License - Tag Transfer License - Fee - Duplicate for lost license tag Animal Licenses - Late Fee Penalty	\$ 20.00 \$ 35.00 \$ 50.00 \$ 11.00 \$ 19.00 \$ 26.00 \$ 41.00 \$ 71.00 \$ 109.00 \$ 22.00 \$ 37.00 \$ 55.00 \$ 64.00 \$ 94.00 \$ 131.00 \$ 61.00 \$ 55.00 \$ 7.00 \$ 7.00 \$ 34.00	214-3320.42010
Livestock Permit - per application/year	\$ 55.00	214-3320.42010
Cat Trap Fees: Trap Deposit Trap Rental/day	\$ 60.00 \$ 6.00	214-3320.47010
Board/Care Fees: Dog/day Cat or small animal/day Livestock, reptiles/day Potentially Dangerous/Vicious Animal/day	\$ 19.00 \$ 19.00 \$ 18.00 (at cost if not at Animal Shelter) \$ 29.00	214-3320.46710
Potentially Dangerous/Vicious Animal Impound Fee Conditional Release Agreement Dangerous Animal Administrative Fee	\$ 350.00 \$ 150.00 inspection fee+boarding, alteration, microchipping and other fees and costs \$450.00 + impound, boarding, alteration, microchipping, vaccination and other fees and costs. Appeal processing fee refunded if appeal is won.	214-3320.46719

MASTER FEE SCHEDULE

>>ANIMAL SERVICES<<

DESCRIPTION	FEE	ACCT CODE
Disposal Fees:		
Disposal - dog licensed*	\$ 20.00	214-3320.46731
Disposal - dog unlicensed	\$ 36.00	
Disposal - cat	\$ 20.00	
Disposal - other animal	\$ 20.00	
*If the dog to be disposed has a current, multiple year license and has a full year's credit remaining, that amount will be applied against the disposal fee. There will be no refunds.		
Euthanasia Fees		
Euthanasia - dog with license	\$ 36.00	214-3320.46728
Euthanasia - dog unlicensed	\$ 57.00	
Euthanasia - cat	\$ 36.00	
Euthanasia - small animal	\$ 25.00	
Vet Pick up	\$ 40.00	
Vet Per Animal Charge	\$ 10.00	
Handling Fees:		
Pick up fees:		214-3320.46719
Dog (plus surrender fee)	\$ 36.00	
Cat or small animal (plus surrender fee)	\$ 36.00	
Impound Fees and Fines:		
With Current license:		
Impound - Dog - 1 st	\$ 30.00	214-3320.46719
Impound - Dog - 2 nd within 12 months	\$ 75.00	
Impound - Dog - 3 rd within 24 months	\$ 120.00	
Impound - Dog - 4 th within 36 months	\$ 180.00	
Unlicensed:		
Impound - Dog - 1 st	\$ 50.00	214-3320.46719
Impound - Dog - 2 nd within 12 months	\$ 88.00	
Impound - Dog - 3 rd within 24 months	\$ 181.00	
Impound - Dog - 4 th within 36 months	\$ 234.00	
Other Fees:		
Impound - Cat/ Small	\$ 30.00	214-3320.46719
Impound - Livestock	\$ 59.00	
After Hours Impound	\$ 30.00	
Inspection Fee	\$ 55.00	214-3320.46719
Unaltered Dog/Cat Penalty - State law (Food & Ag. Code section 31751.7) mandates that a fine shall be levied against the owners of unaltered dogs and cats that are impounded. These fines are charged in addition to the City's impound and redemption fees:		
Penalty - First Offense	\$ 36.00	214-3320.46719
Penalty - Second Offense	\$ 52.00	
Penalty - Third Offense	\$ 104.00	
Microchipping Fees:		
Microchipping of dogs and cats - includes microchip implant and registration on the Animal Shelter database. Pet owners may additionally register their pets directly with the American Kennel club by sending a \$6.25 registration fee.	\$ 25.00 per animal	214-3320.46735
Vaccinations – Fee is per vaccination	\$ 20.00 25.00	214-3320.46716

MASTER FEE SCHEDULE

>>COMMUNITY DEVELOPMENT<<

DESCRIPTION	FEE	ACCT CODE
PLANNING & ENGINEERING STAFF HOURLY RATES	As outlined in Hourly Rate Detail report on file in the Finance Dept. increased by 3.5% CPI	Various
PLANNING FEES:		
Minor Administrative Use Permit	\$ 523.00 <u>538.00</u> – non-profit pays 50% of fee	100-5130.46610
Major Administrative Use Permit	\$ 1,113.00 <u>1,145.00</u>	100-5130.46610
<u>Accessory Dwelling Unit - Nonexempt</u>	\$ <u>1,145.00</u>	<u>100-5130-46610</u>
Temporary Sign/Banner Permit	\$ 120.00 <u>123.00</u>	100-5130.46610
Zoning Administrator Use Permit	\$ 2,857.00 <u>2,940.00</u> per application	100-5130.46610
Application Extension	\$ 828.00 <u>852.00</u>	100-5130.46610
Professional Services & Consultant Contracts	Actual cost + 10% Administrative Fee	100-5130.46610
General Plan Maintenance	5% of Building Permit Fee	100-5130.46617
Home Occupation Review	\$ 130.00 <u>134.00</u>	100-5130.46610
Sidewalk Vendor Permit	\$ 130.00 <u>134.00</u>	100-5130.46610
Plan Review	Residential - \$254 <u>261.00</u> per plan; Commercial - \$508 <u>523.00</u> per plan; Deposit Project – charge fully <u>burdened</u> hourly rates plus any outside costs	100-5130.46610
Sign- Planning Approval (building permit)	\$ 162.00 <u>167.00</u>	100-5130.46610
PLANNING FEES (Cont.):		
Sign Review – Administrative	\$ 880.00 <u>906.00</u>	100-5130.46610
Sign Program Review	\$ 2065.00 <u>2,125.00</u> per application	100-5130-46610
Sign Review – Planning Commission	\$ 1,884.00 <u>1,939.00</u> per application	100-5130.46610
Minor Design Review	\$ 1,263.00 <u>1,300.00</u> per application	100-5130.46610
Variance - Administrative	\$ 756.00 <u>778.00</u> per application	100-5130.46610
Variance - Hearing	\$ 1,869.00 <u>1,923.00</u> per application	100-5130.46610
Specific Plan Preparation	Contract cost + any outside agency cost + staff review time at fully allocated <u>burdened</u> hourly rate	100-5130.46610
Zoning Verification Letter	Residential - \$202.00 <u>208.00</u> /letter Commercial - \$368.00 <u>379.00</u> /letter	100-5130.46610
PLANNING DEPOSIT APPLICATIONS – The following are deposits required for the items of work. Actual costs will be billed monthly for staff time at fully allocated hourly rates.		
Annexations	\$ 10,000.00	Various
Development Agreement (deposit)	\$ 2,500.00	Various
Final Development Plan (deposit)	\$ 10,000.00	Various
General Plan Amendment (deposit)	\$ 10,000.00	Various
Master Development Plan (deposit)	\$ 10,000.00	Various
Environmental Document Preparation (deposit)	\$ 2,500.00	Various
Municipal Code Amendment Review (deposit)	\$ 2,000.00	Various
Preliminary Development Plan (deposit)	\$ 2,000.00	Various
Residential Development Application (deposit)	\$ 3,000.00	Various
Use Permit (deposit)	\$ 2,000.00	Various
Zoning/Rezoning Request (deposit)	\$ 2,000.00	Various

MASTER FEE SCHEDULE

>>COMMUNITY DEVELOPMENT<<

DESCRIPTION	FEE	ACCT CODE
DEVELOPMENT IMPACT FEES		
Effective 6/24/14 (Reso 2014/21)		
Development Impact Fees, charged per unit for residential and per sq. ft. non-residential:		
General Administration	\$ 460 \$292 0.07	321-5500.46660
Public Works	\$ 445 \$282 0.06	321-5505.46661
Police	\$ 1,190 \$755 0.17	321-5510.46662
Parks and Recreation	\$ 3,261 \$2,065 0.00	321-5515.46663
Total	\$ 5,356 \$3,394 0.30	
A 3% administrative charge shall be applied to all fees listed above.		
DEVELOPMENT IMPACT FEES		
Development Impact Fees, charged per unit for residential and per sq. ft. non-residential:		
<u>General Administration</u>	<u>\$ 473.00 \$ 299.00 \$ 237.00 0.07</u>	<u>321-5500.46660</u>
<u>Public Works</u>	<u>\$ 458.00 \$ 290.00 \$ 229.00 0.06</u>	<u>321-5505.46661</u>
<u>Police</u>	<u>\$ 1,225.00 \$ 777.00 \$ 613.00 0.17</u>	<u>321-5510.46662</u>
<u>Parks and Recreation</u>	<u>\$ 3,356.00 \$ 2,125.00 \$ 1,678.00 0.00</u>	<u>321-5515.46663</u>
Total	<u>\$ 5,512.00 \$ 3,491.00 \$ 2,757.00 0.30</u>	
<u>A 3% administrative charge shall be applied to all fees listed above.</u>		
<u>*Accessory Dwelling Units shall be charged a modified rate in accordance with Antioch Municipal Code Section 9-3.60</u>		
BUILDING FEES:		
Pool Safety Fee – applies to all pools, hot tubs, or any structure capable of holding more than 18” of water	1/10 of 1% of valuation	100-5160.46650
Certified Access Specialist Consultation Fee	Actual Consultant Cost + 10% admin fee	100-5160.46651
Solar Photovoltaic System – Residential		
Commercial - \$1,000 + \$7 per kW for each kW between 51kW & 250 kW + \$5 for every kW over 250kW	\$ 300.20	100-5160.42040
Residential Construction:	<u>Valuation:</u>	100-5160.42040
Dwellings, sf	\$ 129.00 133.00/sf	
Private Garages, sf	\$ 50.00 51.00/sf	
Sheds less than 300 sf	\$ 17.00 18.00/sf	
Building Permits, minimum	\$ 141.00 145.00	
Plumbing fee, sq ft; Mechanical fee, sq ft;, Electrical fee, sq ft; and Insulation fee, sq ft	<u>Valuation:</u> \$0.08/sf Commercial, and \$0.06/sf Residential for plumbing, mechanical, electrical and insulation	100-5160.42040
Minimum fee - Plumbing fee, Mechanical fee, Electrical fee, and Insulation fee	\$ 141.00 145.00	100-5160.42040
Patios, carports, patio covers, sq ft	<u>Valuation:</u> \$ 15.00 16.00/ sq ft	100-5160.42040
Wood decks/lath patios, sq ft	\$ 12.00 13.00/sq ft	

MASTER FEE SCHEDULE

>>COMMUNITY DEVELOPMENT<<

DESCRIPTION	FEE	ACCT CODE
BUILDING FEES (Cont.):		
Plan Check Fee	65% of Building Permit Fee	100-5160.46605
Green Building Verification & Compliance Fee	18% of Building Permit Fee (New residential & room additions)	100-5160.46658
Green Building Verification & Compliance Fee	15% of Building Permit Fee (New Commercial & Tenant Improvement with Title 24)	100-5160.46658
Green Building Verification & Compliance Fee	18% of Building Permit Fee (New residential & room additions)	100-5160.46658
Green Building Verification & Compliance Fee	15% of Building Permit Fee (New Commercial & Tenant Improvement with Title 24)	100-5160.46658
Pool, residential + plan check	\$ 40,000 valuation or contract value, whichever is greater	100-5160.42040
Pool, commercial + plan check	Contract Price	100-5160.42040
Spas + plan check	\$ 7,100.00 valuation	100-5160.42040
Above Ground Pool (no plan check)	\$ 1,100.00 valuation	100-5160.42040
Special Inspections (written)	\$ 441.00 145.00	100-5160.42040
Special Inspections/Reinspection (3 rd)	\$ 113.00 116.00	100-5160.42040
Grading Permit	Fee calculation based on contract price	100-5160.42040
Plot Plan Modification/Resubmittal - per lot	\$ 57.00 59.00	100-5160.42040
Changes to existing permits for new houses/permit	\$ 283.00 291.00	100-5160.42040
Reroof	Valuation:	100-5160.42040
Under 20 squares with tear off	\$ 6,500.00	
Over 20 squares with tear off	\$10,000.00	
Comp over Comp	\$ 4,500.00	
	Or contract value, whichever is greater	
Technology Fee	2% of building permit fee	100-5160.46655
Energy Inspection Fee	2% of building permit fee	100-5160.46656
Accessibility Fee (Non-residential)	2% of building permit fee	100-5160.46657

ANTIOCH BUILDING PERMIT FEES

Total Valuation	2019-2020-2021 Fee
\$1 to \$2,000	\$ 141.00 145.00
\$2,001 to \$25,000	\$ 141.00 145.00 for the first \$2,000+ \$ 15.63 16.00 for each additional \$1,000 or fraction thereof, up to and including \$25,000
\$25,001 to \$50,000	\$ 436.91 450.00 for the first \$25,000+ \$ 11.28 12.00 for each additional \$1,000 or fraction thereof, up to and including \$50,000
\$50,001 to \$100,000	\$ 718.88 740.00 for the first \$50,000+ \$ 7.81 8.00 for each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 to \$500,000	\$ 1,109.74 1,142.00 for the first \$100,000 + \$ 6.25 7.00 for each additional \$1,000 or fraction thereof, up to and including \$500,000
\$500,001 to \$1,000,000	\$ 3,611.19 3,716.00 for the first \$500,000 + \$ 5.30 6.00 for each additional \$1,000 or fraction thereof, up to and including \$1,000,000
\$1,000,001 and up	\$ 6,263.40 6,445.00 for the first \$1,000,000 + \$ 3.51 4.00 for each additional \$1,000 or fraction thereof

MASTER FEE SCHEDULE

>>COMMUNITY DEVELOPMENT<<

DESCRIPTION	FEE	ACCT CODE
CODE ENFORCEMENT:		
Abatement or Impound (vehicle, RV, boat, trailer)	\$ 197.00 <u>203.00</u>	100-5140.46025
Code Compliance Re-Inspection	\$ 233.00 <u>240.00</u>	100-5140.46025
Public Nuisance Abatement – Administrative Cost	\$ 2,075 <u>2,135.00</u> per abatement plus actual staff cost at fully allocated <u>burdened</u> hourly rate of on-site review plus actual cost of abatement	100-5140.46020
	Emergency – actual cost of abatement plus actual staff cost at fully allocated <u>burdened</u> hourly rate (\$ 250 <u>257.00</u> minimum)	
Shopping Cart Abatement or Impound Fee	\$ 50.00	100-5140.47010
Shopping Cart Fine (more than three occurrences in 6 months; in addition to Abatement/Impound fee)	\$ 50.00	100-5140.47010
Sign Retrieval	\$ 22.00 <u>23.00</u>	100-5140.46020
RESIDENTIAL RENTAL INSPECTION PROGRAM (RRIP) (Reso 2007/57):		
Initial Registration (charged when the property enters the program)	\$ 73.00	
Inspection Fee (charged with enrollment or renewal of non self-certified properties from 1-4 units)	\$ 227.00	
Additional Unit Inspection Fee (charged per unit after 4 units)	\$ 14.00	
Annual Self-Certification/Renewal Fee (when eligible for self-certification)	\$ 33.00	
Re-Inspection Fee (charged for follow up inspections due to non-compliance found in initial inspection and first follow-up)	\$ 160.00	
MISCELLANEOUS COMMUNITY DEV. FEES:		
Annexation Review: (Fees subject to change by LAFCO, or State of California) Pass Through		Pass through
LAFCO Fee		
State Fee (Refer to State Board of Equalization Schedule for State Processing fee).		
City Annexation Fee – all fees to be escalated by the SF CPI		100-0000.27000
<u>Commercial/Industrial Properties</u>	\$ 808 <u>831.00</u> per gross acre <u>due at annexation;</u> and \$ 1,075 <u>1,106.00</u> per gross acre <u>due with subdivision or building permit</u>	
<u>Residential Properties</u>	\$ 808 <u>831.00</u> per gross acre <u>due at annexation;</u> and \$ 1,075 <u>1,106</u> per gross acre <u>due with subdivision or building permit</u>	
Annexation Fee in FUA #1 for Lone Tree Area	\$ 68.00 per acre	100-5130.42050
Waste Management Plan Processing	\$ 35.00	226-5225.47010
GIS Based Mapping Fee (transferred to County)	\$50/unit	100-0000.22024

MASTER FEE SCHEDULE

>>COMMUNITY DEVELOPMENT<<

DESCRIPTION	FEE	ACCT CODE
MISCELLANEOUS COMMUNITY DEV. FEES (Cont):		
City Base Map with Street grid 60 x 78 (wallsize), 1:600 scale	\$61 with photo paper \$51 with heavyweight paper	573-1435.43200
City Base Map without street grid 60 x 78 (wallsize), 1:600 scale	\$61 with photo paper \$51 with heavyweight paper	573-1435.43200
City Base Map 34x44	\$46 with photo paper \$41 with heavyweight paper	573-1435.43200
City Subdivision Map 34x44	\$46 with photo paper \$41 with heavyweight paper	573-1435.43200
General Plan Map 34x44	\$46 with photo paper \$41 with heavyweight paper	573-1435.43200

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
MISCELLANEOUS PUBLIC WORKS FEES:		
Mobile Stage Rental/day: Government and Non Profit Uses – Flat Fee Commercial or Private Uses – Per Hour	\$ 533.00 Within 20-mile radius: \$1,337 for first day, plus \$213/day. Outside 20-mile radius: \$1,337 for first day, plus \$126/hour for moving stage, plus \$213/day	621-2210.46820
Public Works Department Training Room Rental: Government and Nonprofit Uses – per hour Commercial or Private Uses – per hour	\$ 56.00 \$ 95.00	100-2140.46300
Legends /Buttons “No Dumping – Drains to Delta”	\$5.00 /each	229-2585.47010
Park Maintenance Memorial Tree Grove: Tree, planting and memorial plaque	\$ 500.00	100-0000.22054
Public Works Services Hourly Rates: • Streets • Signs • Water (Distribution & Treatment) • Wastewater Collections • Storm Channels • Landscaping	Fully allocated burdened hourly rate for all staff involved + cost of materials & equipment	100-2160.46630 611-2310.46630 621-2210.47010 229-2585.47010 SLLMD Accts
Public Works Gate Keys: • Streets • Water (Distribution & Treatment) • Wastewater Collections • Storm Channels • Landscaping	\$ 50.00/key for cell tower access \$100.00/key refundable deposit (all other locations)	100-2160.46630 611-2310.46630 621-2210.47010 229-2585.47010 SLLMD Accts
Sandbags (Limit 20/customer) • Sandbags (filled) • Sandbags (empty)	\$1.00/ea \$0.50/ea	621-2210.47010 611-2330.47010

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
MISCELLANEOUS PUBLIC WORKS FEES (Cont.):		
Plans & specs for PW contract, minimum	\$ 25.75	Various
Construction details/set	\$ 27.00	
Water System Master Plan, each	\$ 20.60	Various
Urban Water Management Plan, each	\$ 31.00	
RECREATIONAL VEHICLE STORAGE FACILITY FEES:		
Park Maintenance District 1A		
20 ft/25 ft spaces/month	\$ 50.00	255-4551.44810
30 ft spaces/month	\$ 60.00	
40 ft spaces/month	\$ 70.00	
Lock-out fee (delinquent accounts)	\$ 19.00/ea	
Reconnect fee (reinstate accounts)	\$ 19.00/ea	
Replacement Gate Cards	\$ 19.00/ea	
Alarm user card replacement fee	\$ 19.00/ea	
Wait list fee for non-tenants (non-refundable)	\$ 25.00	
ENGINEERING FEES:		
Lot Line Adjustment	\$ 1,850.00 per application	100-5150.46605
Merger of Contiguous Parcels	\$ 3,395.00 per application	100-5150.46605
Encroachment Permit – Application and Processing	\$200 per permit for projects up to \$50,000; projects over \$50,000 charged the fully allocated <u>burdened</u> hourly rates for staff time + outside costs	100-5150.42070
Encroachment agreement (permanent structure)	\$ 590 per application plus fees from any other inspections/permits and any other agencies	100-5150.47070
Encroachment Permit Inspection- \$50,000 + valuation	Deposit set at 10% of construction value with charges at fully allocated <u>burdened</u> hourly rates of staff time + outside costs	754-0000.22000
Encroachment Permit Inspection- \$0 - \$2,000 project	\$ 280.00	100-5150.42070
Encroachment Permit Inspection- \$2,001- \$10,000 project	\$ 840.00	100-5150.42070
Encroachment Permit Inspection- \$10,001 - \$50,000 project	\$ 1,390.00	100-5150.42070
Traffic Control Plan Review – Arterial & Collectors	\$0-\$50,000 valuation - \$270.00 \$50,000 + valuation – Deposit set at 10% of construction value with charges at fully allocated <u>burdened</u> hourly rates of staff time + outside costs	Various
Cell Tower Review	Modification to existing - \$1,040.00 per application; New tower – charges at fully allocated <u>burdened</u> hourly rates of staff time + outside costs	100-5150.46605 and various specified job account codes
Professional Services & Consultant Contracts	Actual cost + 10% Administrative Fee	Various
Sidewalk repair inspection	\$ 280.00	100-1250.46400
Wide Load Vehicle Permit (State law restricts this fee to \$16 per single trip or each trip completed)	\$ 16.00	100-5150.42090

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
ENGINEERING FEES (Cont.):		
Lone Tree Way Bridge & Arterial Benefit District (See Reso 92/254 concerning Lone Tree Corridor Overlapping Benefit District, AD No. 27/31)	Resolution 92/254	
Hillcrest Bridge Benefit District (Hillcrest @ State Highway 4)	\$254.00/dwelling unit	391-2530.42100
Lone Tree Corridor Overlapping Benefit District - AD #27/31 (Lone Diamond)	\$373.93/unit	376-2530.42100
PARK IN LIEU FEES (PER UNIT) (Ordinance #2080-C-S):		216-2520.46640
Single Family, detached	\$ 1,500.00	
Single Family, attached	\$ 1,100.00	
Duplexes	\$ 950.00	
Multi-Family	\$ 950.00	
Mobile Home	\$ 950.00	
FIRE PROTECTION FEES (Ordinance #1097-C-S effective 9/8/07):		755-0000.25000
(A) Per single-family dwelling unit	\$ 591.00	
(B) Per multi-family dwelling unit	\$ 285.00	
(C) Per 1,000 sq ft of office space	\$ 376.00	
(D) Per 1,000 sq ft of commercial space	\$ 329.00	
(E) Per 1,000 sq ft of industrial space	\$ 219.00	
TRAFFIC SIGNAL FEES: (Reso. No. 83/193)		220-2540.46635
Residential - all types	\$430.00	
Commercial/industrial - greater of either: A. \$ 70/off-street parking space required by City code; or B. \$194/each daily peak hour trip traveling to and from Development based upon: Office - 2.5 trips/1,000 sq ft (gross) Commercial - 3 trips/1,000 sq ft (gross) Service/industrial - 2 trips/1,000 sq ft (gross)		
ENGINEERING DEPOSIT APPLICATIONS – The following are deposits required for the items of work. Actual costs will be billed monthly for staff time at fully allocated hourly rates.		
Tentative Tract Map: 1-4 lots (deposit)	\$ 7,500.00	Various
Tentative Tract Map: 5 or more lots (deposit)	\$ 10,000.00	Various
Reversion to Acreage (deposit)	\$ 7,500.00	Various
Subdivision Plan Check, Map Check and Inspection (deposit)	\$ 30,000.00	Various

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
WATER FEES:		
New Water Account Set up	\$ 30.00	611-2310.46840
Bacteriological Testing After Hydrant Repair	\$100 <u>102.90</u> per test plus cost of labor and materials <u>fully burdened hourly rate for all staff involved + cost of materials and equipment</u>	611-2310.46630
Bacteriological testing of new water main installations: any test required after initial bacteriological failure	\$100 <u>102.90</u> per test plus cost of labor and materials <u>fully burdened hourly rate for all staff involved + cost of materials and equipment</u> - only charged if test failure	611-2310.46630
Metered water sales/100 cubic foot:		
Single Family		611-2310.46825
<u>Tier I 0-12 HCF</u>		
Zone I	\$ 3.78 Outside City evaluated on a case-by-case basis	
Zone II*	\$ 3.89	
Zone III*	\$ 3.99	
Zone IV*	\$ 4.20	
*Zones II, III and IV include pumping quantity surcharge		
<u>Tier II 13 and over/+HCF</u>		
Zone I	\$ 6.22 Outside City evaluated on a case-by-case basis	
Zone II*	\$ 6.33	
Zone III*	\$ 6.43	
Zone IV*	\$ 6.64	
*Zones II, III and IV include pumping quantity surcharge		
<u>Non single family</u>		
Zone I	\$ 4.44	
Zone II*	\$ 4.55	
Zone III*	\$ 4.65	
Zone IV*	\$ 4.86	
Outside City	Outside City evaluated on a case-by-case basis	
*Zones II, III and IV include pumping quantity surcharge		
Raw Water	\$ 3.15	
Backflow Prevention Device Testing:		
New Install Testing	\$135.00 <u>138.92</u> /each	611-2330.46630
Backflow Test on new install and temporary construction (non fireline)		

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
WATER FEES (Cont.):		
Backflow Prevention Device Maintenance Fees:		
Double Check Valve/Reduced Pressure Devices (monthly by device size as listed below):		
	<u>Double Check/RP Device</u>	
5/8 "x 3/4"	\$ 5.30 <u>5.45</u>	611-2330.46855
1 inch	\$ 5.40 <u>5.56</u>	
1 ½ inch	\$ 7.30 <u>7.51</u>	
2 inches	\$ 7.70 <u>7.92</u>	
3 inches	\$ 25.10 <u>25.83</u>	
4 inches	\$ 27.10 <u>27.89</u>	
6 inches	\$ 34.10 <u>35.09</u>	
8 inches	\$ 61.70 <u>63.49</u>	
10 inches	\$ 79.80 <u>82.11</u>	
Backflow Prevention Device Installation	Actual Cost	
Fire Protection:		
Fire Protection water service charge for unmetered connections to water system equipped with a detector check assembly for privately owned sprinklers, hydrants, or other outlets used for firefighting; Monthly Standard 5/8" x ¾" Meter Service Fee \$19.01 plus the following:		
	\$ 19.01 plus rates below	
Fire sprinkler requires 1" Double Check Detector Backflow Test on ALL new fire line installations	<u>Double Check Detector Assembly (DCDA)</u>	611-2310.46825
<u>New Install Testing:</u>		
Test on Residential Properties	\$ 176.00 <u>181.10</u>	
Test on Commercial Properties (Detector Assemblies)	\$ 352.00 <u>362.21</u>	
4 inches and under	\$ 40.70 <u>41.88</u>	
6 inches	\$ 47.80 <u>49.19</u>	
8 inches	\$ 64.90 <u>66.78</u>	
10 inches	\$ 90.40 <u>93.02</u>	
Backflow Prevention Device Installation	Actual Cost	
Hydrant Meter Water Installation:		
Deposit for Hydrant Meter	\$ 2,885.00 <u>2,968.67</u>	611-2310.46825
Hydrant Meter Monthly Charge	\$ 80.00 <u>82.32</u>	
Installation	\$ 110.00 <u>113.19</u> plus deposit	
Relocation	\$ 55.00 <u>56.60</u>	
Hydrant water usage/unit; Potable or Recycled Water	\$ 3.50 Outside City Limit - fees evaluated on a case-by-case basis	
Backflow Protection on Hydrant Meter (when applicable):		
Deposit on Backflow Device	\$ 706.00 <u>726.47</u>	
Test on RP (new install test)	\$ 135.00 <u>138.92</u>	
Monthly Charge for RP	Per rates for device sizes listed above	
Water Utility Penalty, % of unpaid bill	5%	

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
WATER FEES (Cont.):		
Water Service Charge for Monthly Maintenance of Water Lines by Meter Size:		
5/8"x 3/4"	\$ 24.40	611-2310.46840
1"	\$ 55.00	
1-1/2"	\$ 105.00	
2"	\$ 165.00	
3"	\$ 305.00	
4"	\$ 506.00	
6"	\$ 1,008.00	
8"	\$ 1,610.00	
10"	\$ 2,312.00	
12"	\$ 3,315.00	
Water for Construction/home: (Slab-Prestressing exercises)	\$ 29.00	611-2310.46845
<u>Water Meter Installation (includes labor and material):</u>		
Single Family Residential:		
New Subdivision with Lateral 5/8" x 3/4" meter with remote reading	\$ 110.00 (Labor) plus \$173.00 (Materials)	611-2310.46850
1" meter with remote reading	\$ 110.00 (Labor) plus \$268.00 (Materials)	
Existing Subdivision, Lateral Not Installed:	Actual Cost	
Water Meter/lateral installation, except single family residential (all sizes)	Fully allocated hourly for all staff involved plus any outside costs	
Backflow device penalties, % of unpaid bill	5% of unpaid bill	611-2310.46855
FOR ALL DELINQUENT, NON-PAYMENT, OR SUSPENDED ACCOUNTS:		
Processing Service Charge	\$ 26.00	611-2310.46830
Disconnection Service Charge	\$ 104.00 each/per trip when the water is already disconnected	
Reconnection Service Charge- <u>service is provided next business day</u>	No Charge	
Reconnection Service Charge, Same Day Service	\$ 150.00	
Water Meter Tampering + parts & labor	Fully allocated hourly rate of staff involved plus any outside costs – minimum charge of \$250.00	
Return Trips – returning for the same reason, <u>service is provided next business day</u>	No Charge	
Return Trips – returning for the same reason, same day service	\$150.00 each subsequent visit	

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

DESCRIPTION	FEE	ACCT CODE
WATER FEES (Continued):		
FOR ALL NON-DELINQUENT ACCOUNT REQUESTS:		
Water Turn On/Off - <u>service is provided next business day</u>	No Charge	
Water Turn On/Off same day service	\$ 150.00	
Water Meter Tests and/or Water Meter Replacement - charge when requested by customer	Fully allocated -burdened hourly rate of all staff involved plus any outside costs. Fee will be refunded if meter found to be running fast.	
Pressure/Flow Test for Design Purposes	\$ 110.00	611-2310.47010
Water Deposits:		
Residential	\$ 186.00 (requires guaranteed funds)	611-0000.22100
Commercial	1.5 times month avg	
SEWER FEES:		
Delinquent sewer charges, % of unpaid bill	5%	621-2210.46820
<u>Residential Uniform Charges – per dwelling unit each month</u>		621-2210.46820
Single Family Dwelling Unit \$/month charge	\$ 14.00	
Multi Family Dwelling Unit \$/month	\$ 12.70	
Apartment, Mobile Home Dwelling Unit \$/month	\$ 11.10	
<u>Non Residential monthly charge</u>		
Account Charge \$/month	\$ 4.44 plus volume rate	
Volume Rate \$/month	\$ 1.20/per HCF	
Fee to televise sewer mains	\$ 1.15/ft + Time and Materials (fully allocated -burdened hourly rate + cost of materials and equipment)	
Southeast Gravity Sewer Fee/unit, per city ordinance #846-C-S	\$652.00	
Fee for inspection/certification of storm water collection facilities – C-3 requirements	Time and materials for inspection/repair or replacements costs (fully allocated -burdened hourly rate)	
TV Sewer Lateral on Property Sale	\$105.00 per lateral	621-2210.46630
Sewage Spill Cleanup	Fully allocated -burdened hourly rate for all staff involved plus any outside costs	621-2210.46630

MASTER FEE SCHEDULE

>>PUBLIC WORKS<<

WATER & SEWER FACILITY RESERVE FEES

In January 2003, the three components for capacity charges (connection, annex, and storage) were combined into one charge (612-2560.46860) in order to improve administration and reduce the complexity of capacity charge development and implementation. Sewer connection fees are reported in 622-2570.46810. Water Storage Fees, Water Service District Annexation Fees and Water and Sewer Connection Fees shall automatically adjust in each succeeding year in accordance with the "Engineering News Record Cost of Construction Index".

Water Meter Size or Customer Class	*Sewer Connection 622-2570.46810	Treated Water Capacity 100-0000.25001	*Water Capacity 612-2560.46860
5/8" x 3/4"		\$1,121.38	\$5,702.64 5,811.79
1-inch		\$2,803.45	\$14,256.52 14,529.48
1-1/2 inch		\$5,606.90	\$28,513.03 29,058.95
2-inch		\$8,971.04	\$45,686.88 46,561.41
3-inch		\$17,942.08	\$85,793.71 87,453.48
4-inch		\$28,034.50	\$142,675.21 145,406.57
6-inch		\$56,069.00	\$285,350.44 290,813.15
8-inch		\$100,924.20	\$457,664.51 466,601.93
10-inch		\$162,600.10	\$658,697.53 671,838.29
12-inch		\$241,096.70	\$947,329.66 966,344.48
Residential:			
Single Dwelling (per unit)	\$2,751.48 2,795.50	\$1,121.38	\$5,702.64 5,811.79
Multi Family (2-4 units) (per unit)	\$2,200.33 2,235.54	\$1,121.38	\$5,702.64 5,811.79
Apartment/Mobile Home (per unit)	\$1,794.17 1,822.88	\$1,121.38	\$5,702.64 5,811.79

*Sewer Capacity – Non Residential: Average gallons per day @ ~~\$13.10~~13.31 per gallon

*Water Capacity – Residential/Multi Family/Apartment/Mobile Home: If meter size greater than 5/8" x 3/4" charge by meter size.

MASTER FEE SCHEDULE

>>MARINA<<

DESCRIPTION	FEE	ACCT CODE
MARINA FEES:		
Credit Check Fee (Non-refundable. Fee includes staff time to process)	\$25.00/ea	631-2410.44830
Open berths (length of boat, all overhangs included, or berth, whichever is greater) per month. Does not include electric power.	\$6.00/ft/mo	631-2410.44830
Covered berth (length of boat, all overhangs included, or berth, whichever is greater) per month. Does not include electric power.	\$7.50/ft/mo	631-2410.44830
Electric Sub Meter charge/month, at PG&E prevailing rates for the type of service, adjusted for time of year.	Charge at PG&E established rates per kwh for the type of service, adjusted for time of year	631-2410.44830
Skiff berths: Open boat only. Maximum length overall (LOA) with all extensions, including outboard motor in the stored (up) position.		631-2410.44830
Maximum 19' and less LOA/month	\$ 50.00	
Maximum -20-21' LOA/month	\$ 80.00	
Maximum -22-24' LOA/month	\$100.00	
Kayak Facility Use	\$ 30.00/mo	631-2410.47010
Live aboard fees/month	\$175.00 each additional person – \$ 60.00	631-2410.44830
Wait-list fee for non-tenants (non-refundable)	\$ 50.00	631-2410.44840
Transient overnight vessels:		631-2410.44830
Marina day use fee	\$ 5.00	
Vessels less than 45'/night	\$ 25.00	
Over 45' and commercial	\$ 35.00	
Dock boxes/month	\$ 5.00	631-2410.47010
Lien sale filing fee	\$100.00	631-2410.47010
Vessel chaining (impound) fee - each occurrence	\$150.00	631-2410.47010
Vessel de-watering (pumping) fee. First pumping is free; thereafter, charge is \$60.00/pumping + Time & Equipment.	\$ 60.00 + Time and Equipment (Fully Burdened Hourly Rate cost of materials and equipment)	631-2410.47010
Labor fee for re-tying, moving, towing, salvaging, repairing, installing, removing, cleaning, etc., per hour (in ½ hour minimum increments)	Time and Materials (Fully Burdened Hourly Rate)	631-2410.47010
Electronic Key fee	\$ 10.00	631-2410.47010
Boat Launch Fees (per reso 2011/75): Daily rate	\$ 5.00	631-2410.46030
Annual pass (January – December)	\$100.00	
Jet Ski Dock Rental per month	<u>\$ 60.00</u>	<u>631-2410.44830</u>
Specials: The Public Works Director may offer discounted promotional fees of a limited duration depending on availability		

MASTER FEE SCHEDULE

>>RECREATION AND COMMUNITY SERVICES<<

DESCRIPTION	FEE	ACCT CODE
Senior Bus One-Way Fares	\$ 2.00	218-4310.46140
Activity/Facility Rental Fees: Activity/Facility Rental Fees are set to cover all direct costs and indirect costs as approved in the Fee and Pricing Policy including but not limited to instructors, staff, materials, contracted services, and necessary overhead.	Fees set to cover costs as approved in the Fee and Pricing Policy \$12.00 added for non-resident participation and non-AUSD participation	Various
FACILITY USE DEPOSITS, LATE FEES, AND CONTRACT MODIFICATION FEES:		
Facility Deposit (refundable at 100% compliant)	\$500.00	219-0000.22000
Police Response Deposit (refundable at 100% compliant)	\$500.00	219-0000.22000
Alcohol Use Permit – Outdoor Picnic Areas/Group Use (non-refundable)	\$ 20.00 25.00	Various
Alcohol Use Permit-Indoor Facilities/Private, Group, Organization Use (non-refundable)	\$ 200.00	
Security Guard (non-refundable) All events serving any alcohol, <u>or events with a youth focus</u> , require security guards. City provides security guards based on attendance. Refer to Rental Policies and Procedures for the number of security guards required.	\$ 38.00/hr per guard	
Late fee for not picking up children at scheduled release time - \$5.00 per 5 minute interval per child	\$ 5.00	
Contract Modification		
24 Hours After Contract Approval	\$ 75.00	
Less Than 14 Days Prior to Event	\$100.00	
Modification is not available less than 7 days		
Late Fee for Unpaid Balance per the Contract Schedule	\$100.00	
Event/Contract Cancellation Fee	\$ 75.00 plus additional penalties outlined in contract schedule of payment	
Non-Profit* Discount for the Following Facilities:		
Antioch Community Center Multi-Use Rooms	25% discount off of the room rental rate	
Antioch Water Park Community/Multi-Use Room		
Nick Rodriguez Community Center		
*Must provide proof of IRS Designation as 501 (c) (3) Or public agency		
Nick Rodriguez Community Center Fees:		
Theater per hour**	\$ 115.00 118.00	219-4410.44810
Green Room	\$ 56.00 57.00	
Multi-Use Room per hour	\$ 115.00 118.00	
10 Hour Rate	\$1,035.001,065.00	
Podium	\$ 20.00	
Screen and Projector Per Day	\$ 43.00	
Screen Only Per Day	\$ 20.00	
Regular Microphone Per Day	\$ 12.00	
Platform/Stage	\$ 500.00 one stage	
Arts & Crafts Room per hour	\$ 56.00 57.00	
Conference Room per hour	\$ 56.00 57.00	
Classroom per hour	\$ 56.00 57.00	
Physical Fitness Room per hour	\$ 56.00 57.00	
Technician per hour	\$ 55.00 60.00	

MASTER FEE SCHEDULE

>>RECREATION AND COMMUNITY SERVICES<<

DESCRIPTION	FEE	ACCT CODE
<u>Nick Rodriguez Community Center Fees (Cont.):</u>		
Grand Piano Rental:		
1 Day	\$ 77.00	
2 Days	\$ 108.00	
Each additional day	\$ 45.00	
**For long-term productions contact the Recreation Department		
<u>Antioch Community Center Fees:</u>		
San Joaquin Community Hall - Full Ballroom		219-4495.44810
Monday – Thursday per hour	\$ 222.00 228.00	
Friday, Saturday – Per hour/10 hour rate	\$ 265.00/2,385.00 272.00/2,454.00	
Sunday Only, 3:00pm-11:00pm	\$ 1,200.00	
Lobby per hour, Full Ballroom option only	\$ 78.00 80.00	
San Joaquin Community Hall – Half Ballroom		
Monday – Thursday per hour	\$ 126.00 129.00	
Friday, Saturday, Sunday – Per hour/10 hour rate	\$ 150.00/1,350.00 154.00/1,389.00	
San Joaquin Community Hall One Fourth Ballroom		
Monday – Thursday per hour	\$ 79.00 81.00	
Friday, Saturday, Sunday – Per hour/10 hour rate	\$ 92.00/828.00 94.00/852.00	
West Island Room per hour	\$ 75.00 77.00	
Gymnasium – For Non-Sport Uses		
Full-day rental only up to 12 hours	\$ 3,725.00	
Amphitheatre		
Per Hour	\$ 135.00	
Companion use with Community Hall per hour; two hour minimum	\$ 100.00	
Arbor Use Per Day	\$ 100.00	
Full Service Catering Kitchen		
With Community Hall One Time Fee	\$ 107.00 110.00	
Individual Rental Per Hour	\$ 53.00 54.00	
Ballroom Projector and Screen Per Day	\$ 78.00	
Ballroom Screen Only Per Day	\$ 26.00	
West Island Projector and Screen Per Day	\$ 53.00	
West Island Screen Only Per Day	\$ 23.00	
Podium Per Day	\$ 20.00	
Portable Bar Per Day	\$ 30.00	
Regular Microphone Per Day	\$ 12.00	
Wireless Microphone Per Day	\$ 16.00	
<u>Platforms/Stage</u>	\$ 500.00 one platform \$ 700.00 two platforms	
<u>Jensen Family Picnic Grove Fees:</u>		
Picnic Rental Areas: Three picnic areas are available to rent on a daily basis. Applicants may reserve any combination of picnic areas that fit their needs. (All areas combined will accommodate 160 guests)		
Alcohol Permit Required (refer to page 18)		
Area 4, Capacity 40		219-4450.46135
Full Day (8am to dusk)	\$ 50.00	
Area 3, Capacity 50		
Full Day (8am to dusk)	\$ 65.00	
Area 2, Capacity 70		
Full Day (8am to dusk)	\$ 90.00	

MASTER FEE SCHEDULE

>>RECREATION AND COMMUNITY SERVICES<<

DESCRIPTION	FEE	ACCT CODE
<p><u>Waldie Plaza Use Fees:</u> Waldie Plaza is available for rent on a daily basis; ideal for community events and citywide gathering. Rental application subject to City review and may require additional fees and/or permits. Monday-Thursday Full Day (8am to dusk) \$1,750.00 Friday, Saturday, Sunday \$2,000.00</p>		
<p><u>Athletic Fields Fees:</u> <u>Day Use - 1 hour minimum</u> <u>Night Use – 2 hour minimum</u> <u>Facility Closure Fee</u> \$15 for every 15 minutes after the end time for field use</p> <p>City Park Adult – Day Use Per Hour \$ 20.0021.00 Youth – Day Use Per Hour \$ 10.00 Adult & Youth – Night Use (includes lights) Per Hour \$ 50.0052.00</p> <p>Community Park Adult & Youth – Day Use Per Hour \$ 27.00 Adult & Youth – Night Use (includes lights) Per Hour \$ 60.0062.00</p> <p>Tournament Use Youth Hardball/per team \$100.00103.00 Youth & Adult Softball/per team \$ 73.0075.00 Field Drag – Per Drag \$ 48.0051.00 Staff Set Up Per Hour \$ 25.0028.00 Security Deposit \$100.00</p> <p><u>Cancellation Fees</u> 30 day notice – Administrative Fee \$ 35.00 Less than 30 days notice – Security Deposit \$100.00</p> <p>Turf Fields Adult – Day Use Per Hour \$ 70.0072.00 Youth – Day Use Per Hour \$ 57.00 Adult – Night Use (includes lights) Per Hour \$ 89.0092.00 Youth – Night Use (includes lights) Per Hour \$ 77.0079.00</p> <p>Memorial Field Adult & Youth – Day Use Per Hour \$ 16.00 Adult & Youth – Night Use (includes lights) Per Hour \$ 44.0046.00</p> <p>Neighborhood Park Fields Adult – Day Use Only Per Hour \$ 16.0017.00 Youth – Day Use Only Per Hour \$ 10.00</p>		219-4450.46135
<p><u>Antioch Community Center Gymnasium</u> <u>Sporting Events Fees:</u></p> <ul style="list-style-type: none"> Half (½) Gym Adult Use Per Hour \$ 35.0037.00 Youth Use Per Hour \$ 29.00 		

MASTER FEE SCHEDULE

>>RECREATION AND COMMUNITY SERVICES<<

DESCRIPTION	FEE	ACCT CODE
<u>Antioch Community Center Gymnasium</u>		
<u>Sporting Events Fees (Cont.):</u>		
• Full Gym		
Adult Use Per Hour	\$ 57.00 <u>60.00</u>	
Youth Use Per Hour	\$ 45.00	
Adult Tournament	\$ 80.00 <u>84.00</u>	
Youth Tournament	\$ 66.00	
Scoreboard Rental Per Day	\$ 26.00 <u>28.00</u>	
Security Deposit for Tournaments	\$100.00	
<u>Antioch Water Park Fees: Effective January 1, 2020-2021</u>		
Daily Admission – Weekend/Holidays	\$ 16.00	219-4630.46110
Daily Admission - Weekday	\$ 14.00	
Daily Admission - After 4:00 pm	\$ 8.00	
Active Military with current ID	\$ 8.00	
Seniors Adults 62 and older	\$ 8.00	
Antioch Resident Season Pass	\$ 75.00	219-4630.46112
Antioch Resident Season Pass – Early Discount	\$ 60.00	219-4630.46112
Purchased before Opening Day		
Non-Resident Season Pass	\$ 92.00	219-4630.46124
Non-Resident Season Pass – Early Discount Purchased before Opening Day	\$ 72.00	219-4630.46124
Group Rates		
Weekend – 10 or more	\$ 14.00	
Weekday – 10 or more	\$ 12.00	
Weekday – 50 or more	\$ 11.00	
Weekend with water park multi-use room rental	\$ 12.00	
Complete Park Buy-Out Private Use		219-4630.46122
Weekday Before 4:00pm Per Hour, 3 Hr Minimum	\$ 685.00 <u>705.00</u>	
Evenings After 4:00Pm Per Hour, 3 Hr Minimum	\$ 740.00 <u>760.00</u>	
Weekends, 3 Hr Minimum	\$ 740.00 <u>760.00</u>	
Boulder Cove Per Hour	\$ 260.00 <u>268.00</u>	
Prewett Peak Per Hour	\$ 191.00 <u>197.00</u>	
Sport Pool Per Hour	\$ 191.00 <u>197.00</u>	
Tad Pool Per Hour	\$ 100.00 <u>103.00</u>	
Cattail Harbor Spray Ground	\$ 191.00 <u>197.00</u>	
Lap/Lesson Pool Per Hour	\$ 160.00 <u>165.00</u>	
Lost Season Pass (new card issued)	\$ 15.00 <u>16.00</u>	219-4630.46010
Locker Rental – Small	\$ 4.00 <u>5.00</u>	219-4630.46010
Locker Rental - Large	\$ 6.00 <u>7.00</u>	219-4630.46010
Lost locker key	\$ 25.00 <u>28.00</u>	219-4630.46010
Deposits, late fees and contract modification fees apply		
Complete Park Buy-Out	\$ 500.00	
Partial Pool Rental (refundable at 100% compliant)	\$ 100.00	
<u>Antioch Water Park Community Multi-Use Room Fees:</u>		
Multi Use Room with Patio per hour	\$ 133.00 <u>137.00</u>	219-4630.44810
-May 15th to September 15th per hour/10 hour	\$ 153.00/1,377.00 <u>158.00/1,417.00</u>	
Projector and Screen Per Day	\$ 43.00	
Screen Only Per Day	\$ 20.00	
Podium Per Day	\$ 20.00	
Regular Microphone Per Day	\$ 12.00	

MASTER FEE SCHEDULE

>>RECREATION AND COMMUNITY SERVICES<<

DESCRIPTION	FEE	ACCT CODE
<u>Tent Rentals:</u>		219-4630.44810
— Per day advanced/same day reservation	\$ 45.00	
— Discount reservation @ 1:00pm	\$ 20.00	
— Discount reservation @ 4:00pm	\$ 10.00	
<u>Prewett Park Outdoor Grand Plaza Fees:</u>		219-4495.44810
Plaza Area – Capacity 120		
Per Hour, 2 Hour Minimum	\$ 45.00	
Full Day (8am to dusk)	\$ 200.00	
Facility Deposit	\$ 100.00	
Deposits, alcohol permits, security guards, late fees and contract modification fees apply to all Recreation facilities and designated programs		

>>MISCELLANEOUS<<

DESCRIPTION	FEE	ACCT CODE
Lynn House	\$500.00 for a minimum of 5 hours. Deposit fee \$100*. \$25.00 cancellation/postponement fee 30 days before event. No deposit refund if cancellation within 30 days before event. Supplemental fee to cover direct costs for additional accommodations (e.g., furniture, furnishings, etc.) *Non-profit & other special events: Fee to cover direct costs.	
Business License Application Fee	\$ 25.00	100-1250.41150
Business License Renewal Fee	\$ 10.00 – waived if renewed on-line by due date only	100-1250.41150
Business License Certificate Reprint Fee	\$ 10.00 (on certificate paper)	100-1250.47010
Business License Stickers on vehicles, taxicabs	\$ 5.00 each	100-1250.47010
Processing of Criminal Complaint	staff time, attorneys’ fees and court costs	100-1250.41140
Drainage Fee Processing of Total Districts:		100-1250.46400
D-55	½ of 1%	
D-56	½ of 1%	
J-29	½ of 1%	
D-29	½ of 1%	
DA-130	½ of 1%	
Fire Protection Fees, % of revenue	1%	100-1250.46400
COBRA Administration fees, % of premium	2%	100-1250.46400
Returned or rejected items charges	\$ 80.00 50.00	100-1250.47010
Staff Time <u>Fully Burdened</u> Hourly Billable Rates	As outlined in Hourly Rate Detail report on file in Finance increased by 3.5% CPI	Various
Block Party Permit	Deposit for barricades	
Board of Administrative Appeals Fee	\$ 50.00 – refundable if appeal successful	100-1250.46400
Appeal to Planning Commission	\$ 920.00 per appeal (non-refundable)	100-1250.46400

MASTER FEE SCHEDULE

DESCRIPTION	FEE	ACCT CODE
Appeal to City Council of Commission Decision	\$ 2,340.00 per appeal (non-refundable); Deposit Project – charge fully allocated <u>burdened</u> hourly rates for all staff time involved	100-1250.46400
Citation Appeals Fee (pursuant to Section 1-5.05 of AMC)	Deposit equal to amount of fine	
Release of Special Assessment Lien	\$ 135 per release plus additional fees from other agencies	Various
Lien Processing Charge	\$270.00 plus additional fees from other agencies	Various
Delinquent charges will be assessed on unpaid invoices over 30 days, % Of unpaid amount	5% of unpaid amount	100-1250.46400
<u>Other Service Charges</u>		
Agenda Mailing/year	\$ 48.00	100-1140.47010
Minutes Mailing/year	\$ 48.00	100-1140.47010
Business License List – current active listing, per list	\$ 50.00	100-1250.47010
Business License Labels	\$ 75.00	100-1250.47010
New Business List – per month	\$ 5.00	100-1250.47010
New Business List – prepaid for year	\$ 60.00	100-1250.47010
Master Fee Resolution	\$ 6.00	100-1250.47010
Financial Reports	\$ 20.00	100-1220.47010
City Budget	\$ 20.00	100-1250.47010
Candidate Filing Fee	\$ 25.00 – limited by State law	100-1140.47010
Initiative Fee	\$200.00 - Fee to be refunded to filer if, with one year of the date of filing notice of intent, the elections office certifies the sufficiency of petition	100-1140.47010
Copies - letter/legal size: Four pages or less	free	
Five pages or more	\$ 0.20 per page (\$1 minimum)	Various
Copies – FPPC reports	\$ 0.10 per page	100-1140.47010
Electronic File Copy (Audio/Video/CD/DVD/USB)	\$ 10.00 \$ 11.00 per device	Various
GIS maps	\$ 40.00 (plain paper) \$ 50.00 (glossy paper)	573-1435.46010 573-1435.46010
Document Certification	\$ 20.00 per document	Various
Records & Information Research (not subject to the Public Records Act or subpoena)	Fully allocated - <u>burdened</u> hourly cost of staff involved	Various
Council Chambers Governmental Uses: Audio/Visual Technician & equipment rental rate/hour	Actual cost paid to technician by renter of Council Chambers	
Deposit (refunded after walk-thru to verify clean and no equipment is missing)	\$100.00	
Special Event/Assembly/Parade Application Fee	\$140.00 \$145.00 Effective January 1, 2020 01	100-1250.47010
Parade Permit	\$ 1,435 fee plus the actual cost of staff involved and any outside costs (if approved)	
<p>Senior Discounts are offered for the following:</p> <ol style="list-style-type: none"> 1. Waiver of the monthly water service charge (for accounts with established discount prior to April 26, 2011) 2. 50% discount on dog licenses (with proof of discount from Republic Services) 3. Garbage service (application mailed directly to Republic Services for consideration) <p>Requirements to qualify for the senior discount are as follows:</p> <ol style="list-style-type: none"> 1. Sixty-two (62) years of age or older and total household income of no more than the very low income limits for 1 person tied to the Oakland-Fremont area as established by the U.S. Department of Housing and Urban Development Program Income Limits. Household income includes Social Security and all retirement benefits. In the case of a husband and wife, it is the total yearly amount of income earned; OR 2. Disabled as established by the Social Security Administration Supplemental Income Program for the aged, blind, and disabled. 		



