



**CITY OF LOMA LINDA
CITY COUNCIL AGENDA
REGULAR MEETING**

Tuesday, April 9, 2024, 7:00 PM
Council Chambers
25541 Barton Road
Loma Linda, CA 92354

A regular meeting of the City Council of the City of Loma Linda is scheduled in the **Council Chambers**, 25541 Barton Road, Loma Linda, California. ***Under Municipal Code Section 2.08.010, study sessions or closed session items may begin at 5:30 p.m. or as soon thereafter as possible. The public meeting begins at 7:00 p.m.***

Reports and Documents relating to each agenda item are on file in the Office of the City Clerk and are available for public inspection during normal business hours. The agenda and reports are also located on the City's Website at www.lomalinda-ca.gov.

Materials related to an item on this Agenda submitted to the City Council after distribution of the agenda packet are available for public inspection in the City Clerk's Office, 25541 Barton Road, Loma Linda, CA during normal business hours. Such documents are also available on the City's website at www.lomalinda-ca.gov subject to staff's ability to post the documents before the meeting.

Persons wishing to speak on an agenda item, including any closed session items, are asked to complete an information card and present it to the City Clerk before consideration of the item. When the item is to be considered, please step forward to the podium, the Chair will recognize you and you may offer your comments. The City Council meeting is recorded to assist in the preparation of the Minutes, and you are therefore asked to give your name and address before testifying.

The Oral Reports/Public Participation portion of the agenda pertains to items NOT on the agenda and is limited to 30 minutes; 3 minutes are allotted for each speaker. Under the Brown Act, no action may be taken by the City Council at this time; however, the City Council may refer your comments/concerns to staff or request that the item be placed on a future agenda.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (909) 799-2819. Notification 48 hours before the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Later requests will be accommodated to the extent feasible.

A recess may be called at the discretion of the City Council.

Meetings are accessible to people with disabilities. Every attempt will be made to swiftly address each request. Requests in advance of the meeting will enable us to make reasonable arrangements to ensure accessibility to this meeting and the materials related to it. Individuals who need special assistance or a disability-related modification or accommodation to participate in this meeting, or who have a disability and wish to request an alternative format for the meeting materials, should contact the City Clerk at larreola@lomalinda-ca.gov or (909) 799-2819.

1: Call to Order

- 1A. Call to Order
- 1B. Roll Call

1C. Closed Session - Conference with Labor Negotiator (Government Code Section 54957.6) [Request to move Closed Session item to end of Agenda]

- Agency Representative - City Manager T. Jarb Thaipejr
- Employee Organizations - Teamsters (Public Works); Teamsters (Administration); Loma Linda Professional Firefighters, Local 935; Unrepresented Safety (Fire) Management/Confidential Employees; and Unrepresented Miscellaneous Management/Confidential Employees

1D. Invocation and Pledge of Allegiance - Mayor Dupper

1E. Items to be Added or Deleted

1F. Oral Reports/Public Participation - Non-Agenda Items (Each Speaker limited to 3 minutes. Pursuant to the Brown Act, no action or discussion can be taken by City Council)

1G. Conflict of Interest Disclosure

2: Scheduled and Related Items

2A. Proclamations

- National Day of Prayer - May 2, 2024
- The Inland Empire Ronald McDonald House - 2024 Walk for Kids Relay - April 28, 2024
- One Legacy DMV/Donate Life Month - April 2024

2B. Council Bill #R-2024-11 - March 5, 2024, Election Results [City Clerk]

- Council Bill #R-2024-11 - Confirming March 5, 2024, Election Results
- Remarks from departing Councilmembers
- Oath of Allegiance by City Council Members-elect
- Presentation of Certificate of Election to City Council Members-elect
- Seating of Council Members and remarks from newly elected

2C. Reorganization

- Elect of Mayor by Council
- Elect of Mayor pro tempore by Council

2D. Appoint City Council Members to the Following Boards/Commissions

- San Bernardino County Transportation Authority (SBCTA)
- OmniTrans
- Inland Valley Development Agency (IVDA)
- San Bernardino International Airport Authority (SBIAA)
- California Joint Powers Insurance Authority (CJPIA)
- Board of Directors for Confire JPA
- Southern California Associated Governments (SCAG)
- Solid Waste Management Board???

2E. Accept with regret the resignation of Kurt Swigart from the Budget and Parks, Recreation and Beautification Committees [City Manager]

2F. Environmental Justice Element Presentation [Community Development]

Presentation by Rami + Associates

2G. Public Hearing - Tentative Tract Map No. P22-264 (TTM 20467) and Precise Plan of Design No. P22-266 - a request to demolish a single-family home and develop a single-family residential subdivision, comprised of nine (9) residential lots, one (1) lettered lot, and a new public street. The site is located on Park Avenue, west of Curtis Street and east of Coloma Street, within the Low Density Residential (R-1) General Land Use designation and Zoning District. (APN:0283-162-20) [Community Development]

Staff recommends that the City Council:

- 1. DETERMINE that the project is Categorically Exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant Section No. 15332, (Class No. 32, In-Fill) and direct staff to file a Notice of Exemption; and,
- 2. APPROVE Tentative Tract Map No. P22-264 (Map 20467) to subdivide a 2.8-acre parcel and create nine (9) single-family residential lots, one (1) letter lot for a storm-water drainage basin, and a new public street with associated street and landscaping improvements; and,
- 3. APPROVE Precise Plan of Design No. P22-266 for the demolition of an existing single-family residence and the construction of nine (9) single-family residences each featuring its own Accessory Dwelling Unit. The project approval is based on the Findings contained in the staff report and subject to the Conditions of Approval.

3: Consent Calendar

3A. Demands Registers - March 26 and April 9, 2024 [Finance]

3B. Approval of Minutes 02-13-2024 [City Clerk]

3C. Treasurer's Report - March 2024 [Finance]

3D. Fire Department's Activity Report - March 2024 [Fire]

3E. Council Bill #R-2024-12 - A Resolution to Amend the City Classification Plan and Salary Schedule [Human Resources]

- Adopt Council Bill #R-2024-12 - A Resolution to reclassify the current incumbent in the Information Systems Analyst III position in both title and salary range to Information Systems Manager.

3F. Council Bill #R-2024-13 - A Resolution to Approve Tract Map No. 20417, Lennar Homes [Public Works]

- Adopt Council Bill #R-2024-13 - A Resolution to approve final Tract Map No. 20417, located at the north side of Mission Road, east of SCE Easement

3G. Council Bill #R-2024-14 - A Resolution to Approve Tract Map No. 20442, Lennar Homes [Public Works]

- Adopt Council Bill #R-2024-14 - A Resolution to approve final Tract Map No. 20442, located at the northwest corner of Citrus Avenue and Bryn Mawr Avenue

3H. Council Bill #R-2024-15 - A Resolution Approving SB 1 Project List for Fiscal Year 2024/25 [Public Works]

- Adopt Council Bill R-2024-15, A Resolution to approve the Road Repair and Accountability Act of 2017 (SB1) Project List for Fiscal Year 2024/25 and Repeal Resolution No. 3174

3I. Notice of Completion for the Waterline Improvements on Beaumont Avenue (CIP 20-657) [Public Works]

- Accept as complete and authorize recordation of Notice of Completion for the Waterline Improvements on Beaumont Ave. (CIP 20-657) Contractor: MCC Equipment Rentals, Inc.

3J. Notice of Completion of Installation for the Waterline Installation at Campus St. (CIP 23-667) [Public Works]

- Accept as complete and authorize recordation of Notice of Completion for the Installation of Waterline at Campus St. CIP 23-667 ; Contractor: MCC Equipment Rentals, Inc.

3K. Notice of Completion of Installation of Ceramic Tile Mural at Leonard Bailey Park [Public Works]

3L. Notice of Completion for Installation of Electrical Wiring for New Generator (CIP 21-858) [Public Works]

4: Old Business

4A. Council Bill #O-2024-03 - (Second Reading) Ordinance Modifying Water Rates and Repealing Ordinance No. 754 [Public Works]

- Waive Reading of the Ordinance in its entirety, direct to read by Title only; and
- Adopt Ordinance

5: New Business

5A. Remove Mr. Heath Nicola from the Traffic Advisory Committee and replace with Mr. Art Walls and other Board and Committee Vacancies [City Manager]

5B. Council Direction Regarding Revenue Enhancement Taxation [City Manager]

5C. Council Direction Regarding Drive-through Food Service [City Manager]

5D. Council Direction to discuss permitting emotional support dogs for the Fire Department

6: Reports

6A. Reports of Council Members

6B. Reports Of Officers

7: Adjournment

POSTING

I, Lynette Arreola, City Clerk, do hereby certify and declare that, I caused this agenda to be posted at the following three (3) locations, to-wit:

1. Loma Linda Branch Library, 25581 Barton Road, Loma Linda, California
2. City Council Chambers, 25541 Barton Road, Loma Linda, California
3. U. S. Post Office Annex, Newport Avenue, Loma Linda, California



Lynette Arreola, City Clerk
City of Loma Linda, California

Date Posted: April 4, 2024



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Proclamations

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items Item: 2A
To	From
City Council	T Jarb Thaipejr, City Manager

Accept for filing.