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020
SUBMITTED BY: Jose Cortez, Associate Planner
APPROVED BY: Forrest Ebbs, Community Development Director *FE*
SUBJECT: Cielo At Sand Creek UP-20-02, AR-20-03

RECOMMENDED ACTION

It is recommended that the City Council adopt the resolution to approve the Use Permit and Design Review application for home size modifications and new home architecture.

FISCAL IMPACTS

The proposed project changes will have a minimal fiscal impact to the City. The building permit fees will be similar and the development impact fees will be slightly higher because they will no longer be paying a lower, senior housing rate.

DISCUSSION
REQUEST

Century Communities requests Use Permit, and Design Review Approval for home size modifications, and new home architecture for the Cielo at Sand Creek project.

ENVIRONMENTAL

An Environmental Impact Report ("EIR") for the project was prepared in December 2015 and certified in February 2016 Resolution No 2016/11. The EIR provides an evaluation of the potential environmental impacts of the proposed project and recommends mitigation measures to reduce impacts to a less-than-significant level. With the implementation of the mitigation measures proposed, the Cielo at Sand Creek Project would not result in any significant unavoidable impacts with respect to any of CEQA issue areas. Additionally, the proposed project, when combined with cumulative projects in the vicinity of the site, would not result in any cumulatively considerable significant unavoidable impacts. The proposed Use Permit, and Design Review is consistent with the project analyzed in the EIR; therefore, no further environmental review is required.

BACKGROUND

The project site was previously entitled by the City of Antioch in 2016 for a residential development on 141.6 total acres, including up to 650 single-family residential units and 31.6 acres of parks and landscaped areas. In addition, the proposed project included off-site improvements (i.e., roadways and utilities) that would affect two off-site adjacent areas totaling approximately 6.47 acres: an area to the north and east that included an approximately 6.02-acre portion of Heidorn Ranch Road (a dedicated public roadway in Antioch); and a 0.4-acre area to the southeast that includes a portion of Sand Creek in which storm drain lines and a storm drain outfall structure would be constructed. The City Council also certified the Vineyards at Sand Creek Environmental Impact Report. In addition, the Council adopted an ordinance approving a Development Agreement (“DA”) between the City and the applicant and an ordinance rezoning the site to Planned Development District (“PD”). In the PD the applicant proposed both product types, the Active Adult and Single-Family homes, the approvals allowed for both product types to be built or either product type to be built without the other. Likewise, as part of the PD, development standards and design guidelines were adopted for both Active Adult and Single-Family homes. The project currently has approved plans for villages 1-3 (generally the northern half of the project). Village 1 included 6 Market-Rate Single-Family homes; Village 2 included 121 Active Adult Single-Family homes for seniors; and Village 3 included 120 Active Adult Single-Family homes for seniors for a total of 337 total units. The 337 single-family homes ranged between approximately 1,500 and 3,000 square feet. Also approved was a Fitness Center and Amenity Building located in Parcel A Park, and wall and fence designs for the six-foot tall masonry walls and good neighbor wood fencing.

On May 24, 2018, the City of Antioch’s Zoning Administrator adopted the resolution approving a Use Permit for Phase I through Phase III for the Vineyards at Sand Creek Project, subject to conditions of approval. The overall project consists of six total phases.

On October 3, 2018, the City of Antioch’s Planning Commission adopted the resolution approving design review of the home architecture for Phase I through Phase III for the Vineyards at Sand Creek Project, subject to conditions of approval.

On February 20, 2019 the Planning Commission approved the design review (File No. AR-18-23) of an Amenity building and Landscaping for Phases I through III.

To allow residential developers reasonable flexibility to respond to changing market demands, City Council in the 1990’s adopted and implemented Article 22 of the Municipal Code. This section requires that any change in unit mix that affects average unit size be required to obtain a use permit, subject to City Council approval with review by the Planning Commission.

Pursuant to Resolution No.2016/13 the design review of the park shall be reviewed and approved by the Parks and Recreation Commission and/or the Planning Commission.

At the Planning Commission hearing on May 6, 2020, the Planning Commission approved on a 6-0 vote the application for redesigned recreational amenities that result from the proposal to remove the Active Adult component of the project, including removing the fitness center, bocce ball, pickle ball, community garden, replacing the amenity center with a 2,000 square foot community building, and revising landscaping and the design of Parcel “C” Park.

At the Planning Commission hearing on May 6, 2020, the Planning Commission also recommended that the City Council approve the home size modification Use Permit and Design Review application on a 6-0 vote.

PROJECT OVERVIEW

On February 3, 2020, the applicant, Century Communities, submitted an application for a Use Permit for Home Size Modification, and Design Review of modifications to the approved home sizes, and architecture.

The Cielo at Sand Creek development consists of 337 single family units which will be built on 4,000 square foot or 4,950 square foot lots. The new plans being introduced are designed to fit on all lots including the former Active Adult lots. The applicant is proposing to replace the approved home plans with 10 new home plans ranging in size from 1,550 to 2,711 square feet, all of which are generally consistent with approved Design Guidelines for the original PD. The applicant proposes four floor plans with three elevations per plan for the 55x90 lots. The 50x80 lots will feature six plans with three elevations. Each of the ten plans will offer a Spanish and California Ranch elevation. The third plan will be either a Cottage or Farmhouse elevation. The following table summarizes the previously approved homes sizes compared to the proposed home sizes.

Cielo 50x80 Lots Home Sizes		
Home	Previous S.F.	Proposed S.F.
Plan 1	1989	1556
Plan 2	2187	1704
Plan 3	2369	1902
Plan 4	2739	2091
Plan 5	3073	2365
Plan 6 (Proposed)		2452
Cielo 55x90 Lots Home Sizes		
Home	Previous S.F.	Proposed S.F.
Plan 1	1776	2051
Plan 2	1939	2245
Plan 3	2068	2504
Plan 3X (optional bedroom)	2733	-

Plan 4	2108	2711
Plan 5	2798	-
Plan 5X (optional bedroom)	2970	-

ARCHITECTURE

The applicant is proposing 10 new home plans ranging in size from 1,550 to 2,711 square feet. The proposed four architectural styles include Farmhouse, Spanish, Cottage, and California Ranch. Themed specific siding, shutters, stone veneer garage doors, window mullions, lighting and roof tiles are included for each architectural style. Each plan also includes enhanced facades at the street corners. The enhancements for each home plan are detailed on the project plans (Attachment D). The architectural styles are consistent with the previously approved “Promenade at Sand Creek” homes. Additionally, the color and materials sheets are included as Attachment “D” to the staff report.

The plans are proposed for both 40-foot-wide lots and 45-foot-wide-lots and have 20’x20’ two-car garages. The proposed plans include the option to have the garage recessed behind the main living portion of the home while one home plan has the garage extend beyond the main portion of the living space, which is consistent with Section 6.1.3E1 of the Citywide Design Guidelines. Each garage door also has an architectural themed style with an option for glazing insert. Each architectural theme is discussed individually and, in more detail, below.

Farmhouse

The farmhouse style consists of steeper roofs with flat tile, a mainly stucco body with accents of board and batt siding, brick accents, wood posts and louvered shutters. In addition to the materials proposed, lighting fixtures are featured in some gables of the homes. The proposed elevations incorporate materials similar to the previously approved materials.

Spanish

The Spanish style uses ‘S’ profile roof tile, low pitched gables primarily stucco elevations with occasional arch forms. Also incorporated are materials as previously approved and include banding, colorful tile accents and siding accents below the windows for additional texture.

Cottage

The Cottage style utilizes a steeper roof pitch and is a combination of hip and gable roofs. The body is stucco with lap siding and stone accents and incorporates shutters. The cottage also incorporates a “jerkinhead” – the clipped ends on a gable roof which break up the roof form to better enhance the street elevation.

California Ranch

The California Ranch style uses low pitch gable roof forms with a primarily stucco elevation with siding accents and incorporates wood posts and shutters. The California Ranch features flat roof tile and glass in the garage doors and stone masonry on all elevations.

USE PERMIT

In response to the negative effects of product downsizing during the downturn in the residential market in the 1990's, the City Council adopted and implemented Article 22 of the Municipal Code. This section requires that any change in unit mix that affects average unit size be required to obtain a use permit, subject to City Council approval with review by the Planning Commission. The home size modification ordinance states that four issues, which are not exhaustive, will be considered when reviewing and evaluating the requested changes in addition to the standard design review criteria.

- 1) The design and width of the front elevation will be comparable with, but not necessarily equal to, the previous approval so that any change in unit size will not substantially impact the width of the houses as viewed from the street.

The current Cielo home plans have widths that range from 40 - 45 feet. The four new proposed home plans all have a width of 40 - 45 feet. The ten new home plan widths are in line with the currently approved home plans and would not substantially impact the widths of the houses as viewed from the street.

- 2) The quality of building materials shall be at least comparable to the previously approved product(s). The architecture shall not be significantly simplified, unless it can be found that the proposed form is desirable for the style of house proposed.

The proposed building materials in the new home plans are comparable to the previously approved products, both the proposed plans and approved plans include similar stone material, slate roofs, and painted stucco exteriors. The architecture has various wall planes to provide depth and massing and similar enhancements to the previously approved home plans for street side and project entry facades.

- 3) The proposed architecture should be compatible with the previously approved project.

The ten new home plans contain many of the same architectural elements. The new home plans include many of the same architectural styles including Cottage, Farmhouse, and California ranch themes. These architectural elements include

the stucco finish, tile roofs, cultured stone veneer, board and batten siding and decorative shutters.

- 4) If the proposed units are larger than the previously approved project, then the issue of building mass shall be considered.

The 10 new home plans are not larger than the previously approved plans types so building mass will not be an issue.

ATTACHMENTS

- A. Use Permit and Design Review Resolution
- B. October 3, 2018 Planning Commission Resolution No. 2018-27
- C. February 20, 2019 Planning Commission Resolution No. 2019-06
- D. Project Plans
- E. Project Description and Narratives

ATTACHMENT A

RESOLUTION NO. 2020-**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH APPROVING THE USE PERMIT AND DESIGN REVIEW APPLICATION FOR HOME SIZE MODIFICATIONS AND NEW HOME ARCHITECTURE FOR THE CIELO AT SAND CREEK PROJECT

WHEREAS, the City Council for the City of Antioch did receive a request for approval of a use permit, and design review application from Century Communities for home size modifications, new home architecture for the Cielo at Sand Creek project. The project site is located on the west side of Heidorn Ranch Road south of Prewett Ranch Road and the east side of Hillcrest Avenue north of the future extension of Sand Creek Road (UP-20-02, AR-20-03); and

WHEREAS, an Environmental Impact Report for the Vineyards at Sand Creek Project and Mitigation Monitoring and Reporting Program (MMRP) was prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15162, and was certified, with Findings of Fact, by the City Council on February 9, 2016; and

WHEREAS, the project is consistent with the EIR, MMRP and therefore, in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15162, a subsequent environmental document is not required; and

WHEREAS, the City Council adopted a General Plan Amendment for the project site changing the land use designations from Business Park, Public/Quasi-Public, and Open Space/Senior Housing to Medium Low Density Residential and Open Space as well as amendment to the text of the Sand Creek Focus Area of the General Plan (GP-14-01) on February 9, 2016; and

WHEREAS, the City Council adopted the Vesting Tentative Map/Final Development Plan consisting of 641 units (Subdivision 9390) and Resource Management Plan on February 9, 2016; and

WHEREAS, the City Council adopted a Rezone of the project site to Planned Development District, approving a Master Development Plan, Final Development Plan, and Planned Development and Design Standards (PD-14-03) on February 23, 2016;

WHEREAS, the City Council adopted a Development Agreement between the City of Antioch and GBN Partners, LLC on February 23, 2016; and

WHEREAS, the adopted Development Agreement between the City of Antioch and GBN Partners, LLC was recorded by the Contra Costa County Recorder's Office on December 13, 2016; and

WHEREAS, on May 24, 2018, the Zoning Administrator approved a Use Permit for Phase I through Phase III of the Vineyards at Sand Creek Project, consisting of 337 total single-family residential units (96 Market-Rate Single-Family homes for families and 241 Active Adult Single-Family homes for seniors) located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California (APNs 057-030-003 and 057-050-007); and

WHEREAS, on October 3, 2018, the Planning Commission approved the design review for Phase I through Phase III of the Vineyards at Sand Creek Project, located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California. (APNs 057-030-003 and 057-050-007); and

WHEREAS, on October 18, 2018, the Parks and Recreation Commission approved the designs of Parcel “C” and Parcel “D” Parks for Phase I through Phase III of the Vineyards at Sand Creek Project, located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California (APNs 057-030-003 and 057-050-007); and

WHEREAS, on May 6, 2020, the Planning Commission approved the redesign of Parcel “C” Park for the Cielo at Sand Creek Project, Phases 1, 2, and 3, Vineyards at Sand Creek Subdivisions 9484, 9483, and 9482. (APNs 057-030-003 and 057-050-007); and

WHEREAS, on May 6, 2020, the Planning Commission approved a resolution recommending that the City Council approve UP-20-02, AR-20-03 to allow the 10 new home plans, and home size modifications, and redesigned community building for the Cielo at Sand Creek located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California (APNs 057-030-003 and 057-050-007); and

WHEREAS, the City Council duly gave notice of public hearing as required by law; and,

WHEREAS, the City Council on May 26, 2020, duly held a public hearing, received and considered evidence, both oral and documentary,

NOW THEREFORE IT BE RESOLVED that the City Council does hereby make the following findings for approval of a Use Permit:

1. The granting of such Use Permit will not be detrimental to the public health or welfare or injurious to the property or improvements in such zone or vicinity.

The use permit and design review will not be detrimental to the public health or welfare or injurious to the property or improvements in such zone or vicinity. The project modifies architecture, modifies homes sizes and amenities to a previously

approved project. The subdivision will construct necessary infrastructure to serve the City of Antioch and future development.

2. The use applied at the location indicated is properly one for which a Use Permit is authorized.

This is an approved residential planned development. A Use Permit is required to modify the home sizes per Antioch Municipal Code Section 9-5.22.

3. The site for the proposed use is adequate in size and shape to accommodate such use, and all parking, and other features required.

The proposed residential subdivision lots are adequate in size to accommodate the proposed home models, parking and other amenities proposed.

4. That the site abuts streets and highways adequate in width and pavement type to carry the kind of traffic generated by the proposed use.

The project is located near Heidorn Ranch Road, the future extension of Hillcrest Avenue and the future Sand Creek Road extension that will serve the project site. The street extensions are designed to meet City Standards for adequate width and pavement.

5. The granting of such Use Permit will not adversely affect the comprehensive General Plan.

The granting of the Use Permit will not adversely affect the General Plan as the proposed single-family homes and amenity building are in compliance with the General Plan.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Antioch does hereby APPROVE UP-20-02, AR-20-03 to allow the 10 new home plans, and home size modifications for the Cielo at Sand Creek project located on the west side of Heidorn Ranch Road south of Prewett Ranch Road and the east side of Hillcrest Avenue north of the future extension of Sand Creek Road subject to the following conditions:

A. GENERAL CONDITIONS

1. The applicant shall defend, indemnify, and hold harmless the City in any action brought by a third party to challenge the land use entitlement. In addition, if there is any referendum or other election action to contest or overturn these approvals, the applicant shall either withdraw the application or pay all City costs for such an election.

2. The project shall be implemented as indicated on the application form and accompanying materials provided to the City and in compliance with the Antioch Municipal Code, or as amended by the City Council.
3. No building permit will be issued unless the plan conforms to the plans as approved by the City Council and the standards of the City.
4. This approval expires two years from the date of approval (expires May 26, 2022), unless a building permit has been issued and construction has diligently commenced thereon and has not expired, or an extension has been approved by the Zoning Administrator. Requests for extensions must be received in writing with the appropriate fees prior to the expiration of this approval. No more than one one-year extension shall be granted.
5. No permits or approvals, whether discretionary or mandatory, shall be considered if the applicant is not current on fees, reimbursement payments, and any other payments that are due.
6. No signs shall be installed on this site without prior City approval.

B. PROJECT SPECIFIC CONDITIONS

1. This development shall comply with all the obligations and requirements included in the adopted Development Agreement between the City of Antioch and GBN Partners, LLC, which was recorded by the Contra Costa County Recorder's Office on December 13, 2016.
2. This development shall comply with all previous project conditions of approval, except as modified herein, and mitigation measures adopted for the Cielo at Sand Creek (formerly Vineyards at Sand Creek Project), including those found in the following adopted City Council resolutions:
 - Resolution certifying the Environmental Impact Report for the Vineyards at Sand Creek Project, adopting findings of fact and a mitigation monitoring and reporting program (Resolution 2016-11);
 - Resolution approving a General Plan Amendment to designate the project site Medium Low Density Residential and Open Space and amending the Sand Creek Focus Area text (Resolution 2016-12);
 - Resolution approving a Vesting Tentative Map/Final Development Plan, and Resource Management Plan for the Vineyards at Sand Creek Project (Resolution 2016-13); and
 - Resolution approving the Design Review of Villages 1-3 of the Vineyards at Sand Creek Project (Resolution 2018-27).

- 3. This approval applies to the introduction ten new home plans, and home size modifications, for the Cielo at Sand Creek development as depicted on the revised project plans submitted to the City of Antioch on February 27, 2020 that includes the following:
 - a. Four floor plans with three elevations for the 55x90 lots.
 - b. Six plans with three elevations for the 50x80
 - c. The ten plans will offer a Spanish and California Ranch, Cottage, or Farmhouse elevation.
 - d. Plans sizes are outlined in the following table:

Cielo 50x80 Home Sizes	
Home	Square Footage
Plan 1	1556
Plan 2	1704
Plan 3	1902
Plan 4	2091
Plan 5	2365
Plan 6	2452
Cielo 55x90 Home Sizes	
Home	Square Footage
Plan 1	2051
Plan 2	2245
Plan 3	2504
Plan 4	2711

- 4. This approval removes the Age Restricted Community home product from the project and replaces it with a non-age restricted product.
- 5. The stone veneer on proposed plans shall be wrapped to the fence line.
- 6. Prior to the issuance of any building permits, all floor plans shall include options for how the future homeowner can include an additional 150 cubic feet of useable storage space on the property, including a combination of square footage or wall-mounted cabinetry and shelving in the garage, or closets not dedicated to other uses in the home.

* * * * *

I HEREBY CERTIFY the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof held on the 26th day of May 2020, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, MMC
CITY CLERK OF THE CITY OF ANTIOCH

ATTACHMENT "B"

PLANNING COMMISSION
RESOLUTION NO. 2018-27

RESOLUTION OF THE CITY OF ANTIOCH PLANNING COMMISSION
APPROVING THE DESIGN REVIEW OF VILLAGES 1-3 OF THE VINEYARDS AT
SAND CREEK PROJECT

WHEREAS, the City received an application from Century Communities for Design review approval of Villages 1-3, a fitness center, and masonry walls and wood fencing for the Vineyards at Sand Creek Project. The project is located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California. (APNs 057-030-003 and 057-050-007); and,

WHEREAS, an Environmental Impact Report for the Vineyards at Sand Creek Project and Mitigation Monitoring and Reporting Program (MMRP) was prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15162, and was certified, with Findings of Fact, by the City Council on February 9, 2016; and,

WHEREAS, the City Council adopted a General Plan Amendment for the project site from Business Park, Public/Quasi-Public, and Open Space/Senior Housing designations to Medium Low Density Residential and Open Space as well as amendment to the text of the Sand Creek Focus Area of the General Plan (GP-14-01) on February 9, 2016; and,

WHEREAS, the City Council adopted the Vesting Tentative Map/Final Development Plan consisting of 641 units (Subdivision 9390) and Resource Management Plan on February 9, 2016; and,

WHEREAS, the City Council adopted a Rezone of the project site to Planned Development District, approving a Master Development Plan, Final Development Plan, and Planned Development and Design Standards (PD-14-03) on February 23, 2016; and,

WHEREAS, the City Council adopted a Development Agreement between the City of Antioch and GBN Partners, LLC on February 23, 2016; and,

WHEREAS, the adopted Development Agreement between the City of Antioch and GBN Partners, LLC was recorded by the Contra Costa County Recorder's Office on December 13, 2016; and,

WHEREAS, on May 24, 2018, the Zoning Administrator approved a Use Permit for Phase I through Phase III of the Vineyards at Sand Creek Project, consisting of 337 total single-family residential units (96 Market-Rate Single-Family homes for families and 241 Active Adult Single-Family homes for seniors) located in the southeastern portion of

the City of Antioch in eastern Contra Costa County, California. (APNs 057-030-003 and 057-050-007); and,

WHEREAS, the Planning Commission on October 3, 2018, duly held a hearing, received and considered evidence, both oral and documentary.

NOW THEREFORE BE IT RESOLVED that the Planning Commission of the City of Antioch does hereby **APPROVE** the Design Review of Villages 1-3 of the Vineyards at Sand Creek Project, consisting of 337 total units, fitness center, and masonry walls and wood fencing on APNs 057-030-003 and 057-050-007 subject to the following conditions:

A. GENERAL CONDITIONS

1. The applicant shall defend, indemnify, and hold harmless the City in any action brought by a third party to challenge the land use entitlement. In addition, if there is any referendum or other election action to contest or overturn these approvals, the applicant shall either withdraw the application or pay all City costs for such an election.
2. The project shall be implemented as indicated on the application form and accompanying materials provided to the City and in compliance with the Antioch Municipal Code, or as amended by the Planning Commission.
3. No building permit will be issued unless the plan conforms to the plans as approved by the Planning Commission and the standards of the City.
4. This approval expires two years from the date of approval (expires October 3, 2020), unless a building permit has been issued and construction has diligently commenced thereon and has not expired, or an extension has been approved by the Zoning Administrator. Requests for extensions must be received in writing with the appropriate fees prior to the expiration of this approval. No more than one one-year extension shall be granted.
5. No permits or approvals, whether discretionary or mandatory, shall be considered if the applicant is not current on fees, reimbursement payments, and any other payments that are due.
6. No signs shall be installed on this site without prior City approval.

B. PROJECT SPECIFIC CONDITIONS

1. This development shall comply with all the obligations and requirements included in the adopted Development Agreement between the City of Antioch and GBN Partners, LLC, which was recorded by the Contra Costa County Recorder's Office on December 13, 2016.
2. This development shall comply with all previous project conditions of approval and mitigation measures adopted for the Vineyards at Sand Creek Project, including those found in the following adopted City Council resolutions:
 - Resolution certifying the Environmental Impact Report for the Vineyards at Sand Creek Project, adopting findings of fact and a mitigation monitoring and reporting program (Resolution 2016-11);
 - Resolution approving a General Plan Amendment to designate the project site Medium Low Density Residential and Open Space and amending the Sand Creek Focus Area text (Resolution 2016-12); and
 - Resolution approving a Vesting Tentative Map/Final Development Plan, and Resource Management Plan for the Vineyards at Sand Creek Project (Resolution 2016-13).
3. This design review approval applies to the development of Village 1 (96 units), Village 2 (121 units), Village 3 (120 units), the fitness center in the Parcel A Park and the masonry walls and good neighbor wood fencing for the Vineyards at Sand Creek Project and shall be consistent with the plans dated August 30, 2018.
4. Prior to the issuance of any building permits, the applicant and City shall establish a process for submitting plotting plans that indicates which plan, including elevation, will be located on each lot. The plotting plan shall indicate compliance with the adopted design guidelines, including, but not limited to, the following:
 - a. The same floor plan or exterior colors for dwelling units shall not be placed side by side.
 - b. Homes directly across the street from one another should not have the same floor plan, unless they have different elevations. The design guidelines also anticipated that an active adult project would be all single story.
 - c. 25 percent of the corner lots in Village 1 have the single-story profile Plan 1.
 - d. Villages 2 and 3 shall have single story homes on all corner lots.
5. Prior to the issuance of any building permits all floor plans shall include options for how the future homeowner can include an additional 150 cubic feet of useable storage space on the property, including a combination of square footage or wall-

mounted cabinetry and shelving in the garage, or closets not dedicated to other uses in the home.

6. Prior to the issuance of the building permit for the Fitness Center or the 50th building permit for a lot within Village 2, the Parcel A Park design shall be approved by the Parks and Recreation Commission.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the Planning Commission of the City of Antioch at a regular meeting thereof held on the 3rd day of October, 2018.

AYES: Zacharatos, Motts, Martin, Turnage, Schneiderman and Parsons
NOES: None
ABSTAIN: None
ABSENT: None



FORREST EBBS,
Secretary to the Planning Commission

ATTACHMENT "C"

**PLANNING COMMISSION
RESOLUTION NO. 2019-06**

**RESOLUTION OF THE CITY OF ANTIOCH PLANNING COMMISSION
APPROVING THE DESIGN REVIEW OF AN AMENITY BUILDING AND
LANDSCAPING FOR PHASES I-III OF THE VINEYARDS AT SAND CREEK
PROJECT**

WHEREAS, the City received an application from Century Communities for Design review approval of an amenity building, landscaping for Phases I-III, and streetscape landscaping for Heidorn Ranch Road and Hillcrest Avenue for the Vineyards at Sand Creek Project. The project is located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California (APNs 057-030-003 and 057-050-007); and,

WHEREAS, an Environmental Impact Report for the Vineyards at Sand Creek Project and Mitigation Monitoring and Reporting Program (MMRP) was prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15162, and was certified, with Findings of Fact, by the City Council on February 9, 2016; and,

WHEREAS, the City Council adopted a General Plan Amendment for the project site from Business Park, Public/Quasi-Public, and Open Space/Senior Housing designations to Medium Low Density Residential and Open Space as well as amendment to the text of the Sand Creek Focus Area of the General Plan (GP-14-01) on February 9, 2016; and,

WHEREAS, the City Council adopted the Vesting Tentative Map/Final Development Plan consisting of 641 units (Subdivision 9390) and Resource Management Plan on February 9, 2016; and,

WHEREAS, the City Council adopted a Rezone of the project site to Planned Development District, approving a Master Development Plan, Final Development Plan, and Planned Development and Design Standards (PD-14-03) on February 23, 2016; and,

WHEREAS, the City Council adopted a Development Agreement between the City of Antioch and GBN Partners, LLC on February 23, 2016; and,

WHEREAS, the adopted Development Agreement between the City of Antioch and GBN Partners, LLC was recorded by the Contra Costa County Recorder's Office on December 13, 2016; and,

WHEREAS, on May 24, 2018, the Zoning Administrator approved a Use Permit for Phase I through Phase III of the Vineyards at Sand Creek Project, consisting of 337 total single-family residential units (96 Market-Rate Single-Family homes for families and 241 Active Adult Single-Family homes for seniors) located in the southeastern portion of the

City of Antioch in eastern Contra Costa County, California. (APNs 057-030-003 and 057-050-007); and,

WHEREAS, on October 3, 2018, the Planning Commission approved the design review for Phase I through Phase III of the Vineyards at Sand Creek Project, located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California. (APNs 057-030-003 and 057-050-007); and,

WHEREAS, on October 18, 2018, the Parks and Recreation Commission approved the designs of Parcel "C" and Parcel "D" Parks for Phase I through Phase III of the Vineyards at Sand Creek Project, located in the southeastern portion of the City of Antioch in eastern Contra Costa County, California (APNs 057-030-003 and 057-050-007); and,

WHEREAS, the Planning Commission on February 20, 2019, duly held a hearing, received and considered evidence, both oral and documentary.

NOW THEREFORE BE IT RESOLVED that the Planning Commission of the City of Antioch does hereby **APPROVE** the Design Review of the amenity building, streetscape landscaping for Heidorn Ranch Road and Hillcrest Avenue, and landscaping for Phases I-III of the Vineyards at Sand Creek Project, on APNs 057-030-003 and 057-050-007 subject to the following conditions:

A. GENERAL CONDITIONS

1. The applicant shall defend, indemnify, and hold harmless the City in any action brought by a third party to challenge the land use entitlement. In addition, if there is any referendum or other election action to contest or overturn these approvals, the applicant shall either withdraw the application or pay all City costs for such an election.
2. The project shall be implemented as indicated on the application form and accompanying materials provided to the City and in compliance with the Antioch Municipal Code, or as amended by the Planning Commission.
3. No building permit will be issued unless the plan conforms to the plans as approved by the Planning Commission and the standards of the City.
4. This approval expires two years from the date of approval (expires February 20, 2021), unless a building permit has been issued and construction has diligently commenced thereon and has not expired, or an extension has been approved by the Zoning Administrator. Requests for extensions must be received in writing with the appropriate fees prior to the expiration of this approval. No more than one one-year extension shall be granted.

5. No permits or approvals, whether discretionary or mandatory, shall be considered if the applicant is not current on fees, reimbursement payments, and any other payments that are due.
6. No signs shall be installed on this site without prior City approval.

B. PROJECT SPECIFIC CONDITIONS

1. This development shall comply with all the obligations and requirements included in the adopted Development Agreement between the City of Antioch and GBN Partners, LLC, which was recorded by the Contra Costa County Recorder's Office on December 13, 2016.
2. This development shall comply with all previous project conditions of approval and mitigation measures adopted for the Vineyards at Sand Creek Project, including those found in the following adopted City Council and Planning Commission resolutions:
 - City Council Resolution certifying the Environmental Impact Report for the Vineyards at Sand Creek Project, adopting findings of fact and a mitigation monitoring and reporting program (Resolution 2016-11);
 - City Council Resolution approving a General Plan Amendment to designate the project site Medium Low Density Residential and Open Space and amending the Sand Creek Focus Area text (Resolution 2016-12); and
 - City Council Resolution approving a Vesting Tentative Map/Final Development Plan, and Resource Management Plan for the Vineyards at Sand Creek Project (Resolution 2016-13).
 - Planning Commission Resolution approving Design Review of Villages I-III for the Vineyards at Sand Creek Project (Resolution 2018-27).
3. This design review approval applies to the development of the Amenity Buildings for the Vineyards at Sand Creek Project and shall be consistent with the plans dated December 12, 2018.
4. This design review approval applies to the development of the landscaping for Phases I-III for the Vineyards at Sand Creek Project and shall be consistent with the plans dated July 2018.

5. This design review approval applies to the development of the streetscape landscaping for Heidorn Ranch Road (plans dated May 2, 2018), Hillcrest Avenue (plans dated June 29, 2018), and the Heidorn Ranch Road entry and Hillcrest Avenue entry (plans dated November 2018) for the Vineyards at Sand Creek Project.
6. A portion of the residential street trees shall be at a minimum 48-inch box size, consistent with the City of Antioch's Residential Design Guidelines, subject to review and approval by the Community Development Director.
7. The streetscape landscaping shall include a minimum of two street tree species for each street block, consistent with the City of Antioch's Streetscape Design Guidelines, subject to review and approval by the Community Development Director.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the Planning Commission of the City of Antioch at a regular meeting thereof held on the 20th day of February, 2019.

AYES: Schneiderman, Motts, Turnage, Martin, Soliz, Zacharatos, Parsons
NOES: None
ABSTAIN: None
ABSENT: None

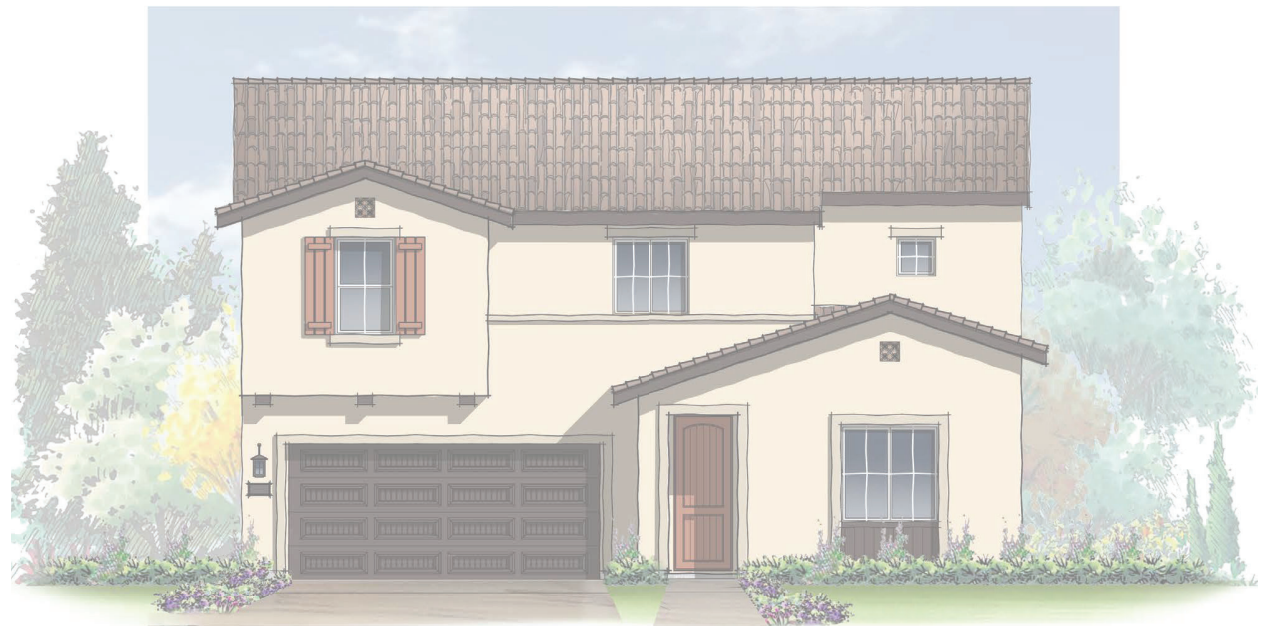


FORREST EBBS,
Secretary to the Planning Commission

CIELO 40' | 50' X 80' LOTS ANTIOCH, CALIFORNIA

SHEET INDEX

1. STREET SCENE
2. FLOOR PLAN 1
3. ELEVATION A | SPANISH
4. ELEVATION B | CALIFORNIA RANCH
5. ELEVATION C | COTTAGE
6. ROOF PLAN 1
7. FLOOR PLAN 2
8. ELEVATION A | SPANISH
9. ELEVATION B | CALIFORNIA RANCH
10. ELEVATION D | FARMHOUSE
11. ROOF PLAN 2
12. FLOOR PLAN 3
13. ELEVATION A | SPANISH
14. ELEVATION B | CALIFORNIA RANCH
15. ELEVATION C | COTTAGE
16. ROOF PLAN 3
17. FLOOR PLAN 4
18. ELEVATION A | SPANISH
19. ELEVATION B | CALIFORNIA RANCH
20. ELEVATION D | FARMHOUSE
21. ROOF PLAN 4
22. FLOOR PLAN 5
23. ELEVATION A | SPANISH
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25. ELEVATION C | COTTAGE
26. ROOF PLAN 5
27. FLOOR PLAN 6
28. ELEVATION A | SPANISH
29. ELEVATION B | CALIFORNIA RANCH
30. ELEVATION D | FARMHOUSE
31. ROOF PLAN 6
32. ENHANCED LOT EXHIBIT



ATTACHMENT "D"



PLAN 2A - SPANISH

PLAN 5C - COTTAGE

PLAN 6B - CALIFORNIA RANCH

PLAN 3C - COTTAGE

PLAN 1B - CALIFORNIA RANCH

PLAN 4D - FARMHOUSE



25.25

CONCEPTUAL STREET SCENE



CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE, SUCH AS FINAL FLOORING OR FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE USED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.



colorado // 731 southpark dr. suite B
 littleton, co 80120 / 303 683.7231
 california // 2943 pullman st. suite A
 santa ana, ca 92705 / 949 553.6919

RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 1 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	16'-6"	Y
LIVING	12' MIN.	12'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	12'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	40% SINGLE STORY 54% TWO STORY	51.4%	Y

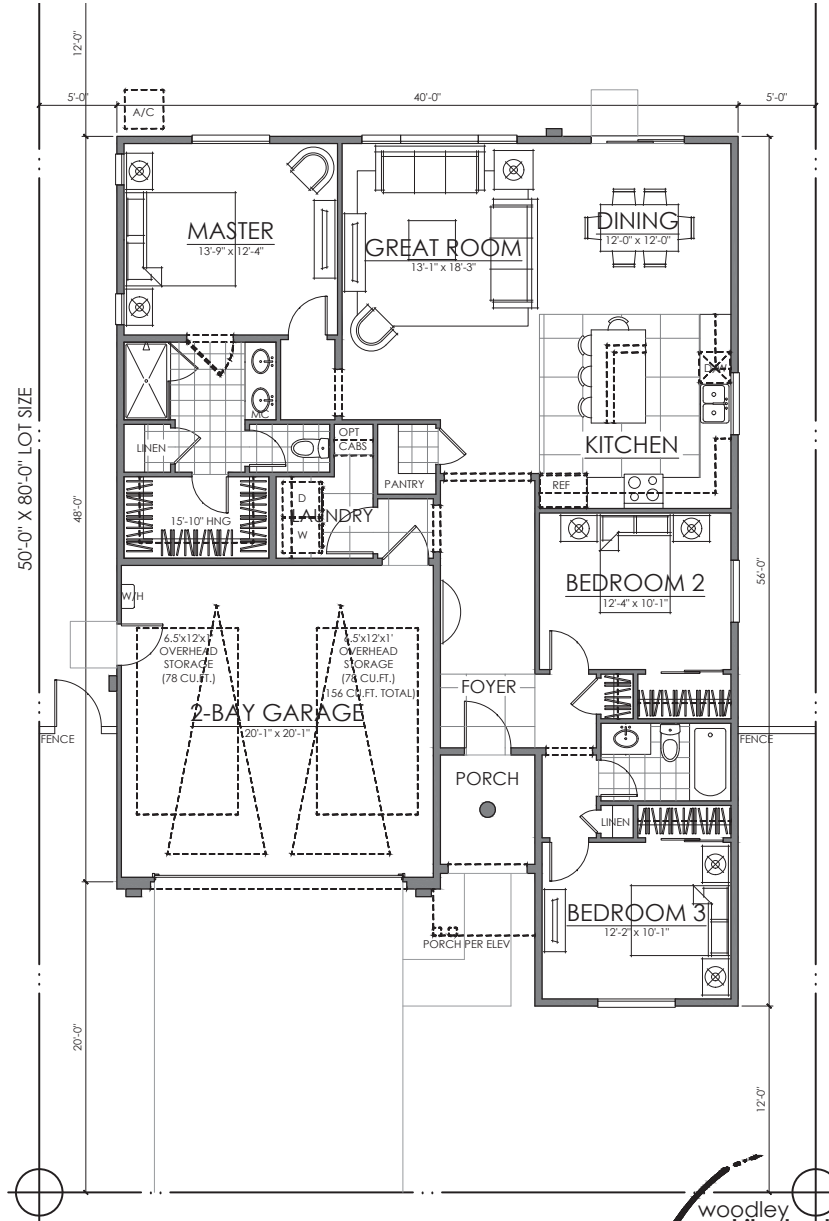
FIRST FLOOR 1556 SQ. FT.
TOTAL LIVING 1556 SQ. FT.

PLAN ONE | 1556 SQ. FT.

CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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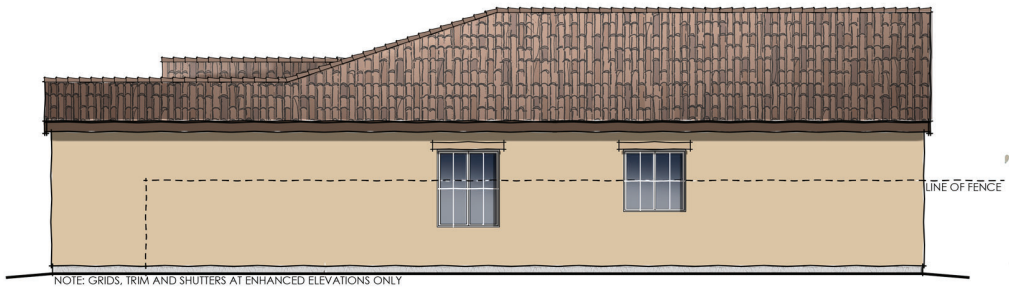


25.25
CENTURY COMMUNITIES



colorado // 731 southpark dr. suite B
littleton, co 80120 / 303.683.7231
california // 2943 pullman st. suite A
santa ana, ca 92705 / 949.553.8919

MATERIAL NOTES:
 -STUCCO
 -5' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -TILE ACCENTS



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

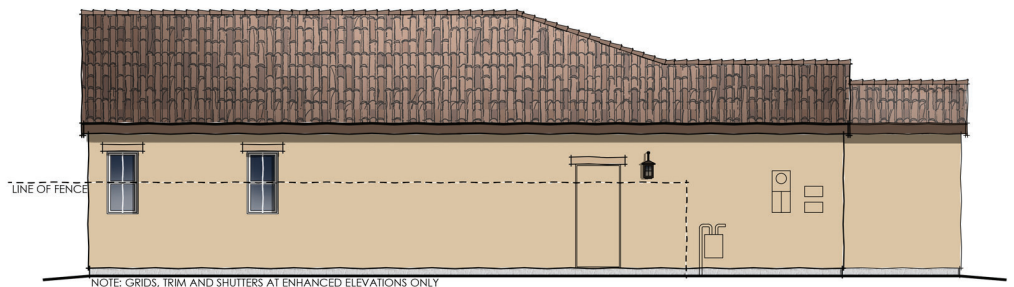
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

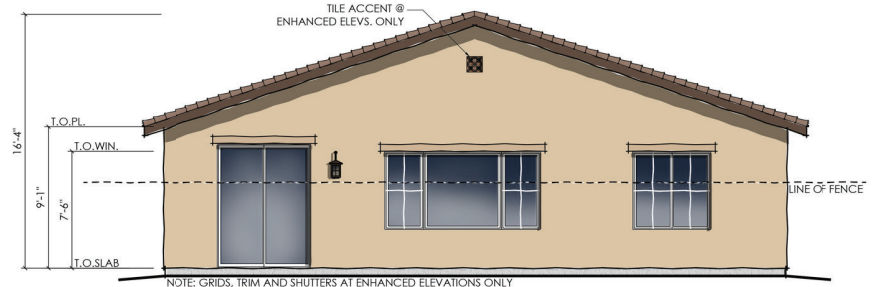
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NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"

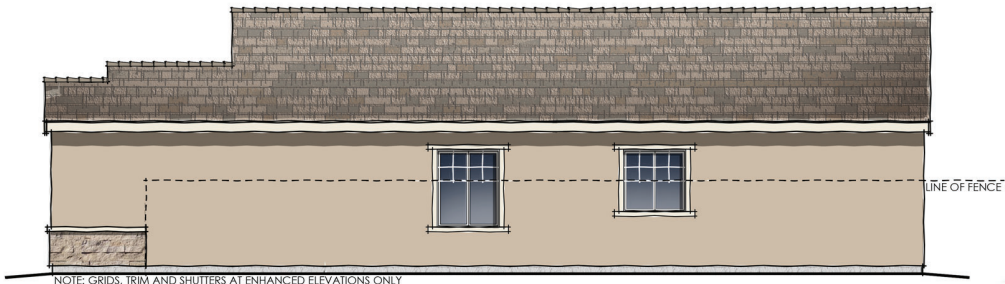


NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"

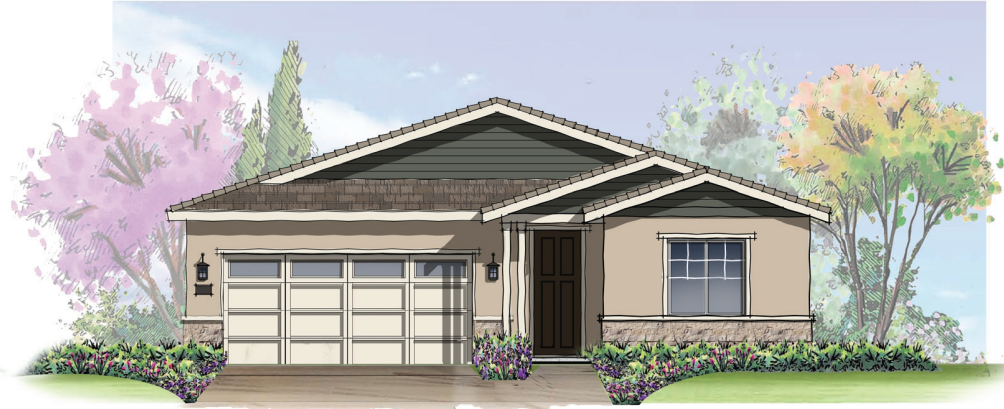
- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - 8" HORIZONTAL SIDING
 - CULTURED STONE VENEER



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

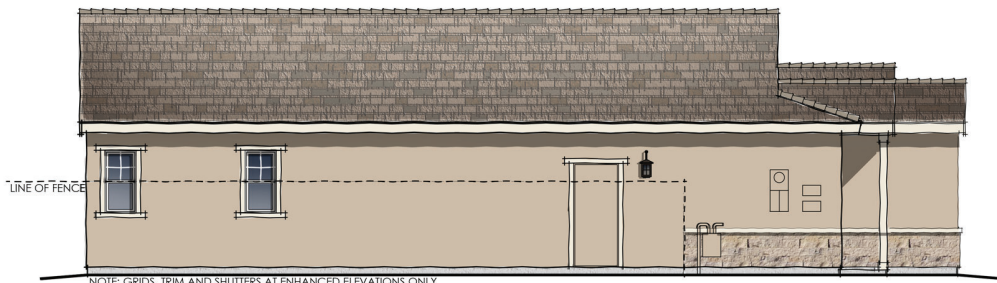
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

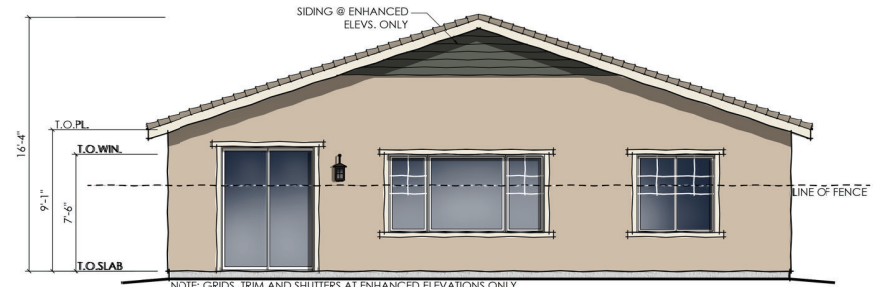
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"

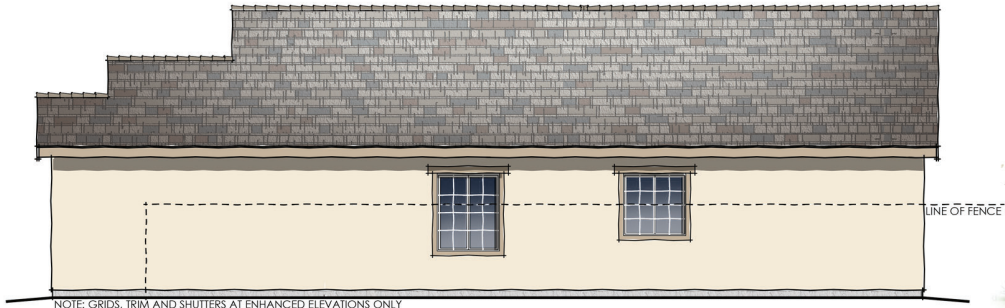


NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"

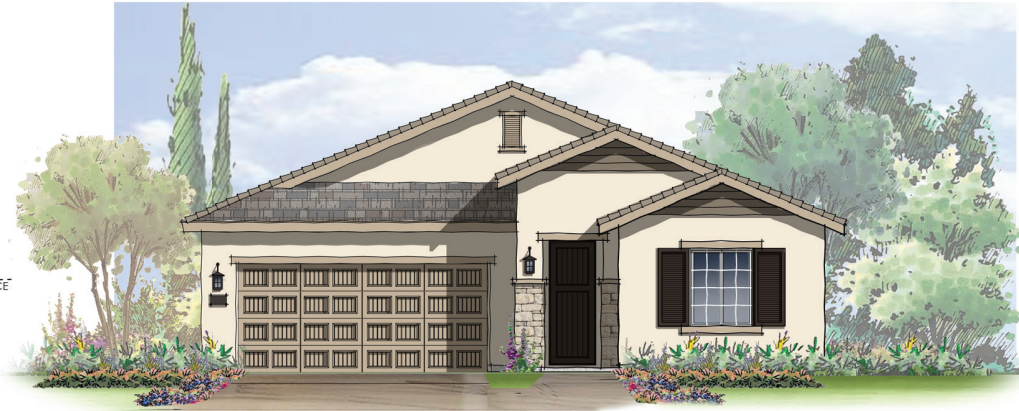
- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - 8" HORIZONTAL SIDING
 - GABLE END VENT
 - CULTURED STONE VENEER ACCENT



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

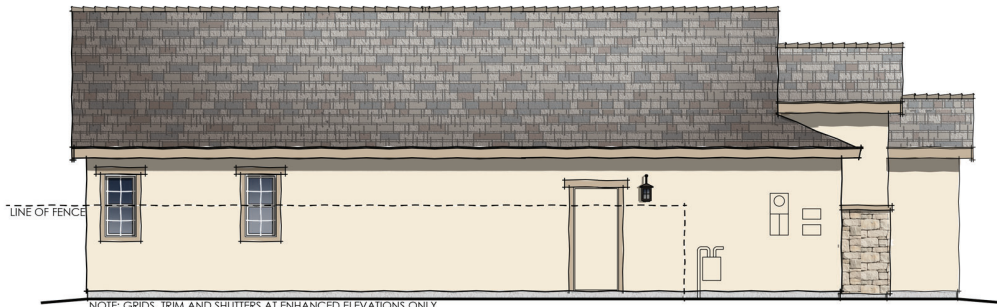
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

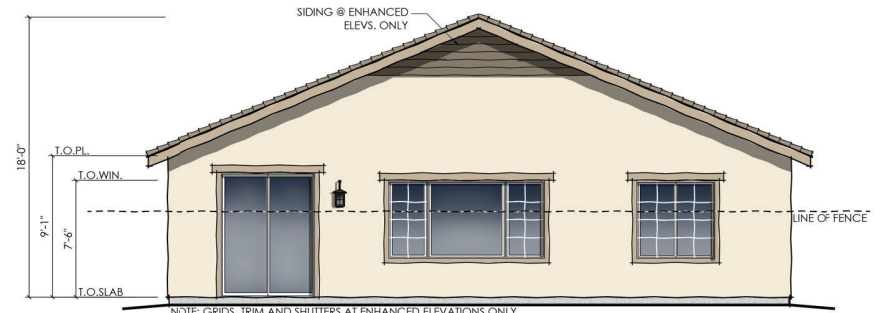
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

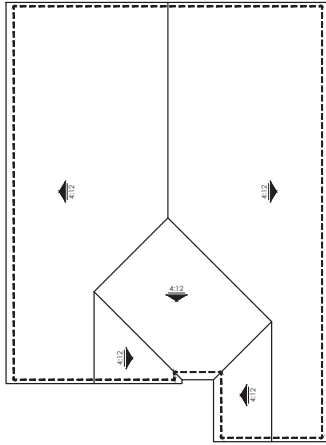
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

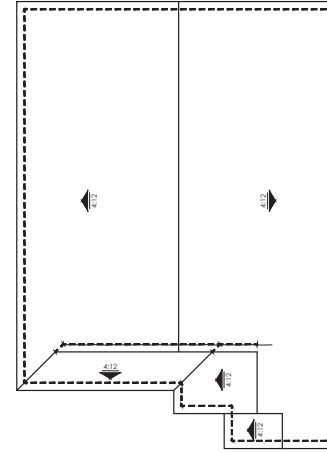
REAR ELEVATION

SCALE: 1/4" = 1'-0"



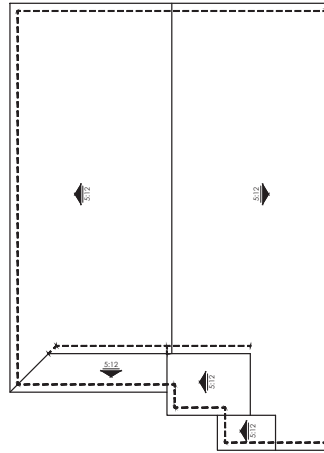
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



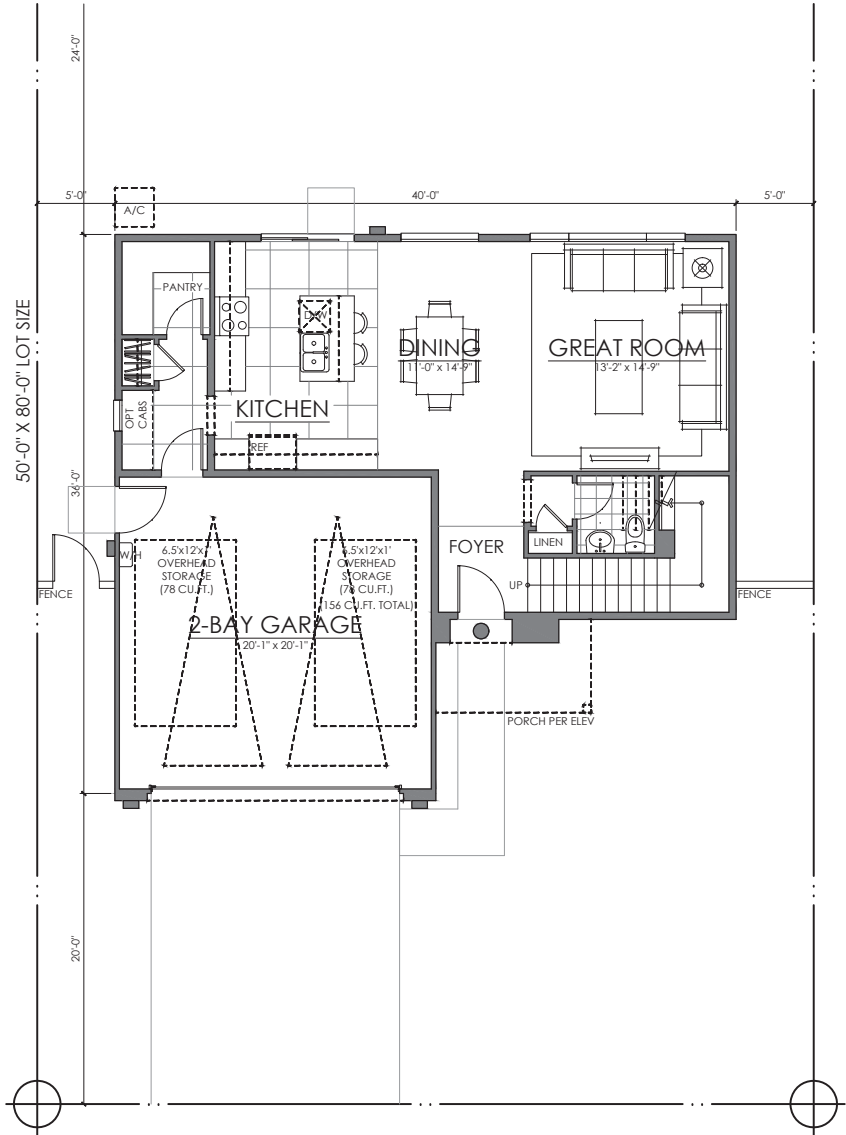
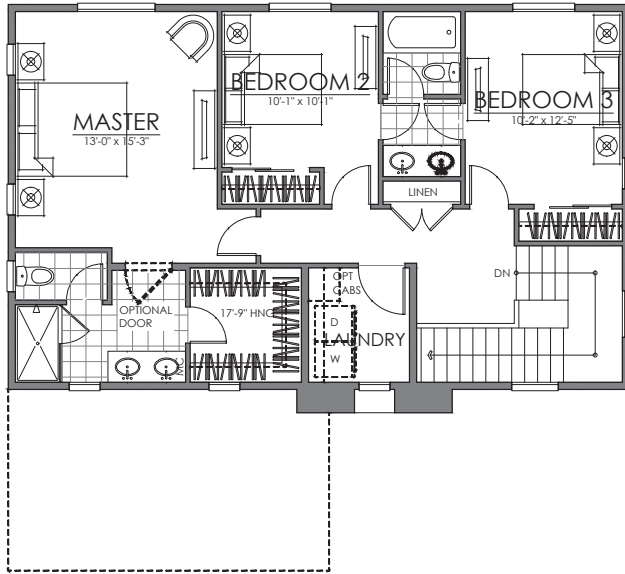
ROOF PLAN 'C'

SCALE: 1/8" = 1'-0"

PLAN ONE | ROOF PLANS
CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 2 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	25'-2 1/2"	Y
LIVING	12' MIN.	31'-2 1/2"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	24'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	32.3%	Y

FIRST FLOOR 805 SQ. FT.
 SECOND FLOOR 899 SQ. FT.
TOTAL LIVING 1704 SQ. FT.

PLAN TWO | 1704 SQ. FT.

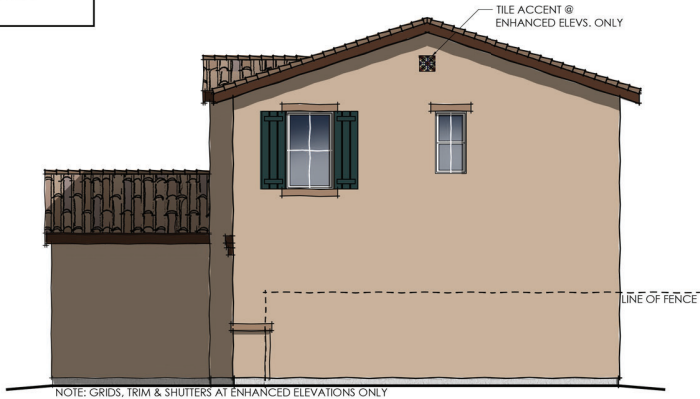
**CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA**



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MATERIAL NOTES:
 -STUCCO
 -S' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -TILE ACCENTS



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

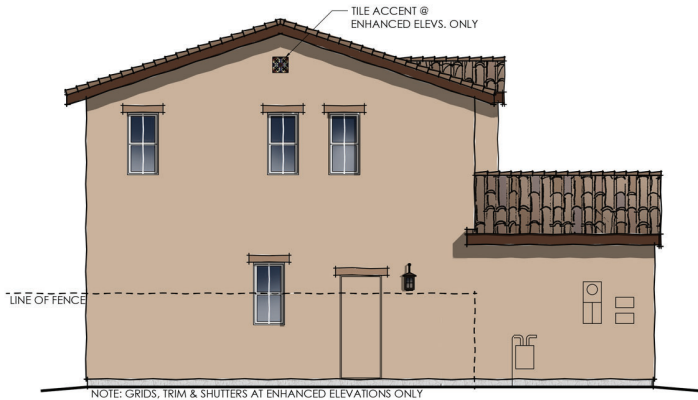
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

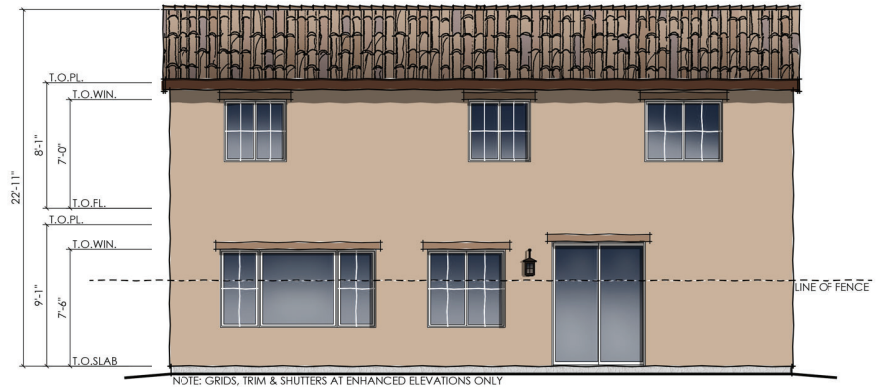
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"

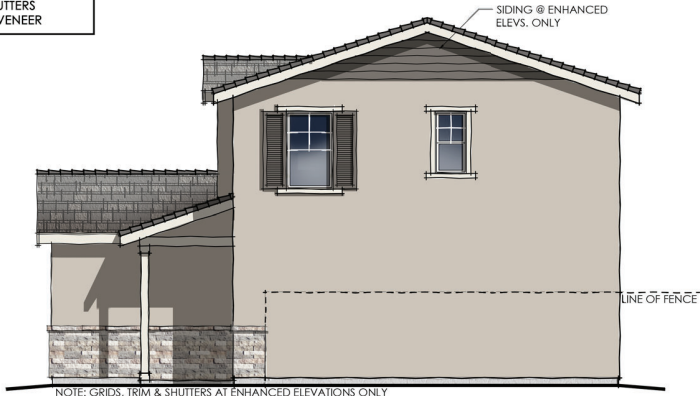


NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"

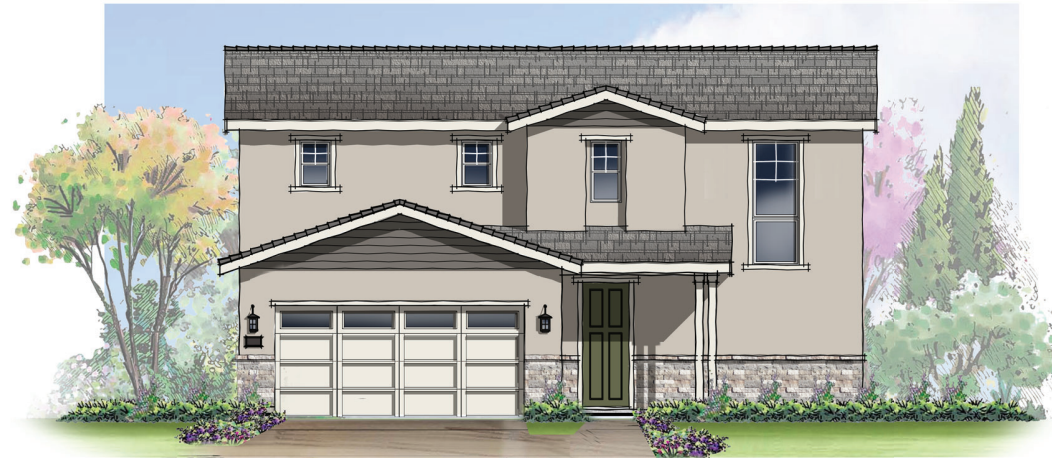
- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - 8" HORIZONTAL SIDING
 - STYLE SPECIFIC SHUTTERS
 - CULTURED STONE VENEER



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

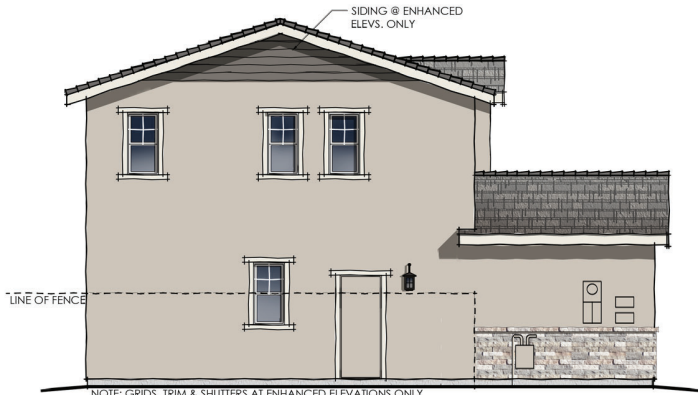
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

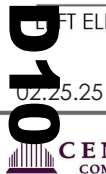
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NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



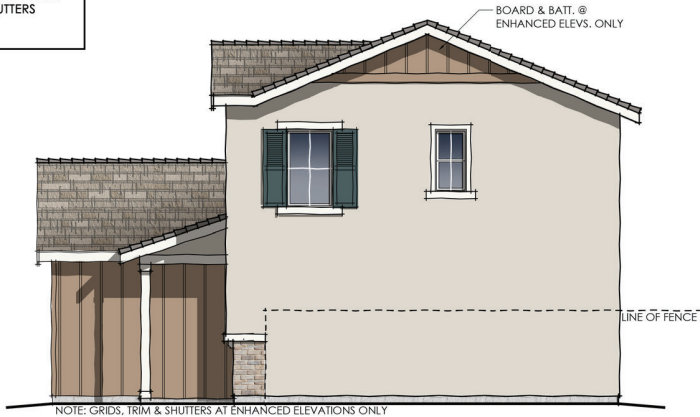
PLAN TWO | ELEVATION B | CALIFORNIA RANCH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - BOARD & BATT
 - BRICK VENEER



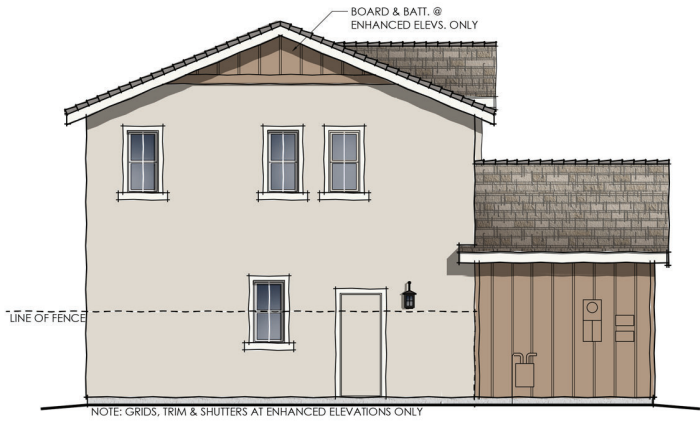
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



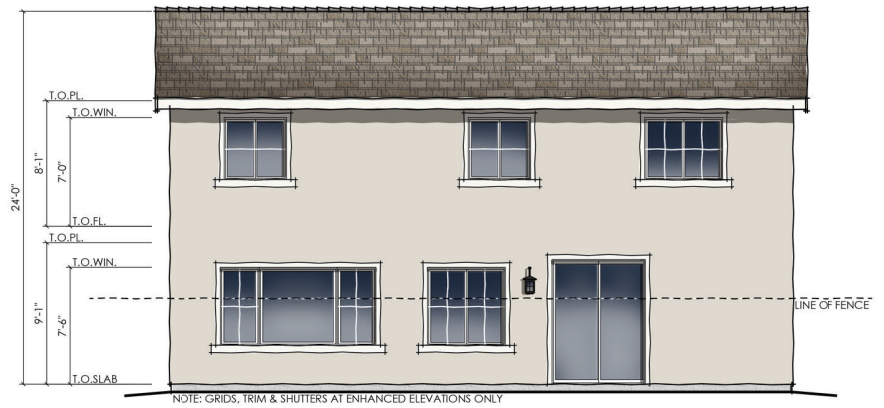
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

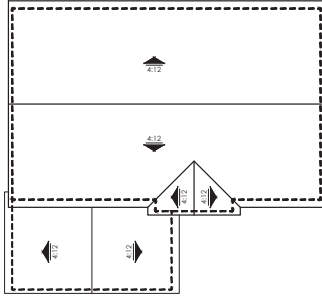
DN
02.25.25

CENTURY COMMUNITIES

PLAN TWO | ELEVATION D | FARMHOUSE
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

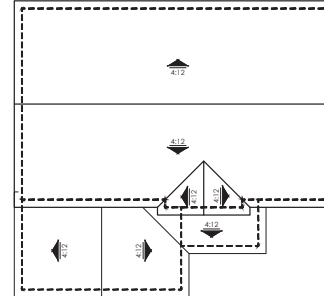
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS
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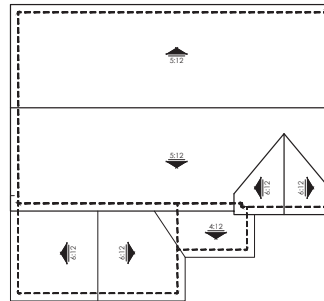
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'D'

SCALE: 1/8" = 1'-0"

PLAN TWO | ROOF PLANS
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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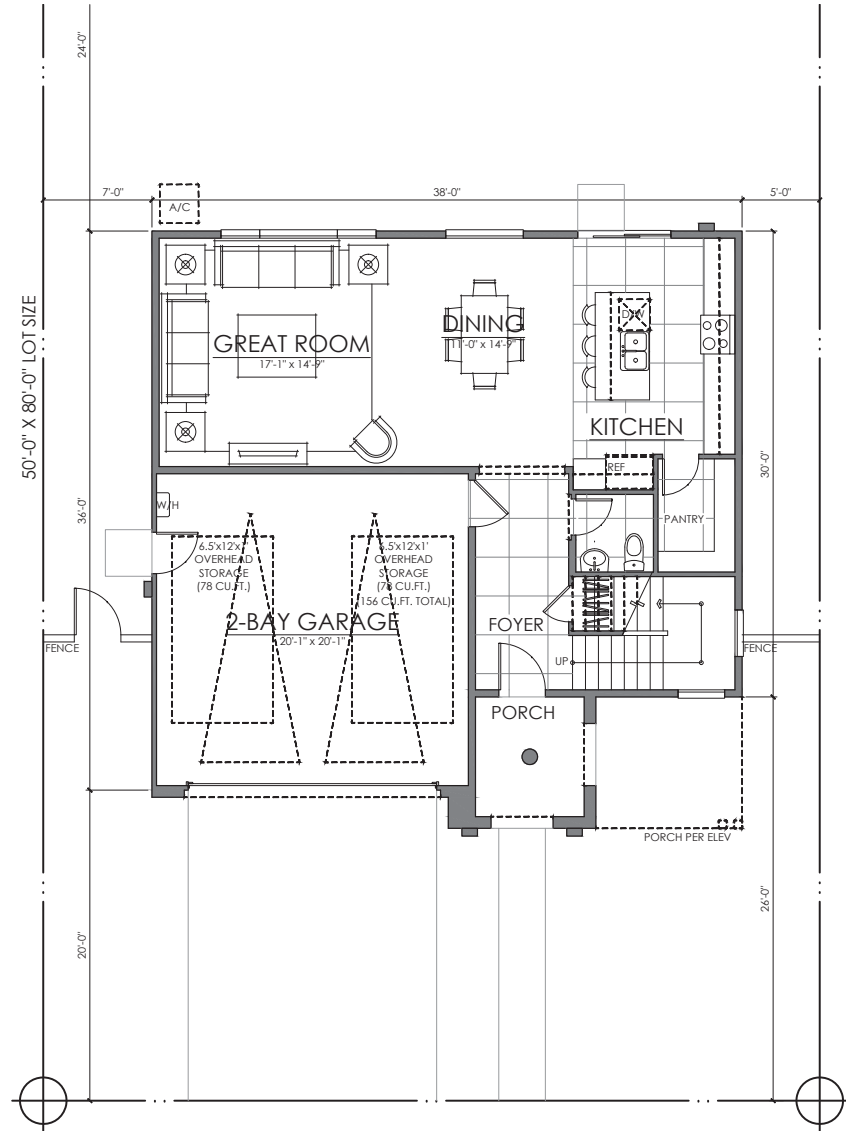
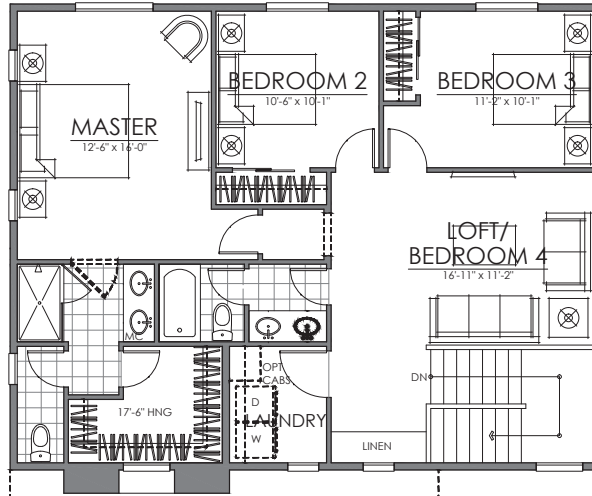
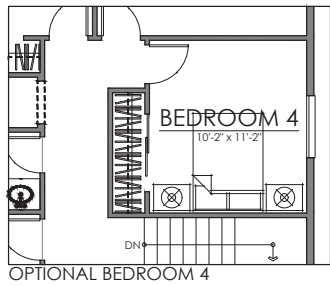


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CENTURY COMMUNITIES



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RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

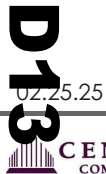
*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 3 DESIGN GUIDELINES COMPLIANCE				
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES	
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y	
SETBACKS				
FRONT TO BACK OF SIDEWALKS				
PORCH/COURTYARDS	10' MIN.	17'-6"	Y	
LIVING	12' MIN.	26'-0"	Y	
CORNER/STREET	10' MIN.	SEE SITE		
SIDE SETBACKS	5' MIN.	5'-0"	Y	
REAR SETBACKS				
LIVING	10' MIN. / 12'-0" AVG.	24'-0"	Y	
COVERED PATIO	3' MIN.	N/A		
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y	
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y	
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y	
ARCHITECTURAL STYLES		VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	40% SINGLE STORY 54% TWO STORY	33.6%	Y	

FIRST FLOOR 847 SQ. FT.
 SECOND FLOOR 1055 SQ. FT.
TOTAL LIVING 1902 SQ. FT.

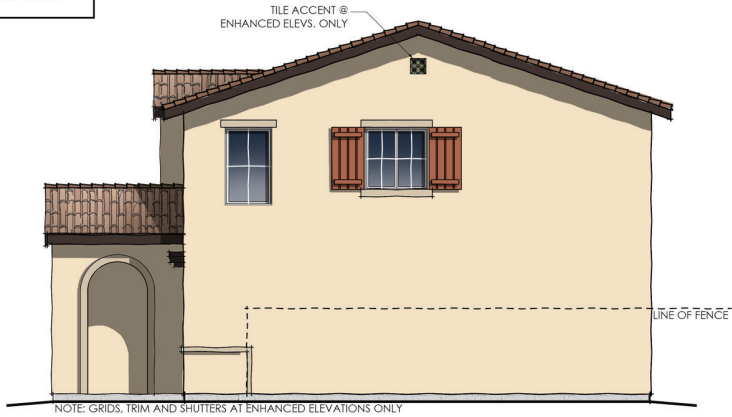
PLAN THREE | 1902 SQ. FT.
CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS. THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE, SUCH AS FINAL PLACING OF FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE USED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.



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MATERIAL NOTES:
 -STUCCO
 -5' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -TILE ACCENTS



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

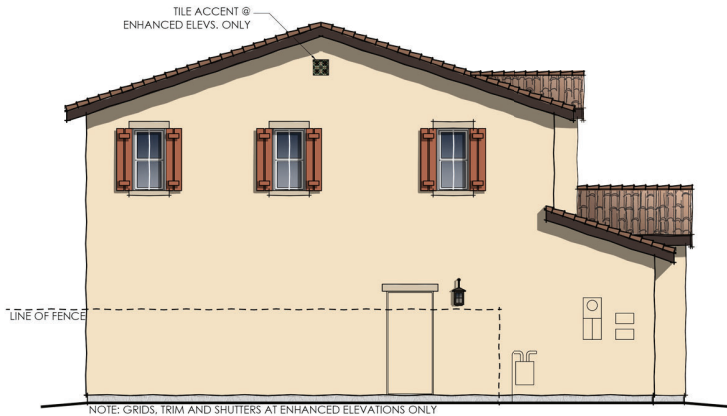
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

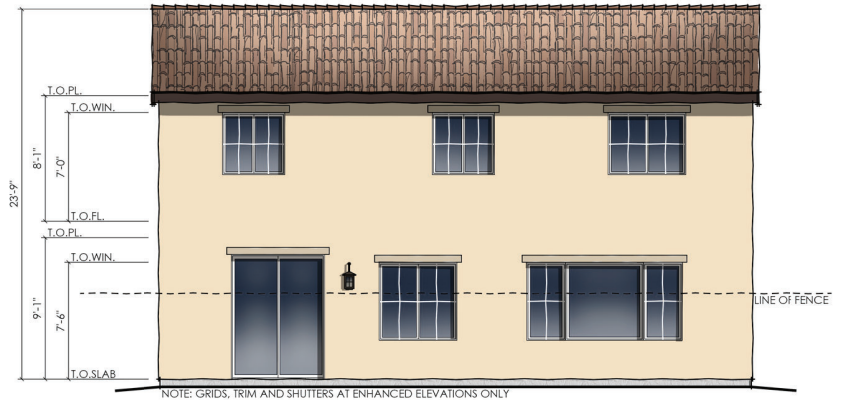
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

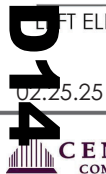
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



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PLAN THREE | ELEVATION A | SPANISH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

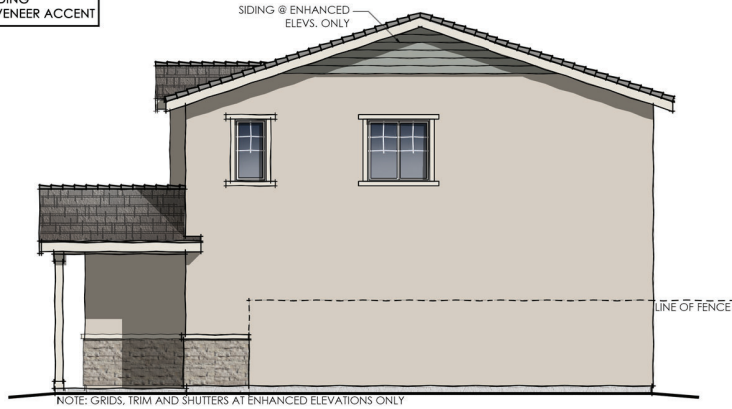
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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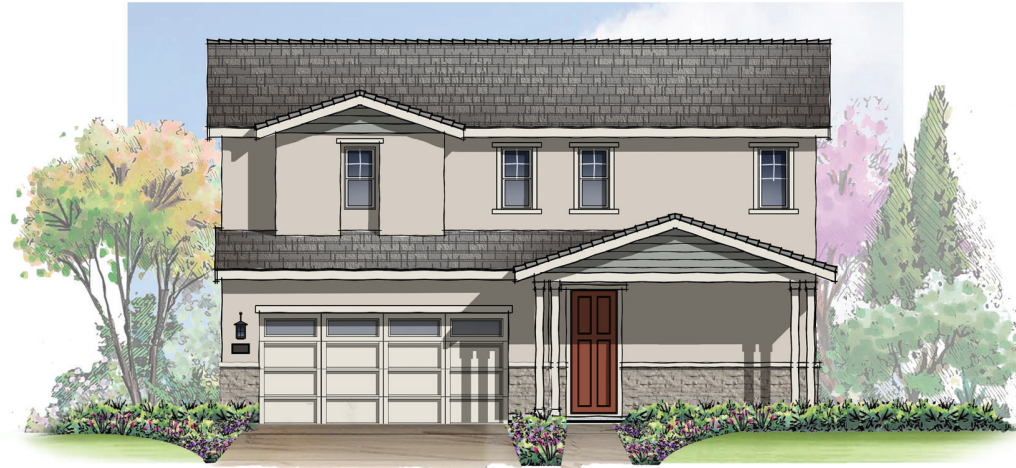
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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



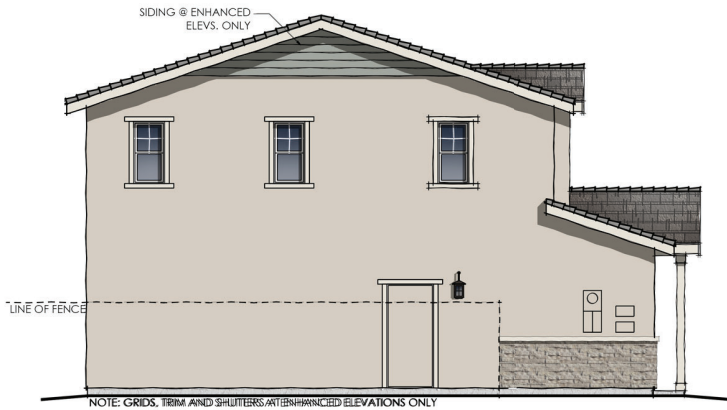
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



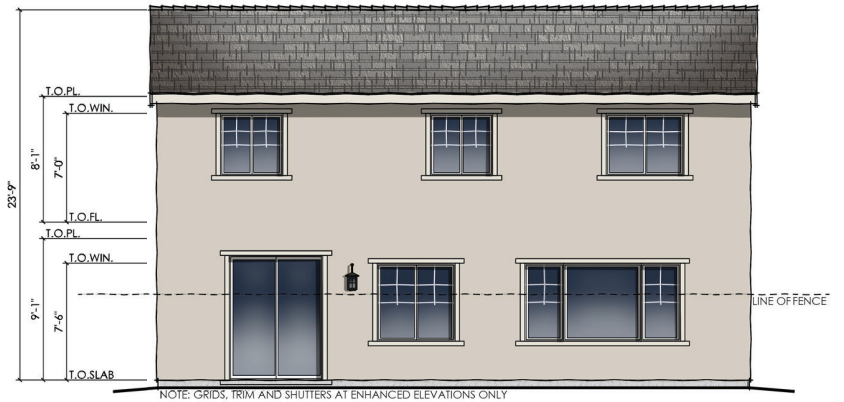
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



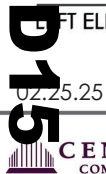
LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"



PLAN THREE | ELEVATION B | CALIFORNIA RANCH

CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

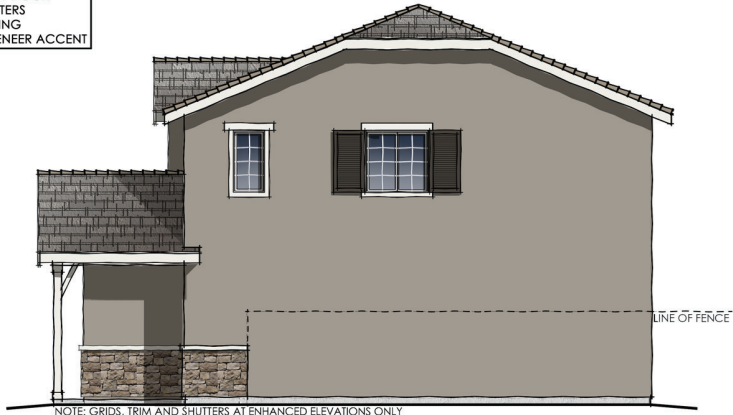
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

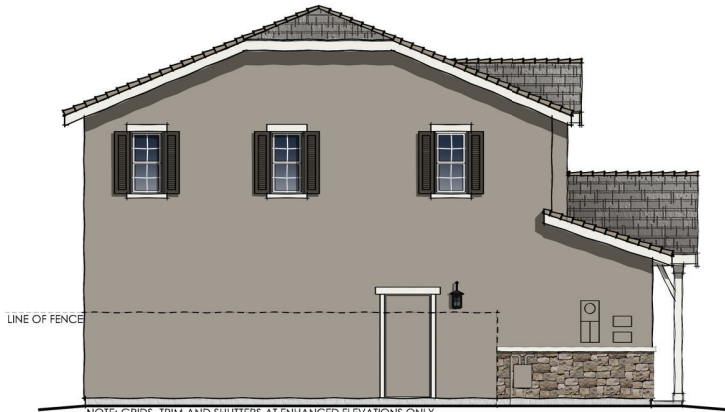
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"

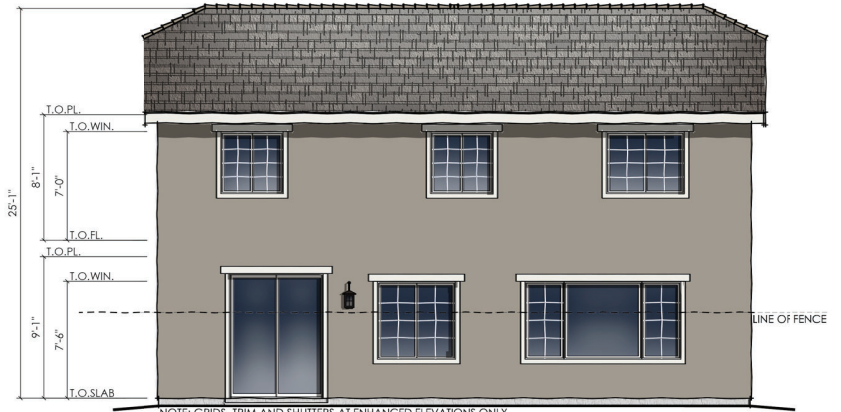


LINE OF FENCE

NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"

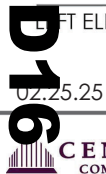


T.O.PL.
 T.O.WIN.
 8'-1"
 7'-0"
 T.O.FL.
 T.O.PL.
 T.O.WIN.
 9'-1"
 7'-6"
 T.O.SLAB

NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



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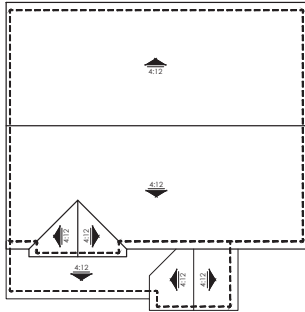
PLAN THREE | ELEVATION C | COTTAGE
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

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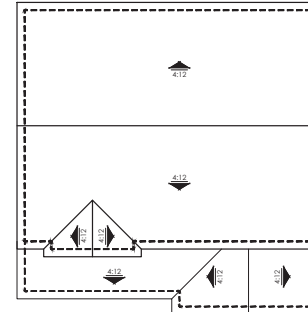


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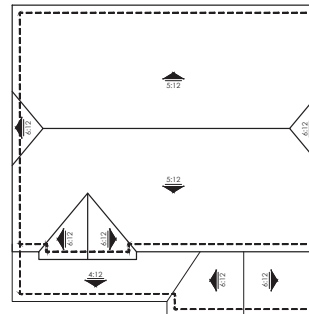
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'C'

SCALE: 1/8" = 1'-0"

PLAN THREE | ROOF PLANS
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

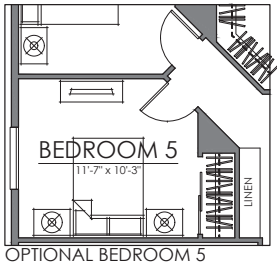
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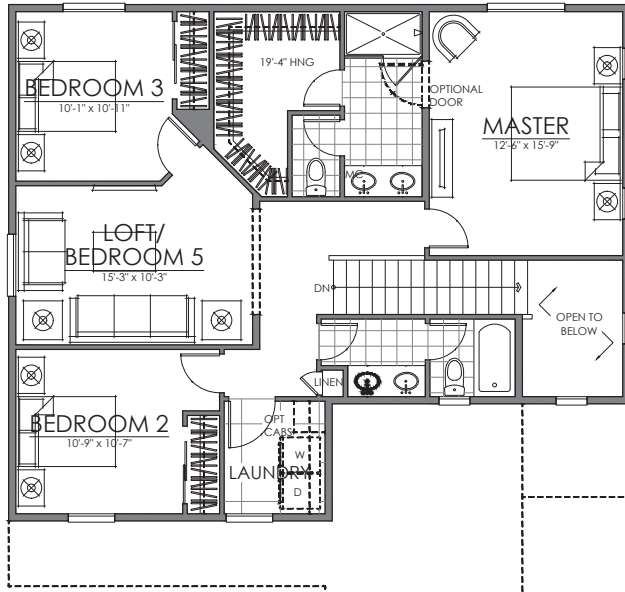


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OPTIONAL BEDROOM 5



RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

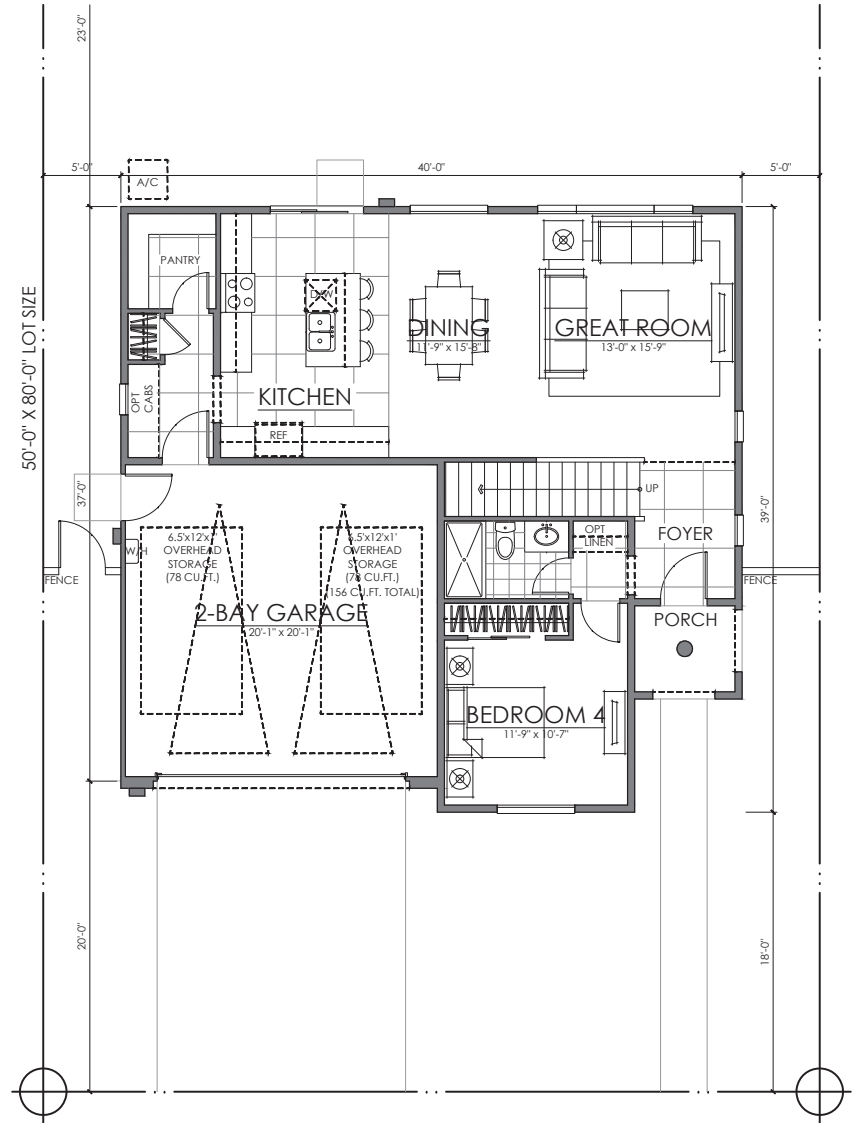
*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 4 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	25'-3 1/2"	Y
LIVING	12' MIN.	18'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	23'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	40% SINGLE STORY 54% TWO STORY	37.0%	Y

FIRST FLOOR 1012 SQ. FT.
 SECOND FLOOR 1079 SQ. FT.
TOTAL LIVING 2091 SQ. FT.

PLAN FOUR | 2091 SQ. FT.

**CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA**



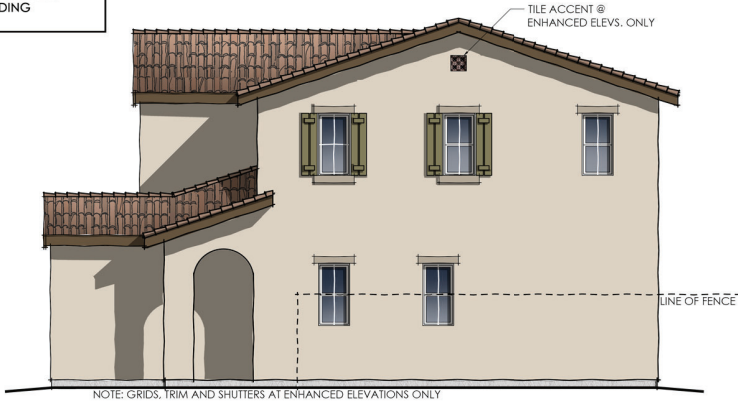
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- MATERIAL NOTES:**
- STUCCO
 - 5' TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - 8" VERTICAL SIDING
 - TILE ACCENTS



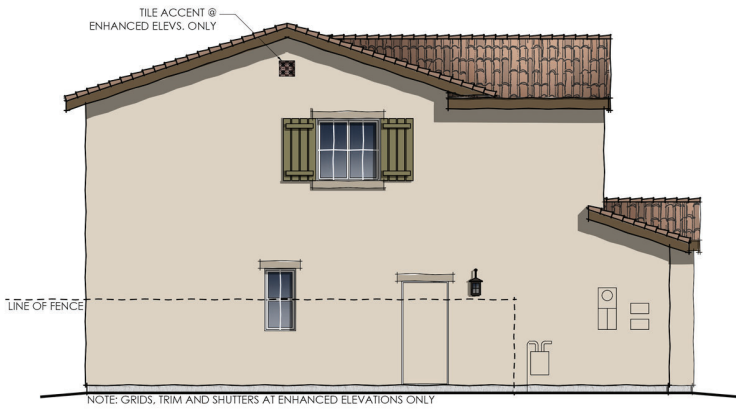
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



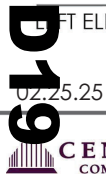
LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"



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CENTURY COMMUNITIES

PLAN FOUR | ELEVATION A | SPANISH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

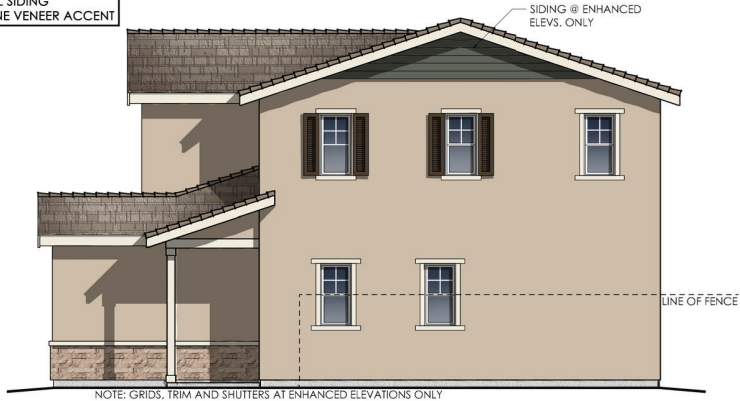
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



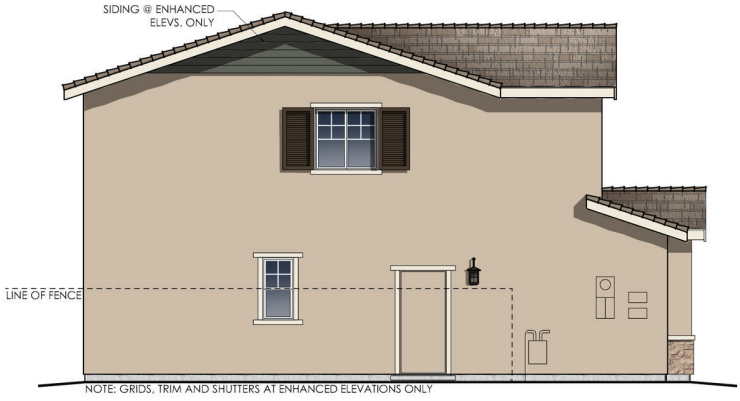
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

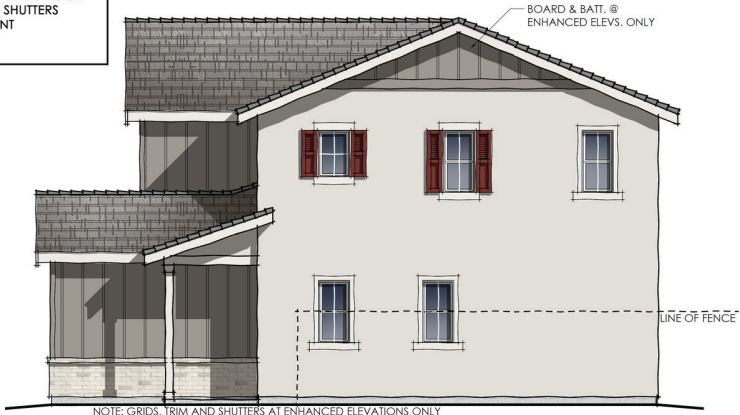


PLAN FOUR | ELEVATION B | CALIFORNIA RANCH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

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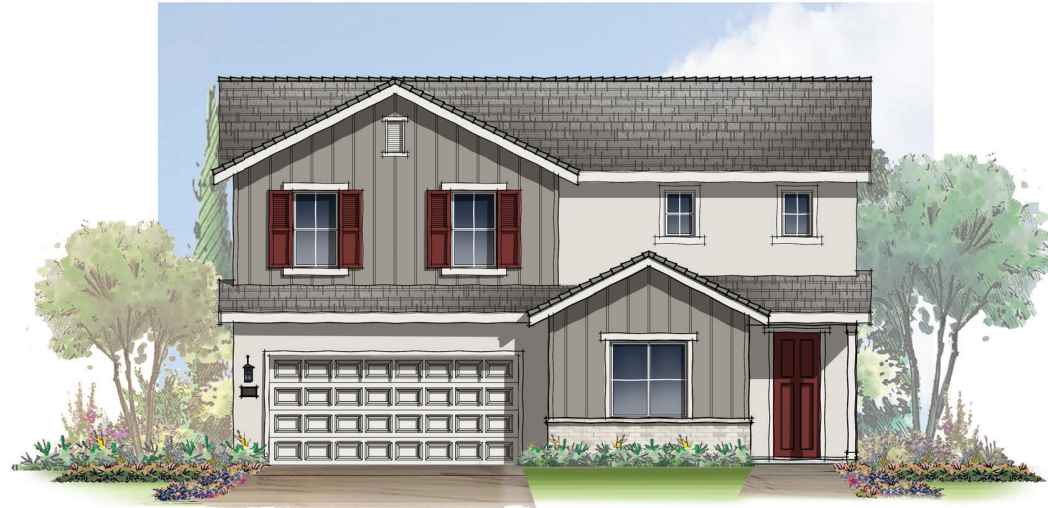
- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - GABLE END VENT
 - BOARD & BATT
 - BRICK VENEER



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

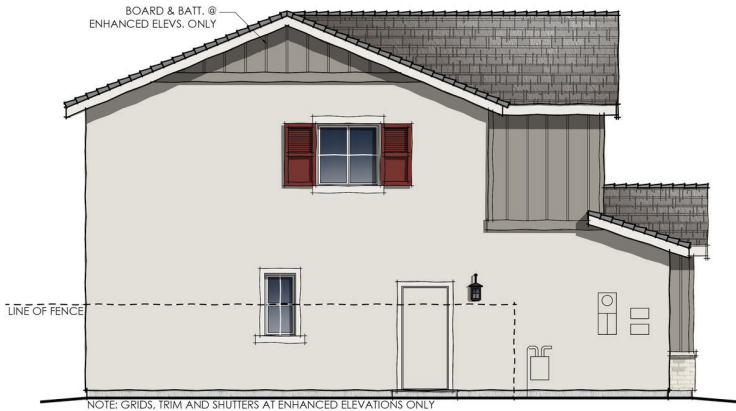
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

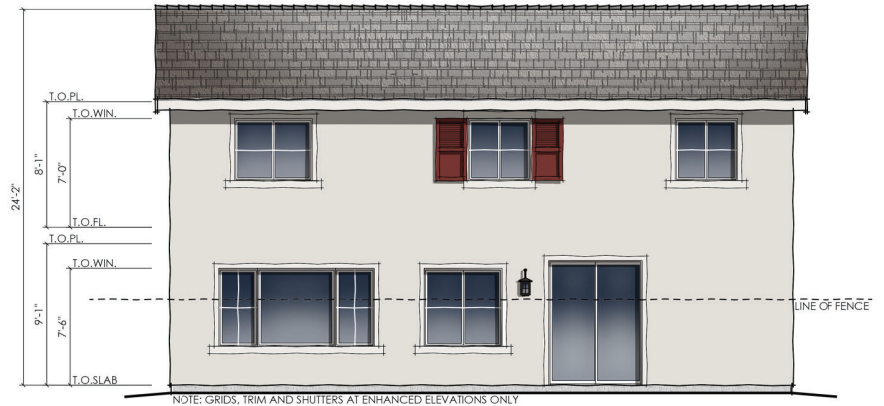
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"

D21
02.25.25

CENTURY COMMUNITIES

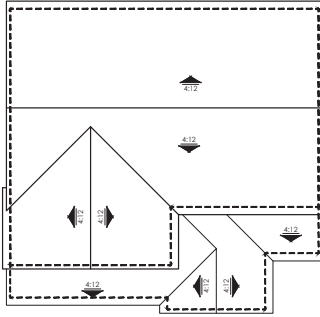
PLAN FOUR | ELEVATION D | FARMHOUSE

CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

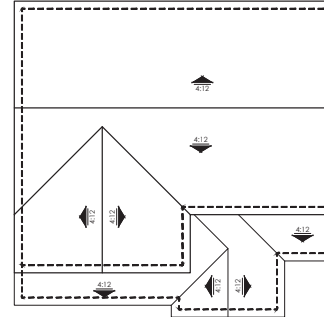
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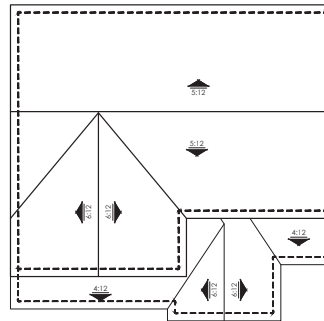
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'D'

SCALE: 1/8" = 1'-0"

PLAN FOUR | ROOF PLANS
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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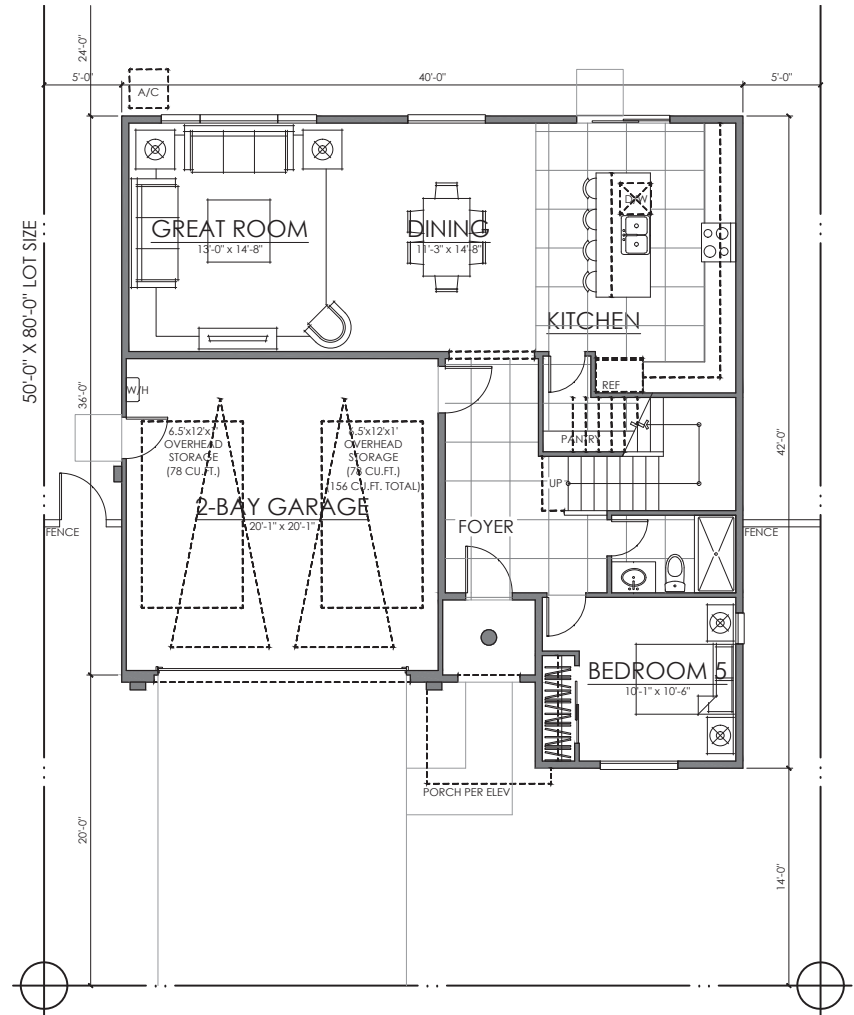
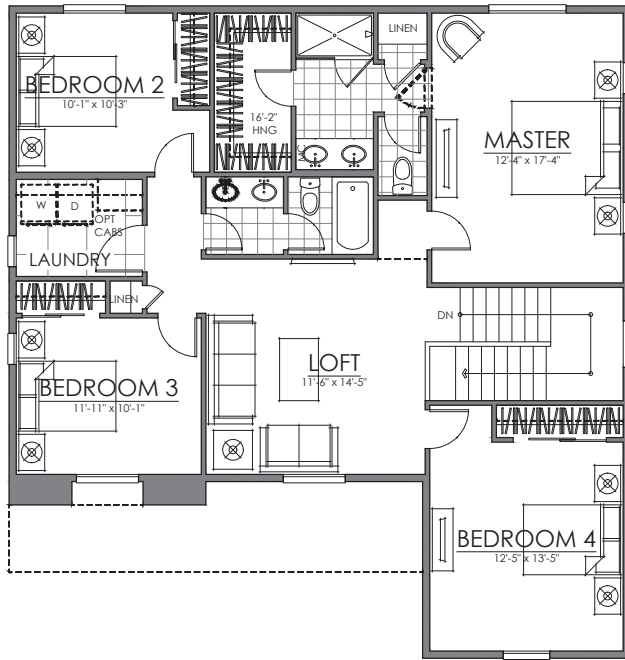


02.15.25

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RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

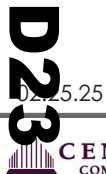
*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 5 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	13'-0"	Y
LIVING	12' MIN.	14'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	24'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	39.4%	Y

FIRST FLOOR 1075 SQ. FT.
 SECOND FLOOR 1290 SQ. FT.
TOTAL LIVING 2365 SQ. FT.

PLAN FIVE | 2365 SQ. FT.

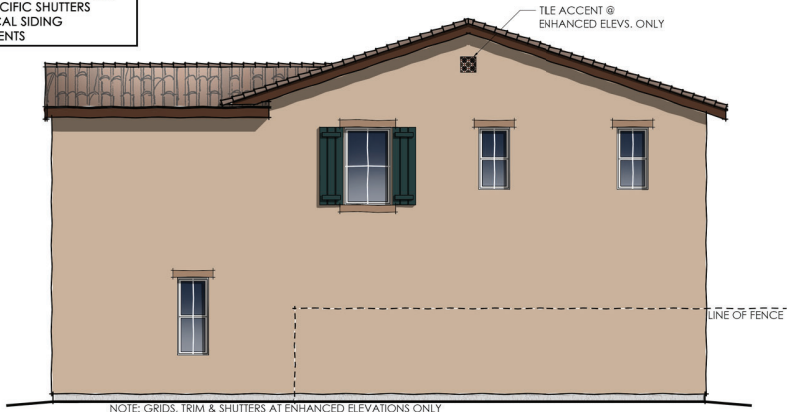
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA



NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS. THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE. TECHNICAL PICTURES OF FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE USED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.



- MATERIAL NOTES:**
- STUCCO
 - 5' TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - 8" VERTICAL SIDING
 - TILE ACCENTS



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

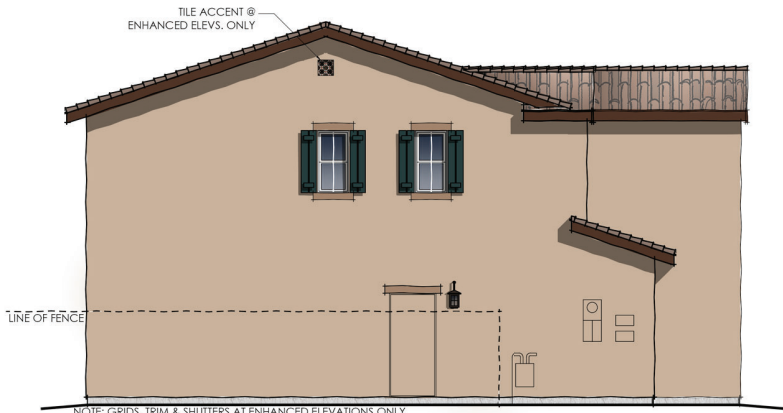
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

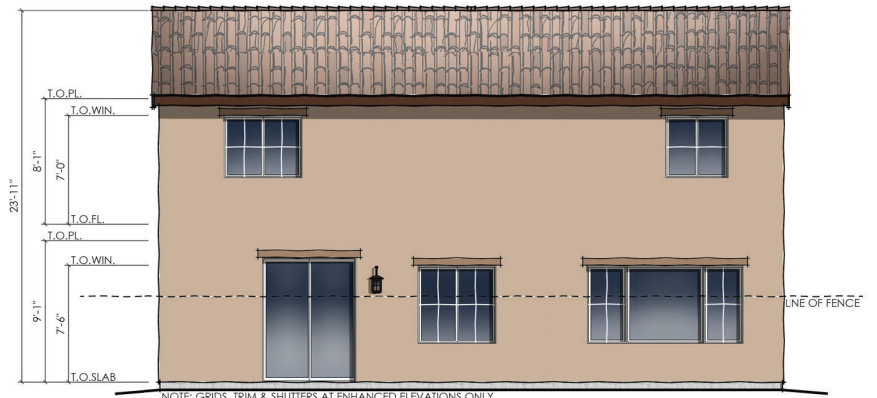
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

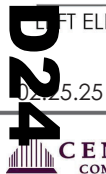
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



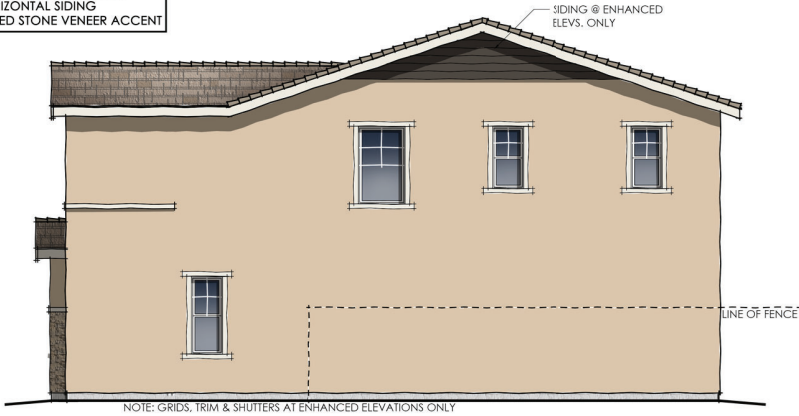
PLAN FIVE | ELEVATION A | SPANISH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



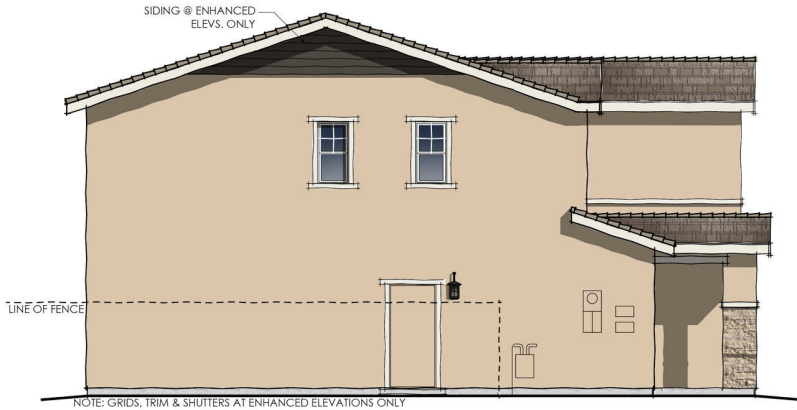
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



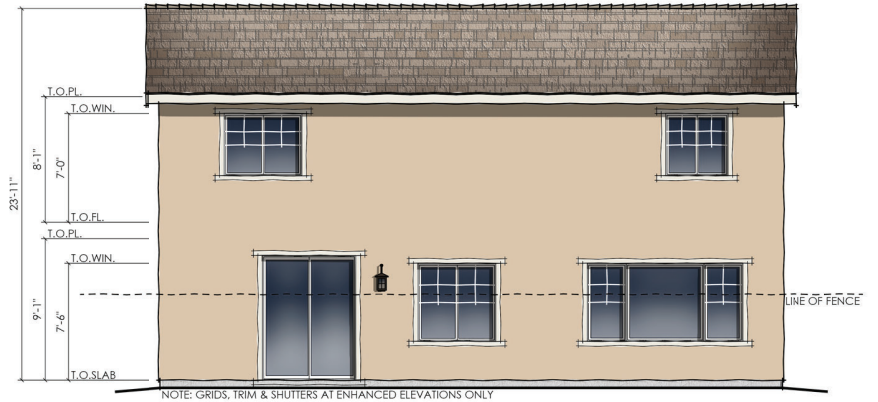
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

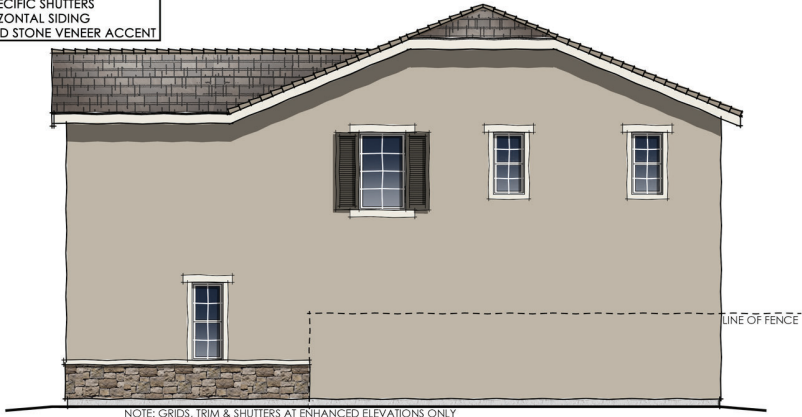


PLAN FIVE | ELEVATION B | CALIFORNIA RANCH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS
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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

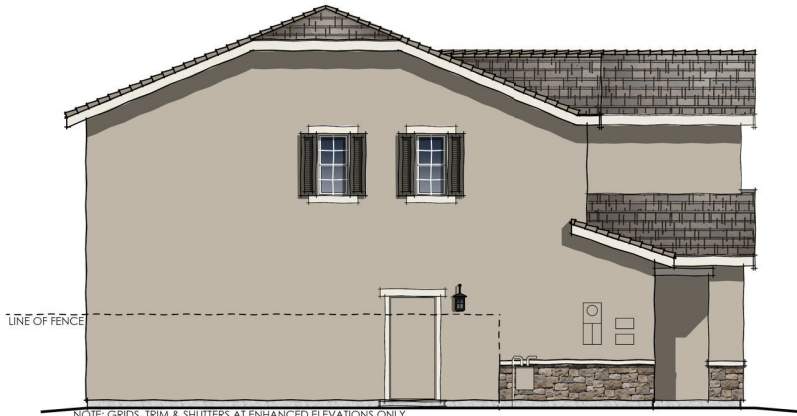
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

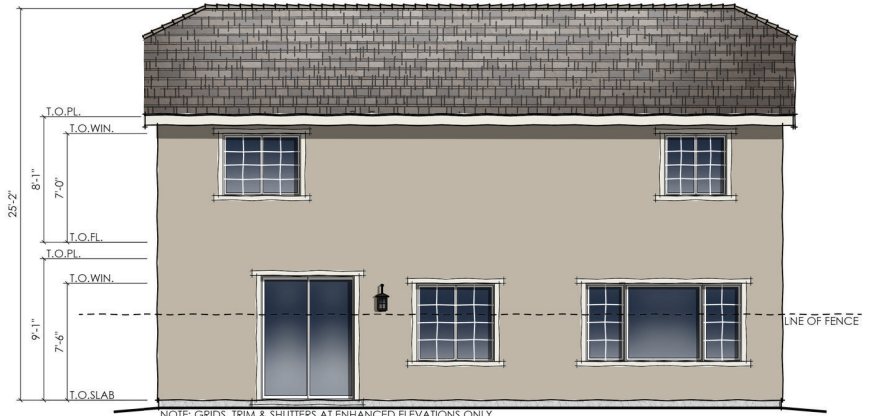
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



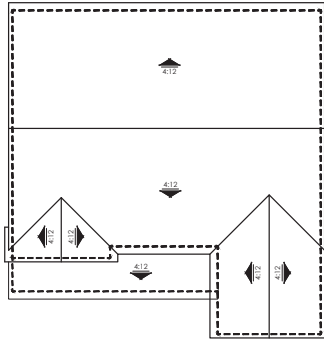
PLAN FIVE | ELEVATION C | COTTAGE
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

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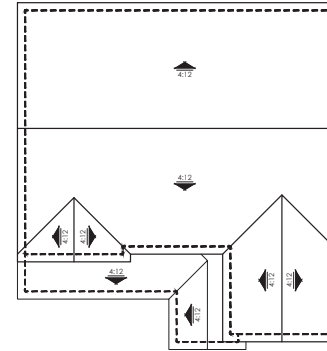


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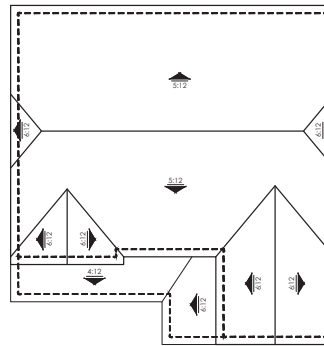
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'C'

SCALE: 1/8" = 1'-0"

PLAN FIVE | ROOF PLANS
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

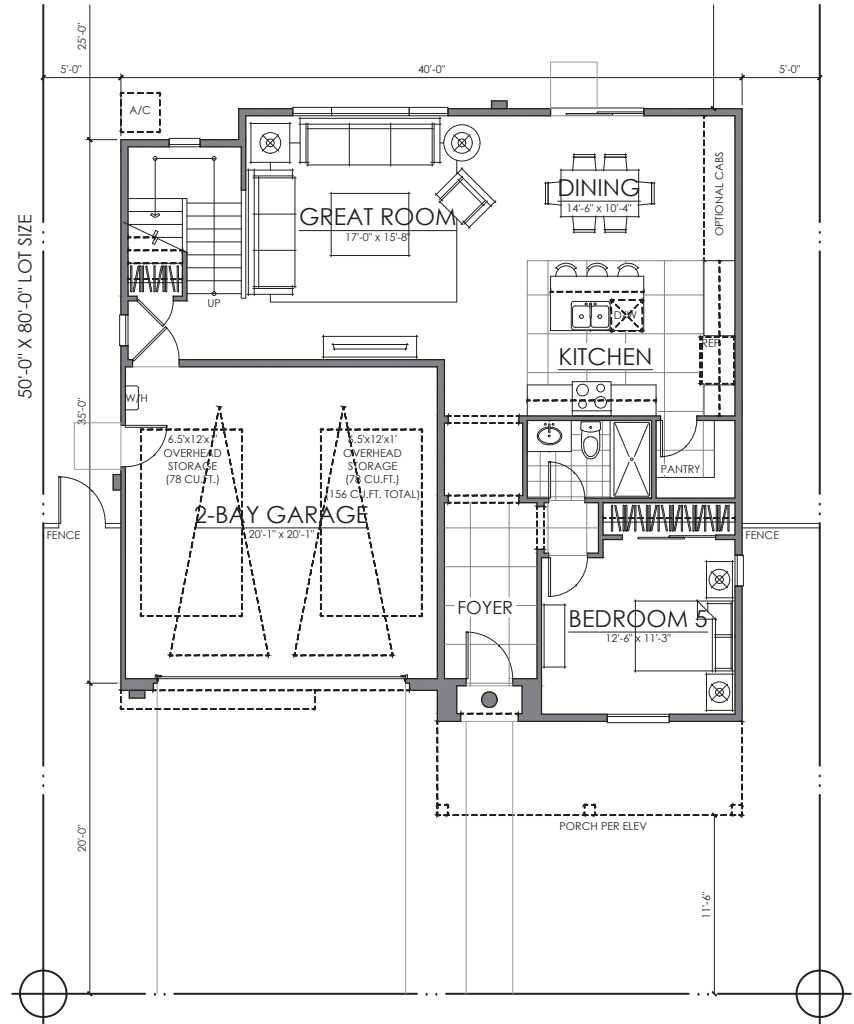
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RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

*LOCATIONS MAY VARY PER ELEVATION

50x80 AA PLAN 6 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE B) 50X80	4,000 SF	4,000 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	11'-6"	Y
LIVING	12' MIN.	17'-6 1/2"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	25'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	40% SINGLE STORY 54% TWO STORY	41.0%	Y

FIRST FLOOR 1084 SQ. FT.
 SECOND FLOOR 1368 SQ. FT.
TOTAL LIVING 2452 SQ. FT.

PLAN SIX | 2452 SQ. FT.

CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA



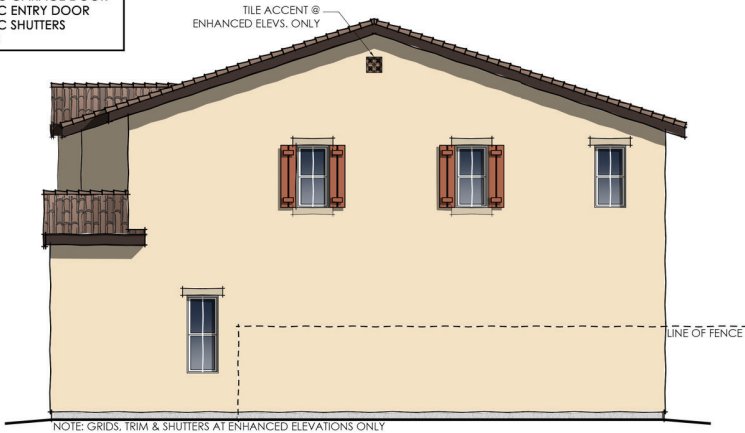
0.2.25.25
CENTURY COMMUNITIES

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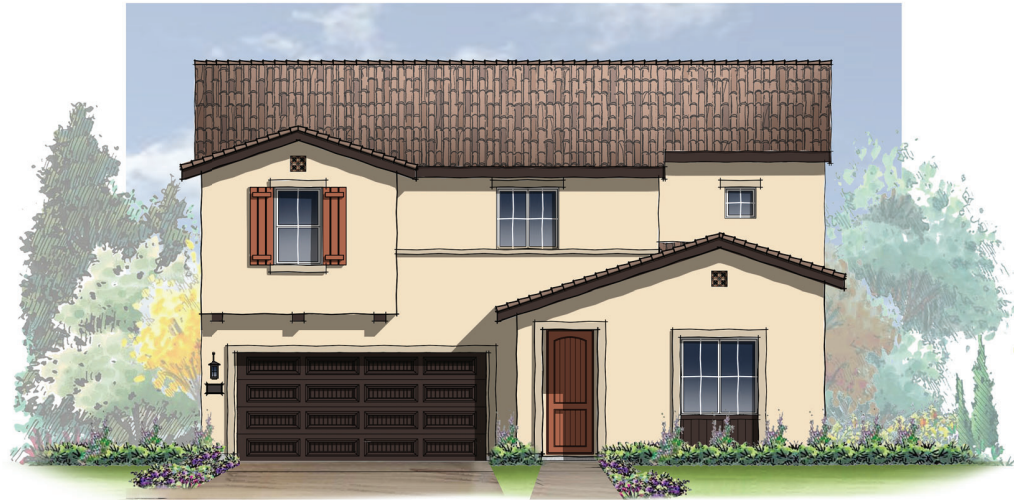
- MATERIAL NOTES:**
- STUCCO
 - 5' TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - TILE ACCENTS



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

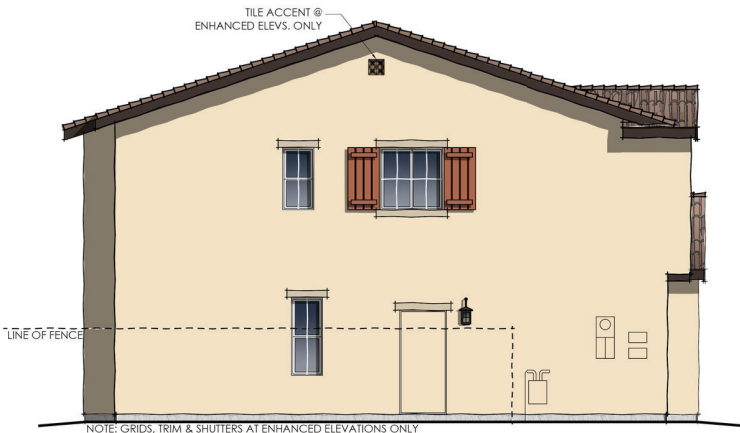
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

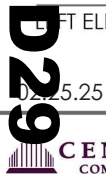
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



PLAN SIX | ELEVATION A | SPANISH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

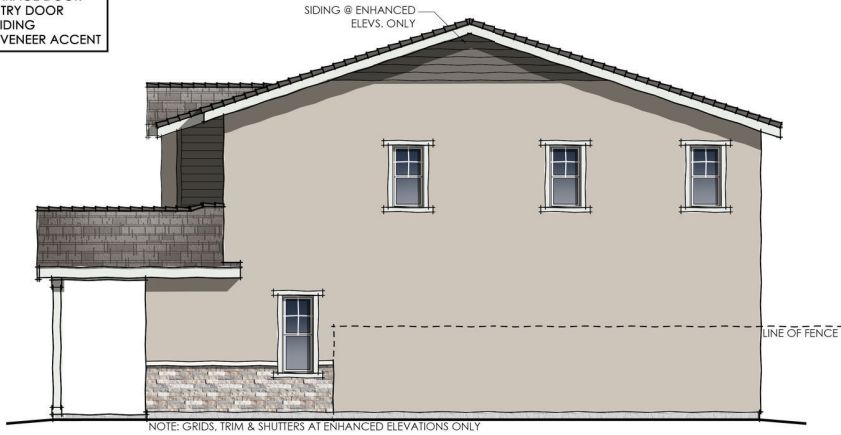
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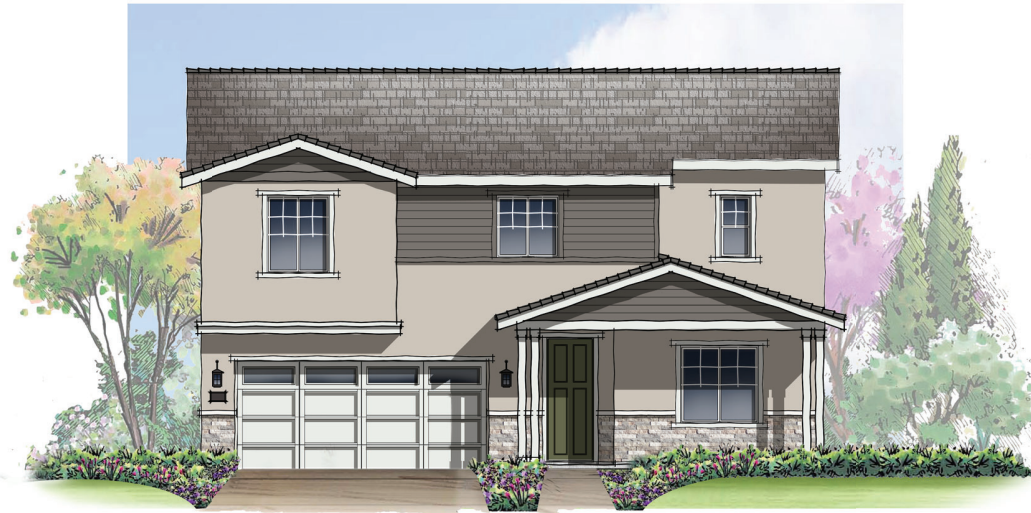
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- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - 8" HORIZONTAL SIDING
 - CULTURED STONE VENEER ACCENT



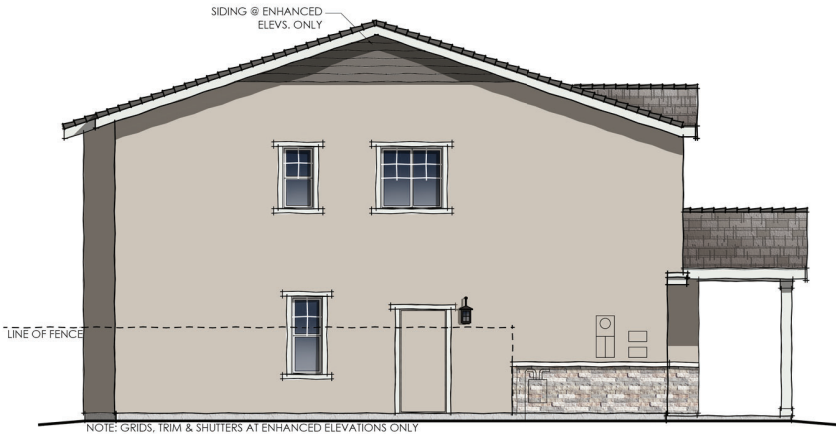
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



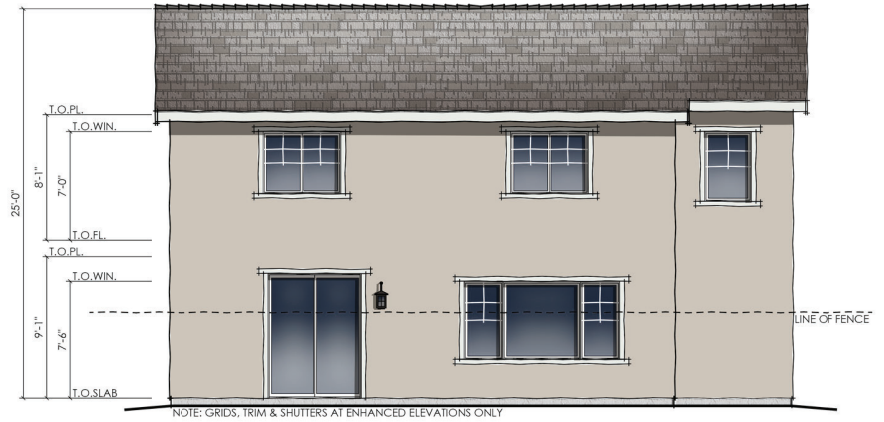
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

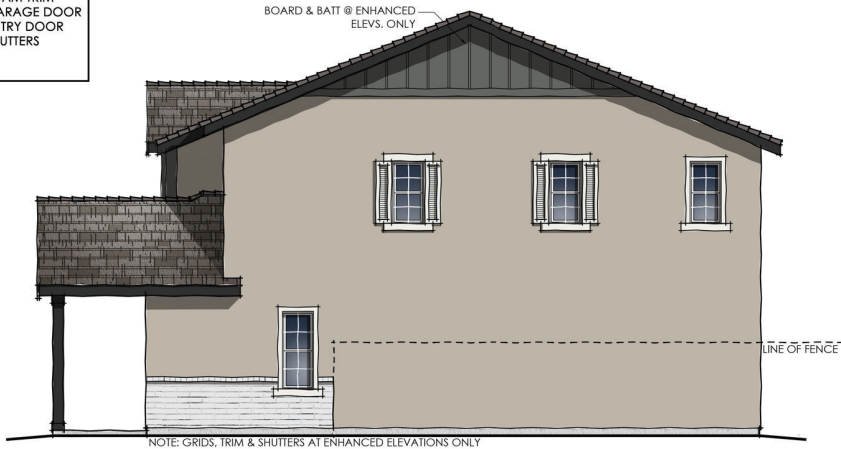


PLAN SIX | ELEVATION B | CALIFORNIA RANCH
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

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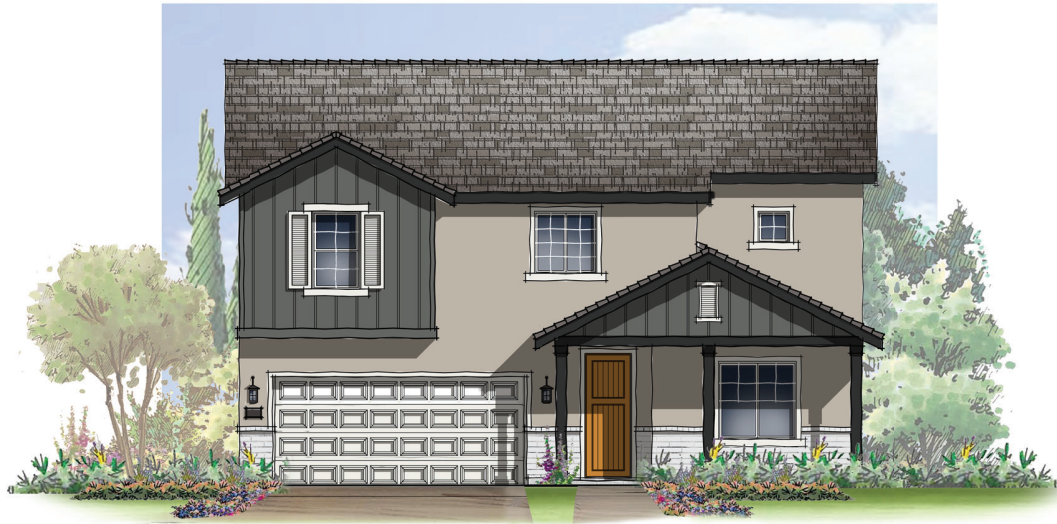
MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -BOARD & BATT
 -BRICK VENEER



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

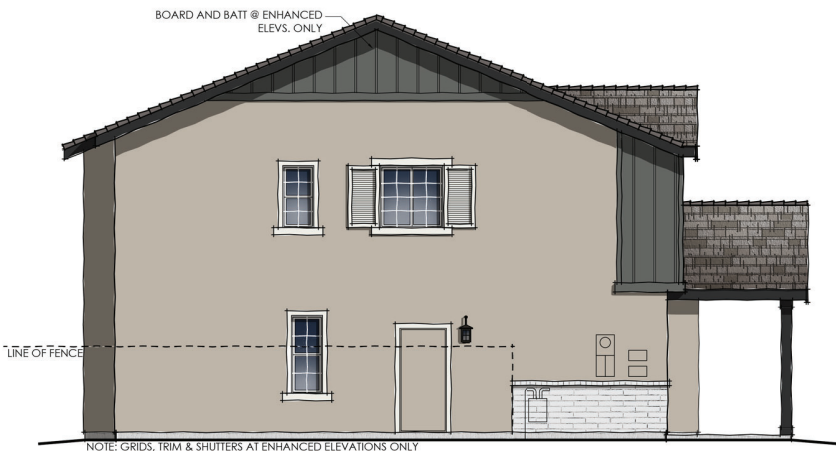
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

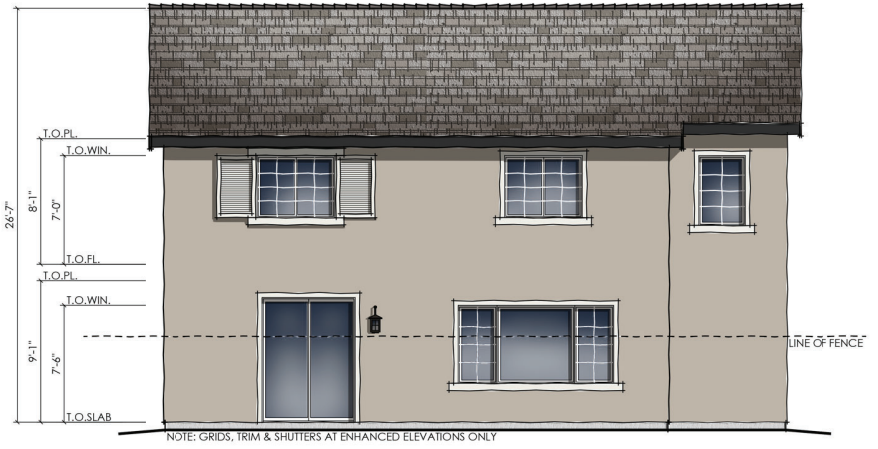
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

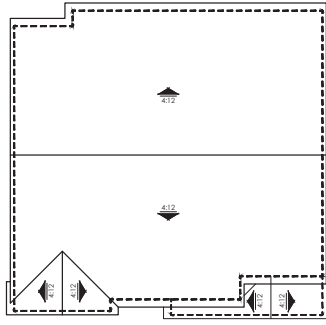
SCALE: 1/4" = 1'-0"



PLAN SIX | ELEVATION D | FARMHOUSE
CIELO 40' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

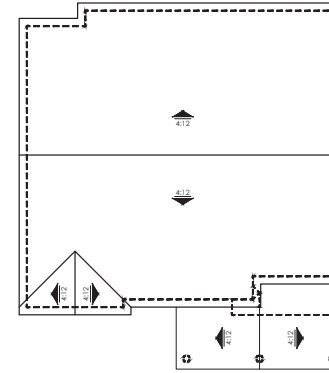
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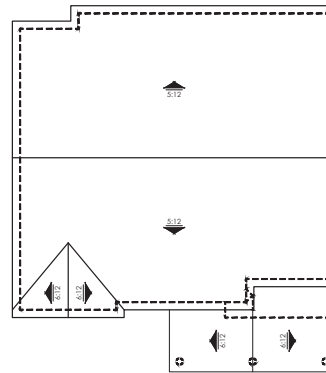
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'D'

SCALE: 1/8" = 1'-0"

PLAN SIX | ROOF PLANS

CIELO 40' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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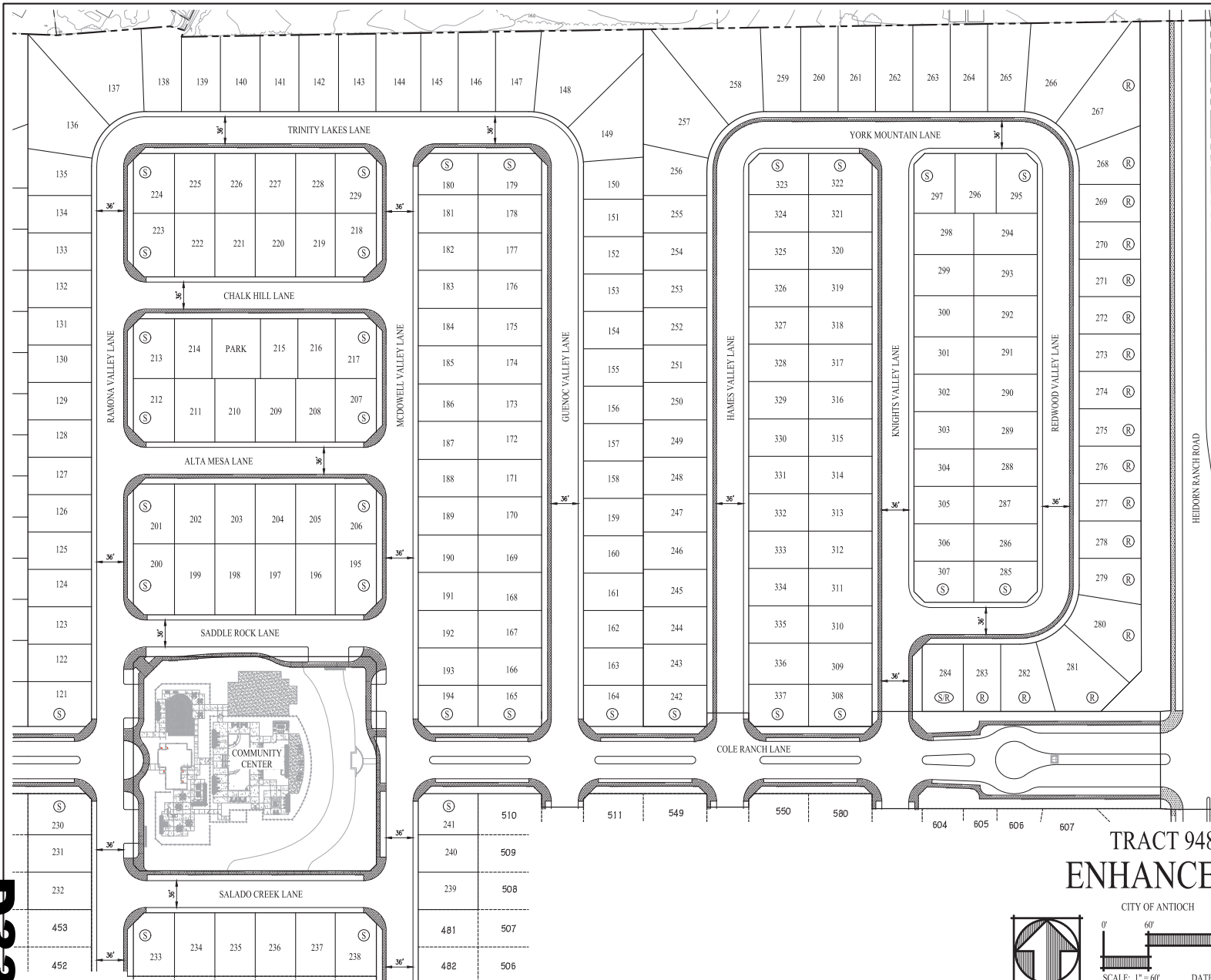


25.25



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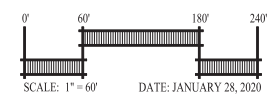


LEGEND

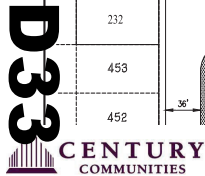
- (S) LOT WITH ENHANCED SIDE ELEVATION
- (R) LOT WITH ENHANCED REAR ELEVATION
- (SR) LOT WITH ENHANCED SIDE AND REAR ELEVATION

TRACT 9483 AND TRACT 9484 ENHANCED ELEVATIONS

CITY OF ANTIOCH CONTRA COSTA COUNTY CALIFORNIA



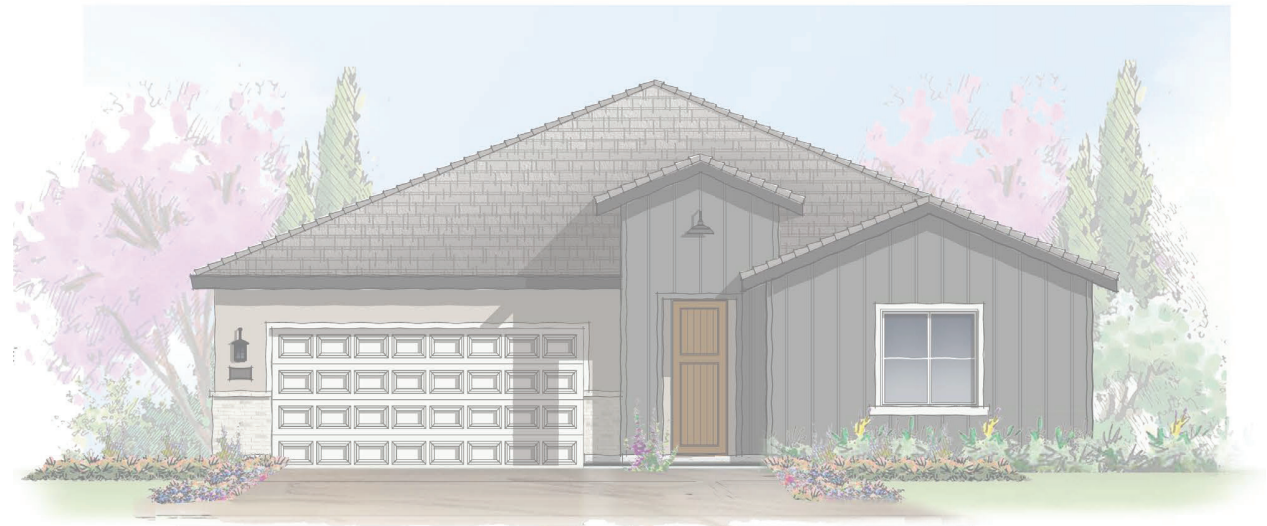
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CIELO 45' | 55' X 90' LOTS ANTIOCH, CALIFORNIA

SHEET INDEX

1. STREET SCENE
2. FLOOR PLAN 1
3. ELEVATION A | SPANISH
4. ELEVATION B | CALIFORNIA RANCH
5. ELEVATION D | FARMHOUSE
6. ROOF PLAN 1
7. FLOOR PLAN 2
8. ELEVATION A | SPANISH
9. ELEVATION B | CALIFORNIA RANCH
10. ELEVATION C | COTTAGE
11. ROOF PLAN 2
12. FLOOR PLAN 3
13. ELEVATION A | SPANISH
14. ELEVATION B | CALIFORNIA RANCH
15. ELEVATION D | FARMHOUSE
16. ROOF PLAN 3
17. FLOOR PLAN 4
18. ELEVATION A | SPANISH
19. ELEVATION B | CALIFORNIA RANCH
20. ELEVATION C | COTTAGE
21. ROOF PLAN 4
22. ENHANCED LOT EXHIBIT





PLAN 1D - FARMHOUSE

PLAN 3A - SPANISH

PLAN 4C - COTTAGE

PLAN 2B - CALIFORNIA RANCH



07.26.2020

CENTURY COMMUNITIES

CONCEPTUAL STREET SCENE
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

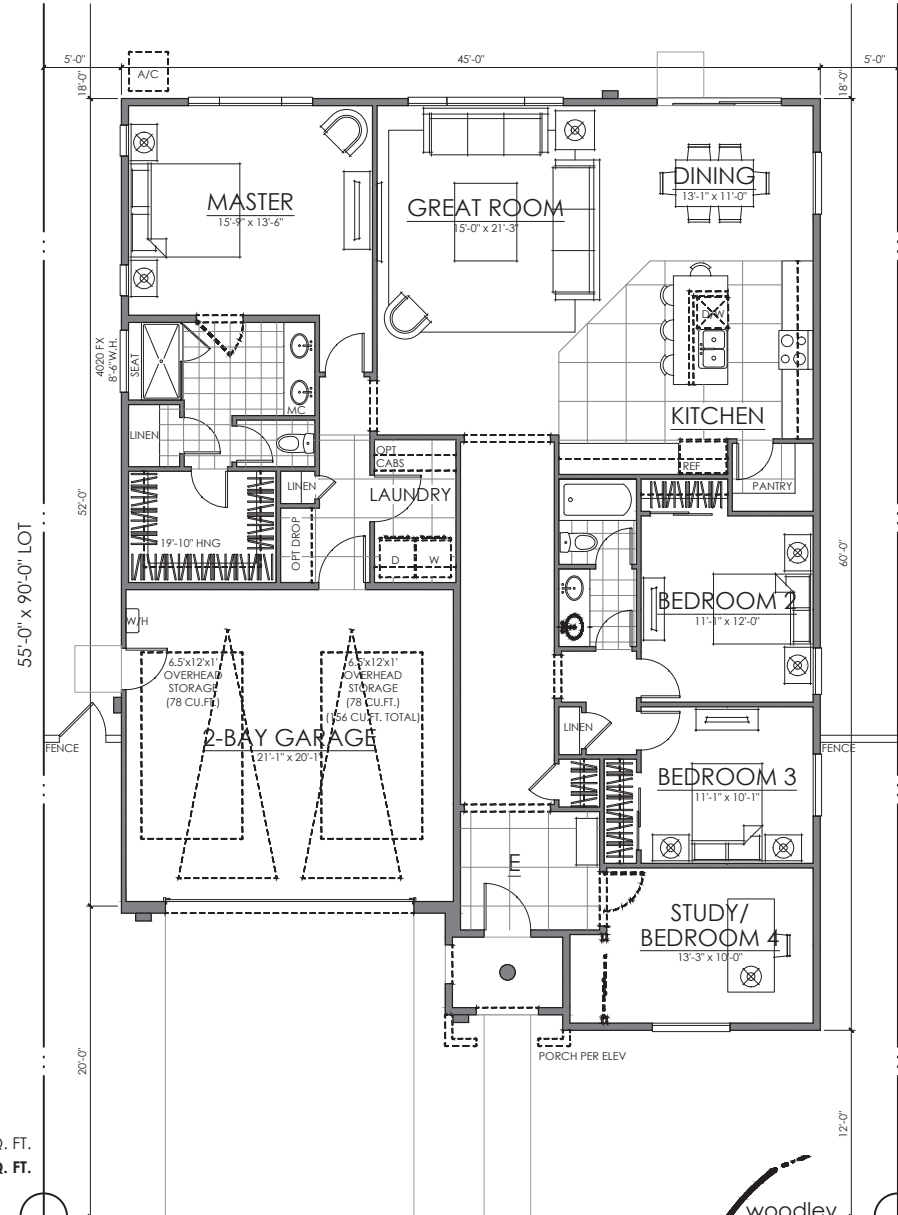
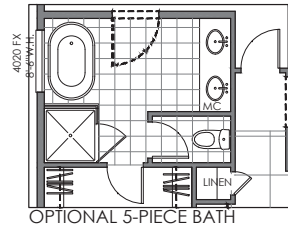
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 santa ana, ca 92705 / 949 553.8919

RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

*LOCATIONS MAY VARY PER ELEVATION

55x90 AA PLAN 1 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE C) 55X90	4,950 SF	4,950 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	11'-0"	Y
LIVING	12' MIN.	12'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	18'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE +1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	51.5%	Y



FIRST FLOOR 2051 SQ. FT.
TOTAL LIVING 2051 SQ. FT.