Attachments

National Day of Prayer 05-02-2024.pdf

R McDonald House Walk for Kids 2024.pdf

Proclamation Donate Life Month April 2024.pdf

**PROCLAMATION
NATIONAL DAY OF PRAYER
MAY 2, 2024**

WHEREAS, Americans have long turned to prayer both in times of joy and times of sorrow. On their voyage to the New World, the earliest settlers prayed that they would “rejoice together, mourn together, labor and suffer together, always having before our eyes our commission and community in the work”; and

WHEREAS, from that day forward, Americans have prayed as a means of uniting, guiding, and healing. In times of hardship and tragedy, and, in periods of peace and prosperity, prayer has provided reassurance, sustenance, and affirmation of common purpose; and

WHEREAS, the National Day of Prayer is a tradition in this country dating back to 1775; and

WHEREAS, at a time in our nation’s history when the power of prayer is needed more than ever, it is fitting that individuals come together in the community to publicly demonstrate their faith in the power of divine intercessions; and

WHEREAS, in 1988, the first Thursday in May was permanently chosen as the National Day of Prayer; and

WHEREAS, the National Day of Prayer belongs to all Americans. It is a day that transcends differences, bringing together citizens from all background;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Loma Linda, California, does hereby recognize May 2, 2024, as

NATIONAL DAY OF PRAYER

and invite the residents of the City of Loma Linda to give thanks, in accordance with their own faiths and consciences, for our many freedoms and blessings.

SIGNED this 9th day of April 2024.

Phillip Dupper, Mayor

PROCLAMATION
INLAND EMPIRE RONALD MCDONALD HOUSE
2024 WALK FOR KIDS FUNDRAISER
APRIL 28, 2024

WHEREAS, since opening on September 11, 1996, the Inland Empire Ronald McDonald House has served more than 27,000 families and more than 54 families each night; and

WHEREAS, the Inland Empire Ronald McDonald House provides a “hone-away-from-home” an invaluable source of comfort and care to families receiving treatment at Loma Linda University Children’s Hospital and other nearby hospitals; and

WHEREAS, the Ronald McDonald Houses are a community where children and their families embrace life and healing with a sense of hope, enthusiasm, courage and joy; and

WHEREAS, the Inland Empire Ronald McDonald House is a program of Ronald McDonald House Charities (RMHC) of Southern California; and

WHEREAS, McDonald’s restaurants provide monetary contributions and volunteerism to cause related market promotions and the space to place RMHC Donation Boxes that raise money for families served by their programs in Southern California; and

WHEREAS, the RMHC of Southern California is a non-profit 501(c)(3) corporation and relies on the support of the entire community and values donations from the community and corporate partners; and

WHEREAS, the RMHC of Southern California host is hosting a 2024 Walk for Kids Fundraiser on April 28, 2024, at Fontana Park, in Fontana, California; and

WHEREAS, the theme for the 2024 Walk for Kids is Superheroes, and attendees are encouraged to dress in their favorite Superhero;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Loma Linda hereby proclaims April 28th to be a successful and memorable 2024 Walk For Kids fundraiser!

SIGNED this 9th day of April 2024.

Phillip Dupper, Mayor

DONATE LIFE MONTH PROCLAMATION

***WHEREAS**, organ, eye, tissue, marrow and blood donation are life-giving acts recognized worldwide as expressions of compassion to those in need; and*

***WHEREAS**, more than 110,000 individuals nationwide and more than 23,000 in California are currently on the national organ transplant waiting list, and, on average, 22 people die each day while waiting; and*

***WHEREAS**, the need for donated organs is especially urgent in Hispanic, Latino, and African American communities; and*

***WHEREAS**, a single individual's donation of the heart, lungs, liver, kidneys, pancreas and small intestine can save up to eight lives; and*

***WHEREAS**, donation of tissue can save and heal the lives of more than 75 others; and*

***WHEREAS**, organ donors saved more than 46,000 lives last year, the most ever; and*

***WHEREAS**, any person can register to be an organ, eye and tissue donor regardless of age or medical conditions; and*

***WHEREAS**, being a registered donor does not impact the quality of life-saving medical care a person receives in an emergency; and*

***WHEREAS**, California residents can sign up with the Donate Life California Donor Registry online at any time by visiting www.donateLIFeCalifornia.org or, for Spanish-speakers, www.doneVIDAcalifornia.org; and*

***WHEREAS**, California residents can sign up to be an organ, eye and tissue donor when applying for or renewing their driver's licenses or ID cards at the California Department of Motor Vehicles; and*

***WHEREAS**, California residents interested in saving a life through living kidney donation may visit www.LivingDonationCalifornia.org.*

***NOW, THEREFORE, BE IT RESOLVED** that the City Council of the City of Loma Linda does hereby proclaim **April 2024 “DMV/Donate Life Month”** in the City of Loma Linda. In doing so, we encourage all Californians to check “Yes!” online, or when applying for or renewing their driver’s license or I.D. cards at the DMV.*

***SIGNED AND PRESENTED** this 9th day of April 2024.*

Phillip Dupper, Mayor



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Bill #R-2024-11 - March 5, 2024, Election Results [City Clerk]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items Item: 2B
To	From
City Council	Lynette Arreola, City Clerk

RECOMMENDATION:

It is recommended that the City Council adopt Council Bill #R-2024-11 - Confirming the March 5, 2024, Election Results; allow remarks from departing Councilmembers; have the City Clerk administer the oath of office to City Councilmembers-elect; and allow for comments from newly elected Councilmembers.

Attachments

Resolution certifying election results.pdf

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMA LINDA CALIFORNIA, RECITING THE FACT OF THE PRIMARY MUNICIPAL ELECTION HELD ON MARCH 5, 2024, DECLARING THE RESULT AND SUCH OTHER MATTERS AS PROVIDED BY LAW

WHEREAS, a Primary Municipal Election was held and conducted in the City of Loma Linda, California, on Tuesday, March 5, 2024, as required by law; and

WHEREAS, notice of the election was given in time, form and manner as provided by law; that voting precincts were properly established; that election officers were appointed and that in all respects the election was held and conducted and the votes were cast, received and canvassed and the returns made and declared in time, form and manner as required by the provisions of the Elections Code of the State of California for the holding of elections in general law cities; and

WHEREAS, the County Election Department canvassed the returns of the election and has certified the results to this City Council, the results are received, attached and made a part hereof as "Exhibit A".

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF LOMA LINDA, CALIFORNIA, DOES RESOLVE, DECLARE, DETERMINE AND ORDER AS FOLLOWS:

SECTION 1. That the whole number of ballots cast in the precincts except vote by mail voter ballots and provisional ballots was a total of 299.

That the whole number of vote by mail voter ballots cast in the City was 1,992, the whole number of provisional ballots cast in the City was 22 making a total of 2,313 ballots cast in the City.

SECTION 2. That the names of persons voted for at the election for Member of the City Council are as follows:

Bhavin Jindal (District 1)
Ovidiu Popescu (District 1)
John Lenart (District 4)
Rhonda K. Spencer-Hwang (District 4)
Juan Carlos Belliard (District 5)
Rhodes Rigsby (District 5)

SECTION 3. That the number of votes given at each precinct and the number of votes given in the City to each of the persons above named for the respective offices for which the persons were as listed in Exhibit "A" attached.

SECTION 4. The City Council does declare and determine that Ovidiu Popescu was elected as Member of the City Council for District 1 for the full term of four years; Rhonda Spencer-Hwang was elected as Member of the City Council for District 4 for the full term of four years; and Rhodes Rigsby was elected as Member of the City Council for District 5 for the full term of four years.

SECTION 5. The City Clerk shall enter on the records of the City Council of the City, a statement of the result of the election, showing: (1) the whole number of ballots cast in the City; (2) The names of the persons voted for; (3) For what office each person was voted for; (4) The number of votes given at each precinct to each person; (5) The total number of votes given to each person.

SECTION 6. That the City Clerk shall immediately make and deliver to each of the persons so elected a Certificate of Election signed by the City Clerk and authenticated; that the City Clerk shall also administer to each person elected the Oath of Office prescribed in the Constitution of the State of California and shall have them subscribe to it and file it in the office of the City Clerk. Each and all of the persons so elected shall then be inducted into the respective office to which they have been elected.

SECTION 7. That the City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

PASSED, APPROVED AND ADOPTED ON April 9, 2024, by the following vote:

Ayes:
Noes:
Absent:

Phillip Dupper, Mayor

ATTEST:

Lynette Arreola, City Clerk



City of Loma Linda

Regular City Council Staff Report

Prepared By: _____

Reorganization

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items Item: 2C
To	From
City Council	Lynette Arreola, City Clerk

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

N/A

BACKGROUND:

N/A

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

N/A



City of Loma Linda

Regular City Council Staff Report

Prepared By: _____

Appoint City Council Members to the Following Boards/Commissions

Meeting	Agenda Group	
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items	Item: 2D
From		
Lynette Arreola, City Clerk		

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

N/A

BACKGROUND:

N/A

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

N/A



City of Loma Linda Regular City Council Staff Report

Prepared By: Lynette Arreola

Accept with regret the resignation of Kurt Swigart from the Budget and Parks, Recreation and Beautification Committees [City Manager]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items Item: 2E
To	From
City Council	Lynette Arreola, City Clerk
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council
Date: _____

RECOMMENDATION:

The City of Loma Linda accepts with regret the resignation of Kurt Swigart from the Parks, Recreation and Beautification Committee and the Budget Committee.

Kurt Swigart has served on the Parks, Recreation and Beautification Committee from June 1996 to March 2024 and has served on the Budget Committee from January 2003 to March 2024.

The City of Loma Linda and City Council would like to thank Mr. Swigart for his dedication and commitment to the City. His hard work and time is much appreciated.

The recommendation to post the vacancy is noted later in the Agenda.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Environmental Justice Element Presentation [Community Development]

Presentation by Rami + Associates

Meeting	Agenda Group	
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items	Item: 2F
To	From	
City Council	Nicole Campbell, Associate Planner	

The City of Loma Linda's Community Development Department is beginning the process for adding an environmental justice element into the City's General Plan, as mandated by SB 1000. The preparation of the element is being funded by the San Bernardino County Transportation Authority. This element aligns with the City's commitment to fostering equitable policies and ensuring inclusive community development.



City of Loma Linda Regular City Council Staff Report

Prepared By: Lorena Matarrita

Public Hearing - Tentative Tract Map No. P22-264 (TTM 20467) and Precise Plan of Design No. P22-266 - a request to demolish a single-family home and develop a single-family residential subdivision, comprised of nine (9) residential lots, one (1) lettered lot, and a new public street. The site is located on Park Avenue, west of Curtis Street and east of Coloma Street, within the Low Density Residential (R-1) General Land Use designation and Zoning District. (APN:0283-162-20) [Community Development]

Staff recommends that the City Council:

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Scheduled and Related Items Item: 2G
To	From
City Council	Nicole Campbell, Associate Planner

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

Staff recommends that the City Council:

1. **DETERMINE** that the project is Categorically Exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant Section No. 15332, (Class No. 32, In-Fill) and direct staff to file a Notice of Exemption; and,
2. **APPROVE** Tentative Tract Map No. P22-264 (Map 20467) to subdivide a 2.8-acre parcel and create nine (9) single-family residential lots, one (1) letter lot for a storm-water drainage basin, and a new public street with associated street and landscaping improvements; and,
3. **APPROVE** Precise Plan of Design No. P22-266 for the demolition of an existing single-family residence and the construction of nine (9) single-family residences each featuring its own Accessory Dwelling Unit. The project approval is based on the Findings contained in the staff report and subject to the Conditions of Approval.

BACKGROUND:

Applicant:	Alex Mucino
Property Owner:	AHD Limited Partnership
Site Area:	2.8 adjusted gross acres
Site Location:	Generally located north of Park Ave, west of Curtis Street and east of Coloma Street (APN: 0283-162-20)

Existing Land Use Designations

<u>General Plan and Zoning District</u>	<u>Existing Land Use</u>	
Site:	Low Density Residential (R-1)	Single Family Residence (To be Demolished)
North:	Commercial Manufacturing (CM)	Multi-tenant Building with various commercial and light industrial uses.
South:	Low Density Residential (R-1)	Single-Family Residences
East:	Commercial Manufacturing (CM) Low Density Residential (R-1)	Tire Shop and Single Family Residences
West:	Low Density Residential (R-1)	Single Family Residences

On March 6, 2024, Planning Commission recommended that the City Council approve Tentative Tract Map No. P22-264 (Map 20467) and Precise Plan of Design No. P22-266, a request to demolish a single-family home and develop a single-family residential subdivision, comprised of nine (9) residential lots, one (1) lettered lot, and a new public street. Planning Commission's recommendation included the following conditions of approval:

1. The Project Proponent shall provide a wall plan to the Building Division that includes a 6-foot block wall along the western property line. The wall shall be constructed using decorative material and topped with a decorative block cap.
2. The Project Proponent shall provide street improvement plans to the Public Works Department that include a 12-inch concrete landing along the western curb for pedestrians.
3. The Project Proponent shall work with Staff to include a street lighting plan to the Public Works Department that indicates additional lighting along the western property line.
4. The Project Proponent shall work with Staff to establish a drainage solution to facilitate drainage from the east adjacent property.

ANALYSIS:

Project Description

The applicant, Alex Mucino, is requesting that the City Council review Tentative Tract Map No. P22-264 (Map No. 20467) and Precise Plan of Design (PPD) No. P22-266, a request to demolish a single-family home and develop a single-family residential subdivision, comprised of nine (9) residential lots, one (1) lettered lot, and a new public street. The site is located within the Low Density Residential (R-1) General Land Use designation and Zoning District (APN: 0283-162-20). The site will also include nine (9) accessory dwelling units that are subject to ministerial approval. The project will include associated street improvements and parkway improvements on Park Avenue.

The project site totals approximately 2.8 acres and is located on the north side of Park Avenue, east of Coloma Street. The site is currently improved with a single-family residence that is to be demolished. The site is within the Low Density Residential (R-1) General Land Use Designation and Zoning District. The intent for the Low Density Residential (R-1) Zone is to accommodate traditional single-family houses and subdivisions on relatively flat areas and to support accessory dwelling units, consistent with state law. To the south, east, and west, the site is bounded by Low Density Residential (R-1) zoned properties developed with single family homes. The property is bounded to the north by Commercial Manufacturing (CM) zoned properties with a mix of retail, service, and light industrial uses.

Tentative Tract Map No. P22-264 (Map 20467).

The applicant is proposing a single-family residential subdivision comprising of nine (9) residential lots and one (1) lettered lot. The existing 2.8-acre lot is currently developed with a single-family residence, to be demolished. The site is mostly underdeveloped with limited vegetation cover. The nine (9) residential lots are proposed to be accessed from a cul-de-sac off Park Avenue. The lots range from 8,667 to 10,992 square feet and are proposed to front the new cul-de-sac. The lettered lot is 2,976 square-feet and is proposed to serve as drainage for the site. The proposed subdivision will accommodate nine (9) single-family homes and nine (9) accessory dwelling units. The Tentative Tract Map is consistent with the development standards of the Loma Linda Zoning Code and the subdivision standards of the Loma Linda Municipal Code.

Precise Plan of Design No. P22-266

The applicant is requesting approval of a development to include nine (9) single-family homes. The single-story homes are proposed with two floorplans. Plan A is 3,237 square-feet and includes five-bedrooms. Plan B is 2,886 square feet and includes four bedrooms with one flex room. In addition to the two floor plans, the project will achieve diversity with two architectural themes: Spanish and Craftsman. The Spanish style features tan colors with warm and natural tones. A variety of design features and materials are provided on the facades, such as arched doorways and windows, stucco exteriors, red tiled roofing, and other features appropriate to the Spanish architectural style. Two variations of the Craftsman are proposed, each including elements consistent with the Craftsman architecture such as earthy tones, tapered columns, and low-pitched gable roofs. The two styles will feature either muted blue or natural green siding to compliment the warm, earthy browns. The variety in architectural styles and colors will create diversity on the street façade and provide an architecturally and aesthetically pleasing project.

Site Access/Circulation/Parking

The site is proposed to be accessed via a proposed cul-de-sac off of Park Avenue. The cul-de-sac is proposed to serve as a new public street. Each of the nine (9) single-family homes will have a two-car garage. The applicant is proposing a sidewalk along the east side of the proposed cul-de-sac, complemented by landscaping along the west side. This sidewalk will integrate with the existing sidewalk along Park Avenue, improving pedestrian connectivity and aesthetic appeal in the neighborhood.

Grading/Walls

The grading remains consistent throughout the site. The applicant is proposing one drainage area. All runoff is proposed to flow southeast to northwest to the proposed infiltration basin located at the northwest corner of the property, in Lot A. The proposed grading adheres to the proposed drainage design. The site has a proposed CMU wall of 6-feet in height along the north and east property lines.