PLAN ONE | 2051 SQ. FT.

CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS
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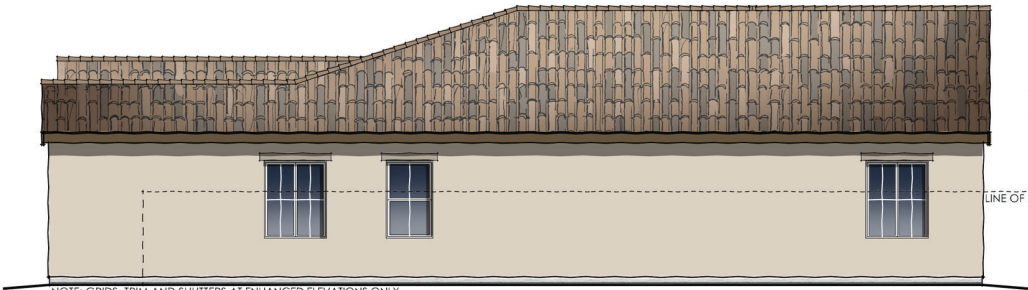
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MATERIAL NOTES:
 -STUCCO
 -5' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -TILE ACCENTS



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

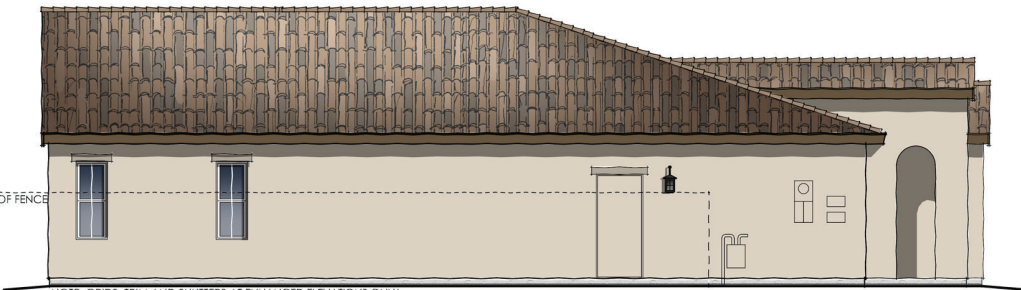
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

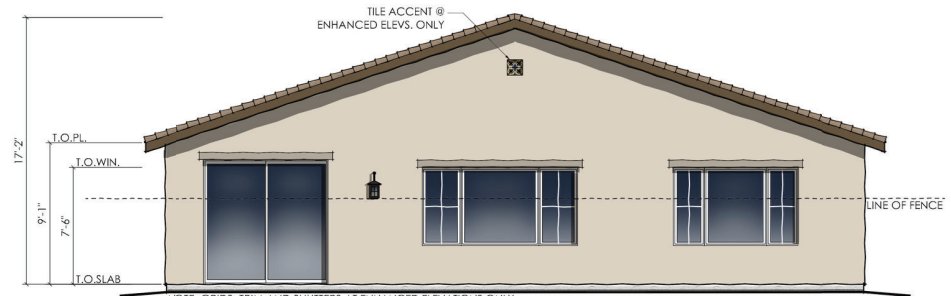
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



02.25.2020

CENTURY COMMUNITIES

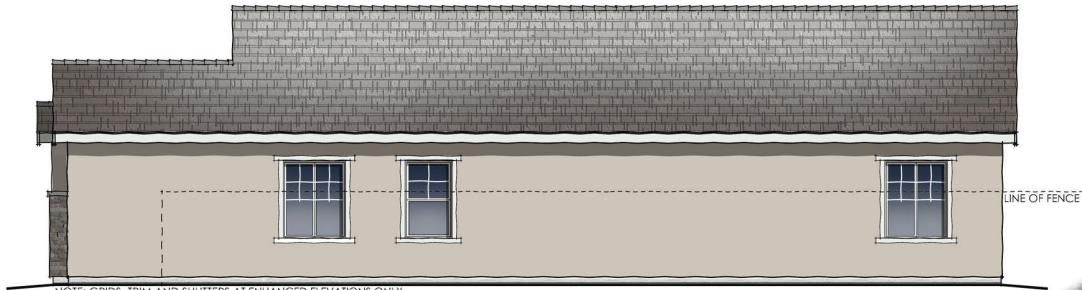
PLAN ONE | ELEVATION A | SPANISH
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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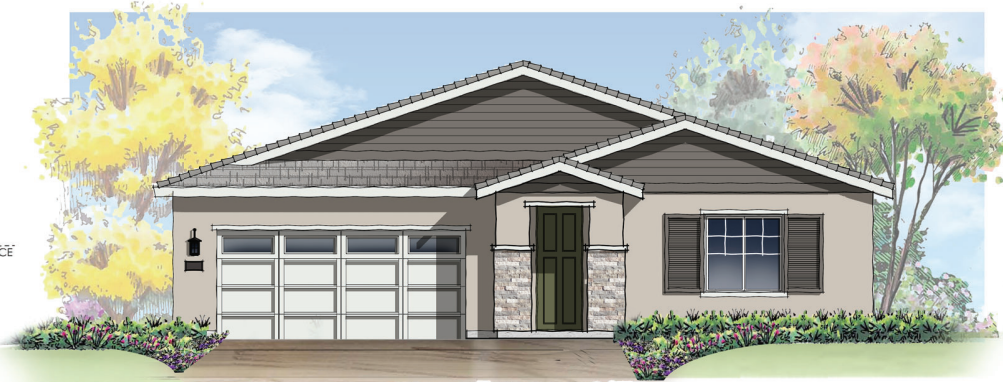
MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

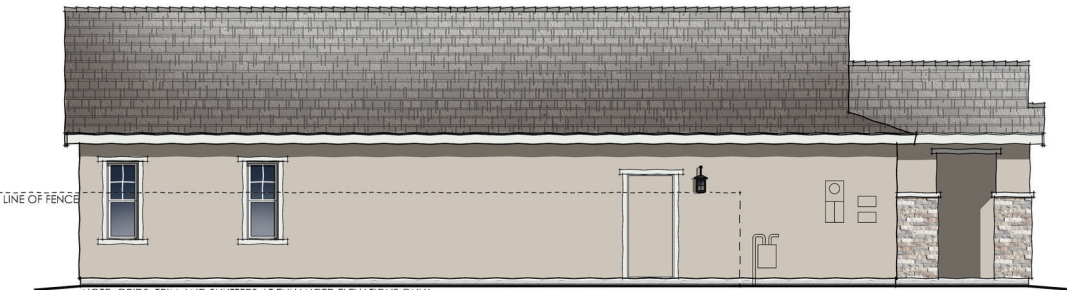
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

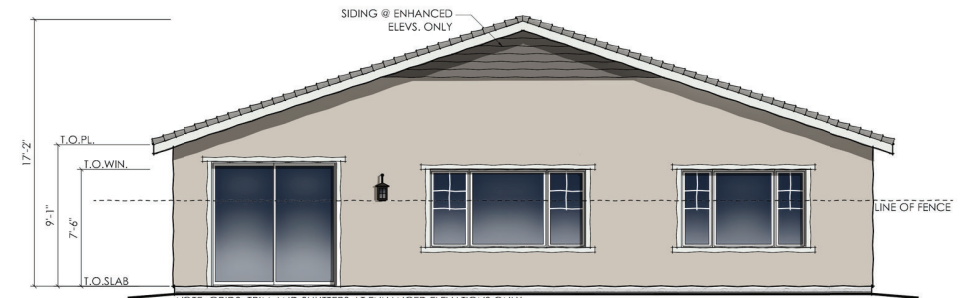
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



07-25-2020

CENTURY COMMUNITIES

PLAN ONE | ELEVATION B | CALIFORNIA RANCH

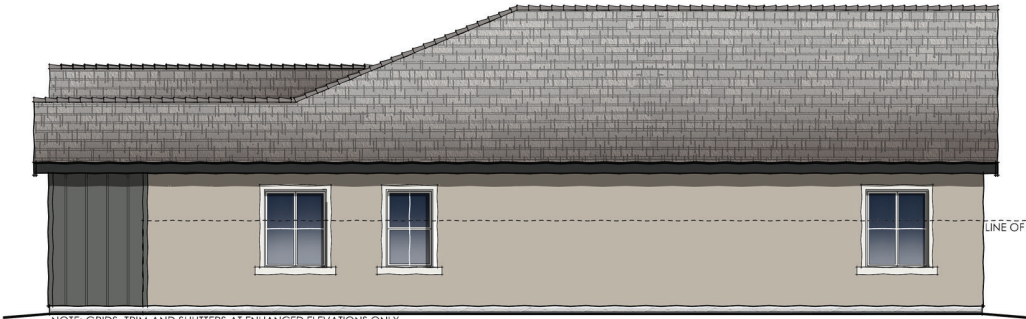
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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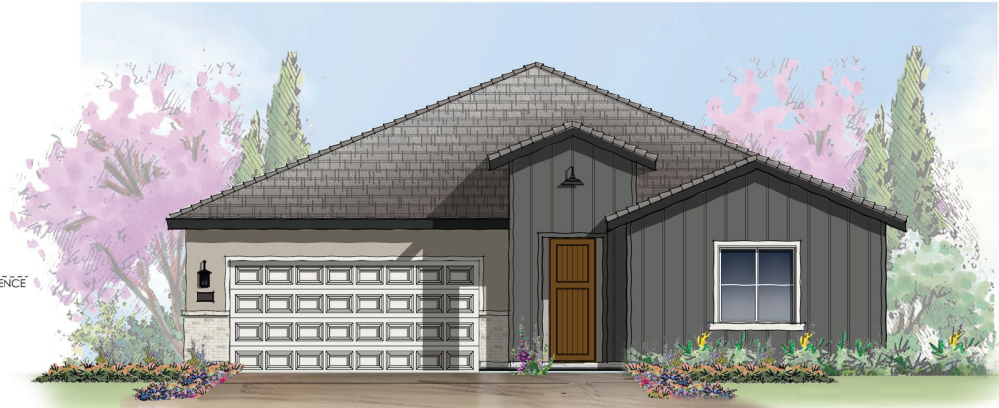
MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -BOARD & BATT
 -BRICK VENEER



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

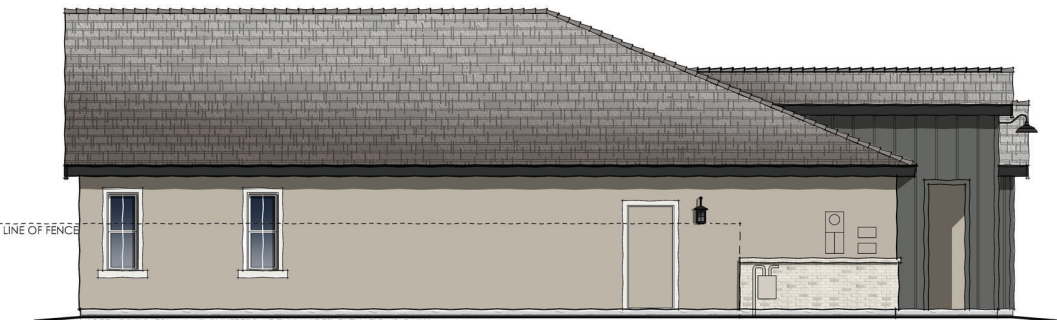
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

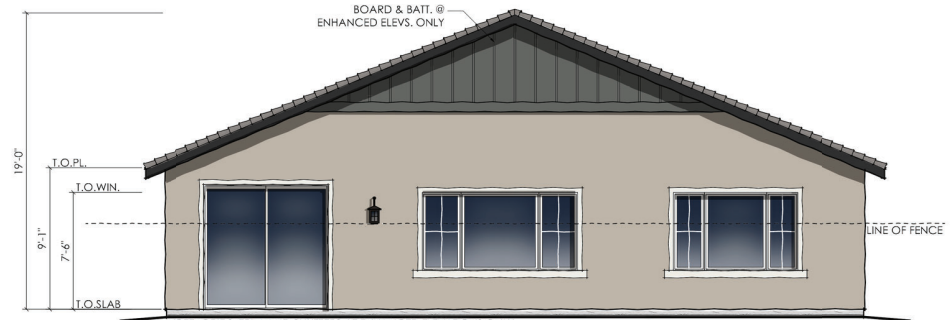
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



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CENTURY COMMUNITIES

PLAN ONE | ELEVATION D | FARMHOUSE

CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

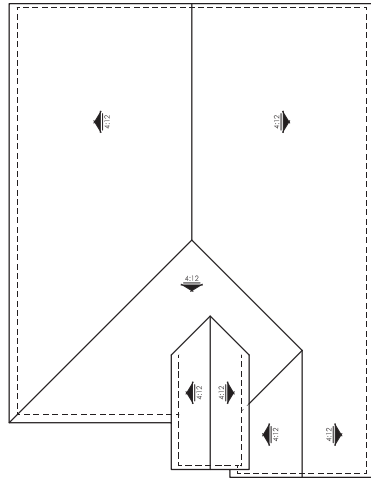
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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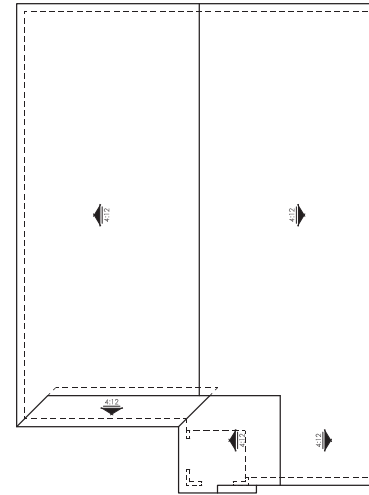
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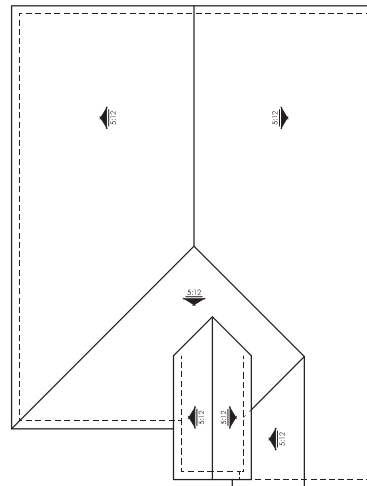
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'D'

SCALE: 1/8" = 1'-0"

PLAN ONE | ROOF PLANS

CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

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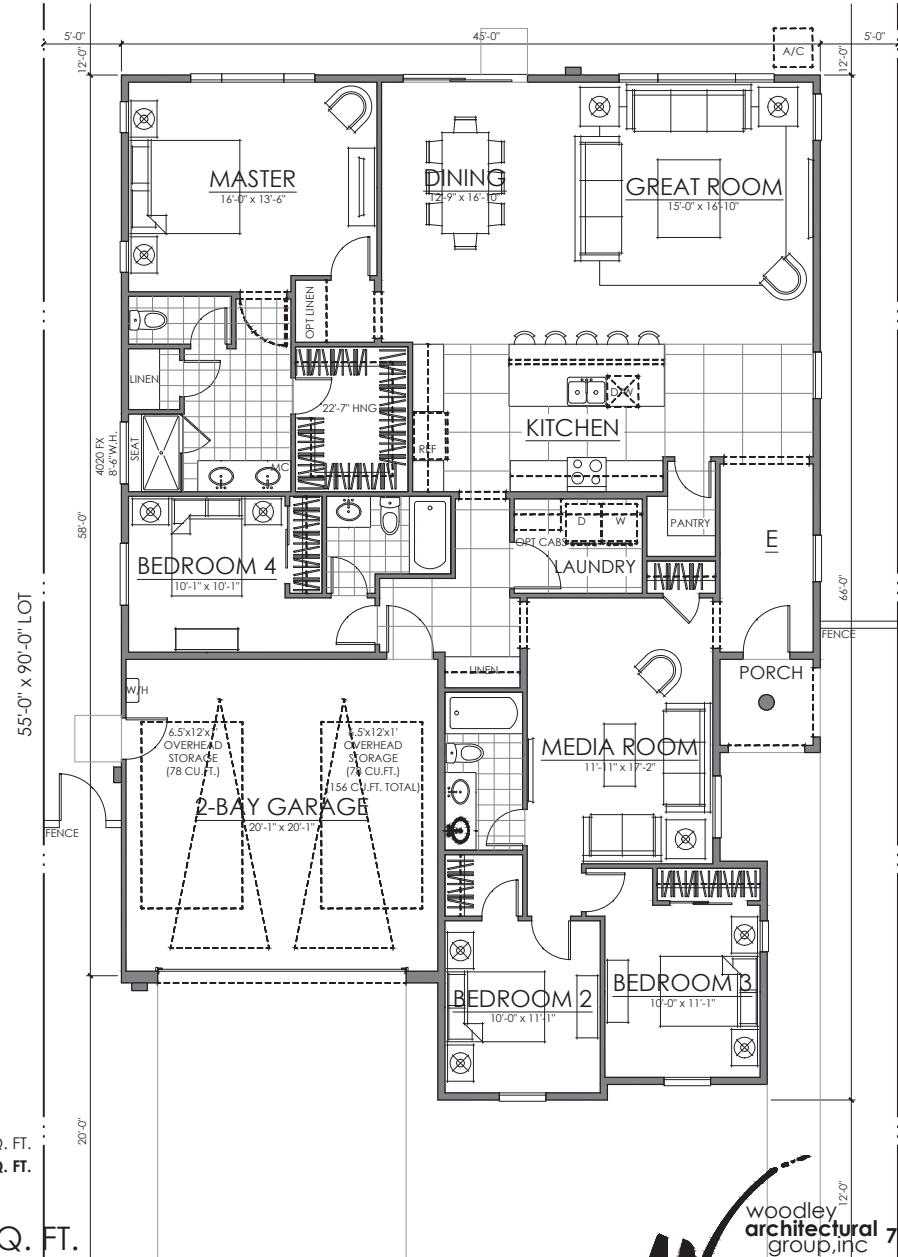
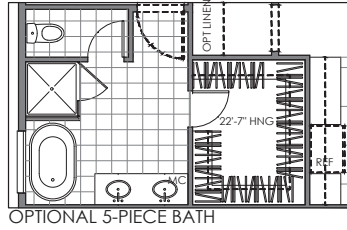


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RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

*LOCATIONS MAY VARY PER ELEVATION

55x90 AA PLAN 2 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE C) 55X90	4,950 SF	4,950 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	34'-4 1/2"	Y
LIVING	12' MIN.	12'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	18'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE + 1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	54.7%	Y



PLAN TWO | 2245 SQ. FT.

**CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA**

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS
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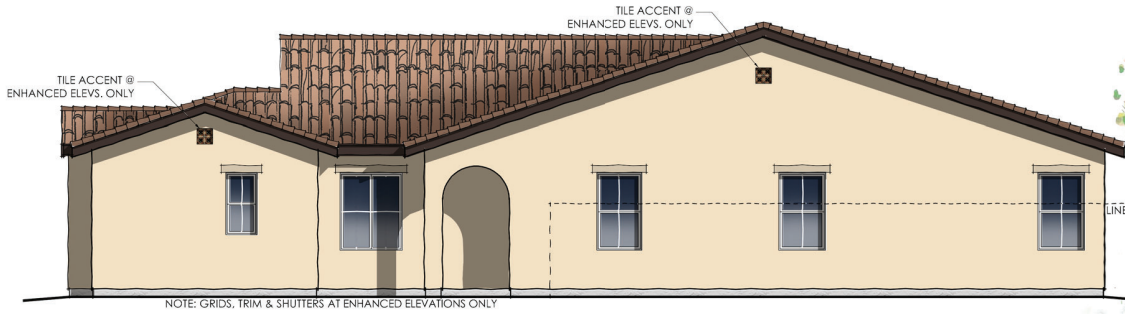
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02.25.2020

CENTURY COMMUNITIES

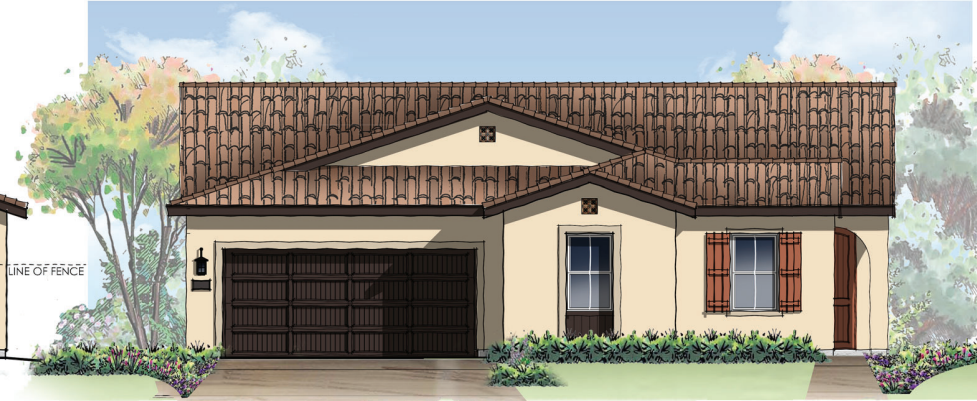
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MATERIAL NOTES:
 -STUCCO
 -5' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -TILE ACCENTS



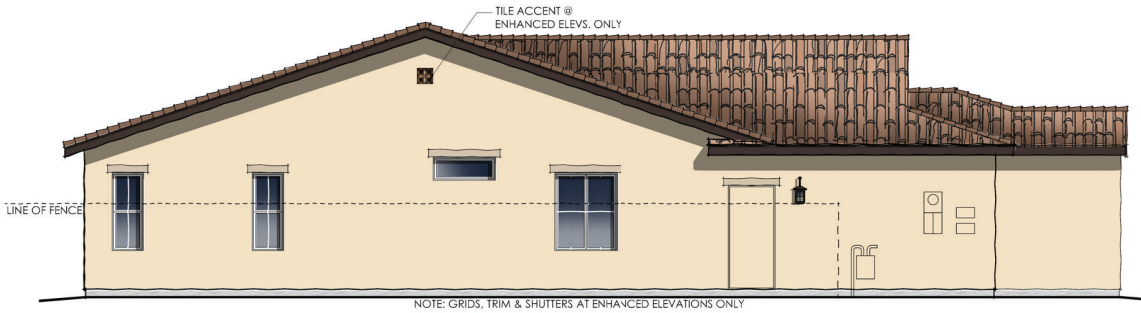
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



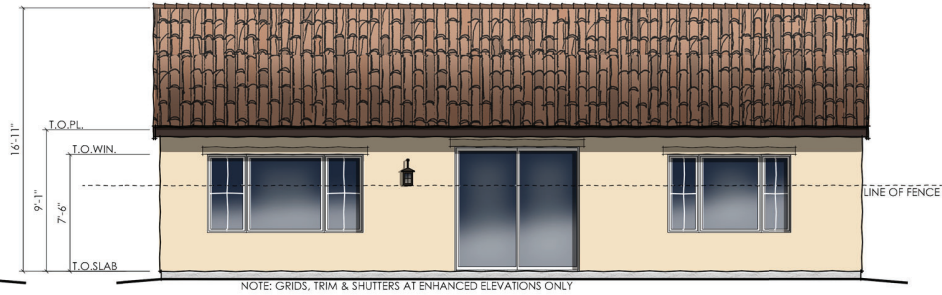
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"



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CENTURY COMMUNITIES

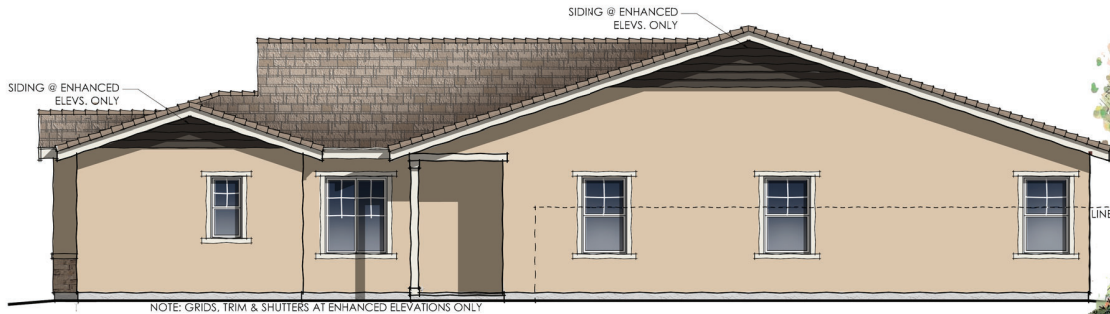
PLAN TWO | ELEVATION A | SPANISH
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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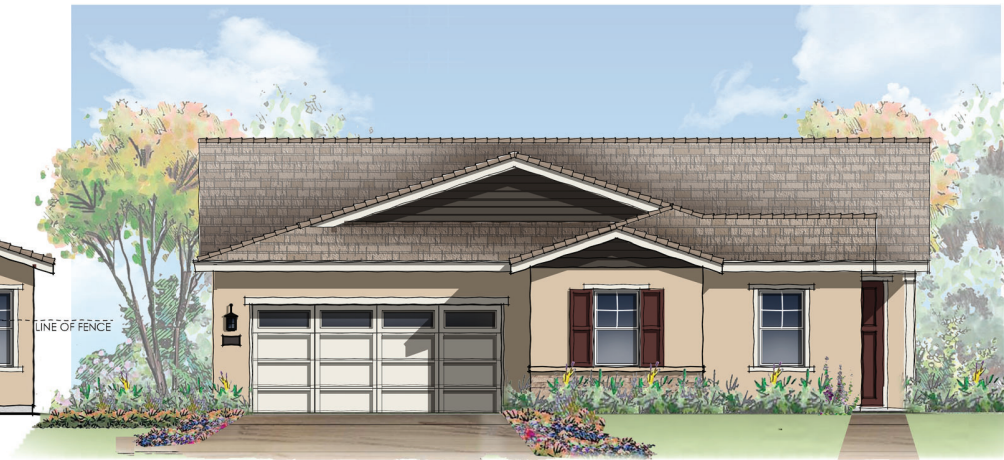
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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER



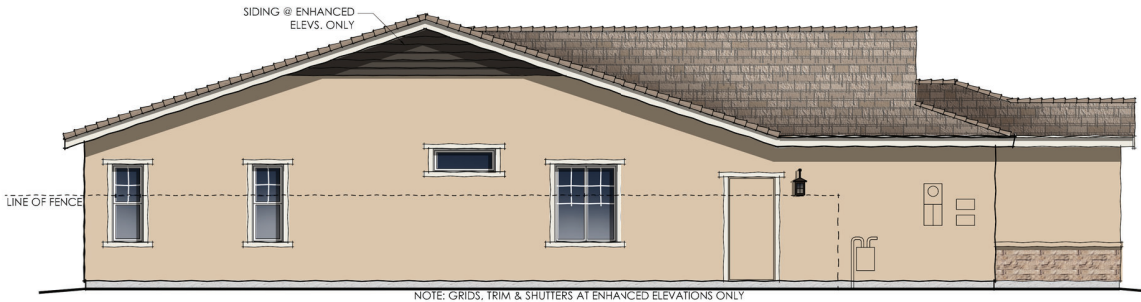
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



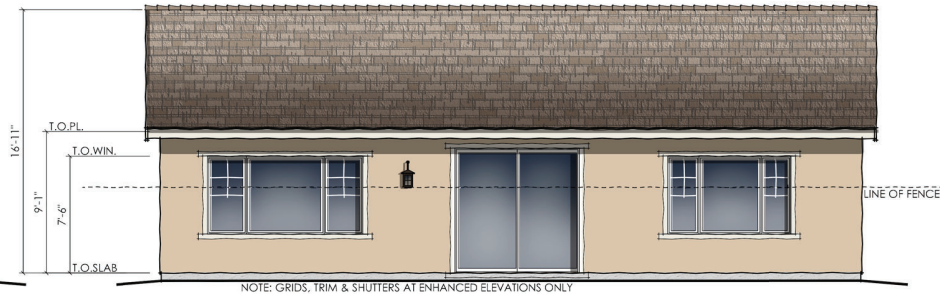
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

PLAN TWO | ELEVATION B | CALIFORNIA RANCH

CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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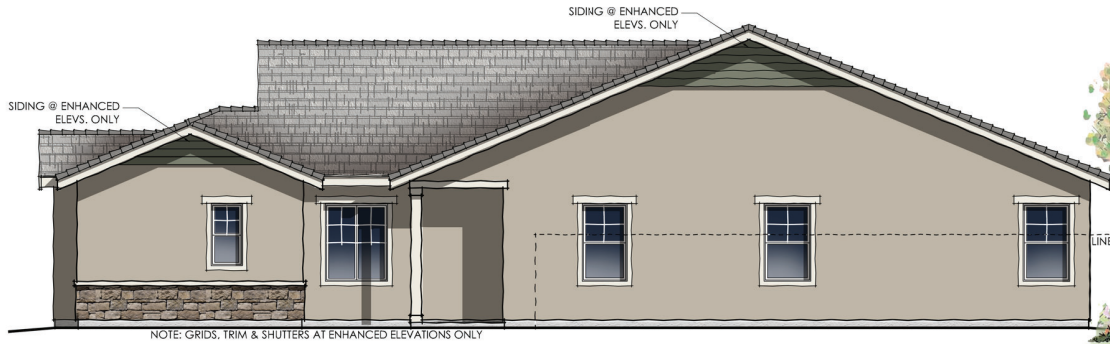


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CENTURY COMMUNITIES

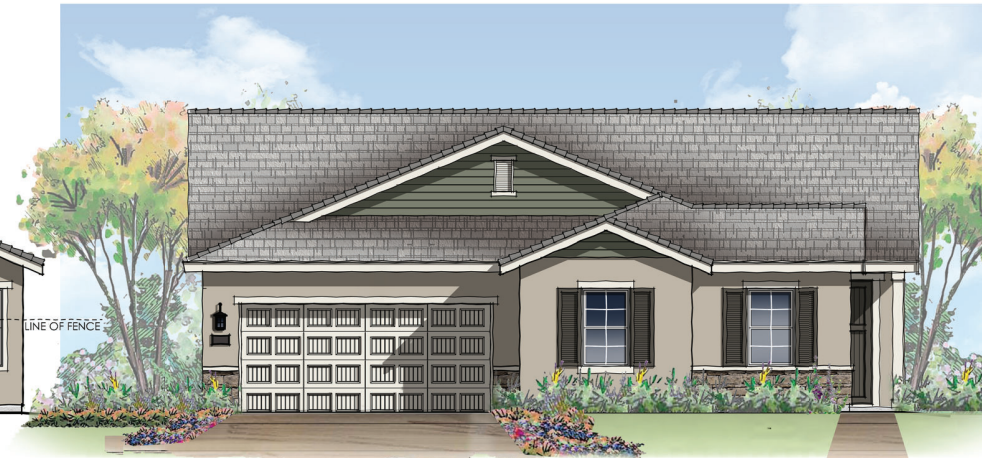
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- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - STYLE SPECIFIC SHUTTERS
 - 8" HORIZONTAL SIDING
 - GABLE END VENT
 - CULTURED STONE VENEER ACCENT



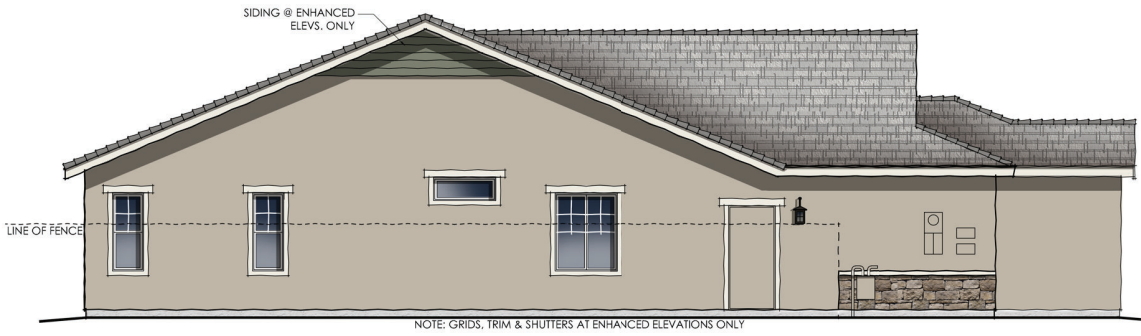
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



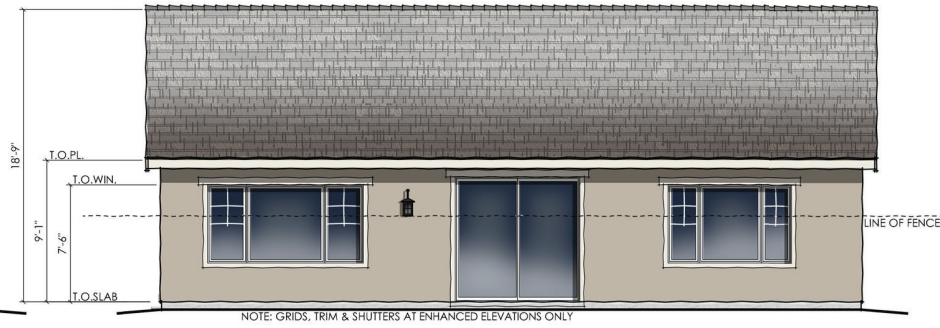
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"



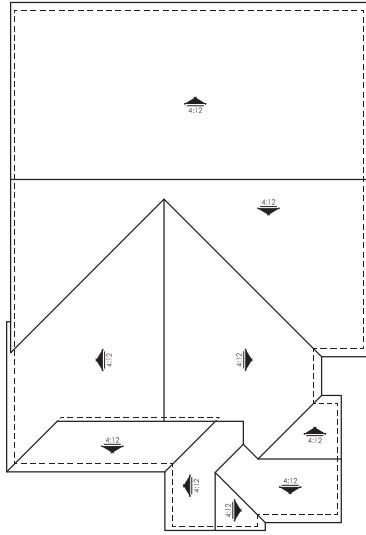
01.25.2020

CENTURY COMMUNITIES

PLAN TWO | ELEVATION C | COTTAGE
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

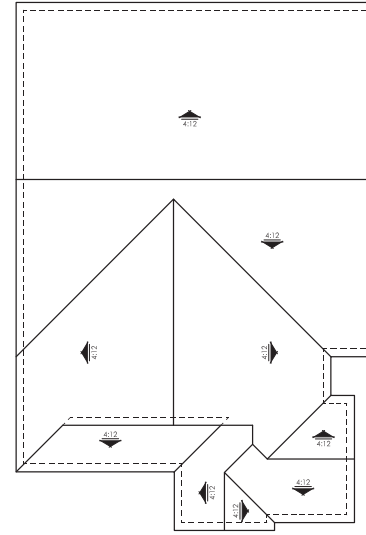
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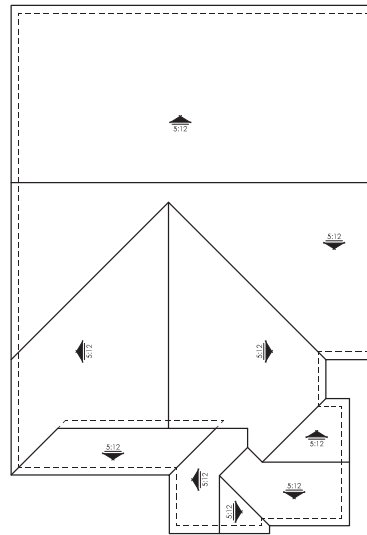
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



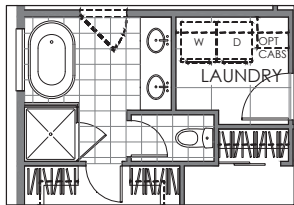
ROOF PLAN 'C'

SCALE: 1/8" = 1'-0"

PLAN TWO | ROOF PLANS
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

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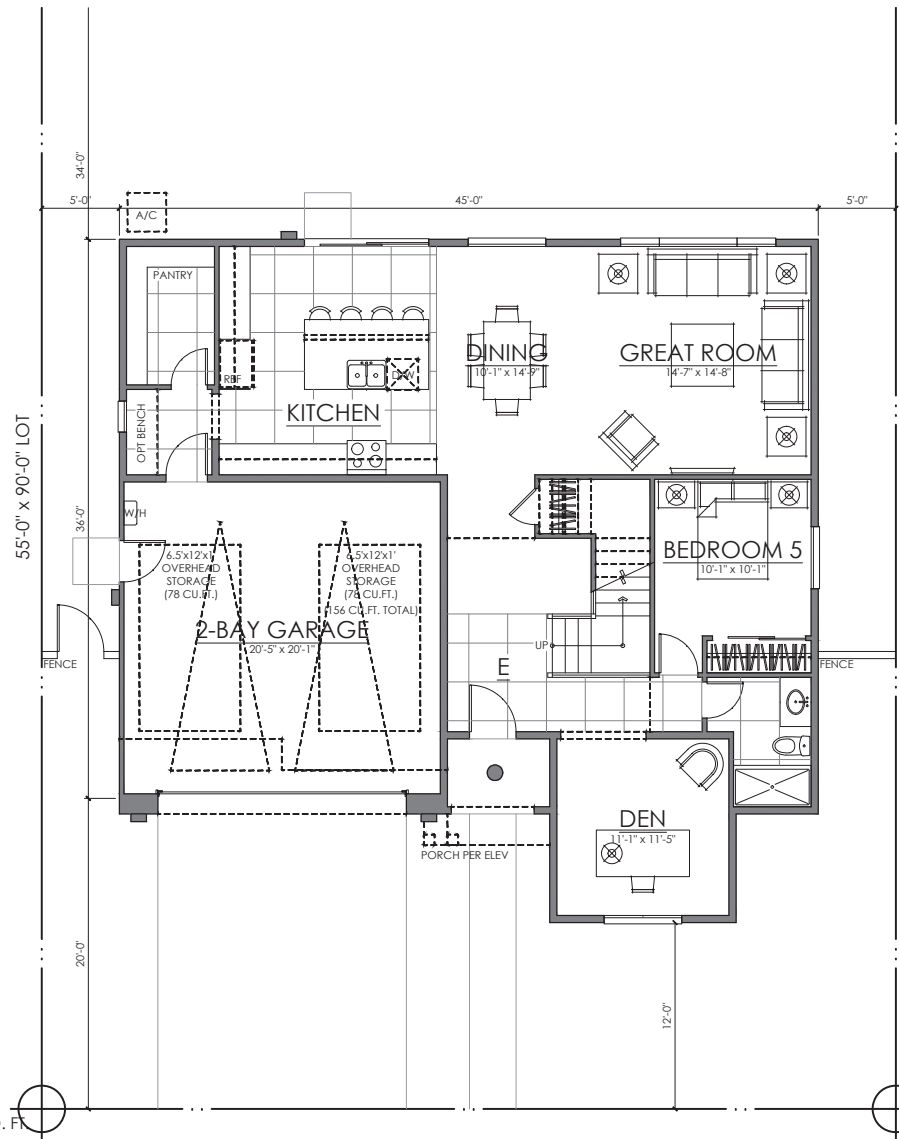
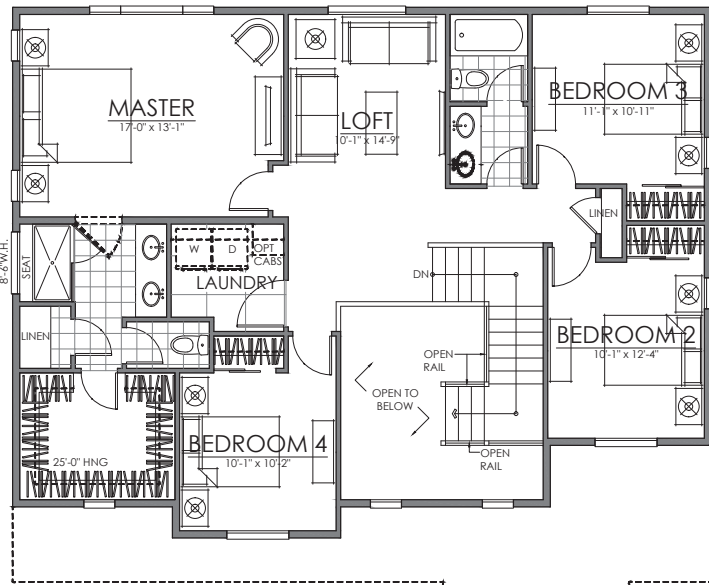


OPTIONAL 5-PIECE BATH



*LOCATIONS MAY VARY PER ELEVATION

55x90 AA PLAN 3 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE C) 55X90	4,950 SF	4,950 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	17'-0"	Y
LIVING	12' MIN.	12'-0"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	34'-0"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE + 1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	35.6%	Y



FIRST FLOOR 1273 SQ. FT.
SECOND FLOOR 1231 SQ. FT.
TOTAL LIVING 2504 SQ. FT.

PLAN THREE | 2504 SQ. FT.
CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS
THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE, SUCH AS FINAL FIXTURES OR FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE USED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.