Consistency with the Development Code

The proposed project meets or exceeds the City's General Plan and Development Code standards for the referenced items below.

PROPOSAL	REQUIREMENT
Land Use	
Single-Family Dwelling	Low Density (R-1) land use regulations allow for Single Family Dwellings.
Parcel Dimensions	
Lot Size: 8,667 - 10,992 Sq. Ft. Lot Width: Cul-de-sac lots: 60.6 - 61.0feet Standard Lots: 65 - 68.1 feet Lot Depth: 101.3 - 152.4 feet	Lot Size: 7,200 Sq. Ft. Lot Width: Cul-de-sac lots: 50 feet (minimum) Standard Lots: 65 feet (minimum) Lot Depth: 100 feet (minimum)
Parcel Coverage and Floor Area Ratio	
Building Coverage: 22.64 - 28.5% Floor Area: 2,886 – 3,237 sq. ft.	Building Coverage: 40% (maximum) Floor Area: 1,000 sq. ft. (minimum)
Building Setbacks	
Front: 20.8 – 34.3 feet Side: all lots comply Rear: 33.5 – 81.3 feet	Front: 20 feet (minimum) Side: 5 feet on one side and 15 feet on the other plus additional 5 feet for each story above the first (minimum) Rear: 15 feet (minimum)
Building Height	
24.4 feet	35 feet (maximum)
Parking	
2 garage spaces for every single-family unit	2 garage spaces for every single-family unit

Consistency with the General Plan

Staff has reviewed the proposed project and evaluated its consistency with applicable General Plan policies and has found that the project supports the following goals and policies of the General Plan:

Land Use Element 2.2.2.1 Guiding Policy for Residential Land Use

- a. Encourage a mixture of dwelling sizes, layouts, and ownership types (consistent with the corresponding land use designation, density range, and applicable General Plan requirements), especially within large-scale residential development projects, in order to provide housing opportunities for a range of incomes and households.
- b. Residential neighborhoods should exhibit a complementary variety of dwelling setbacks and placement on the lot, and lot patterns that reflect the existing topography.
- c. Where residential infill development is proposed, ensure that the density is compatible with the existing residential neighborhood.
- h. Require that all new detached single-family residences shall have a minimum lot size of 7,200 SF regardless of the underlying land use designation or zone.
- i. Unless specifically exempted from the applicable provisions of Measure V, require that all residential structures, including the residential portion of any mixed-use structure containing residential dwelling units, be no greater than 35 feet in height.

Housing Element Goal 1

Policy 1.1 Provide a range of housing types and unit sizes to meet the needs of households with varying income ranges and in all life stages.

FINDINGS:

Tentative Tract Map Findings:

Pursuant to Subdivision Map Act, Section 66474, a tract map shall be approved if the following applicable Findings can be made:

Finding No. 1:	That the proposed map is consistent with the applicable general plan and zoning designation.
Finding of Fact:	The project site is located within the Low Density Residential General Land Use Designation and Single Family Residential (R-1) Zoning District. The applicant is proposing a residential subdivision that subdivides one lot into nine residential lots and one lettered lot. The General Plan land use designation and Zoning District allows for detached single-family housing with density ranging from 0-4 dwelling units per acre. The density, size, and configuration of lots as proposed for Map 20467 are consistent with the goals and policies of the General Plan's Low Density Residential Land Use Designation and meets or exceeds the requirements of the Single-Family Residential Zone (R-1) and Measure V.
Finding No. 2:	The site is physically suitable for the type and density of development proposed.
Finding of Fact:	The project site of approximately 2.8 acres is an adequate size to accommodate the proposed single-family dwellings, off-site improvements, and landscaping. The area surrounding the site is developed with similarly sized single-family homes. The project is able to integrate with the already established roadways, infrastructure, and utilities, while contributing to the overall coherence of the development within the neighborhood. The Low Density Residential General Land Use Designation and Single Family Residential (R-1) Zoning District allows for a density of 0-4 dwelling units per acre. The subject site is approximately 2.8 acres, allowing for a maximum potential of 11 dwelling units. The applicant is proposing 9 single-family residences, which falls within the permitted range. Planning, Building and Safety, Public Works and Fire Prevention have reviewed the proposed project for site circulation, access, design, and safety.
Finding No. 3:	The design of the subdivision and the proposed improvements is not likely to cause substantial environmental damage or substantially and unavoidably injure fish and wildlife or their habitat.
Finding of Fact:	The review of the proposed project indicates that the design of the proposed improvements would not cause substantial environmental damage or substantially and unavoidably injure fish and wildlife or their habitat.
Finding No. 4:	The design of the subdivision and proposed improvements is not likely to cause serious public health problems.
Finding of Fact:	The proposed tentative tract map and associated improvements is not likely to cause serious public health problems. The proposed project will be built pursuant to all applicable building, zoning, fire codes, and standards which will result in an appropriate, safe, and desirable development. The conditions of approval referenced herein shall promote the public health, safety, and welfare of the community.
Finding No. 5:	The design of the proposed subdivision and improvements will not conflict with easements.
Finding of Fact:	As proposed, the project and associate improvements do not conflict with easements. There are no existing or proposed easements on the subject site.

Precise Plan of Design Findings:

Finding No. 1:	The proposal complies with the provisions within the Municipal Code and is consistent with the general plan and any applicable specific plan.
Finding of Fact:	The project site is located within the Low Density Residential (R-1) General Land Use Designation and Zoning District. The R-1 Zone is intended to accommodate single-family homes and subdivisions. The applicant is proposing to subdivide one parcel into nine residential lots and one (1) lettered lot to develop 9 single-family homes. Single-family residences are permitted within the R-1 Zone as a matter of right. The proposed project is consistent with the intent of the General Plan and the requirements of the Development Code.
Finding No. 2:	The site layout and design is of high quality, architecturally and aesthetically pleasing, and is compatible with the character of the neighborhood and general community.
Finding of Fact:	The proposed site plan complies with all applicable zoning and development standards and requirements. The site layout is well designed with sufficient parking, thoughtful landscaping, spacious lots, and proper drainage. These aspects contribute to the overall functionality and appeal of the site. This development will be a more efficient use of the existing underdeveloped site and an improvement to the surrounding neighborhood. The proposed Spanish and Craftsman architectural styles are harmonious with the character of the neighboring areas and indicates attention to detail and aesthetics. The proposed project will resonate positively with the community and offer an appealing living environment.
Finding No. 3:	The proposal will result in an efficient, safe, and desirable project that is not materially detrimental to public health, safety, or welfare, or injurious to persons, property, or improvements in the vicinity and zoning district in which the property is located.
Finding of Fact:	The proposed residential subdivision has been reviewed by Planning, Building and Safety, and Fire Prevention, ensuring it meets or exceeds all requirements. The proposed project has been reviewed for site circulation, access, design and safety. The proposed project, alongside the outlined conditions of approval will result in a project that is efficient, safe, and desirable for the subject site and the surrounding areas.
Finding No. 4:	That the project will not be detrimental to the harmonious and orderly growth of the City.
Finding of Fact:	The proposed residential subdivision and nine single-family residences is beneficial to the harmonious and orderly growth of the City. The proposed project expands the City's residential options by offering nine well-designed dwellings on generously sized lots. This development contributes to the City's growth while harmoniously integrating into the existing single-family housing area. A traffic study was prepared and concluded that the proposed project will not result in significant traffic impacts. The design of the project blends with the neighborhood's character and contributes to the growth of the City.

MEASURE V COMPLIANCE:

On November 15, 2023, Ganddini Group, Inc. prepared a Traffic Impact Analysis to evaluate the transportation impacts of the proposed project, in compliance with Measure V. The City of Loma Linda General Plan Policy 6.10.1.a and Measure V require that the Level of Service (LOS) resulting from the project should be maintained at LOS C or better, except where the current level of service is lower than LOS C. The study concludes that the intersections analyzed currently operate at LOS C or better and are forecast to continue operating at LOS C or better upon completion of the project. Therefore, no off-site improvements are necessary for compliance with Measure V requirements.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) STATUS:

The proposed project qualifies for a Categorical Exemption pursuant to Section No. 15332 (Class No. 32, In-Fill Development Project) of the California Environmental Quality Act (CEQA). The subject site is considered In-Fill Development and meets the CEQA requirements of In-Fill: (a) The proposed project is consistent with the Low Density Residential General Land Use Designation and Single Family Residential (R-1) Zoning District and regulations; (b) The subject site occurs within City limits and is less than five acres; (c) The project site is not within any known sensitive or threatened habitat area; (d) The project site will not have any significant effect related to traffic, noise, air quality, or water quality; and (e) There are adequate public utilities services for the development of the proposed single-family subdivision. A Notice of Exemption will be filed upon approval of the project.

PUBLIC COMMENTS:

The public notice for this project was duly posted on March 28, 2024 in three public places (City Hall, library, post office) and mailed to the owners of property within a radius of 300 feet of the exterior boundaries of the subject property as required by State law. Additionally, the notice was made available on the City's website.

The following members of the public spoke at the Planning Commission Meeting on March 6, 2024:

- Susan Monenero, a Loma Linda resident, spoke on parking and traffic concerns.
- Jose Meija, a Loma Linda resident, spoke in favor of the project and the addition of housing.
- Bob Stewart, a Loma Linda property owner, provided written and verbal comments mostly related to drainage.
- Michael Stewart, a Loma Linda resident, spoke in opposition of the proposed project.

These comments were discussed and addressed by the Planning Commission, Staff, and the applicant.

On March 31, 2024, Susan Montenero, emailed the city with concerns regarding parking and traffic. Staff replied and assured the resident that a traffic study was conducted. The study concluded that the proposed project would not result in significant delays and no additional off-site improvements were necessary. In regard to parking, the proposed projects meets the City requirement. On April 4, 2024, Mr. Montenero dropped off a petition form with 32 signatures. See Attachment H - Public Comments.

As of the publishing date on this report, there have been no additional written or oral comments received in opposition or in favor of the proposed project.

FINANCIAL IMPACT:

Action on this item does not have any immediate impact on the City's General Fund. Development fees will be due upon building permit issuance.

CONCLUSION:

Based on the information in the staff report, Staff recommends that the City Council determine that Tentative Tract Map No. P22-264 (Map 20467) and Precise Plan of Design No. P22-266 are Categorically Exempt from the requirements of CEQA and approve the project, a request to develop a single-family residential subdivision, comprised of nine (9) residential lots and one (1) lettered lot.

Attachments

Attachment A - Vicinity Map.pdf

Attachment B - Tentative Tract Map No. 20467.pdf

Attachment C - Project Plans.pdf

Attachment D - Renderings and Elevations.pdf

Attachment E - Conditions of Approval.pdf

Attachment F - Fire Department Defferal Letter.pdf

Attachment G - Traffic Study without Appendices.pdf

Attachment H - Public Comment.pdf

Vicinity Map

TTM P22-264 and PPD P22-266

9 - Lot Residential Subdivision

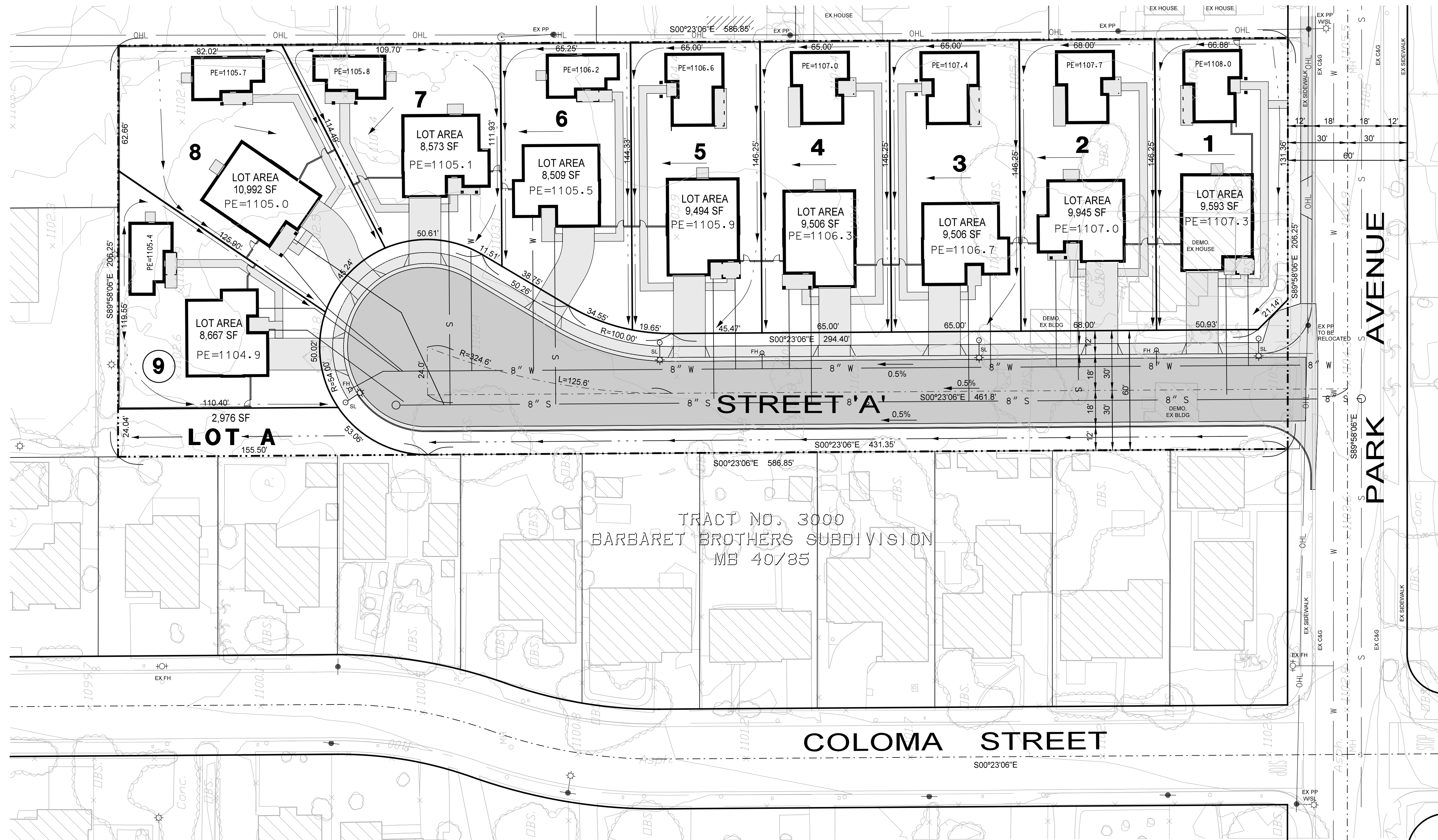
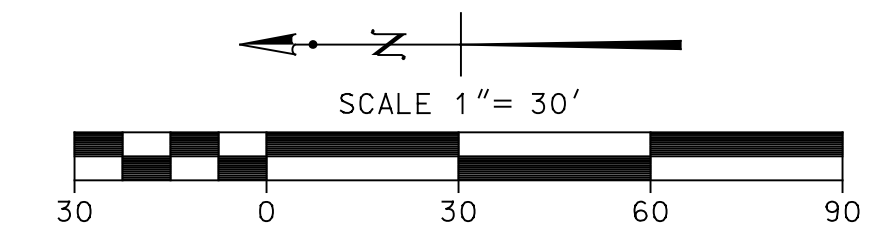


Attachment B

IN THE CITY OF LOMA LINDA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA TENTATIVE TRACT MAP NO. 20467

A PORTION OF EAST 50 ACRES OF LOT 15., BLOCK 75 OF THE 80 ACRE SURVEY OF THE RANCHO SAN BERNARDINO., AS PER PLAT RECORDED IN BOOK 7 OF MAPS, PAGE 2, RECORDS OF SAID COUNTY.

GOODMAN & ASSOCIATES DOUGLAS L. GOODMAN R.C.E. 28500



OWNER/APPLICANT:

AHD LIMITED PARTNERSHIP
CONTACT: ED HADDAD
422 WIER RD
SAN BERNARDINO, CA 92408
909-809-9658

EXISTING USE:

SINGLE FAMILY RESIDENCE
EXISTING HOUSE TO BE DEMOLISHED

ZONING/GENERAL PLAN:

LOW DENSITY RESIDENTIAL/LOW DENISTY RESIDENTIAL

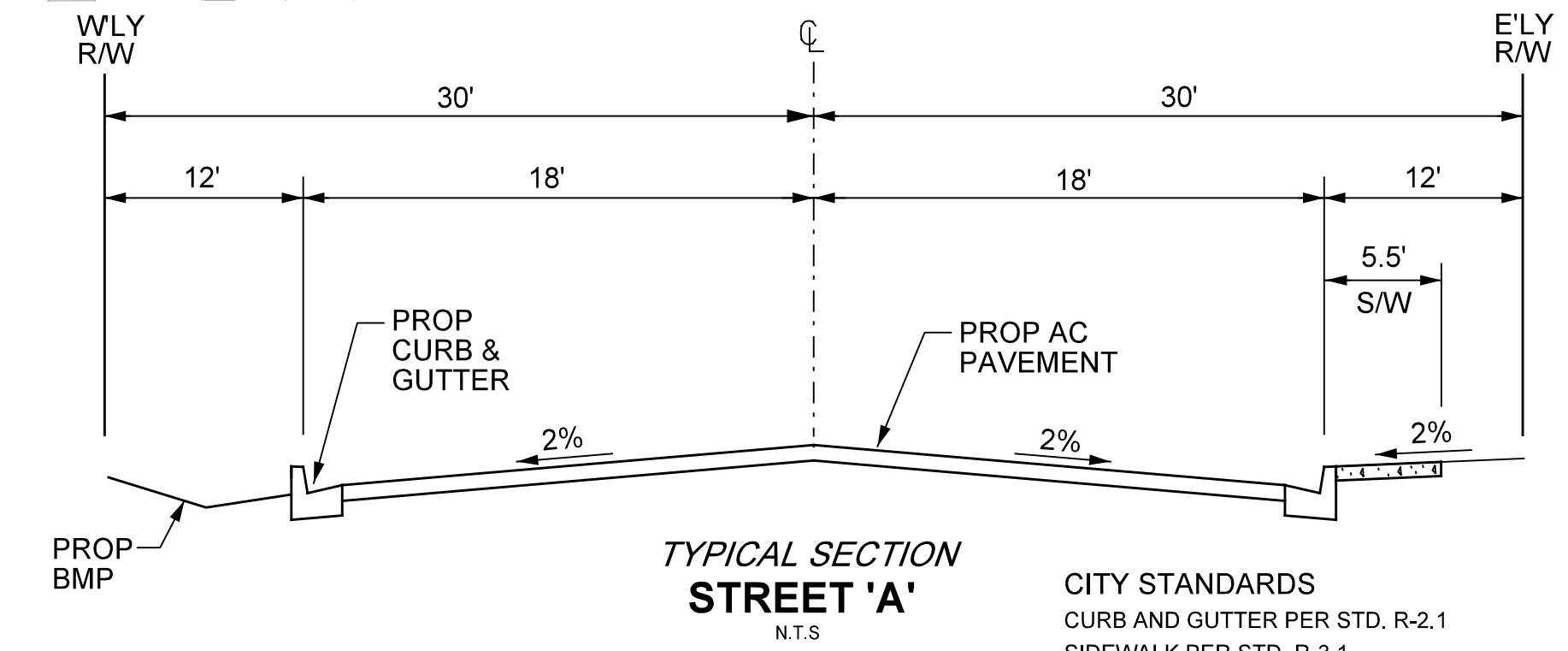
UTILITIES:

WATER: CITY OF LOMA LINDA
TELEPHONE: VERIZON
GAS: THE GAS COMPANY
ELECTRIC: SO. CALIF. EDISON
SEWER: CITY OF LOMA LINDA
FIRE PROTECTION: CITY OF LOMA LINDA
CONNECTED COMMUNITY: CITY OF LOMA LINDA
ALL UTILITIES TO BE UNDERGROUND

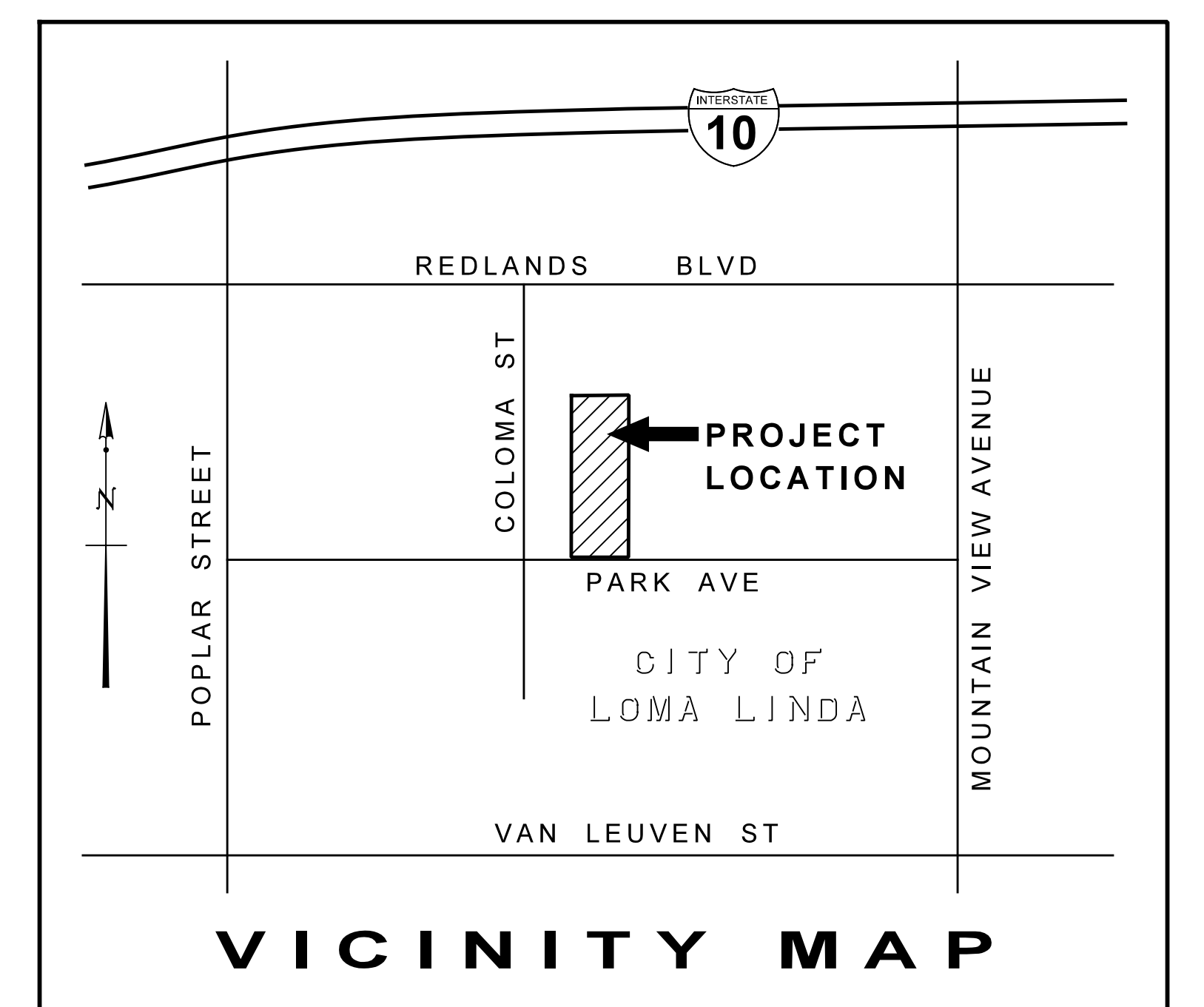
NOTES:

- EXISTING GROSS AND NET AREA: 2.78 ACRES
- THERE ARE NO PLOTTABLE EASEMENTS WITHIN THE PROPERTY
- THIS SUBDIVISION HAS 9 LOTS AND ONE LETTERED LOT
- SEE PWQMP FOR DRAINAGE DETAILS
- SEE SEPARATE SHEET, "EXISTING CONDITIONS" FOR TOPOGRAPHY OF ADJACENT PROPERTIES.

LEGEND	
FH	- FIRE HYDRANT
PL	- PROPERTY LINE
PP	- POWER POLE
PP/SL	- POWER POLE WITH SL
MH	- MANHOLE
SL	- STREET LIGHT
SW	- SIDEWALK
GB	- GRADE BREAK
HP	- HIGH POINT
LP	- LOW POINT
TC	- TOP OF CURB
FS	- FINISH SURFACE
FL	- FLOW LINE
RD	- ROOF DRAIN
PIP	- PROTECT IN PLACE



CITY STANDARDS
CURB AND GUTTER PER STD. R-2.1
SIDEWALK PER STD. R-3.1
DRIVE APPROACH PER STD. R-4.1
STREET LIGHTS - MAXIMUM 160' APART



Goodman & Associates
2079 SKY VIEW DRIVE
COLTON, CALIFORNIA 92324
(909) 824-2775

Douglas L. Goodman
DOUGLAS L. GOODMAN, R.C.E. 28500
MY LICENSE EXPIRES 3-31-24

09/07/2023
DATE

Underground Service Alert Call: TOLL FREE 1-800-227-2600	Designed by DG	Drawn by DG	Checked by DG
PLANS PREPARED UNDER THE SUPERVISION OF DOUGLAS L. GOODMAN Date: _____ R.C.E. 28500			
Reference Plans For These Improvements			
Date	By	REVISIONS	App'd