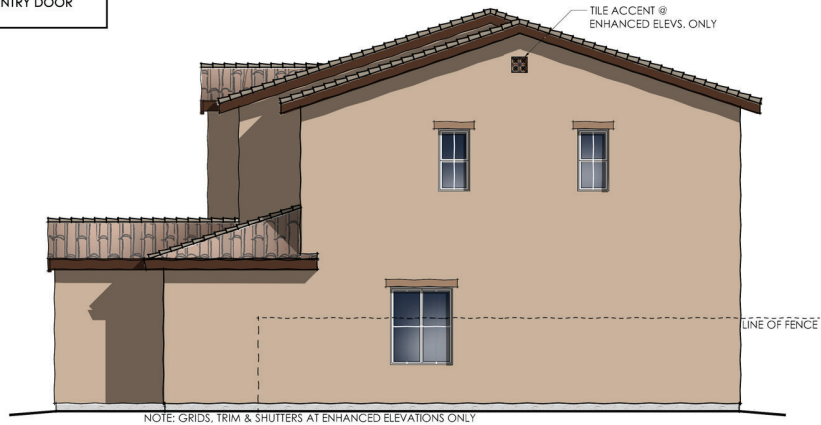


01/25/2020

CENTURY COMMUNITIES

woodley architectural 12 group, inc
colorado // 731 southpark dr. suite B littleton, co 80120 / 303.683.7231
california // 2943 pullman st. suite A santa ana, ca 92705 / 949.553.8919

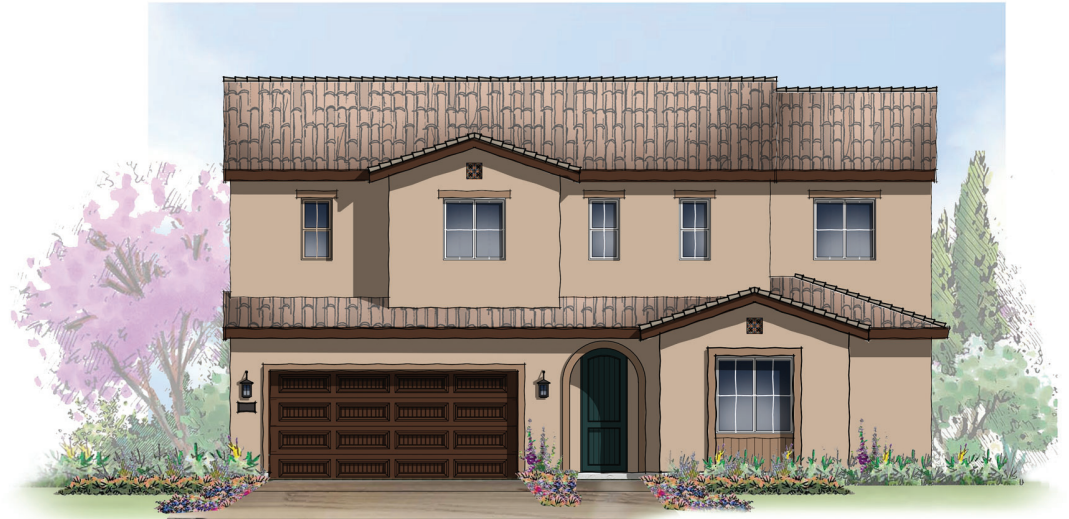
MATERIAL NOTES:
 -STUCCO
 -5" TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -TILE ACCENTS



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

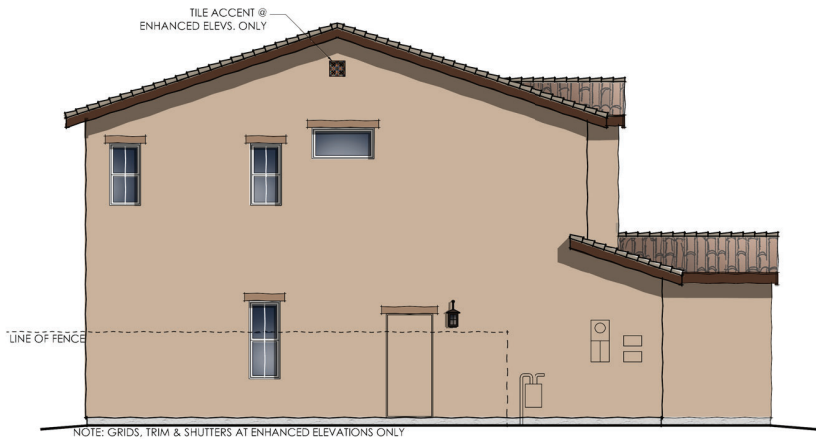
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

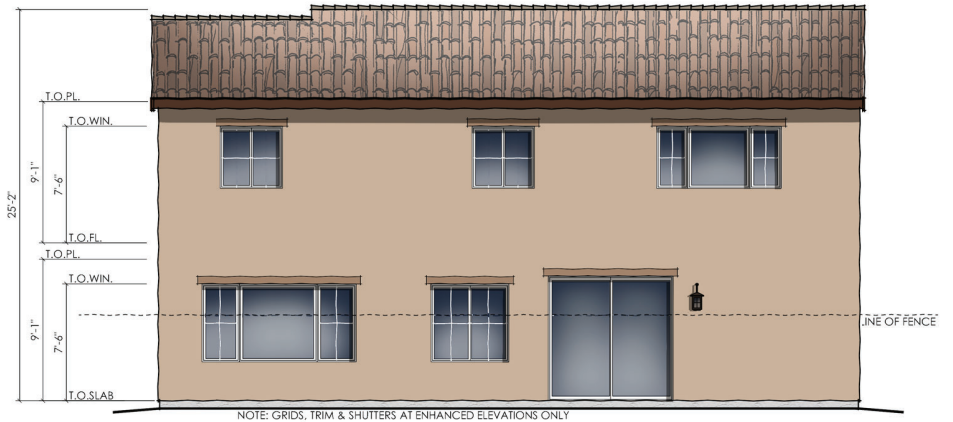
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



02.25.2020

CENTURY COMMUNITIES

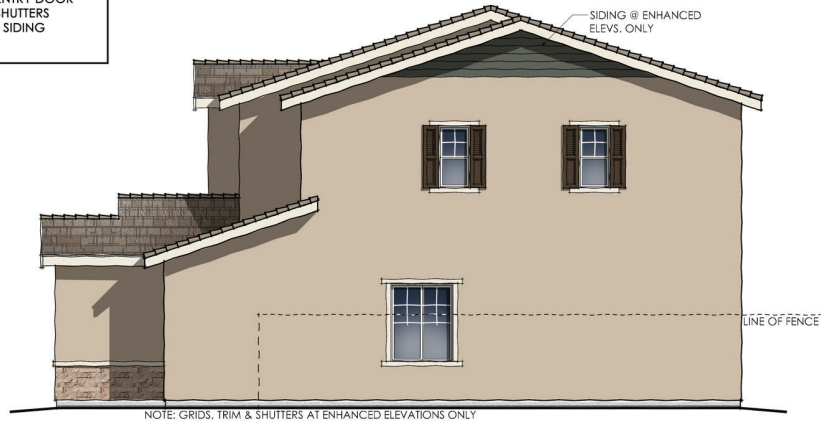
PLAN THREE | ELEVATION A | SPANISH
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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 13
 colorado // 731 southpark dr. suite B
 littleton, co 80120 / 303 683.7231
 california // 2943 pullman st. suite A
 santa ana, ca 92705 / 949 553.8919

MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -STONE VENEER



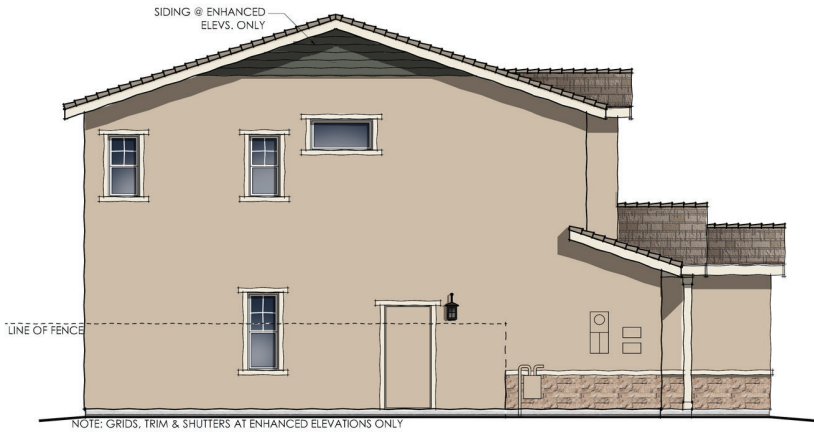
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



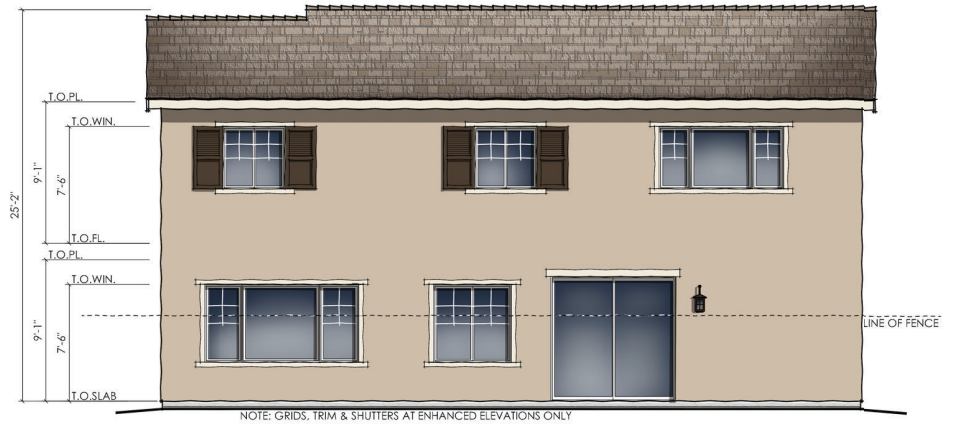
FRONT ELEVATION

SCALE: 1/4" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

PLAN THREE | ELEVATION B | CALIFORNIA RANCH

CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS. THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE. SUCH AS FINAL FOOTING OR FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE REPRODUCED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.

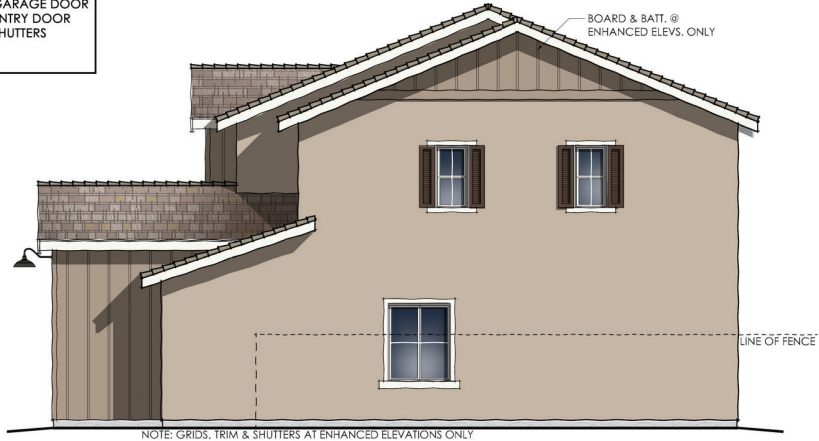


07/25/2020

CENTURY COMMUNITIES

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 california // 2943 pullman st, suite A santa ana, ca 92705 / 949 553.8919

MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -BOARD & BATT
 -BRICK VENEER



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

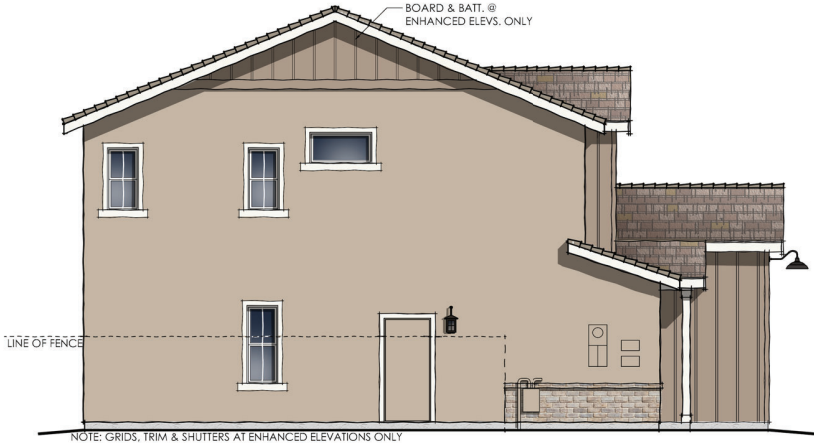
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

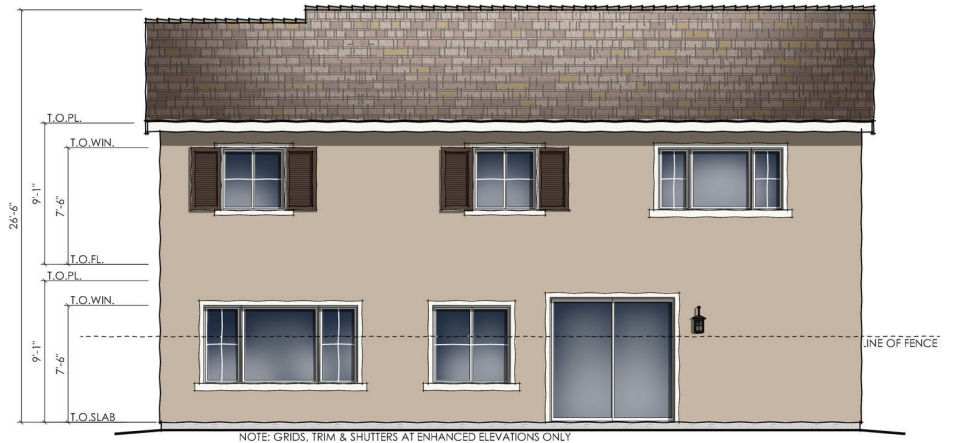
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM & SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



02.25.2020

CENTURY COMMUNITIES

PLAN THREE | ELEVATION D | FARMHOUSE

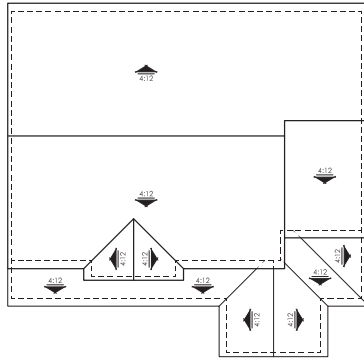
CIELO 45' | CENTURY COMMUNITIES

ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

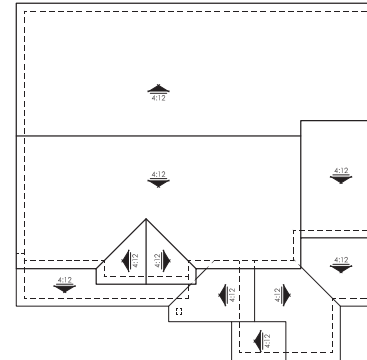
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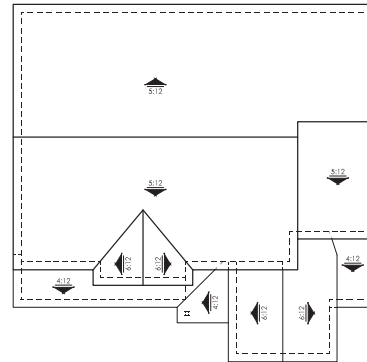
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'D'

SCALE: 1/8" = 1'-0"

PLAN THREE | ROOF PLANS

CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

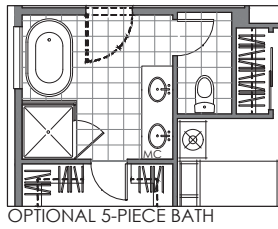
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS.

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01.20.2020





RECESSED FIXTURE	
WALL MOUNTED FIXTURE (COACH OF GOOSENECK)	

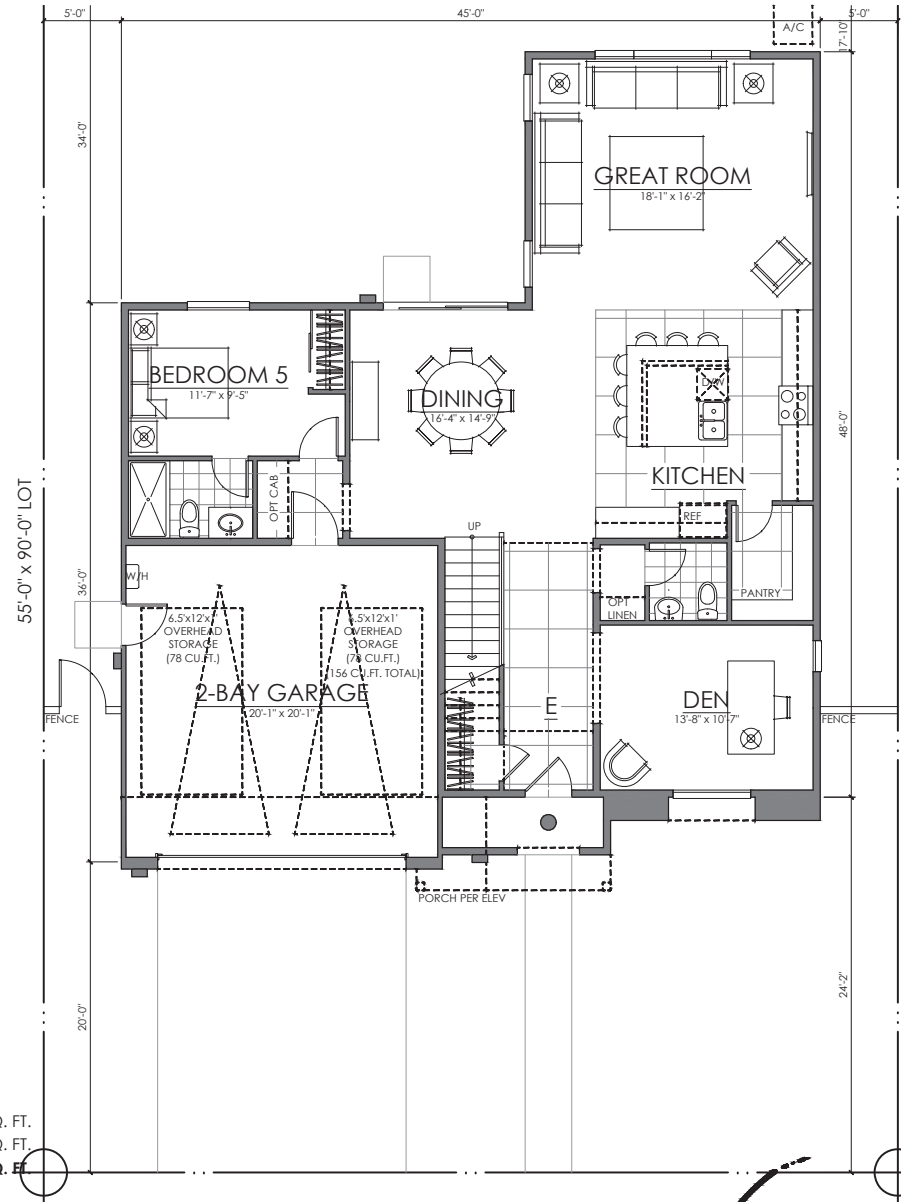
*LOCATIONS MAY VARY PER ELEVATION

55x90 AA PLAN 4 DESIGN GUIDELINES COMPLIANCE			
PRODUCT CRITERIA	MINIMUM CONDITION	AS DESIGNED	COMPLIES
LOT SIZE (LOT TYPE C) 55x90	4,950 SF	4,950 SF	Y
SETBACKS			
FRONT TO BACK OF SIDEWALKS			
PORCH/COURTYARDS	10' MIN.	18'-2"	Y
LIVING	12' MIN.	24'-2"	Y
CORNER/STREET	10' MIN.	SEE SITE	
SIDE SETBACKS	5' MIN.	5'-0"	Y
REAR SETBACKS			
LIVING	10' MIN. / 12'-0" AVG.	17'-10"	Y
COVERED PATIO	3' MIN.	N/A	
GARAGE SETBACK	18' (w/o SW), 20' (w/ SW)	20'-0"	Y
BUILDING HEIGHT (2 STORY)	35'-0"	PER ELEVATION	Y
PARKING	2 SPACES IN GARAGE + 1 ON-STREET SPACE	2 GARAGE SPACES	Y
ARCHITECTURAL STYLES	VARIED STYLES REQ'D	SEE ELEVATIONS	Y
COVERAGE (BASED ON MINIMUM LOT SIZES)	60% SINGLE STORY 54% TWO STORY	38.8%	Y

FIRST FLOOR 1409 SQ. FT.
 SECOND FLOOR 1302 SQ. FT.
TOTAL LIVING 2711 SQ. FT.

PLAN FOUR | 2711 SQ. FT.
CIELO 45' | CENTURY COMMUNITIES
ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS. THESE DRAWINGS ARE INTENDED FOR DESIGN DEVELOPMENT AND PRELIMINARY STUDIES ONLY AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE. SUCH AS FINAL PERMITS OR FINAL ENGINEERING. COPYRIGHT WOODLEY ARCHITECTURAL GROUP, INC. THESE DRAWINGS MAY NOT BE USED OR DUPLICATED WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOODLEY ARCHITECTURAL GROUP, INC.



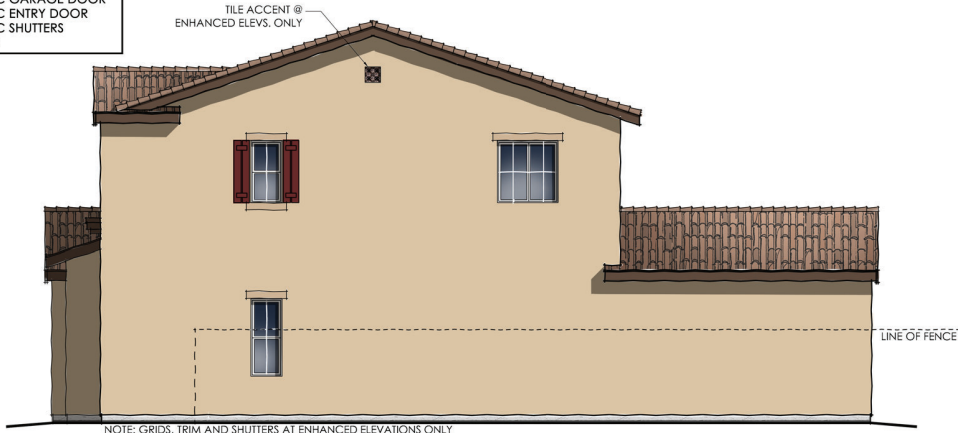
DSN

02.23.2020

CENTURY COMMUNITIES

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 california // 2943 pullman st. suite A santa ana, ca 92705 / 949.553.8919

MATERIAL NOTES:
 -STUCCO
 -5' TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -TILE ACCENTS



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

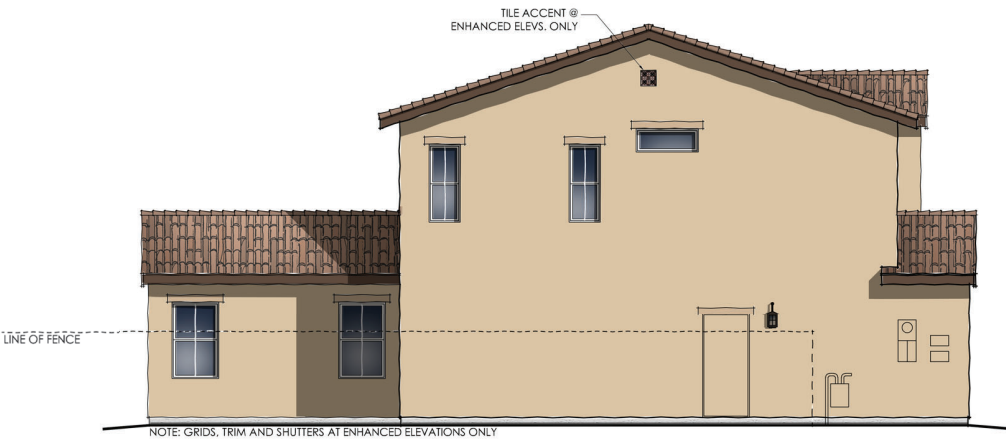
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

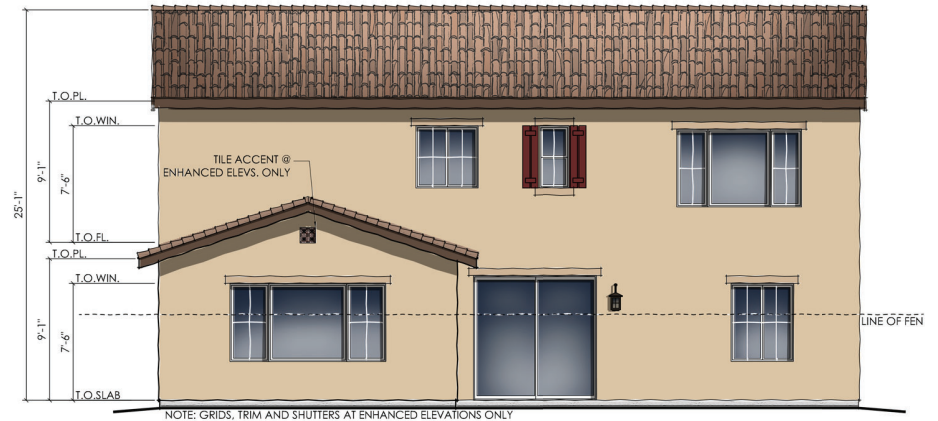
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



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CENTURY COMMUNITIES

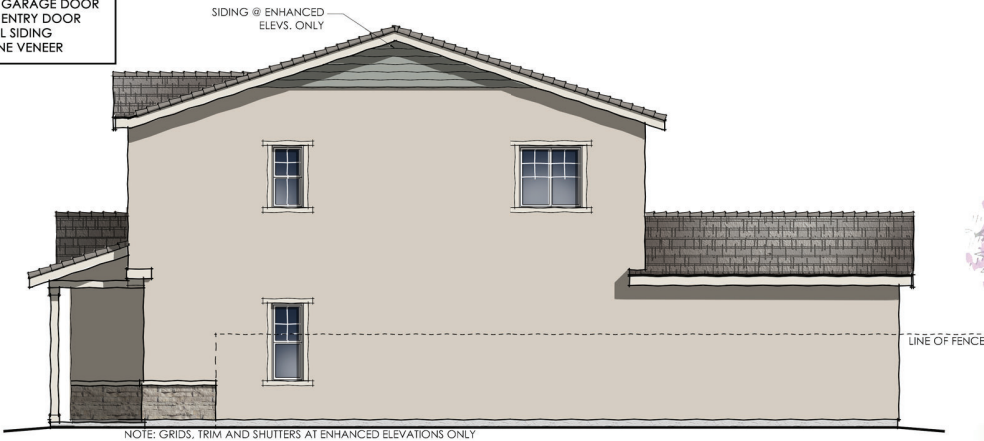
PLAN FOUR | ELEVATION A | SPANISH
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA

NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METHODS

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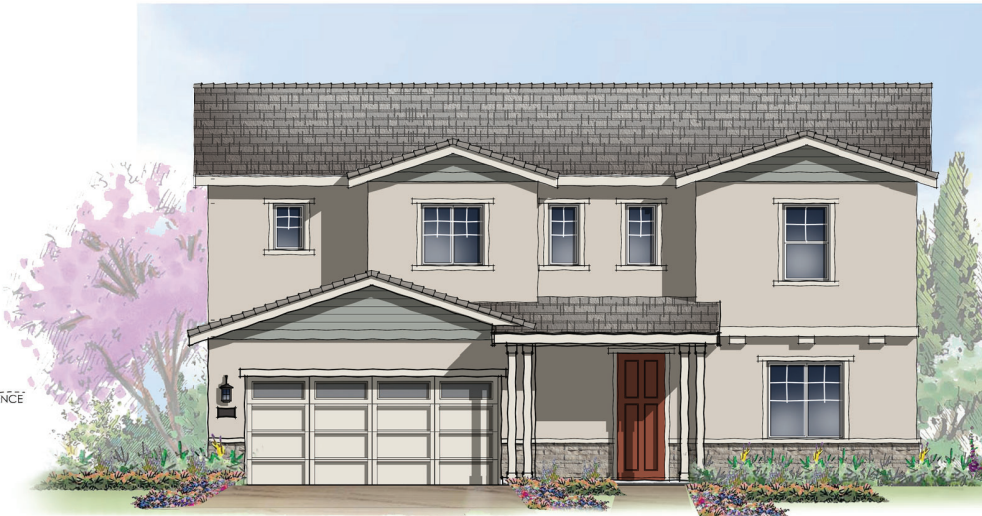
- MATERIAL NOTES:**
- STUCCO
 - FLAT TILE ROOF
 - STUCCO OVER FOAM TRIM
 - STYLE SPECIFIC GARAGE DOOR
 - STYLE SPECIFIC ENTRY DOOR
 - 8" HORIZONTAL SIDING
 - CULTURED STONE VENEER



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

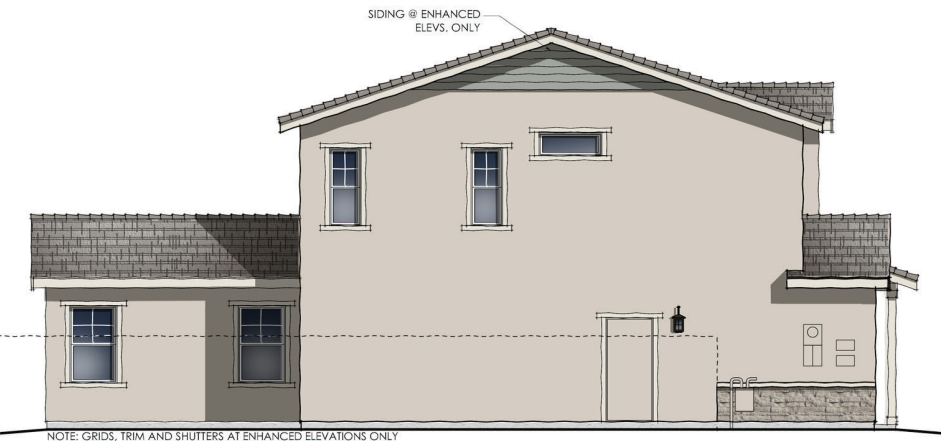
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

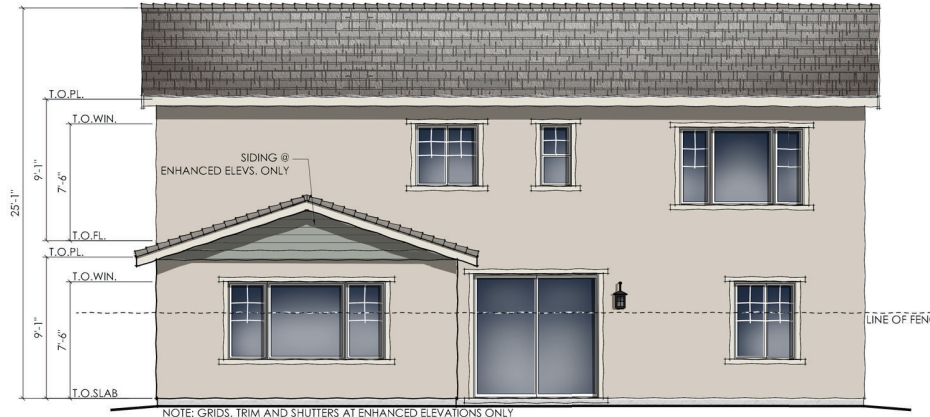
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"

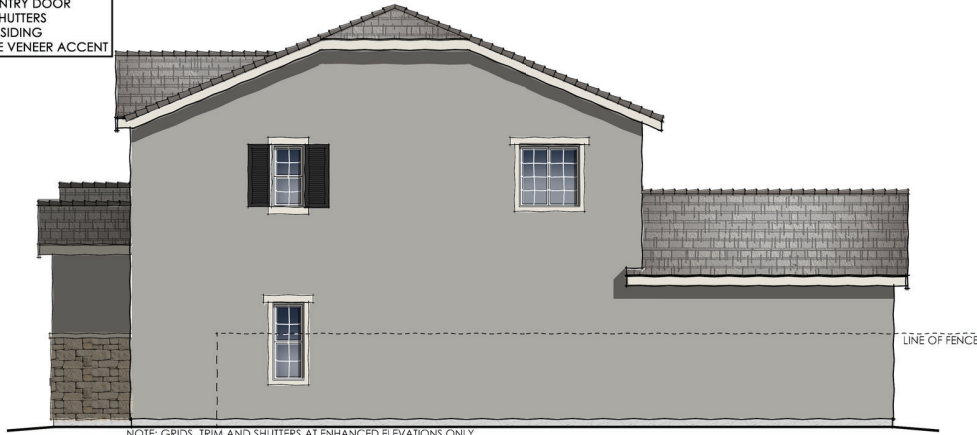


PLAN FOUR | ELEVATION B | CALIFORNIA RANCH
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA



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MATERIAL NOTES:
 -STUCCO
 -FLAT TILE ROOF
 -STUCCO OVER FOAM TRIM
 -STYLE SPECIFIC GARAGE DOOR
 -STYLE SPECIFIC ENTRY DOOR
 -STYLE SPECIFIC SHUTTERS
 -8" HORIZONTAL SIDING
 -CULTURED STONE VENEER ACCENT



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

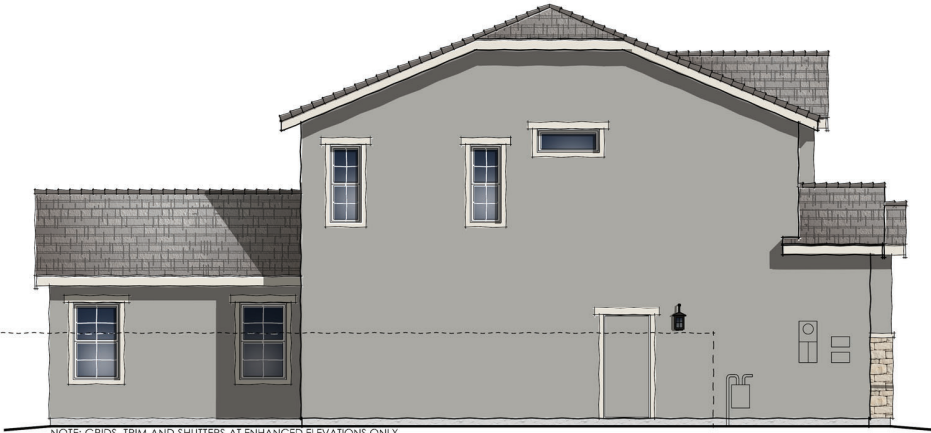
RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

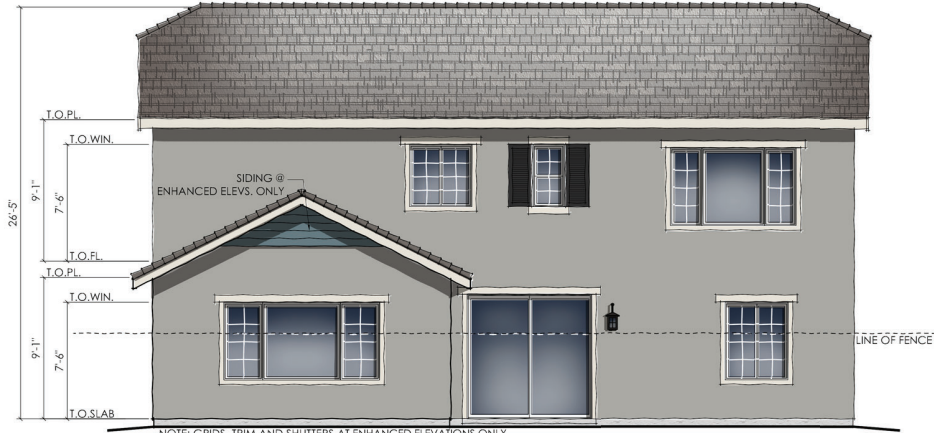
SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

LEFT ELEVATION

SCALE: 1/4" = 1'-0"



NOTE: GRIDS, TRIM AND SHUTTERS AT ENHANCED ELEVATIONS ONLY

REAR ELEVATION

SCALE: 1/4" = 1'-0"



02.23.2020

CENTURY COMMUNITIES

PLAN FOUR | ELEVATION C | COTTAGE

CIELO 45' | CENTURY COMMUNITIES

ANTIOCH, CALIFORNIA

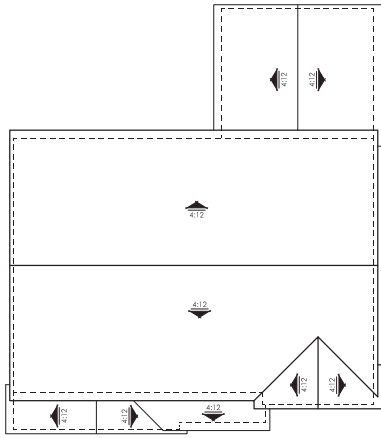
NOTE: SQUARE FOOTAGE MAY VARY BASED ON CALCULATION METH/IDS

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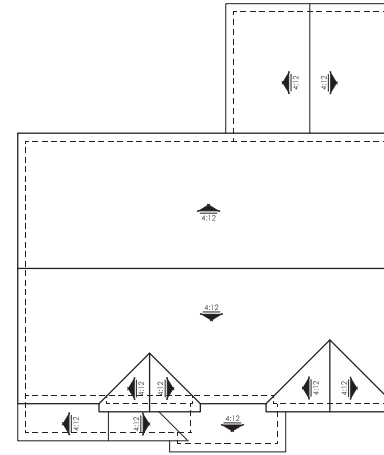
woodley architectural group, inc

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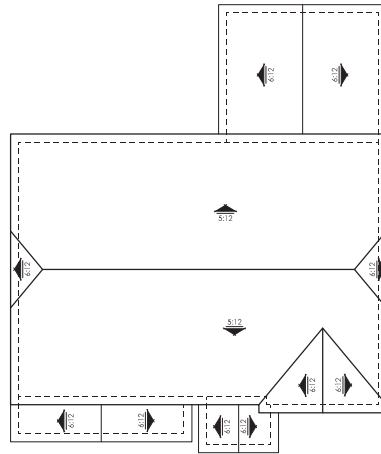
ROOF PLAN 'A'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'B'

SCALE: 1/8" = 1'-0"



ROOF PLAN 'C'

SCALE: 1/8" = 1'-0"

PLAN FOUR | ROOF PLANS
CIELO 45' | CENTURY COMMUNITIES
 ANTIOCH, CALIFORNIA



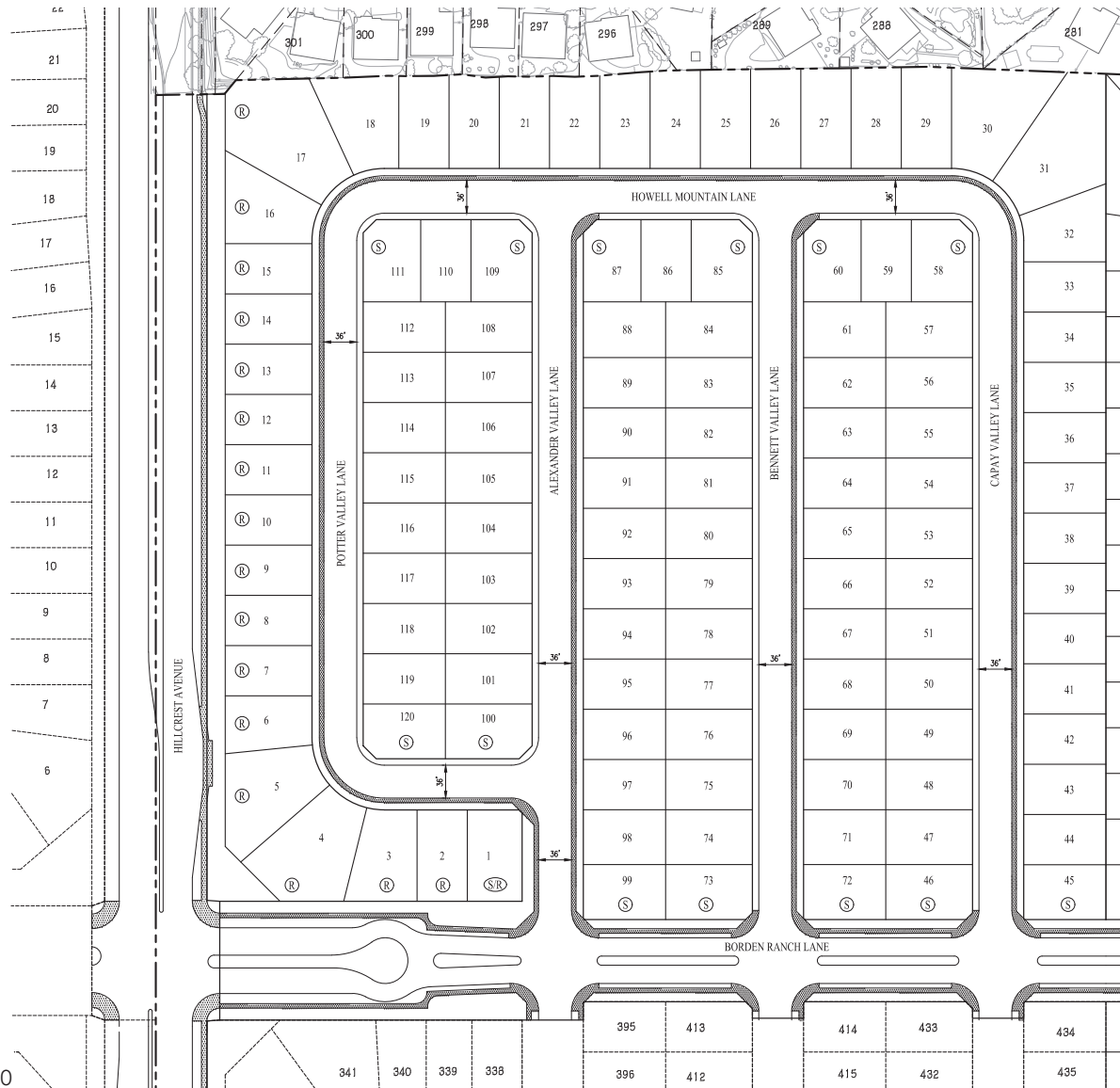
07.23.2020



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 santa ana, ca 92705 / 949.553.8911



- LEGEND**
- (S) LOT WITH ENHANCED SIDE ELEVATION
 - (R) LOT WITH ENHANCED REAR ELEVATION
 - (SR) LOT WITH ENHANCED SIDE AND REAR ELEVATION

TRACT 9482
ENHANCED ELEVATIONS

CITY OF ANTIOCH CONTRA COSTA COUNTY CALIFORNIA

cbg
 CIVIL ENGINEERS SURVEYORS PLANNERS

SAN RAMON (925) 866-0322
 SACRAMENTO (916) 375-1877
 WWW.CBANDG.COM

F:\9482\9482\DRAWING\9482-11-ENHANCED ELEVATION SITE PLAN.DWG

CIELO

AT SAND CREEK



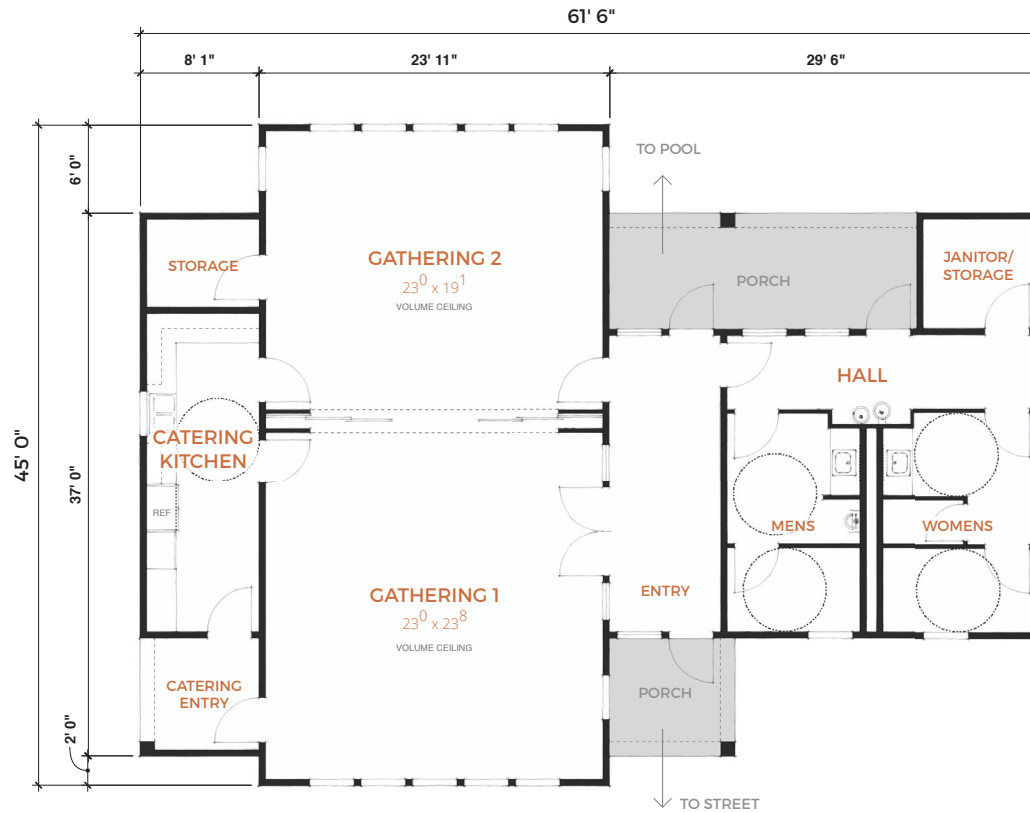
CITY OF ANTIOCH, CALIFORNIA
01.16.2020

SHEET INDEX

COVER SHEET

- 1. SCHEMATIC FLOOR PLAN
- 2. SCHEMATIC PERSPECTIVE
COLOR & MATERIAL SELECTION
- 3. SCHEMATIC ELEVATIONS
- 4. SCHEMATIC ROOF PLAN
- 5. SCHEMATIC LANDSCAPE PLAN





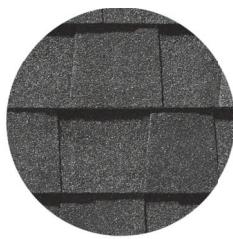
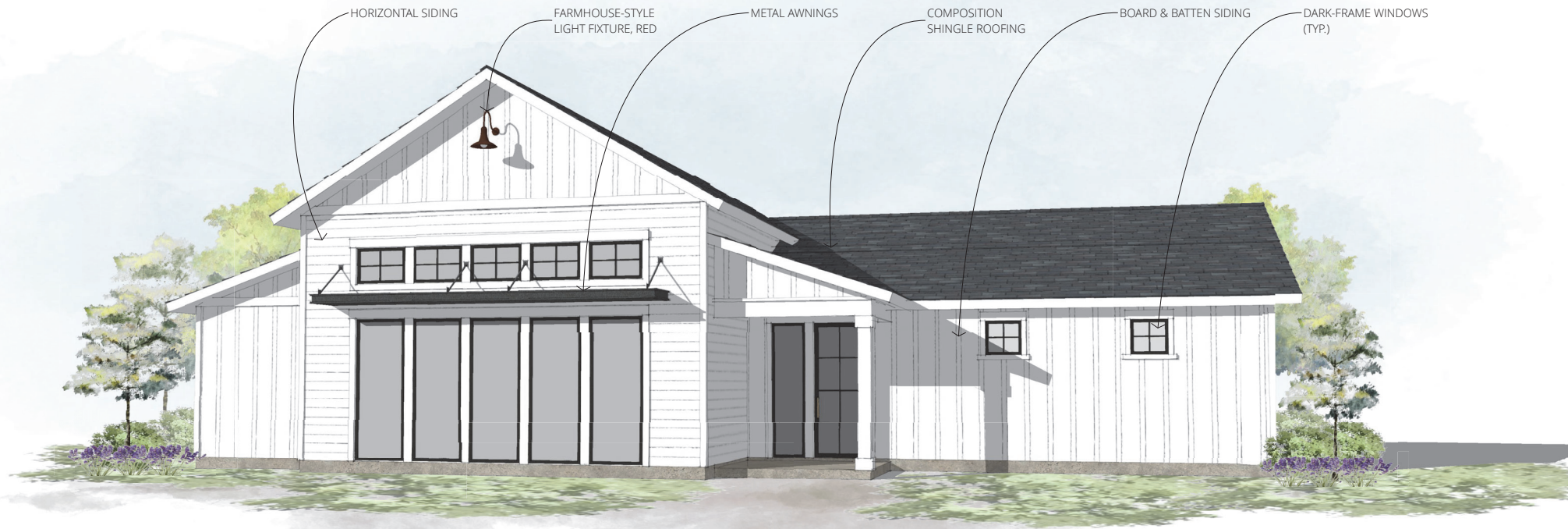
COMMUNITY BUILDING | SCHEMATIC FLOOR PLAN | 2,002 SF

CIELO AT SAND CREEK

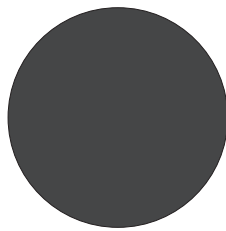
City of Antioch, California

JDA PROJECT NUMBER: 19123 | DATE: 01.16.2020 | © JEFFREY DEMURE + ASSOCIATES ARCHITECTS PLANNERS, INC.

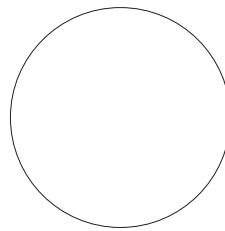




COMPOSITION ROOFING
Georgetown Gray
CertainTeed



METAL AWNING
SW 6998 Caviar
Sherwin-Williams



SIDING
SW 7004 Snowbound
Sherwin-Williams



EXTERIOR LIGHTING
Red Gooseneck Lamp



WINDOW FRAMES
Black

D59



CIELO AT SAND CREEK
City of Antioch, California

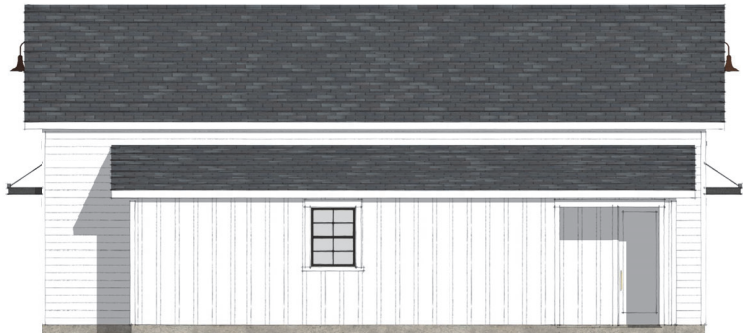
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SCHEMATIC RENDERING



2

5905 GRANITE LAKE DRIVE, SUITE 140 | GRANITE BAY, CALIFORNIA 95746 | P. 916.783.3700 | WWW.JDAARCH.COM



LEFT ELEVATION



REAR ELEVATION



FRONT ELEVATION



RIGHT ELEVATION

D60



CIELO AT SAND CREEK
City of Antioch, California

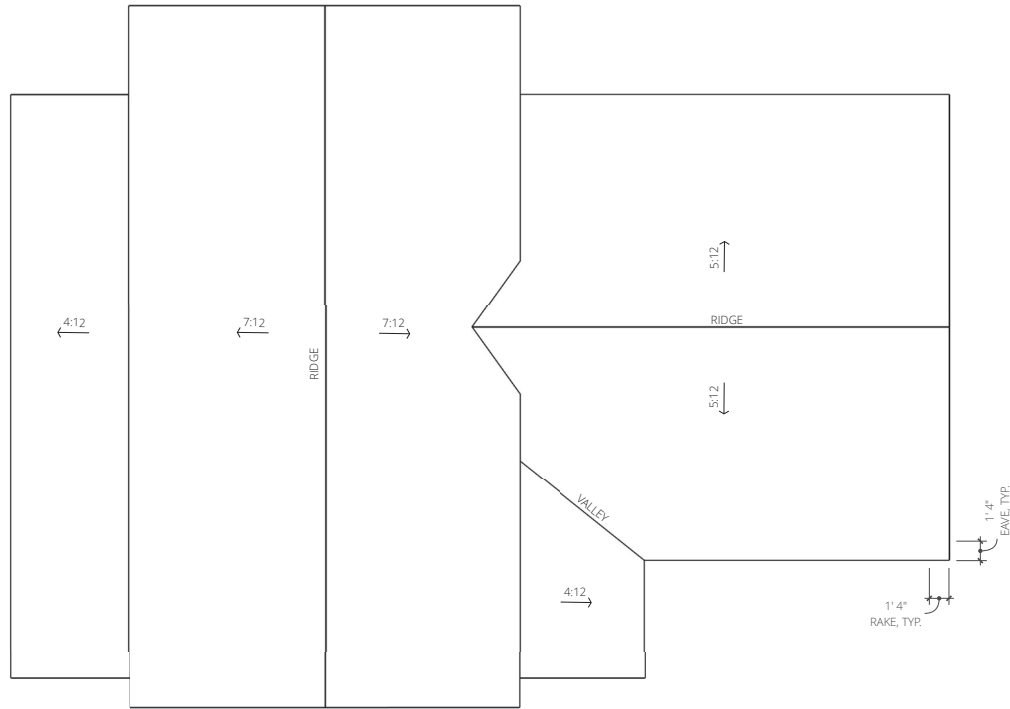
JDA PROJECT NUMBER: 19123 | DATE: 01.16.2020 | © JEFFREY DEMURE + ASSOCIATES ARCHITECTS PLANNERS, INC.