APPROVED	DATE
T. JARB THAIPEJR DIRECTOR OF PUBLIC WORKS / CITY ENGINEER RCE 47907	

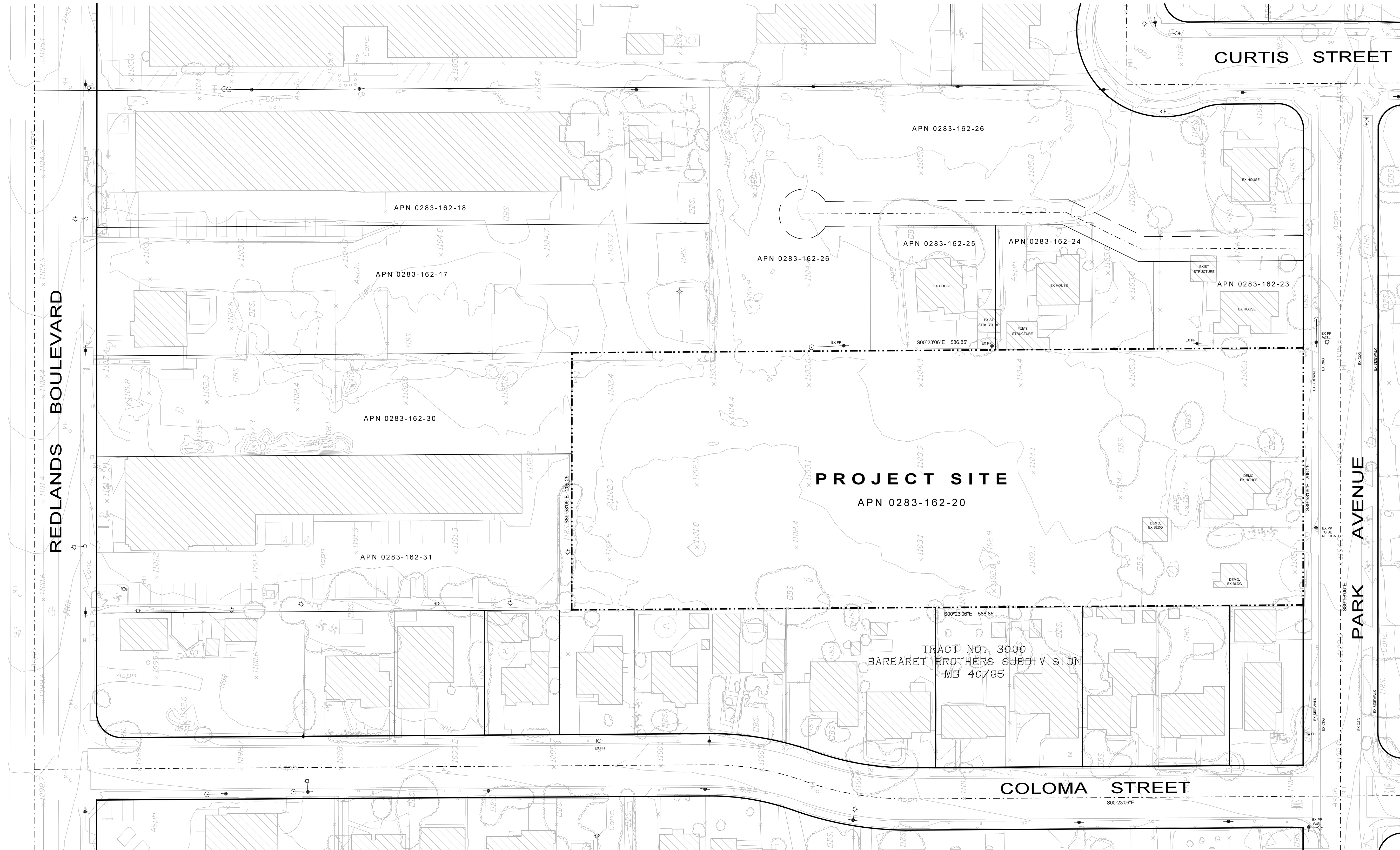
CITY OF LOMA LINDA TENTATIVE TRACT 20467 25450 PARK AVENUE APN: 0283-162-20	Drawing No. 1 SH. 1 OF 1
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TENTATIVE TRACT MAP NO. 20467

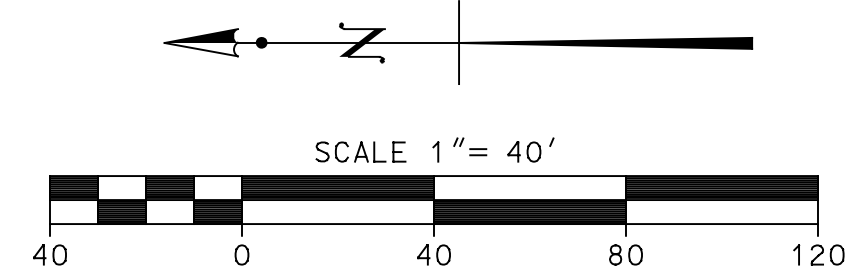
A PORTION OF EAST 50 ACRES OF LOT 15,, BLOCK 75 OF THE 80 ACRE SURVEY OF THE RANCHO SAN BERNARDINO,, AS PER PLAT RECORDED IN BOOK 7 OF MAPS, PAGE 2, RECORDS OF SAID COUNTY.

GOODMAN & ASSOCIATES

DOUGLAS L. GOODMAN R.C.E. 28500



EXISTING CONDITIONS



Goodman & Associates
 2079 SKY VIEW DRIVE
 COLTON, CALIFORNIA 92324
 (909) 824-2775

Douglas L. Goodman
 DOUGLAS L. GOODMAN, R.C.E. 28500
 MY LICENSE EXPIRES 3-31-24

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 DATE

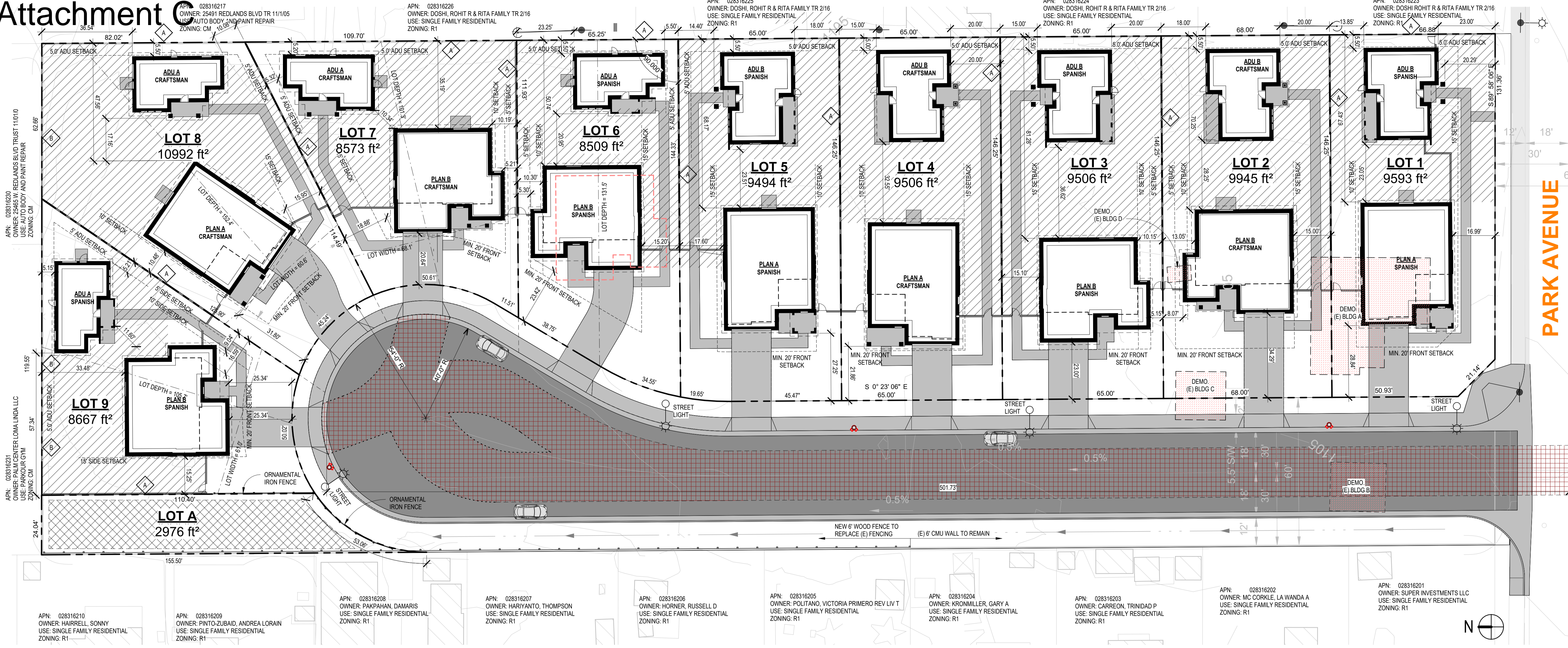
Underground Service Alert Call: TOLL FREE 1-800-227-2600 TWO WORKING DAYS BEFORE YOU DIG	Designed by DG	Drawn by DG	Checked by DG	Reference Plans For These Improvements	Date	By	REVISIONS	App'd
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APPROVED	DATE
T. JARB THAIPEJR DIRECTOR OF PUBLIC WORKS / CITY ENGINEER RCE 47907	