SCHEMATIC ELEVATIONS

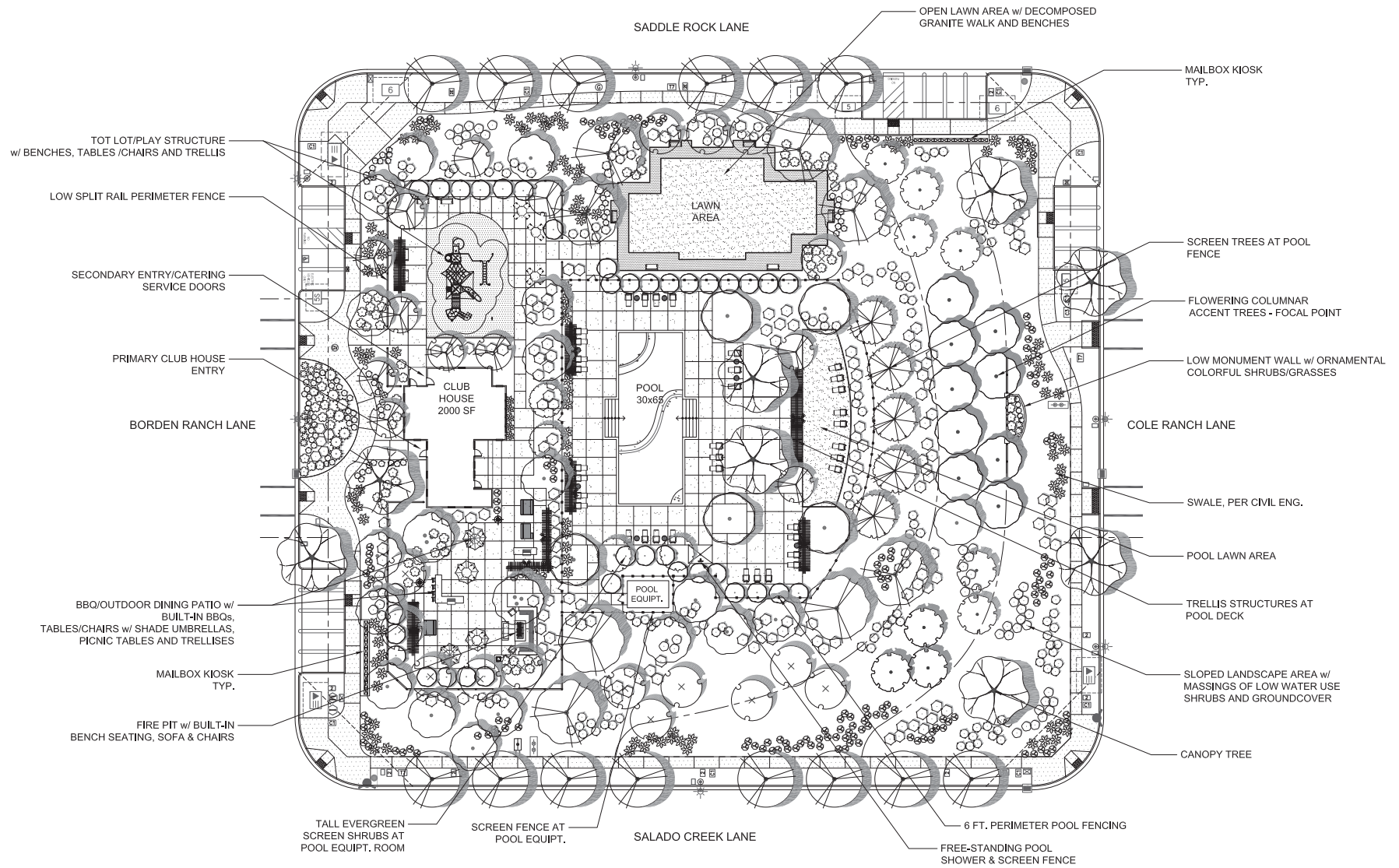


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COMMUNITY BUILDING | SCHEMATIC ROOF PLAN



D62

VAN DORN ABED
 LANDSCAPE ARCHITECTS, INC.
 81 14TH STREET, SAN FRANCISCO, CA
 37 5483 PH 415 664-2261 FAX 415 664-4796

CENTURY COMMUNITIES
 CIELO COMMUNITY CENTER
 ANTIOCH, CALIFORNIA

COMMUNITY OPEN SPACE -REDESIGN
 SCALE: 1" = 20'-0"

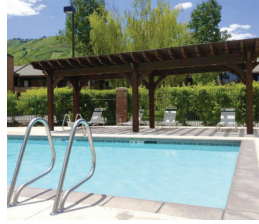
DATE: 02/14/20



L1.0



COMMUNITY POOL 30x65



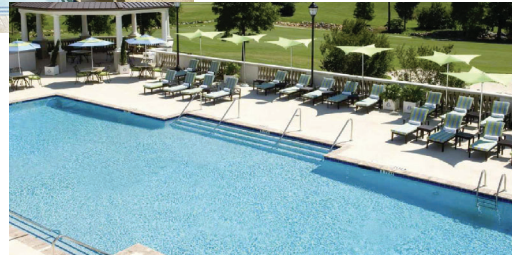
SHADE ARBORS AT POOL PERIMETER



FIRE PIT & BUILT IN BENCH SEATING



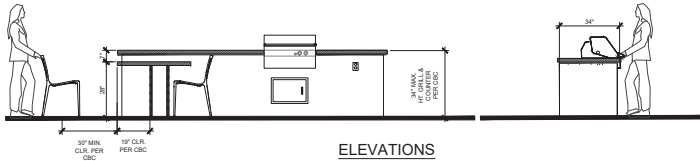
COMMUNITY SPA



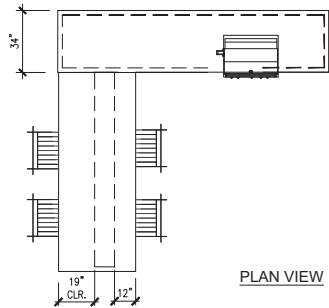
COMMUNITY POOL 30x65



RINSE OFF STATION



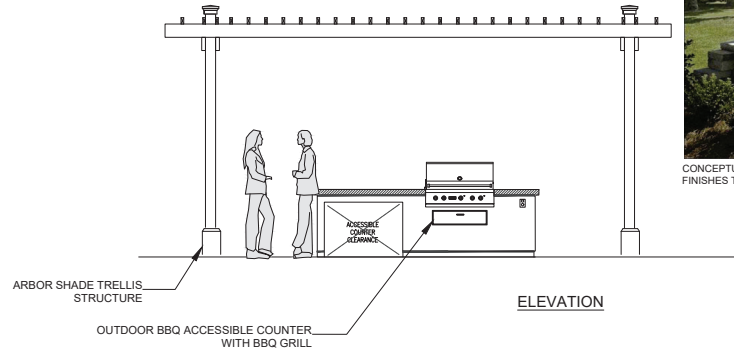
ELEVATIONS



PLAN VIEW



CONCEPTUAL IMAGE, FINAL COLORS AND FINISHES TO MATCH COMMUNITY BUILDING



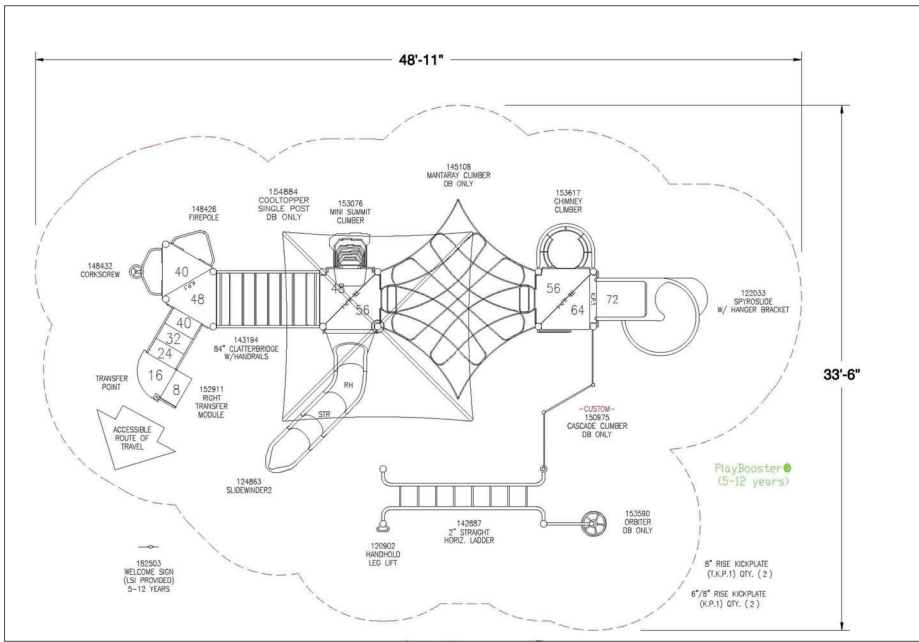
ELEVATION



CONCEPTUAL IMAGE, FINAL COLORS AND FINISHES TO MATCH COMMUNITY BUILDING

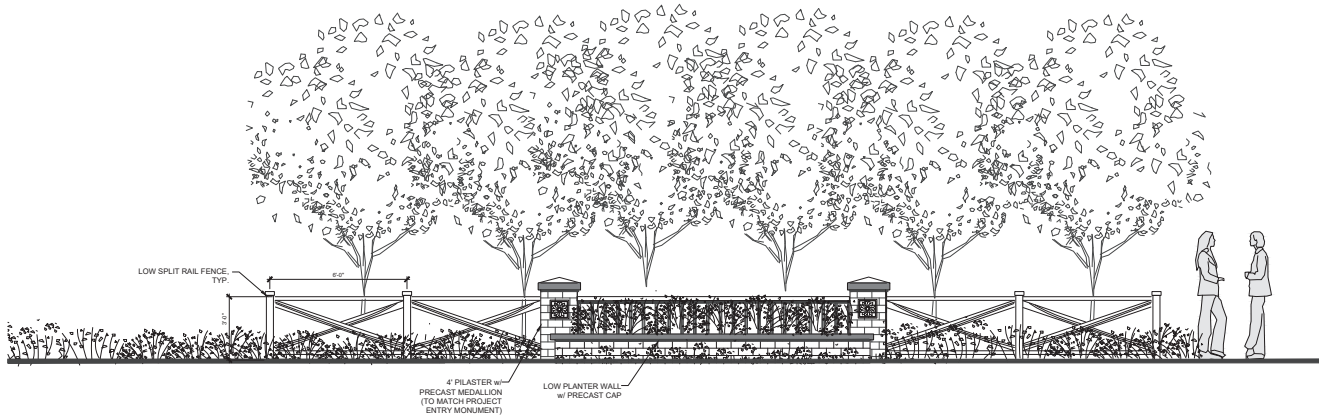
BUILT-IN BBQ GRILL WITH SEATING COUNTER

BUILT-IN GRILL WITH ACCESSIBLE COUNTER & SHADE TRELLIS

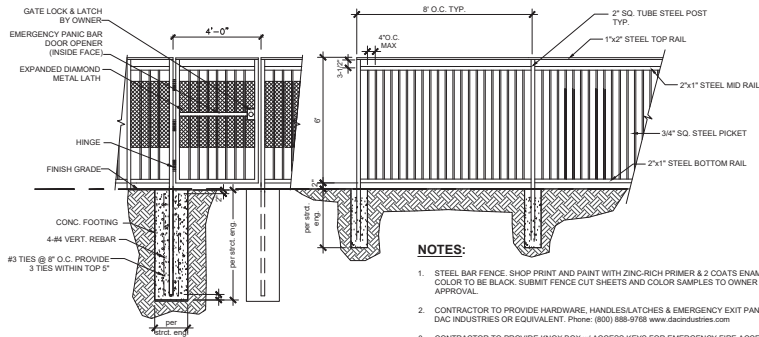


PLAYBOOSTER PLAY STRUCTURE W/ SHADE CANOPY BY LANDSCAPE STRUCTURES



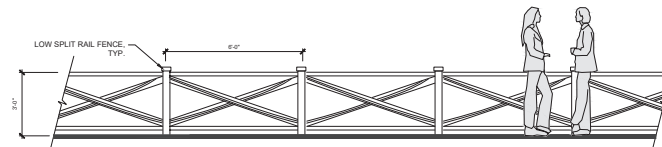


LOW MONUMENT WALL WITH ORNAMENTAL/FLOWERING SHRUBS & GRASSES



NOTES:

1. STEEL BAR FENCE. SHOP PRINT AND PAINT WITH ZINC-RICH PRIMER & 2 COATS ENAMEL PAINT. COLOR TO BE BLACK. SUBMIT FENCE CUT SHEETS AND COLOR SAMPLES TO OWNER FOR APPROVAL.
2. CONTRACTOR TO PROVIDE HARDWARE, HANDLES, LATCHES & EMERGENCY EXIT PANIC BAR BY DAC INDUSTRIES OR EQUIVALENT. Phone: (800) 888-9188 www.dacindustries.com
3. CONTRACTOR TO PROVIDE KNOX BOX w/ ACCESS KEYS FOR EMERGENCY FIRE ACCESS.
4. CONTRACTOR SHALL PROVIDE SHOP DRAWINGS & EQUIPMENT CUT SHEETS TO OWNER FOR APPROVAL PRIOR TO CONSTRUCTION.
5. FOOTINGS PER STRUCTURAL ENGINEER.



LOW SPLIT RAIL PERIMETER FENCE

D65

FT PERIMETER POOL FENCE AND GATES

VAN DORN ABED
 LANDSCAPE ARCHITECTS, INC.
 81 14TH STREET, SAN FRANCISCO, CA
 2P 94103 PH (415) 694-1022 FAX (415) 694-0726

CENTURY COMMUNITIES
 CIOLE COMMUNITY CENTER
 ANTIOCH, CALIFORNIA

CONCEPTUAL SITE IMAGERY

SCALE: 3/8" = 1'-0"

DATE: 01/03/20

L2.2

PLANTING PALETTE

TREES	CODE	BOTANICAL NAME	COMMON NAME	CONT.
	ACE CO3	ACER RUBRUM 'COLLIANARE'	COLUMNAR RED MAPLE	24"BOX
	ARB HYB	ARBUTUS X 'MARINA'	ARBUTUS STANDARD	24"BOX
	CER WES	CERCIS OCCIDENTALIS	MULTI-TRUNK WESTERN REDBUD	24" BOX MULTI
	GIN BIL	GINKGO BILOBA - PRINCETON SENTRY	GINKGO	24"BOX
	LAG MUS	LAGERSTROEMIA INDICA 'MUSKOGEE'	CREPE MYRTLE	24"BOX
	LAU SAR	LAURUS NOBILIS 'SARATOGA'	SWEET BAY	15 GAL
	MAG LIT	MAGNOLIA GRANDIFLORA 'LITTLE GEM'	DWARF MAGNOLIA	24"BOX
	MAG SAM	MAGNOLIA GRANDIFLORA 'SAMUEL SOMMER' TM	SOUTHERN MAGNOLIA	15 GAL
	OLE SWA	OLEA EUROPAEA 'SWAN HILL' TM	SWAN HILL OLIVE	15 GAL
	PIS CHI	PISTACIA CHINENSIS 'KEITH DAVEY'	CHINESE PISTACHE	24"BOX
	PLA COL	PLATANUS ACERIFOLIA 'COLUMBIA'	LONDON PLANE TREE	24"BOX
	PRU VES	PRUNUS CERASIFERA 'KRAUTER VESUVIUS'	PURPLE LEAF PLUM	24"BOX
	PYR PEA	PYRUS CALLERYANA 'REDSPIRE'	REDSPIRE CALLERY PEAR	24"BOX
	QUE COC	QUERCUS COCCINEA	SCARLET OAK	15 GAL
SHRUBS	CODE	BOTANICAL NAME	COMMON NAME	CONT.
	ANI BU7	ANIGOZANTHOS X 'BUSH TANGO'	ORANGE KANGAROO PAW	5 GAL
	ARC MAN	ARCTOSTAPHYLOS X 'EMERALD CARPET'	EMERALD CARPET MANZANITA	5 GAL
	CAL SPE	CALANDRINA SPECTABILIS	PINK CALANDRINA	5 GAL
	CAL LIT	CALLISTEMON CITRINUS 'LITTLE JOHN'	DWARF BOTTLE BRUSH	5 GAL
	CEA JOY	CEANOTHUS 'JOYCE COULTER'	CALIFORNIA LILAC	5 GAL
	CHO TEC	CHONDRPETALUM TECTORUM	CAPE RUSH	5 GAL
	CIS LAD	CISTUS LADANIFER	CRIMSON-SPOT ROCKROSE	5 GAL
	CIS PUR	CISTUS PURPUREUS	ORCHID ROCKROSE	5 GAL
	CIS SKA	CISTUS X SKANBERGII	CORAL ROCKROSE	5 GAL
	COP KIR	COPROSMA KIRKII	CREEPING COPROSMA	5 GAL
	COP VA2	COPROSMA KIRKII 'VARIEGATA'	CREEPING MIRROR PLANT	5 GAL
	DIA REV	DIANELLA REVOLUTA 'LITTLE REV'	SPREADING FLAX LILY	5 GAL
	DIE BIZ	DIETES BICOLOR	FORTNIGHT LILY	5 GAL
	DIE VEG	DIETES VEGETA	AFRICAN IRIS	5 GAL
	ERI GRA	ERIOGONUM GRANDE RUBESCENS	RED BUCKWHEAT	5 GAL
	FES MAR	FESTUCA MAIREI 'GREENLEE'S FORM'	GREENLEE ATLAS FESCUE	5 GAL
	FES OVI	FESTUCA OVINA GLAUCA 'ELIJAH BLUE'	BLUE FESCUE	1 GAL
	GRE NOE	GREVILLEA HYBRID 'NOELII'	GREVILLEA	5 GAL
	HEL SEM	HELICTOTRICHON SEMPERVIRENS	BLUE OAT GRASS	5 GAL

PLANTING PALETTE (cont.)

	LAV ASS	LAVATERA ASSURGENTIFLORA	MALLOW	5 GAL
	LAV THU	LAVATERA THURINGIACA BARNSELY	TREE MALLOW	5 GAL
	LEP RUB	LEPTOSPERMUM SCOPARIUM 'RUBY GLOW'	RED NEW ZEALAND TEA TREE	5 GAL
	LOM ESS	LOMANDRA LONGIFOLIA 'BREEZE'	DWARF MAT RUSH	5 GAL
	MUH RI2	MUHLBERGIA RIGENS	DEER GRASS	5 GAL
	MYR CO3	MYRTUS COMPACTA	COMPACT MYRTLE	5 GAL
	OLE LIT	OLEA EUROPAEA 'LITTLE OLLIE' STANDARD	LITTLE OLLIE OLIVE - STANDARD	15 GAL
	PHO WAV	PHORMIUM TENAX 'YELLOW WAVE'	NEW ZEALAND FLAX	5 GAL
	PHO DUE	PHORMIUM 'DUET'	DWARF GREEN FLAX	1 GAL
	PHO JES	PHORMIUM 'JESTER'	NEW ZEALAND FLAX	5 GAL
	PIT VA2	PITOSPORUM TENUIFOLIUM 'VAREGATUM'	TAWHIWHI	5 GAL
	PIT WHE	PITOSPORUM TOBIRA 'WHEELERS DWARF'	WHEELER S DWARF MOCK ORANGE	5 GAL
	ROS CAL	ROSA CALIFORNICA	CALIFORNIA WILD ROSE	5 GAL
	ROS RUG	ROSA RUGOSA	RUGOSA ROSE	5 GAL
	SAL CLE	SALVIA CLEVELANDII	CLEVELAND SAGE	5 GAL
	SEN MAN	SENECIO MANDRALISCAE 'BLUE CHALK STICKS'	SENECIO	5 GAL
	TAG LE2	TAGETES LEMMONII	COPPER CANYON DAISY	5 GAL
	WES LOW	WESTRINGIA FRUTICOSA 'LOW HORIZON'	MORNING LIGHT COAST ROSEMARY	5 GAL
	ZAU CAL	ZAUSCHNERIA CALIFORNICA 'CALISTOGA'	CALISTOGA CALIFORNIA FUCHSIA	5 GAL

PLANTING DESIGN & WATER EFFICIENCY

1. THE PLANTING DESIGN INCORPORATES PRINCIPLES INCLUDED IN THE "BAY FRIENDLY LANDSCAPE GUIDELINES".
2. PLANTS ARE SELECTED FOR LOCAL CLIMATIC CONDITIONS AND ARE GROUPED BY HYDROZONE AND EXPOSURE. THE PLANTING DESIGN ALLOWS FOR THE PLANTS TO REACH THEIR NATURAL, FULL-GROWN SIZE AND ELIMINATES THE NEED FOR EXCESSIVE PRUNING OR HEDGING.
3. THE PLANTING DESIGN UTILIZES PRIMARILY (80%) LOW WATER USE & NATIVE PLANT SPECIES. RECREATIONAL LAWN AREA WILL BE A LOW WATER USE FESCUE GRASS MIX SOD.
4. ALL LANDSCAPE PLANTING AND IRRIGATION DESIGN WILL COMPLY WITH THE STATE OF CALIFORNIA'S WATER EFFICIENCY REQUIREMENTS AND MEETS OR EXCEEDS THE MAXIMUM APPLIED WATER ALLOWANCE (MAWA).
5. SELECTED TREES HAVE BEEN CHOSEN TO PROVIDE A VARIATION OF HEIGHTS, WIDTHS, COLORS, TEXTURES, AND CHARACTER. TREE LOCATION AND ORIENTATION HAVE BEEN DESIGNED FOR MAXIMUM AESTHETIC EFFECT AND PASSIVE SOLAR BENEFITS.
6. THE PLANTS HAVE BEEN SELECTED UTILIZING THE STATE OF CALIFORNIA'S MODEL WATER EFFICIENT LANDSCAPE ORDINANCE PLANT LIST, WUCOLS. NO PLANTS ARE USED THAT ARE CONSIDERED INVASIVE IN THE THE REGION AS LISTED BY THE CAL-IPC.

IRRIGATION DESIGN INTENT STATEMENT

THE IRRIGATION SYSTEMS WILL BE AUTOMATIC, LOW GALLON USE DRIP AND SPRAY SYSTEMS WITH MATCHED PRECIPITATION RATE HEADS ON EACH CIRCUIT. THE LOW, MEDIUM AND HIGH WATER USE HYDROZONES WILL BE ON SEPARATE VALVE CIRCUITS. ALL NEW TREES WILL BE IRRIGATED WITH BUBBLERS ON A SEPARATE CIRCUIT. ANY EXISTING TREES WILL BE IRRIGATED PER THE ARBORIST'S RECOMMENDATIONS. THE REMOTE CONTROL VALVES WILL HAVE INTEGRAL PRESSURE REGULATORS TO PREVENT FLUCTUATIONS AND ENSURE CONSTANT APPLICATION RATES TO MINIMIZE OVER OR UNDER WATERING. THE ELECTRONIC IRRIGATION CONTROLLER WILL HAVE SEASON ADJUSTMENTS, MULTIPLE PROGRAMS AND APPLICATION CYCLES/START TIMES. A RAIN SWITCH WILL BE INSTALLED TO PREVENT IRRIGATION DURING RAINY PERIODS. A FLOW SENSOR AND MASTER VALVE WILL BE CONNECTED TO THE CONTROLLER TO ALLOW AUTOMATIC SHUT OFF OF ANY VALVE CIRCUIT OR MAIN LINE IN THE EVENT OF A PIPE BRAKE TO PREVENT WATER WASTE.

TREE IMAGERY



ACER RUBRUM



CERCIS OCCIDENTALIS



QUERCUS COCCINEA



ARBUTUS UNEDO



GINKGO BILOBA - PRINCETON SENTRY



MAGNOLIA 'SAMUEL SOMER'



CERCIS CANADENSIS 'OKLAHOMA'



PYRUS CALLERYANA



PLATANUS ACERFOLIA



LAURUS NOBILIS 'SARATOGA'



PRUNUS C. 'KRATUER VESUVIUS'



PISTACIA CHINENSIS



SCHINUS MOLLE



LAGERSTROEMIA INDICA 'MUSKOGEE'



OLEA 'SWAM HILL'



WESTRINGIA LOW HORIZON

SHRUB/GROUNDCOVER IMAGERY



LOMANDRA BREEZE



MUHLENBERGIA RIGENS



CALANDRINIA SPECTABILIS



DIANELLA 'LITTLE REVOLUTA'



CEANOTHUS



FESTUCA MAIREI



FESTUCA OVINA GLAUCA 'ELIJAH BLUE'



HELICTOTRICHON



EPILOBIUM CANUM



SENECIO MANDRALISCAE



DIETES BICOLOR



ANIGOZANTHOS



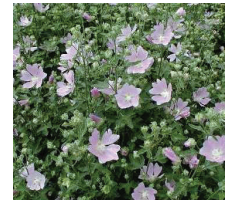
PHORMIUM JESTER



GREVILLE 'NOELLII'



TAGETES



LAVATERA



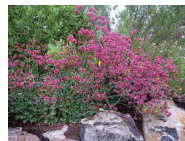
PHORMIUM YELLOW WAVE



CISTUS LADANIFER



PHORMIUM DUET



ERIGONUM



ROSA CALIFORNICA



LEPTOSPERMUM SCOPARIUM



CISTUS PURPUREUS



COPROMSA x KIRKII & VARIEGATED



ARCTOSTAPHYLOS EMERALD CARPET

D67

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22 4153 PH (415) 664-1122 FAX (415) 664-0726

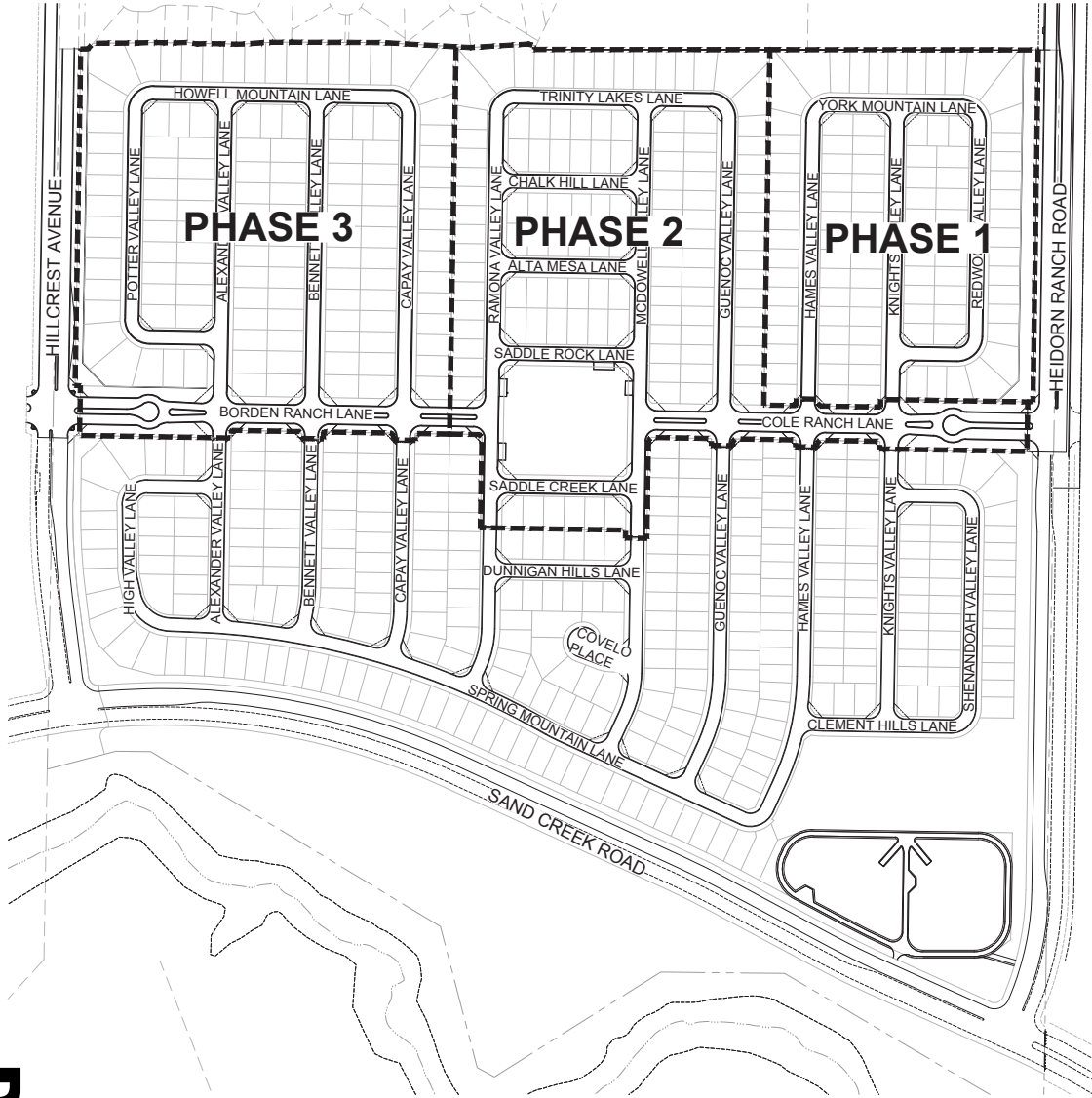
CENTURY COMMUNITIES
CIELO COMMUNITY CENTER
ANTIOCH, CALIFORNIA

CONCEPTUAL PLANT IMAGERY

SCALE: NTS

DATE: 01/03/20

L3.1



PLANTING NOTES

- CONTRACTOR SHALL MAINTAIN A QUALIFIED SUPERVISOR ON THE SITE AT ALL TIMES DURING CONSTRUCTION AND THROUGH THE COMPLETION OF PICKUP WORK.
- CONTRACTOR SHALL VERIFY ALL PLANT MATERIAL QUANTITIES PRIOR TO INSTALLATION. PLANT MATERIAL QUANTITIES ARE LISTED FOR THE CONVENIENCE OF THE CONTRACTOR. ACTUAL NUMBER OF SYMBOLS SHALL HAVE PRIORITY OVER QUANTITY DESIGNATED.
- VERIFY EXISTING GRADE IN FIELD PRIOR TO PLANTING. EXISTING GRADE SHALL BE WITHIN ± ONE TENTH (1/10) OF A FOOT OF FINISH GRADE. FINISH GRADE SHALL BE 1 INCH BELOW TOP OF CURB AND 2 INCHES BELOW TOP OF DRIVE AREAS AND 2 INCHES BELOW TOP OF CURB OR PAVING IN GROUND COVER AREAS.
- PRIOR TO PLANTING, IRRIGATION SYSTEM SHALL BE FULLY OPERATIONAL. THOROUGHLY WATER ALL PLANTS IMMEDIATELY AFTER PLANTING.
- PRIOR TO EXCAVATION, CONTRACTOR SHALL VERIFY LOCATIONS OF UNDERGROUND UTILITIES.
- PRIOR TO START OF PROJECT CONTRACTOR SHALL SUBMIT SOURCES OF PLANT MATERIALS AND TREES TO LANDSCAPE ARCHITECT.
- PRIOR TO INSTALLATION, ALL PLANT MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE LANDSCAPE ARCHITECT AND/OR THE OWNER'S REPRESENTATIVE. PLANT MATERIALS REQUESTED FOR THE PROJECT SHALL BE IMMEDIATELY REMOVED FROM THE SITE.
- LANDSCAPE ARCHITECT SHALL APPROVE ALL TREE LOCATIONS PRIOR TO INSTALLATION. CONTRACTOR TO CONTACT LANDSCAPE ARCHITECT MIN. 72 HOURS PRIOR TO SCHEDULE TREE APPROVAL. SITE VISIT. ANY AND ALL TREES INSTALLED COULD BE SUBJECT TO RELOCATION AT CONTRACTOR'S EXPENSE.
- ALL VINE RUNNERS SHALL BE INSTALLED WITH THE NURSERY STAKES REMOVED AND VINE RUNNERS SHALL BE ESPALIERED TO ADJACENT FENCE, WALL, OR TRELLIS.
- PRIOR TO PLANTING, ALL PLANTING AREAS SHALL BE FREE OF WEEDS, ROCKS, AND DEBRIS. PRE-EMERGENT AND POST-EMERGENT HERBICIDES SHALL NOT BE USED. ALL WEEDING SHALL BE ACCOMPLISHED THROUGH MECHANICAL METHODS.
- PRIOR TO PLANTING COMPACTED SOILS SHALL BE AERATED TO A DEPTH OF AT LEAST 12".
- HERBICIDES AND PESTICIDES THAT ARE PROHIBITED BY THE ORGANIC MATERIALS RESEARCH INSTITUTE (OMRI) SHALL NOT BE USED IN THE CONSTRUCTION AND MAINTENANCE OF THIS PROJECT.
- FERTILIZERS OR SOIL AMENDMENT MATERIALS PROHIBITED BY THE ORGANIC MATERIALS RESEARCH INSTITUTE (OMRI) IN ITS PROHIBITED MATERIAL LIST ARE PROHIBITED IN THE CONSTRUCTION OF THIS PROJECT.
- SYNTHETIC PRE-EMERGENTS ARE PROHIBITED IN THE CONSTRUCTION AND MAINTENANCE OF THIS PROJECT.
- THE CONTRACTOR SHALL AMEND SOIL WITH COMPOST (QUALITY LOCALLY SOURCED COMPOST THAT COMPOSING COUNCIL'S STANDARD TESTING ASSURANCE SPECIFICATIONS) BEFORE PLANTING, AT RATES INDICATED BY SOIL ANALYSIS TO BRING THE SOIL ORGANIC MATTER CONTENT TO A MINIMUM OF 5% BY DRY WEIGHT.
 - SUBMIT SOILS REPORT THAT IDENTIFIES EXISTING TOPSOIL MEETS ORGANIC MATTER CONTENT OF MINIMUM 5% BY DRY WEIGHT OR GREATER.
- THE PLANTING PIT PERIMETERS FOR TREES AND SHRUBS SHALL BE EXCAVATED TO TWICE THE DIAMETER OF THE ROOTBALL, AS NOTED AND SHOWN ON THE PLANTING DETAILS. THE PITS SHALL BE SCARIFIED. THE ROOTBALL SHALL BE SET ON UNDISTURBED SOIL AND THE CROWN SHALL BE SET 1" ABOVE FINISH GRADE. A 3" BEEM SHALL BE CREATED AROUND THE PLANT PIT AND MULCHED WITH 3" MINIMUM BARK MULCH.
 - 4 PARTS ON-SITE SOIL
 - 4 PARTS BY VOLUME ORGANIC AMENDMENT PER ABOVE (#15) SOIL PREP MIX.
 - 2 LBS/CU. YD. MIX OF 6-24-24 IRON SULFATE
 - 5 LBS/CU. YD. MIX AGRICULTURAL GYPSUM
- THIRTY DAYS AFTER INSTALLATION ALL LANDSCAPE AREAS SHALL BE FERTILIZED WITH APPROVED FERTILIZER PER POST AMENDMENT AGRONOMY REPORT.
- BACKFILL: THE FOLLOW PLANTING BACKFILL RATIO ARE TO BE USED FOR BIDDING PURPOSES ONLY. CONTRACTOR IS RESPONSIBLE FOR PROVIDING AGRONOMY REPORTS, WHICH SHALL OUTLINE BACKFILL SPECIFICATIONS. THE RECOMMENDATIONS INCLUDED IN THE PROJECT SOILS AGRONOMY REPORT SHALL SUPERSEDE THESE NOTES. FULLY AMENDED (UPPER) EXCAVATION MATERIALS SHALL BE PUT IN ONE PILE TO GO AROUND THE ROOTBALL. ANY DEEPER UNAMENDED MATERIALS SHALL BE PUT IN A SEPARATE PILE. CONDITION THIS DEEPER SOIL AT THE FOLLOWING RATES AND USE FOR THE PLANTING PIT BELOW THE ROOTBALL.
 - 2.5M (POLYACRYLAMIDE) 0.5 LBS/CY
 - GYPSUM 16 LBS/CY
- OVER-EXCAVATE THE PLANTING PITS SO THAT THERE SHALL BE ONE FOOT OF THIS MATERIAL BETWEEN NATIVE SOIL AND THE BOTTOM OF THE ROOT BALL. NO ORGANIC WATER OR FERTILIZER SHALL BE USED BELOW THE ROOT BALL.
- ALL SHRUB AND FALLOW AREAS TO RECEIVE 3" MINIMUM DEPTH OF SHREDED RECYCLED WOOD MULCH WITH NATURAL BROWN COLOR. MULCH SHALL BE LOCALLY SOURCED.
- PRIOR TO COMPLETION, THE LANDSCAPE ARCHITECT SHALL REVIEW THE PROJECT LANDSCAPE FOR COMPLIANCE OF INSTALLATION IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS. THE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT A MINIMUM OF 72 HOURS PRIOR TO A SITE VISIT.
- TREE SETBACKS SHALL BE:
 - 4' FROM PAVED SURFACES
 - 6' FROM WATER METERS AND JOINT TRENCHES
 - 7' FROM STREETLIGHTS
 - 10' FROM SANITARY SEWER LINES
- ALL TREES PLANTED WITHIN 6' OF PAVING, WATER METERS, OR JOINT TRENCHES SHALL RECEIVE POLYETHYLENE RESIN LINEAR ROOT BARRIERS AS MANUFACTURED BY DEEPROOF - #UB-24-2, (800) 458-7668.
- THE CONTRACTOR SHALL GUARANTEE THAT ALL SHRUBS ARE FREE FROM DEFECT IN MATERIAL OR WORKMANSHIP FOR A PERIOD OF 90 DAYS AFTER FINAL ACCEPTANCE OF WORK. TREES SHALL BE GUARANTEED FOR ONE YEAR AFTER FINAL ACCEPTANCE OF WORK. THE CONTRACTOR SHALL GUARANTEE THAT ALL SHRUBS ARE FREE FROM DEFECTIVE MATERIAL OR WORKMANSHIP AT NO ADDITIONAL COST TO THE OWNER DURING THIS PERIOD.

IRRIGATION CONCEPT STATEMENT

THE IRRIGATION DESIGN FOR THE SITE SHALL COMPLY WITH THE STATE OF CALIFORNIA MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (TITLE 23 - DIVISION 2-CHAPTER 27) AND THE CITY OF ANTIOCH WATER EFFICIENT LANDSCAPE STANDARDS.

THE IRRIGATION SYSTEMS WILL BE AUTOMATICALLY CONTROLLED BY AN ET IRRIGATION CONTROLLER CAPABLE OF MULTIPLE PROGRAMMING AND INDEPENDENT TIMING OF INDIVIDUAL IRRIGATION SYSTEMS. THE CONTROLLER WILL HAVE A 24-HOUR CLOCK TO ALLOW MULTIPLE START TIMES AND REPEAT CYCLES TO ADJUST FOR SOIL PERCOLATION RATES.

THE IRRIGATION SYSTEMS WILL CONSIST PRIMARILY OF LOW VOLUME, LOW FLOW BUBBLERS FOR TREES, POINT SOURCE DRIP IRRIGATION FOR SHRUBS AND GROUNDCOVERS.

PLANTS WILL BE GROUPED ONTO SEPARATE ZONES ACCORDING TO SUN EXPOSURE AND WATER USE TO ALLOW FOR IRRIGATION APPLICATION BY HYDROZONE. THE IRRIGATION SCHEDULING WILL REFLECT THE REGIONAL EVAPOTRANSPIRATION RATES. THE ENTIRE SITE WILL BE DESIGNED TO RUN DURING NIGHTTIME HOURS WHEN IRRIGATION IS MOST EFFICIENT.

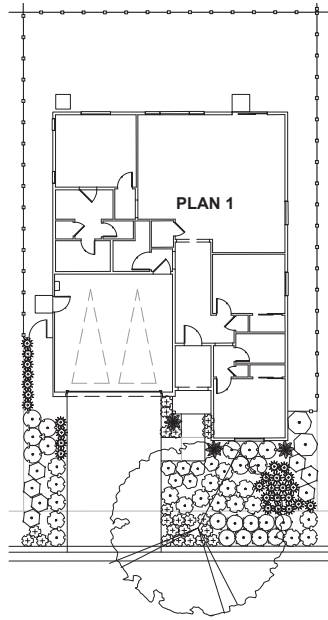
IRRIGATION NOTES

- IRRIGATION ZONES: ALL LANDSCAPED AREAS HAVE AN IRRIGATION ZONE DESIGNATION OF "SHRUBS"/"GROUNDCOVERS"/"TREES OR TURF." NO IRRIGATION ZONES FOR ANNUALS AND TURFED SOLES EXCEEDING 10% ARE PROPOSED.
- DEPTH OF IRRIGATION LINES: ALL ON-GRADE LATERAL LINES SHALL BE BURIED TO A DEPTH OF 18" MIN. ALL ON-GRADE MAINLINES SHALL BE BURIED TO A DEPTH OF 24" MIN.
- BACKFLOW PREVENTER: BACKFLOW PREVENTER SHALL BE A REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTER (RBPBCO 252V OR EQUAL) TYPE AS APPROVED BY WATER PURVEYOR.
- IRRIGATION SPRINKLER TYPES: ALL SPRINKLERS SHALL UTILIZE MATCHED PRECIPITATION, PRESSURE COMPENSATING NOZZLES FOR MAXIMUM UNIFORMITY OF DISTRIBUTION. IRRIGATION SYSTEMS TO BE INSPECTED PERIODICALLY FOR BROKEN OR DEFICIENT EQUIPMENT.
- IRRIGATION CONTROLLERS: CONTROLLER SHALL BE AN AUTOMATIC ET (EVAPOTRANSPIRATION) WITH MULTIPLE PROGRAMMING CAPABILITY. CONTROLLER TO BE REPROGRAMMED SEASONALLY TO MINIMIZE RUNOFF OR OVER WATERING. MOISTURE SENSING DEVICES SHALL BE UTILIZED TO CONTROL IRRIGATION CYCLES ACCORDING TO SPECIFIC IRRIGATION REQUIREMENTS.
- CLASS OF IRRIGATION PIPE: ALL MAINLINE SHALL BE PVC 315 FOR DIAMETERS 2" OR LARGER & PVC SCHEDULE 40 FOR DIAMETERS LESS THAN 2". ALL LATERAL LINE SHALL BE CLASS 200 PVC.
- IRRIGATION EMITTERS: ALL SHRUB GROUNDCOVER AREAS SHALL BE IRRIGATED USING DRIP IRRIGATION SYSTEM. ALL TREE AREAS SHALL BE IRRIGATED USING BUBBLER IRRIGATION SYSTEM.
- RECYCLED WATER: IRRIGATION SYSTEM SHALL BE DESIGNED FOR FUTURE USE OF RECYCLED WATER.

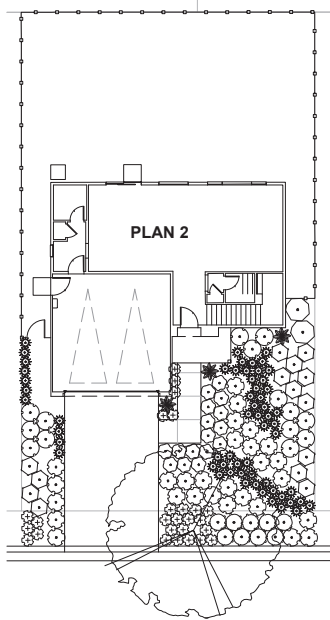
MWEO STATEMENT OF COMPLIANCE

"I HAVE COMPLIED WITH THE CRITERIA OF THE CITY OF ANTIOCH WATER EFFICIENT LANDSCAPING ORDINANCE AND APPLIED THEM ACCORDINGLY FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN."

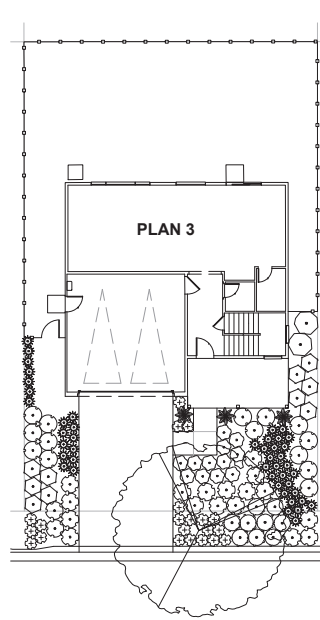
PHILIP A. VANDERTOLEN, PRESIDENT
VANDERTOLEN ASSOCIATES, INC.
CALICENSE # 2788



PLAN 1



PLAN 2



PLAN 3

PLANTING LEGEND: CALIFORNIA RANCH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACHILLEA SPP.	YARROW	LOW	1 GAL.
	CALAMAGROSTIS X ACUIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	LOW	1 GAL.
	ERIOGONUM GRANDE RUBESCENS	SAN MIGUEL ISLAND BUCKWHEAT	LOW	1 GAL.
	LIMONIUM PEREZII*	STATICE	MODERATE	1 GAL.
	LOROPETALUM C. 'RAZZLEBERRY'	CHINESE FRINGE FLOWER	MODERATE	5 GAL.
	PENSTEMON 'GARNET'	GARDEN PENSTEMON	MODERATE	1 GAL.
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL.
	PITTOSPORUM C. 'NANA'	KARO PITTOSPORUM	MODERATE	5 GAL.
	SALVIA 'POZO BLUE'	POZO BLUE SAGE	LOW	1 GAL.
	TEUCRIUM FRUTICANS 'COMPACTUM'	BUSH GERMANDER	LOW	5 GAL.
	VIBURNUM TINUS 'SPRING BOUQUET'	VIBURNUM	MODERATE	5 GAL.
	ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'	CALIFORNIA FUCHSIA	LOW	1 GAL.

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GRKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

MWELO STATEMENT OF COMPLIANCE
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PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2738

D69

CALIFORNIA RANCH - 50 X 80 LOT



PROMENADE AT SAND CREEK

Antioch, California

TYPICAL LOT DESIGN

JANUARY 2020

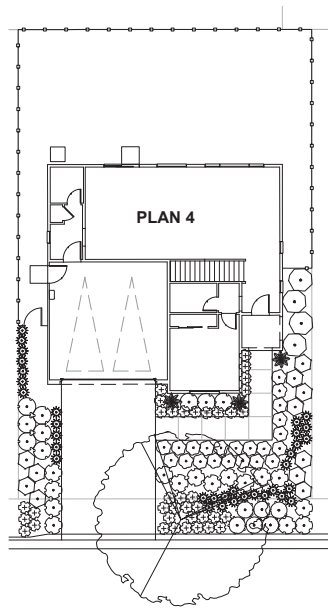
vanderToolen Associates
 700 Ygnacio Valley Rd.
 Suite 100
 Walnut Creek, CA 94596
 tel: 925.274.1300
 www.vandertoolen.com



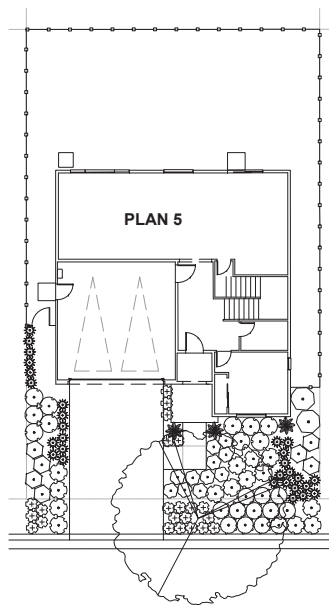
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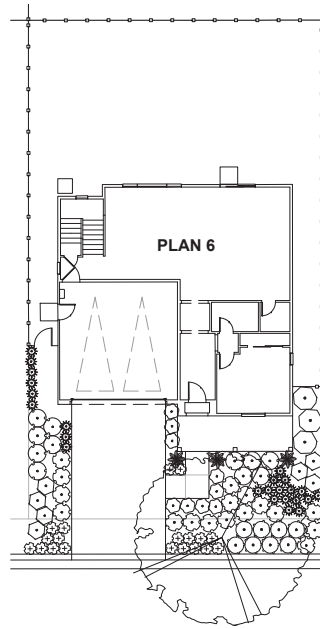
Project No. 11417



PLAN 4



PLAN 5



PLAN 6

PLANTING LEGEND: CALIFORNIA RANCH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
☼	ACHILLEA SPP.	YARROW	LOW	1 GAL
☼	CALAMAGROSTIS X ACUIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	LOW	1 GAL
☼	ERIOGONUM GRANDE RUBESCENS	SAN MIGUEL ISLAND BUCKWHEAT	LOW	1 GAL
☼	LIMONILUM PEREZEI*	STATICE	MODERATE	1 GAL
☼	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
☼	PENSTEMON 'GARNET'	GARDEN PENSTEMON	MODERATE	1 GAL
☼	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
☼	PITTIOSPORUM C. 'NANA'	KARO PITTIOSPORUM	MODERATE	5 GAL
☼	SALVIA 'POZO BLUE'	POZO BLUE SAGE	LOW	1 GAL
☼	TEUCRIUM FRUTICANS 'COMPACTUM'	BUSH GERMANDER	LOW	5 GAL
☼	VIBURNUM TINUS 'SPRING BOUQUET'	VIBURNUM	MODERATE	5 GAL
☼	ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'	CALIFORNIA FUCHSIA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
☼	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
☼	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
☼	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
☼	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
☼	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

MWELo STATEMENT OF COMPLIANCE

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PHILIP A. VANDERTOOLEN, PRESIDENT
VANDERTOOLEN ASSOCIATES, INC.
CALIFORNIA LICENSE # 2798

CALIFORNIA RANCH - 50 X 80 LOT

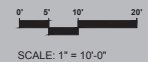
PROMENADE AT SAND CREEK

Antioch, California

TYPICAL LOT DESIGN

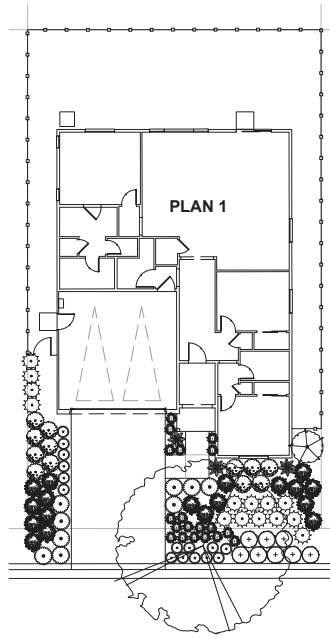
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700 Ygnacio Valley Rd.
Suite 100
Walnut Creek, CA 94596
tel: 925.274.1300
www.vandertoolen.com

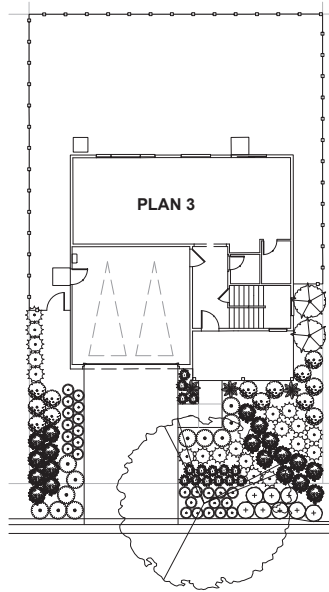


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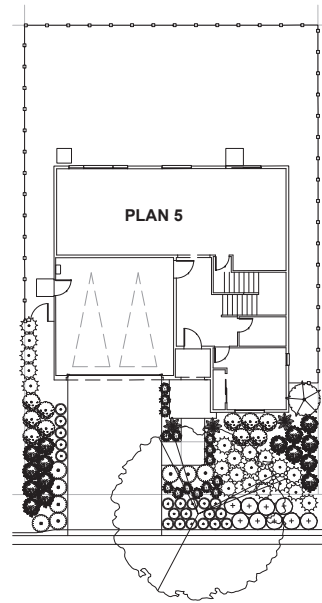
Project No. 11417



PLAN 1



PLAN 3



PLAN 5

PLANTING LEGEND: COTTAGE				
SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BOULEOUA GRACILIS 'BLONDE AMBITION'	BLUE GRAMA	LOW	1 GAL
	CALLISTEMON VIMINALIS 'LITTLE JOHN'	DWARF BOTTLEBRUSH	LOW	5 GAL
	DODONAEA V. 'PURPUREA'	HOPSEED BUSH	LOW	5 GAL
	FESTUCA MAIREI	ATLAS FESCUE	LOW	1 GAL
	IRIS DOUGLASIANA	DOUGLAS IRIS	LOW	1 GAL
	LIMONIUM PEREZII*	STATICE	MODERATE	1 GAL
	LIRIOPE SPICATA*	CREeping LILY TURF	MODERATE	1 GAL
	LOROPETALUM C. 'PURPLE DIAMOND'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTOSPORUM T. 'VAREGATA'	TOBIRA	MODERATE	5 GAL
	SALVIA M. 'BERZERKELY'	SAGE	LOW	1 GAL
	SCAEVOLA 'MAUVE CLUSTERS'	SCAEVOLA	LOW	1 GAL
	VERBENA LILACINA 'DE LA MINA'	CEDROS ISLAND VERBENA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND				
SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2788

D71

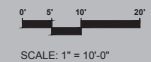
COTTAGE - 50 X 80 LOT



PROMENADE AT SAND CREEK
 Antioch, California

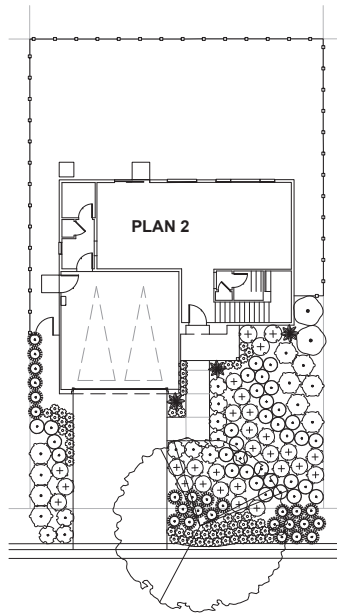
TYPICAL LOT DESIGN
 JANUARY 2020

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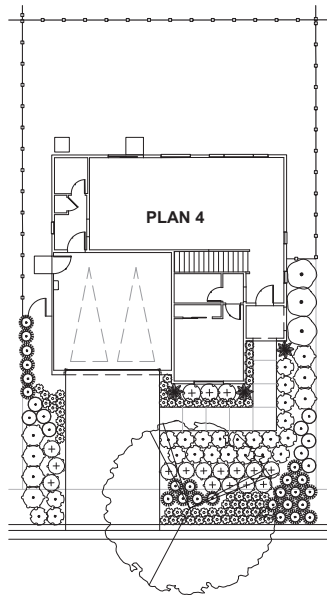


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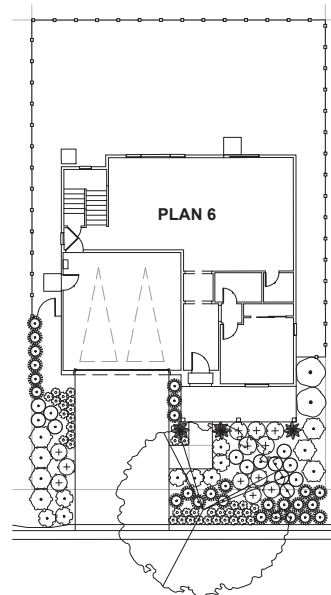
Project No. 11417



PLAN 2



PLAN 4



PLAN 6

PLANTING LEGEND: FARMHOUSE

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BERBERIS T. 'CRIMSON PYGMY'	BARBERRY	MODERATE	5 GAL.
	CISTUS X 'VICTOR REITER'	CORAL ROCKROSE	LOW	5 GAL.
	GALVEZIA SPECIOSA 'FIRECRACKER'	ISLAND SNAPDRAGON	LOW	5 GAL.
	ERIGERON KARVINSKIANUS	SANTA BARBARA DAISY	LOW	1 GAL.
	HELICTOTRICHON SEMPERVIRENS	BLUE OAT GRASS	LOW	1 GAL.
	LAVATERA MARITIMA	TREE MALLOW	LOW	5 GAL.
	MIMULUS 'JELLY BEAN ORANGE'	ORANGE MONKEYFLOWER	LOW	1 GAL.
	MYRTUS COMMUNIS*	MYRTLE	LOW	5 GAL.
	PENSTEMON SPP.	GARDEN PENSTEMON	MODERATE	1 GAL.
	PHORMIUM 'SUNSET'	NEW ZEALAND FLAX	LOW	5 GAL.
	SALVIA LEUCANTHA	MEXICAN BUSH SAGE	LOW	1 GAL.
	VIBURNUM DAVIDII*	DAVID'S VIBURNUM	MODERATE	5 GAL.

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MADENHAR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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PHILIP A. VANDERTOOLEN, PRESIDENT
VANDERTOOLEN ASSOCIATES, INC.
CA LICENSE # 2798

D72

FARMHOUSE - 50 X 80 LOT



PROMENADE AT SAND CREEK

Antioch, California

TYPICAL LOT DESIGN

JANUARY 2020

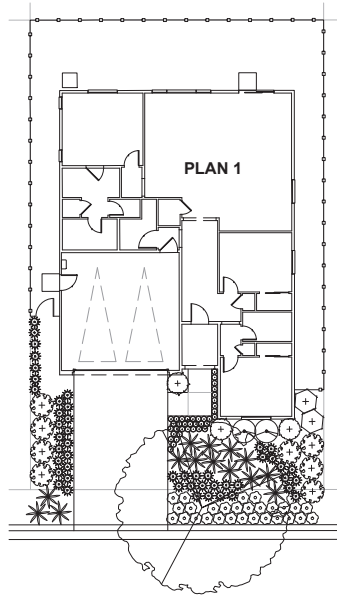
vanderToolen Associates
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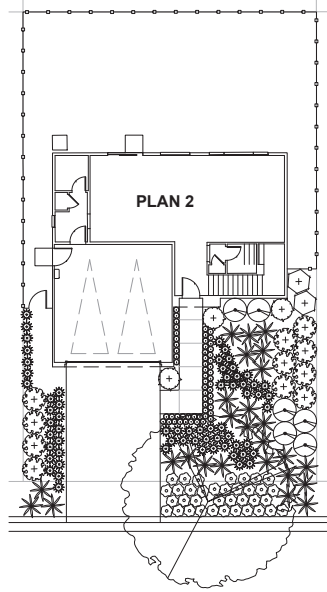
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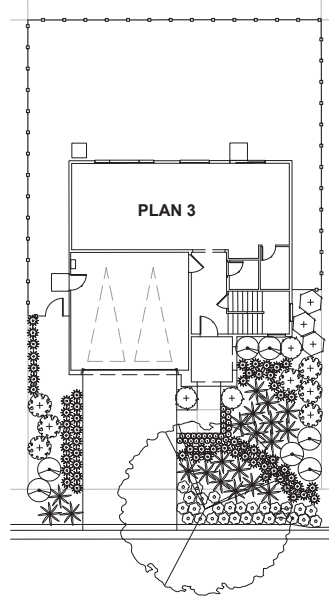
Project No. 11417



PLAN 1



PLAN 2



PLAN 3

PLANTING LEGEND: SPANISH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
○	ANIGOZANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
✱	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
○	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
✱	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
✱	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
○	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
✱	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
✱	MMULUS AURANTIACUS*	STICKY MONKEY FLOWER	LOW	1 GAL
✱	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
✱	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
✱	RHAPHIOLPIS I. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
✱	STACHYS BYZANTINA*	LAMB'S EARS	LOW	1 GAL
✱	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
○	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
○	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
○	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
○	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
○	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2788

D73

SPANISH - 50 X 80 LOT

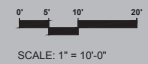


PROMENADE AT SAND CREEK
 Antioch, California

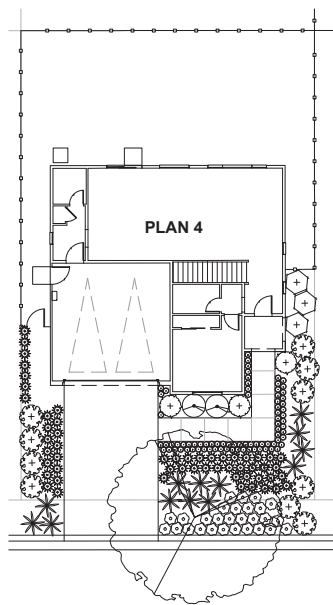
TYPICAL LOT DESIGN

JANUARY 2020

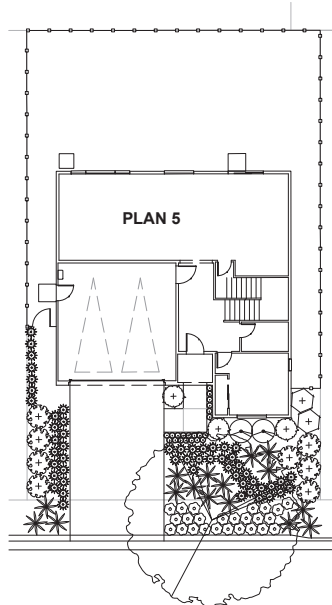
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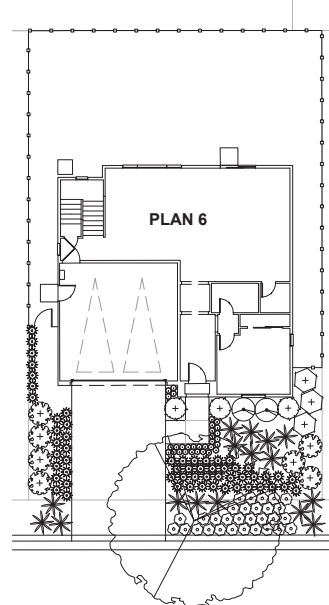
L-5
 Project No. 11417



PLAN 4



PLAN 5



PLAN 6

PLANTING LEGEND: SPANISH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
○	ANIGOSANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
☼	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
☼	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
☼	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
☼	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
☼	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
☼	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
☼	MIMULUS AURANTIACUS'	STICKY MONKEY FLOWER	LOW	1 GAL
☼	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
☼	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
☼	RHAMPHOLEPIS I. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
☼	STACHYS BYZANTINA'	LAMB'S EARS	LOW	1 GAL
☼	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
☼	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
☼	GRKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
☼	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
☼	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
☼	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2798

D74

SPANISH - 50 X 80 LOT

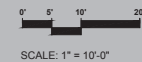


PROMENADE AT SAND CREEK
 Antioch, California

TYPICAL LOT DESIGN

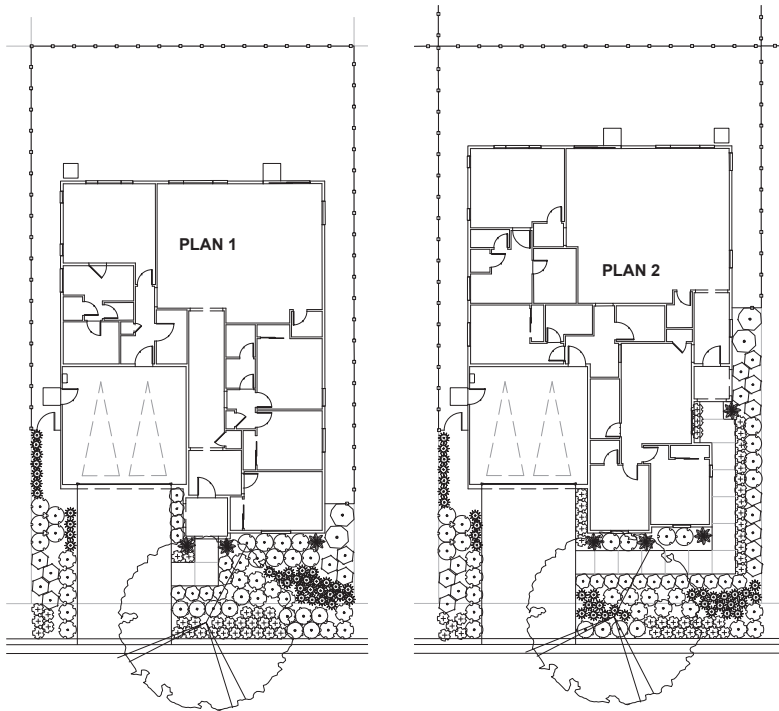
JANUARY 2020

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 Suite 100
 Walnut Creek, CA 94596
 tel: 925.274.1300
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L-6

Project No. 11417



PLAN 1

PLAN 2

PLANTING LEGEND: CALIFORNIA RANCH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACHILLEA SPP.	YARROW	LOW	1 GAL
	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	LOW	1 GAL
	ERIOGONUM GRANDE RUBESCENS	SAN MIGUEL ISLAND BUCKWHEAT	LOW	1 GAL
	LIMONIUM PEREZII*	STATICE	MODERATE	1 GAL
	LOROPETALUM C. 'RAZZLEBERRY'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PENSTEMON 'GARNET'	GARDEN PENSTEMON	MODERATE	1 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTOSPORUM C. 'NANA'	KARO PITTOSPORUM	MODERATE	5 GAL
	SALVIA 'POZO BLUE'	POZO BLUE SAGE	LOW	1 GAL
	TEUCRIUM FRUTICANS 'COMPACTUM'	BUSH GERMANDER	LOW	5 GAL
	VIBURNUM TINUS 'SPRING BOUQUET'	VIBURNUM	MODERATE	5 GAL
	ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'	CALIFORNIA FUCHSIA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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PHILIP A. VANDERTOOLEN, PRESIDENT
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CALIFORNIA LICENSE # 2788

D75

CALIFORNIA RANCH - 55 X 90 LOT

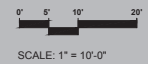


PROMENADE AT SAND CREEK
Antioch, California

TYPICAL LOT DESIGN

JANUARY 2020

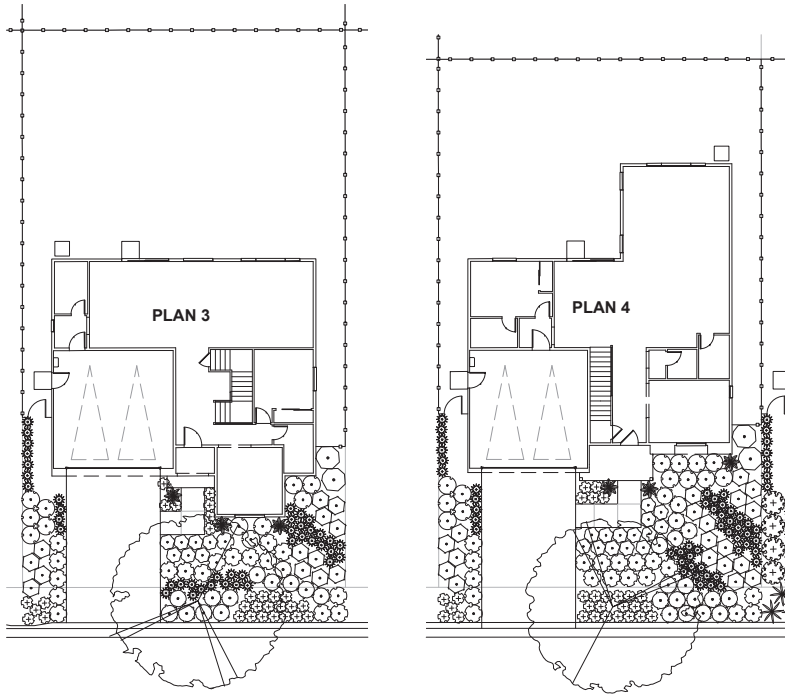
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Walnut Creek, CA 94596
tel: 925.274.1300
www.vandertoolen.com



L-7

Project No. 11417

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PLAN 3

PLAN 4

PLANTING LEGEND: CALIFORNIA RANCH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACHILLEA SPP.	YARROW	LOW	1 GAL
	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	LOW	1 GAL
	ERIOGONUM GRANDE RUBESCENS	SAN MIGUEL ISLAND BUCKWHEAT	LOW	1 GAL
	LIMONIUM PEREZII*	STATICE	MODERATE	1 GAL
	LOROPETALUM C. 'RAZZLEBERRY'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PENSTEMON 'GARNET'	GARDEN PENSTEMON	MODERATE	1 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTIOSPORUM C. 'NANA'	KARO PITTIOSPORUM	MODERATE	5 GAL
	SALVIA 'POZO BLUE'	POZO BLUE SAGE	LOW	1 GAL
	TEUCRIUM FRUTICOSUM 'COMPACTUM'	BUSH GERMANDER	LOW	5 GAL
	VIBURNUM TINUS 'SPRING BOUQUET'	VIBURNUM	MODERATE	5 GAL
	ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'	CALIFORNIA FUCHSIA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

MWELI STATEMENT OF COMPLIANCE
 "I HAVE COMPLIED WITH THE CRITERIA OF THE CITY OF ANTIOCH WATER EFFICIENT LANDSCAPING ORDINANCE AND APPLIED THEM ACCORDINGLY FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN."
 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2789

D76

CALIFORNIA RANCH - 55 X 90 LOT

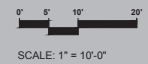


PROMENADE AT SAND CREEK
 Antioch, California

TYPICAL LOT DESIGN

JANUARY 2020

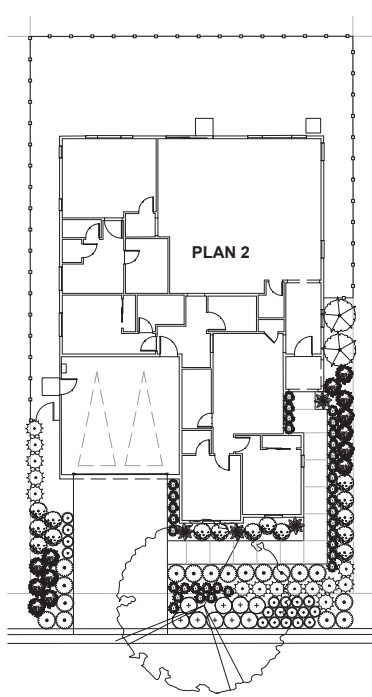
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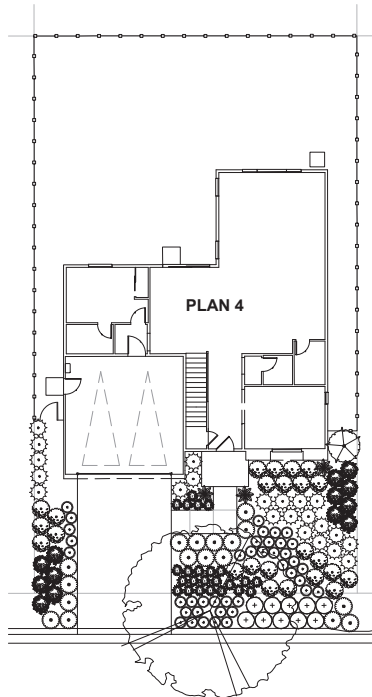
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Project No. 11417

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PLAN 2



PLAN 4

PLANTING LEGEND: COTTAGE

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BOUTELOUA GRACILIS 'BLONDE AMBITION'	BLUE GRAMA	LOW	1 GAL
	CALLISTEMON VIMINALIS 'LITTLE JOHN'	DWARF BOTTLEBRUSH	LOW	5 GAL
	DODONAEA V. 'PURPUREA'	HOPSEED BUSH	LOW	5 GAL
	FESTUCA MAIREI	ATLAS FESCUE	LOW	1 GAL
	IRIS DOUGLASIANA	DOUGLAS IRIS	LOW	1 GAL
	LIMONUM PEREZII*	STATICE	MODERATE	1 GAL
	LIRIOPE SPICATA*	CREEPING LILY TURF	MODERATE	1 GAL
	LOROPETALUM C. 'PURPLE DIAMOND'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTOSPORUM T. 'VARIEGATA'	TOBIRA	MODERATE	5 GAL
	SALVIA M. 'BERZERKELY'	SAGE	LOW	1 GAL
	SCAEVOLA 'MAUVE CLUSTERS'	SCAEVOLA	LOW	1 GAL
	VERBENA LILACINA 'DE LA MINA'	CEDROS ISLAND VERBENA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCOCINEA	SCARLET OAK	MODERATE	24" BOX

MWELo STATEMENT OF COMPLIANCE
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 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2788

D77

COTTAGE - 55 X 90 LOT

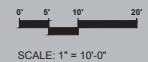


PROMENADE AT SAND CREEK
 Antioch, California

TYPICAL LOT DESIGN

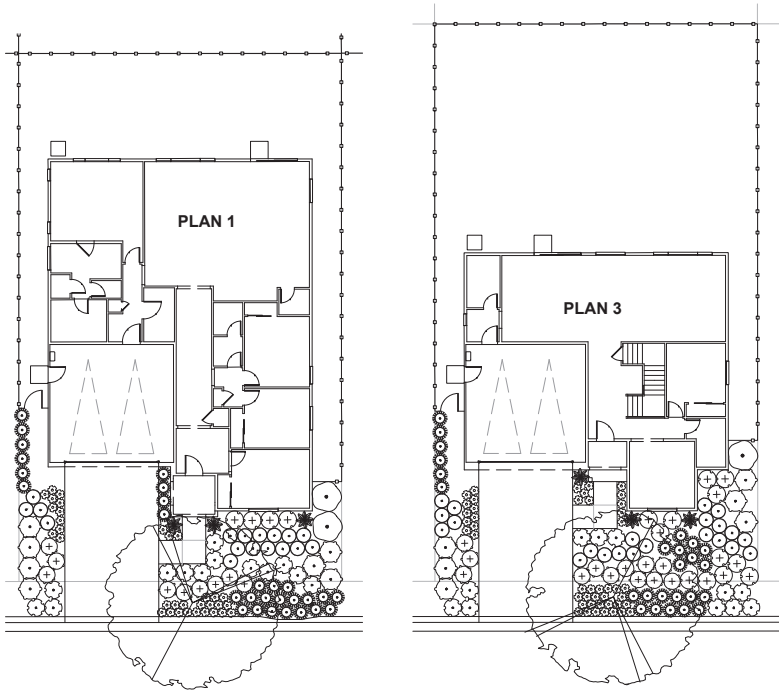
JANUARY 2020

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 www.vandertoolen.com



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Project No. 11417



PLAN 1

PLAN 3

PLANTING LEGEND: FARMHOUSE

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BERBERIS T. 'CRIMSON PYGMY'	BARBERRY	MODERATE	5 GAL.
	CISTUS X 'VICTOR REITER'	CORAL ROCKROSE	LOW	5 GAL.
	GALVEZIA SPECIOSA 'FIRECRACKER'	ISLAND SNAPDRAGON	LOW	5 GAL.
	ERIGERON KARVINSKIANUS	SANTA BARBARA DAISY	LOW	1 GAL.
	HELICTOTRICHON SEMPERVIRENS	BLUE OAT GRASS	LOW	1 GAL.
	LAVATERA MARITIMA	TREE MALLOW	LOW	5 GAL.
	MI-MULUS 'JELLY BEAN ORANGE'	ORANGE MONKEYFLOWER	LOW	1 GAL.
	MYRTUS COMMUNIS*	MYRTLE	LOW	5 GAL.
	PENSTEMON SPP.	GARDEN PENSTEMON	MODERATE	1 GAL.
	PHORMIUM 'SUNSET'	NEW ZEALAND FLAX	LOW	5 GAL.
	SALVIA LEUCANTHA	MEXICAN BUSH SAGE	LOW	1 GAL.
	VIBURNUM DAVIDII*	DAVID'S VIBURNUM	MODERATE	5 GAL.

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

MWELo STATEMENT OF COMPLIANCE
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 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2788

D78

FARMHOUSE - 55 X 90 LOT

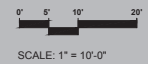


PROMENADE AT SAND CREEK
 Antioch, California

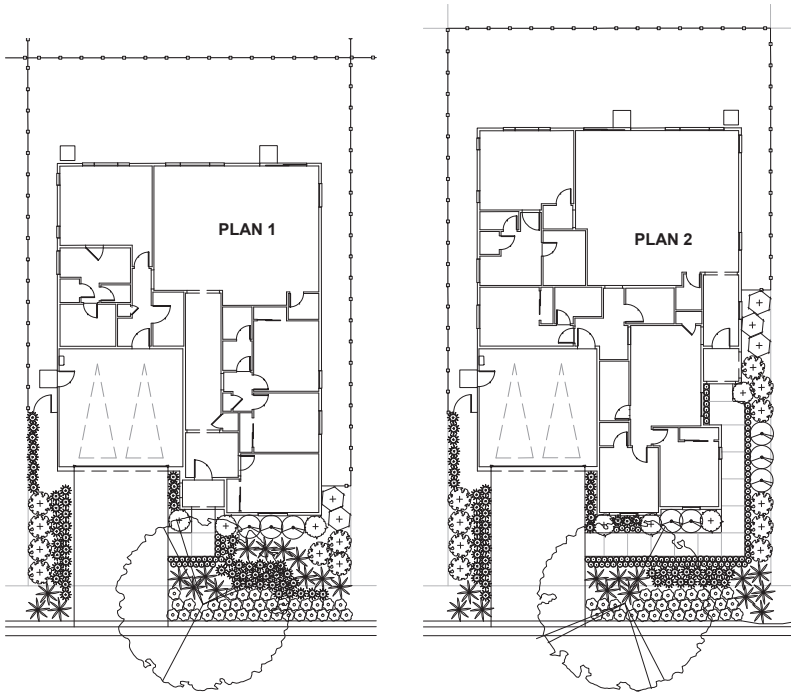
TYPICAL LOT DESIGN

JANUARY 2020

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 Walnut Creek, CA 94596
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 www.vandertoolen.com



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 Project No. 11417



PLAN 1

PLAN 2

PLANTING LEGEND: SPANISH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
○	ANIGOZANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
☼	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
☼	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
☼	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
☼	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
☼	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
☼	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
☼	MMULUS AURANTIACUS*	STICKY MONKEY FLOWER	LOW	1 GAL
☼	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
☼	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
☼	RHAPHIOLIS I. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
☼	STACHYS BYZANTINA*	LAMB'S EARS	LOW	1 GAL
☼	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
☼	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
☼	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
☼	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
☼	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
☼	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

MWELo STATEMENT OF COMPLIANCE

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PHILIP A. VANDERTOOLEN, PRESIDENT
VANDERTOOLEN ASSOCIATES, INC.
CALIFORNIA LICENSE # 2798

D79

SPANISH - 55 X 90 LOT



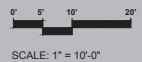
PROMENADE AT SAND CREEK

Antioch, California

TYPICAL LOT DESIGN

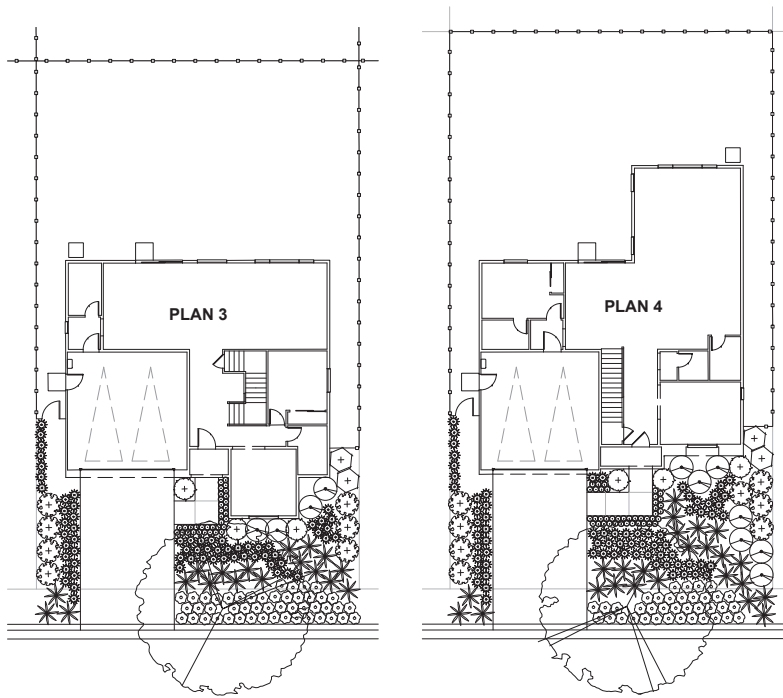
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Project No. 11417



PLAN 3

PLAN 4

PLANTING LEGEND: SPANISH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ANIGOZANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	MMULUS AURANTIACUS*	STICKY MONKEY FLOWER	LOW	1 GAL
	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
	RHAPHIOLEPIS I. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
	STACHYS BYZANTINA*	LAMB'S EARS	LOW	1 GAL
	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

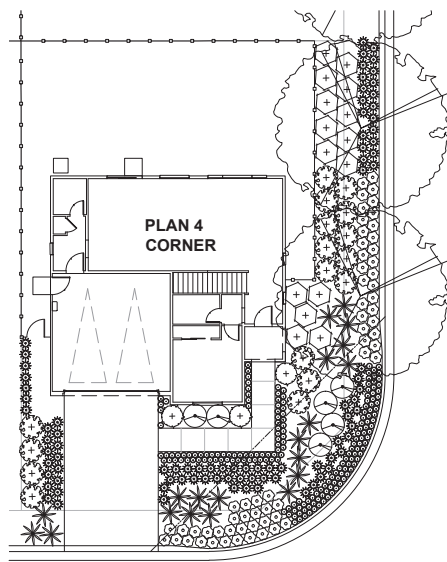
STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

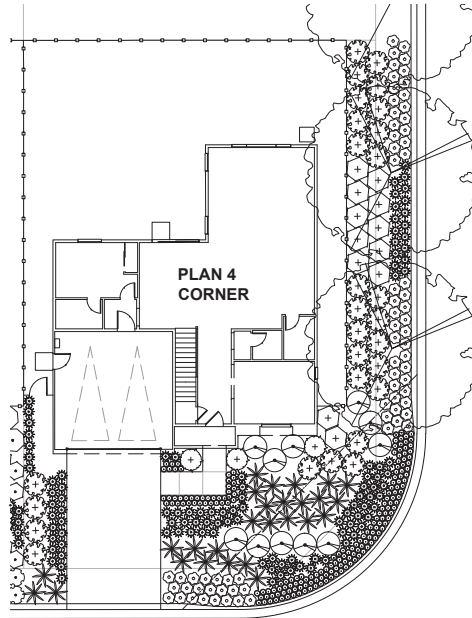
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VANDERTOOLEN ASSOCIATES, INC.
CALIFORNIA LICENSE # 2789



PLAN 4 CORNER
(50 X 80 LOT)



PLAN 4 CORNER
(55 X 90 LOT)

PLANTING LEGEND: SPANISH				
SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ANIGOZANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
	LOROPETALUM C. 'RAZZLEBERRI'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	MIMULUS AURANTIACUS*	STICKY MONKEY FLOWER	LOW	1 GAL
	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
	RHAPHIOLEPIS L. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
	STACHYS BYZANTINA*	LAMB'S EARS	LOW	1 GAL
	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS

STREET TREE LEGEND				
SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX

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 PHILIP A. VANDERTOOLEN, PRESIDENT
 VANDERTOOLEN ASSOCIATES, INC.
 CA LICENSE # 2798

STREET TREE LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACER RUBRUM 'REDPOINTE'	RED POINT RED MAPLE	MODERATE	24" BOX
	GINKGO BILOBA 'SARATOGA'	MAIDENHAIR TREE	MODERATE	24" BOX
	PISTACIA CHINENSIS 'KEITH DAVEY'	KEITH DAVEY PISTACHE	LOW	24" BOX
	PYRUS CALLERYANA 'NEW BRADFORD'	NEW BRADFORD PEAR	MODERATE	24" BOX
	QUERCUS COCCINEA	SCARLET OAK	MODERATE	24" BOX



ACER RUBRUM 'REDPOINTE'



GINKGO BILOBA 'SARATOGA'



PISTACIA C. 'KEITH DAVEY'



PYRUS C. 'NEW BRADFORD'



QUERCUS COCCINEA

PLANTING LEGEND: CALIFORNIA RANCH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ACHILLEA SPP.	YARROW	LOW	1 GAL
	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	LOW	1 GAL
	ERIOGONUM GRANDE RUBESCENS	SAN MIGUEL ISLAND BUCKWHEAT	LOW	1 GAL
	LIMONIUM PEREZII'	STATICE	MODERATE	1 GAL
	LOROPETALUM C. 'RAZZLEBERRY'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PENSTEMON 'GARNET'	GARDEN PENSTEMON	MODERATE	1 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTOSPORUM C. 'NANA'	KARO PITTOSPORUM	MODERATE	5 GAL
	SALVIA 'POZO BLUE'	POZO BLUE SAGE	LOW	1 GAL
	TEUCRIUM FRUTICANS 'COMPACTUM'	BUSH GERMANDER	LOW	5 GAL
	VIBURNUM TINUS 'SPRING BOUQUET'	VIBURNUM	MODERATE	5 GAL
	ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'	CALIFORNIA FUCHSIA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS



ACHILLEA SPP.



CALAMAGROSTIS 'KARL FOERSTER'



ERIOGONUM GRANDE RUBESCENS



LIMONIUM PEREZII



LOROPETALUM C. 'RAZZLEBERRY'



PENSTEMON 'GARNET'



PHORMIUM SPP.



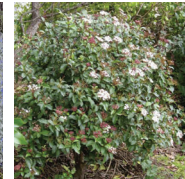
PITTOSPORUM C. 'NANA'



SALVIA 'POZO BLUE'



TEUCRIUM F. 'COMPACTUM'



VIBURNUM T. 'SPRING BOUQUET'



ZAUSCHNERIA C. 'SCHEFFLIN'S CHOICE'

PLANTING LEGEND: COTTAGE

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BOUTELOUA GRACILIS 'BLONDE AMBITION'	BLUE GRAMA	LOW	1 GAL
	CALLISTEMON VIMINALIS 'LITTLE JOHN'	DWARF BOTTLEBRUSH	LOW	5 GAL
	DODONAEA V. 'PURPUREA'	HOPSEED BUSH	LOW	5 GAL
	FESTUCA MAIREI	ATLAS FESCUE	LOW	1 GAL
	IRIS DOUGLASIANA	DOUGLAS IRIS	LOW	1 GAL
	LIMONIUM PEREZII'	STATICE	MODERATE	1 GAL
	LIRIOPE SPICATA'	CREeping LILY TURF	MODERATE	1 GAL
	LOROPETALUM C. 'PURPLE DIAMOND'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	PHORMIUM SPP.	NEW ZEALAND FLAX	LOW	5 GAL
	PITTOSPORUM T. 'VARIEGATA'	TOBIRA	MODERATE	5 GAL
	SALVIA M. 'BERZERKELY'	SAGE	LOW	1 GAL
	SCAEVOLA 'MAUVE CLUSTERS'	SCAEVOLA	LOW	1 GAL
	VERBENA LILACINA 'DE LA MINA'	CEDROS ISLAND VERBENA	LOW	1 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS



BOUTELOUA G. 'BLONDE AMBITION'



CALLISTEMON V. 'LITTLE JOHN'



DODONAEA V. 'PURPUREA'



FESTUCA MAIREI



IRIS DOUGLASIANA



LIMONIUM PEREZII



LIRIOPE SPICATA



LOROPETALUM C. 'PURPLE DIAMOND'



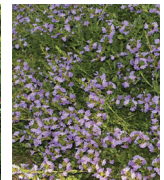
PHORMIUM SPP.



PITTOSPORUM T. 'VARIEGATA'



SALVIA M. 'BERZERKELY'



SCAEVOLA 'MAUVE CLUSTERS'



VERBENA L. 'DE LA MINA'

082



PROMENADE AT SAND CREEK
Antioch, California

IMAGERY
JANUARY 2020

vanderToolen Associates
700 Ygnacio Valley Rd.
Suite 100
Walnut Creek, CA 94596
tel: 925.274.1300
www.vandertoolen.com



L-14
Project No. 11417

PLANTING LEGEND: FARMHOUSE

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	BERBERIS T. 'CRIMSON PYGMY'	BARBERRY	MODERATE	5 GAL
	CISTUS X 'VICTOR REITER'	CORAL ROCKROSE	LOW	5 GAL
	GALVEZIA SPECIOSA 'FIRECRACKER'	ISLAND SNAPDRAGON	LOW	5 GAL
	ERIGERON KARVINSKIANUS	SANTA BARBARA DAISY	LOW	1 GAL
	HELIOTRICHON SEMPERVIRENS	BLUE OAT GRASS	LOW	1 GAL
	LAVATERA MARITIMA	TREE MALLOW	LOW	5 GAL
	MIMULUS 'JELLY BEAN ORANGE'	ORANGE MONKEYFLOWER	LOW	1 GAL
	MYRTUS COMMUNIS*	MYRTLE	LOW	5 GAL
	PENSTEMON SPP.	GARDEN PENSTEMON	MODERATE	1 GAL
	PHORMIUM 'SUNSET'	NEW ZEALAND FLAX	LOW	5 GAL
	SALVIA LEUCANTHA	MEXICAN BUSH SAGE	LOW	1 GAL
	VIBURNUM DAVIDII*	DAVID'S VIBURNUM	MODERATE	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS



BERBERIS T. 'CRIMSON PYGMY'

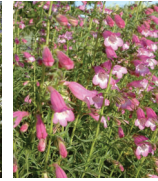
CISTUS X 'VICTOR REITER'

GALVEZIA SPECIOSA 'FIRECRACKER'

ERIGERON KARVINSKIANUS

HELIOTRICHON SEMPERVIRENS

LAVATERA MARITIMA



MIMULUS 'JELLY BEAN ORANGE'

MYRTUS COMMUNIS

PENSTEMON SPP.

PHORMIUM 'SUNSET'

SALVIA LEUCANTHA

VIBURNUM DAVIDII

PLANTING LEGEND: SPANISH

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	MIN. SIZE
	ANIGOZANTHOS 'KANGA RED'	KANGAROO PAW	LOW	1 GAL
	CALAMAGROSTIS A. 'KARL FOERSTER'	FEATHER REED GRASS	LOW	1 GAL
	EPILOBIUM CANUM 'CATALINA'	FIREWEED	LOW	1 GAL
	HELIANTHEMUM N. 'HENFIELD BRILLIANT'	SUNROSE	MODERATE	1 GAL
	HESPERALOE PARVIFLORA 'SURPRISE BOUQUET'	RED YUCCA	LOW	1 GAL
	LEONOTIS LEONURUS	LION'S TAIL	LOW	5 GAL
	LOROPETALUM C. 'RAZZLEBERRY'	CHINESE FRINGE FLOWER	MODERATE	5 GAL
	MIMULUS AURANTIACUS*	STICKY MONKEY FLOWER	LOW	1 GAL
	PHORMIUM T. 'FIREBIRD'	NEW ZEALAND FLAX	LOW	5 GAL
	RHAMNUS CALIFORNICA 'EVE CASE'	COFFEE BERRY	LOW	5 GAL
	RHAPHOLEPIS L. 'SPRING RAPTURE'	INDIA HAWTHORN	MODERATE	5 GAL
	STACHYS BYZANTINA*	LAMB'S EARS	LOW	1 GAL
	WESTRINGIA FRUTICOSA	COASTAL ROSEMARY	LOW	5 GAL

*PLANTS USED FOR NORTH AND EAST FACING LOTS



ANIGOZANTHOS 'KANGA RED'

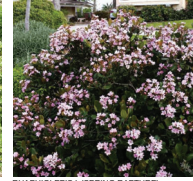
CALAMAGROSTIS 'KARL FOERSTER'

EPILOBIUM CANUM 'CATALINA'

HELIANTHEMUM 'HENFIELD BRILLIANT'

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LEONOTIS LEONURUS



LOROPETALUM C. 'RAZZLEBERRY'

MIMULUS AURANTIACUS

PHORMIUM 'FIREBIRD'

RHAMNUS C. 'EVE CASE'

RHAPHOLEPIS L. 'SPRING RAPTURE'

STACHYS BYZANTINA

WESTRINGIA FRUTICOSA

ATTACHMENT "E"

Century Communities has made a business decision to eliminate the Active Adult restriction on the homes in tract 9482 & 9483. In order to make the homes more appealing and more affordable for families, we are proposing ten new floor plans. We will offer four floor plans with three elevations per plan for the homes in tract 9482 (the C lots). Tracts 9483 & 9484 (the B lots) will share a collection of six plans with three elevations. Each of the ten plans will offer a Spanish and California Ranch elevation. The third plan will be either a Cottage or Farmhouse elevation.

CIELO – PRIOR APPROVED ARCHITECTURAL ELEVATIONS VS PROPOSED ARCHITECTURAL ELEVATIONS

SPANISH - THIS STYLE USES 'S' PROFILE ROOF TILE, LOW PITCHED, GABLES, PRIMARILY STUCCO ELEVATION WITH OCCASIONAL ARCH FORMS.

IN THE PROPOSED ELEVATIONS – WE HAVE INCORPORATED ALL OF THE ABOVE FROM THE PREVIOUS SUBMITTAL AND INTRODUCED BANDING IN LIEU OF THE STUCCO WAINSCOT, COLORFUL TILE ACCENTS IN LIEU OF THE CLAY PIPES AND ADDED SIDING ACCENTS BELOW WINDOWS FOR ADDITIONAL TEXTURE.

CALIFORNIA RANCH – THIS STYLE USES LOW PITCH GABLE ROOF FORMS, IS PRIMARILY A STUCCO ELEVATION WITH SIDING ACCENTS, AND INCORPORATES WOOD POSTS AND SHUTTERS.

IN THE PROPOSED ELEVATIONS – WE HAVE KEPT THE ELEMENTS FROM THE PREVIOUS SERIES BUT REVISED THE ROOF TILE TO BE A FLAT ROOF TILE, ADDED GLASS IN THE GARAGE DOORS AND AUGMENTED ALL ELEVATIONS WITH STONE MASONRY.

COTTAGE – THIS STYLE UTILIZES A STEEPER ROOF PITCH, AND IS A COMBINATION OF HIPS AND GABLES, STUCCO BODY WITH SIDING AND STONE ACCENTS AND INCORPORATES SHUTTERS.

BOTH ORIGINAL AND PROPOSED ARE SIMILAR AND HAVE VARYING APPLICATIONS OF THE SAME MATERIALS – STUCCO, LAP SIDING AND STONE. OUR NEW ELEVATIONS INCORPORATE A “JERKINHEAD” – THE CLIPPED ENDS ON A GABLE ROOF WHICH BREAKS UP THE ROOF FORM AND MAKES FOR A BETTER STREET SCENE.

FARMHOUSE – THIS STYLE CONSISTS OF STEEPER ROOFS WITH FLAT TILE, A MAINLY STUCCO BODY WITH ACCENTS OF BOARD AND BATT SIDING, BRICK ACCENTS, WOOD POSTS AND LOUVERED SHUTTERS. IN THE PROPOSED ELEVATIONS – WE HAVE INCORPORATED THE MATERIALS PER ABOVE LIKE THE PREVIOUS SUBMITTAL HAD, AND WE HAVE ADDED DECORATIVE LIGHTING FIXTURES IN SOME GABLE ENDS AS IS APPLICABLE.

DIFFERENCES IN PREVIOUSLY APPROVED ARCHITECTURE VS PROPOSED ARCHITECTURE

The previously approved product offered many room configuration options, including the opportunity to add a 2nd floor living space. The proposed plans offer a few simple options (loft to a bedroom and a five piece bath configuration) which do not affect square footage. We are not offering the California Room or covered patio option.

Our two story homes are typically greater than 84% of the first floor, but all have some degree of setback from the front of the home. There is an opportunity to provide a greater front setback on certain lots.

The attached table provides more information to help compare the plans.

REVISED CIELO AMENITY PARCEL

Century Communities received Design Approval for the amenity parcel in 2018. We intended this parcel to be used and funded by the “active adult” members of the Cielo community through a separate Home Owners Association (HOA). Before construction began on the amenity parcel, a business decision was made to open the use of the amenity parcel to the entire Cielo community and to eliminate the age restriction portion of the project. This decision triggered a subsequent change to the amenity parcel to provide more age appropriate features for families. By redesigning the features, we were also able to reduce the amenity parcel maintenance costs to the association. Lower association dues provide an opportunity for more families to buy at Cielo.

The parcel is conveniently located in the center of the community. It will provide an attractive focal point from either entry into the community. We hope it will encourage neighbors to spend time together and make new friends. The new amenity parcel design includes the following:

- A fenced tot lot with age appropriate play equipment
- A 2,000sf community building with a catering kitchen, restrooms and a meeting area
- A fenced pool and spa
- Open space for gathering and passive use with sod and drought tolerant landscape
- Barbecue areas with tables and seating, shade umbrellas and trellises
- Central mailbox locations on the north and west sides


We hope to begin construction in June 2020 with completion by the end of the year.

		Previously Approved		Revised		Previously Approved		Revised
Lot Types		B type 50 x 80 tracts 9483 & 9484		B type 50 x 80 tracts 9483 & 9484		C Type 55 x 90 tract 9482		C Type 55 x 90 tract 9482
Size range		Tract 9483 - 1,989 - 3,073sf Tract 9484 - 1,508 - 2,481sf		B 1,556 - 2,452 sf		1,766 - 2,773 sf		2,051 - 2,711 sf
Number of Plans		10		6		5		4
Majority Garage Back Plans		yes		yes		yes		yes
Roof pitch variety		yes		yes		yes		yes
Single level plan (not required if no age restriction)		B1 - 0 B2 - 3 (30%)		B - 1 (16%)		5 (100%)		2 (50%)
Lot coverage <.54 B/C lots 2 story		yes		yes		yes		yes
Lot coverage <.60 SS on C		yes		yes		yes		yes
6' Porches		yes		yes		yes		yes
Glass in Garage Door		yes - Spanish Style		yes - Ranch Style		yes - Spanish Style		yes - Ranch Style

STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of May 26, 2020

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Nickie Mastay, Administrative Services Director 

SUBJECT: Cannabis Ad Hoc Committee Dissolution or Creation of a Standing Committee

RECOMMENDED ACTION

It is recommended that the City Council:

- 1) Receive an update from Committee members of the Cannabis Ad Hoc Committee on their ad hoc committee activities.
- 2) Determine whether to dissolve the ad hoc committee or create a standing committee. (Please note: Ad Hoc Committees may be dissolved, and another created with a different and specific purpose, in the same genre).

FISCAL IMPACT

This recommended action has no direct fiscal impact.

DISCUSSION

At the February 11, 2020 City Council meeting, the City Council extended the end date of the Cannabis Ad Hoc Committee to May 28, 2020. This is an opportunity for the Cannabis Ad Hoc Committee members to report about the activities of their ad hoc committee. The initial term and extension dates are listed below:

- Cannabis Ad Hoc Committee Members – Council Member Wilson and Council Member Thorpe
- Initial Term: May 28, 2019 to January 28, 2020.
- Extension: On February 11, 2020 extended to May 28, 2020.

When committees reach the one-year point, staff strongly recommends that City Council dissolve the ad hoc committee and either form a new ad hoc committee with a different goal or create a standing committee.

ATTACHMENTS

None