CITY OF LOMA LINDA
 TENTATIVE TRACT 20467
 25450 PARK AVENUE
 APN: 0283-162-20

Drawing No. **1**
 SH. 1 OF 1

Attachment C



Agency Approvals

BEN MILLETT
C-34761 | 951-533-0025
ben.m@dimension-arch.com

JAKE BUCHENAUER
C-39033 | 925-989-2145
jake.b@dimension-arch.com

Project: 11HA.001

PARK SUBDIVISION

for ED HADDAD

at 25450 PARK AVENUE
LOMA LINDA, CA 92354

DEVELOPMENT STANDARDS

CHAPTER 17.32 RESIDENTIAL ZONES (R-1, R-2, R-3 AND R-4)
GENERAL PLAN LAND USE: LOW DENSITY RESIDENTIAL R-1 (MATCHES ZONING)
WIDTH - 65' MIN, 50' MIN @ CUL-DE-SAC
FRONTAGE - 45' MIN.
DEPTH - 100' MIN.
STANDARD PARCEL COVERAGE - 40%
NONCONFORMING PARCEL COVERAGE - 60%
PARCEL AREA / DWELLING UNIT - 7200 SF
FLOOR AREA / DWELLING UNIT - 1000 SF STANDALONE UNIT
DISTANCE BTWN STRUCTURES - 10' MIN.

PARCEL DEVELOPMENT STANDARD	MAX / MIN. ALLOWED / REQUIRED	WORST CASE PROVIDED
DENSITY	0 TO 4 UNITS / ACRE	
PARCEL SIZE	7,200 SF MIN.	8,223 SF (LOT 9)
PARCEL WIDTH		
STANDARD PARCEL	65.0' MIN.	65.0' (LOTS 3,4,5)
AT CUL-DE-SAC	60.0' MIN.	60.0' (LOT 9)
MINIMUM FRONTAGE	45.0' MIN.	45.2' (LOT 8)
PARCEL DEPTH	100.0' MIN.	101.3' (LOT 7)
PARCEL COVERAGE		
STANDARD PARCEL	40% MAX	28.5% (LOT 5)
PARCEL AREA PER DWELLING UNIT	7,200 SF / UNIT MIN. (SEE NOTE 6)	8,223 SF / UNIT AVERAGE
FLOOR AREA PER DWELLING UNIT		
STAND-ALONE UNIT	1,000 SF MIN. (SEE NOTE 14)	2,324 SF (PLAN B)
DISTANCE BETWEEN STRUCTURES	10.0' MIN.	10.3' (LOT 7)
SETBACKS		
FRONT		
STANDARD LOT	25.0' MIN. (SEE NOTE 1)	N/A
AVERAGING WITH 5+ LOTS	25.0' MIN. AVG.	26.12' AVERAGE (LOT 7)
INDIVIDUAL LOT USING AVERAGE	20.0' MIN. (SEE NOTE 2)	20.8' (LOT 7)
SIDE (SEE NOTES 3, 4, 5, 10, 11, 12)		
INTERIOR 1	15.0' ONE SIDE	16.0' (TYP)
INTERIOR 2	5.0' + 5.0' EACH ADJTL. STORY	5' / 10' (TYP)
CORNER EXT. PARCEL	15.0' MIN.	16.8' (LOT 1)
REAR	15.0' MIN.	35.4' (LOT 7)
HEIGHT LIMIT		
OF SPACE (SEE NOTES 8, 9, 13)	35.0' MAX.	25.5' (PLAN A)
AREA		
DIMENSION	1,200 SF MIN.	2,607 (LOT 1)
DEVELOPMENT CODE ADU STANDARDS CHAPTER 17.110		
MINIMUM PARCEL AREA:	NOT REQUIRED	
SIDE SETBACK:	4.0' MIN.	5.0' (TYP)
REAR SETBACK REQUIREMENTS:	4.0' MIN.	5.0' (TYP)
BUILDING HEIGHT:	10.0' MIN & 16.0' MAX	10.3' (LOT 7)
UNIT SIZE:		
1-BEDROOM:	738 SF MAX (ADU A)	
2+ BEDROOM:	955 SF MAX (ADU B)	

17.32.030 DEVELOPMENT STANDARDS

A. GENERAL NEW LAND USES AND STRUCTURES, AND ALTERATIONS TO EXISTING LAND USES AND STRUCTURES, SHALL BE DESIGNED, CONSTRUCTED, AND/OR ESTABLISHED IN COMPLIANCE WITH THE REQUIREMENTS SPECIFIED IN TABLES 2-2 AND 2-3. IN ADDITION TO THE GENERAL DEVELOPMENT STANDARDS (E.G., LANDSCAPING, PARKING AND LOADING, ETC.) AND LAND USE STANDARDS SPECIFIED ELSEWHERE IN THIS TITLE, INCLUDING THE APPLICABLE REQUIREMENTS OF CHAPTER 17.115 (OBJECTIVE DESIGN STANDARDS), STANDARDS FOR ACCESSORY STRUCTURES ARE SPECIFIED IN CHAPTER 17.10 (ACCESSORY BUILDINGS) AND IN THE NOTES IN TABLE 2-2. STANDARDS FOR ACCESSORY DWELLING UNITS AND JUNIOR ACCESSORY DWELLING UNITS ARE SPECIFIED IN CHAPTER 17.110 (ACCESSORY DWELLING UNITS AND JUNIOR ACCESSORY DWELLING UNITS).

- NOTES:**
- GARAGE ENTRANCES SHALL FACE SIDE PARCEL LINES ON ALL PARCELS HAVING FRONT SETBACKS OF LESS THAN 25 FEET. THE MINIMUM GARAGE SETBACKS SHALL BE 20 FEET MEASURED FROM THE FACE OF THE GARAGE DOOR TO THE FRONT PROPERTY LINE.
 - ALL FRONT SETBACKS IN A SUBDIVISION SHALL AVERAGE A MINIMUM OF NOT LESS THAN 25 FEET.
 - NO PORTION OF A SECOND STORY WALL SHALL BE CLOSER THAN 10 FEET TO THE PROPERTY LINE. IF THE GREATER SIDE SETBACK HAS AN UNOBSTRUCTED GRADED AREA ON THAT SIDE INTENDED FOR GARAGE USE SUITABLE FOR VEHICLE PARKING, A SIDE SETBACK AT THE GROUND FLOOR MAY BE ALLOWED HAVING A MINIMUM DIMENSION FROM THE STRUCTURE TO THE PROPERTY LINE OF 10 FEET OPEN FROM GROUND TO SKY. EAVES MAY NOT ENCROACH WITHIN THE 10 FOOT CLEAR DIMENSION. THE SECOND STORY ON THIS GREATER SIDE SHALL CONTINUE TO HAVE A MINIMUM OF A 15 FOOT SETBACK.
 - CARPORT STRUCTURES MAY BE ALLOWED ON SIDE PROPERTY LINES TO NOT LESS THAN FIVE FEET FROM THE REAR PROPERTY LINES. THE STRUCTURES SHALL BE FIRE RATED IN COMPLIANCE WITH THE UNIFORM BUILDING CODE AND MAY BE REQUIRED TO BE SCREENED FOR AESTHETIC PURPOSES. NO STRUCTURE SHALL BE ALLOWED WITHIN THE FRONT SETBACK OR EXTERIOR SIDE SETBACK ON CORNER PARCELS OR WITHIN 15 FEET OF AN EXTERIOR SIDE (STREET SIDE) PROPERTY LINE WITHIN THE REAR SETBACK OF CORNER PARCELS. ALL CARPORT STRUCTURES SHALL BE SUBJECT TO THE REVIEW OF THE DIRECTOR.
 - ACCESSORY STRUCTURES: ACCESSORY STRUCTURES BOTH ATTACHED AND DETACHED SHALL BE ALLOWED UNDER THE SAME STANDARDS AS THE MAIN STRUCTURES, EXCEPT THAT DETACHED ONE-STORY ACCESSORY STRUCTURES MAY HAVE A REAR SETBACK OF 5 FEET. ATTACHED PATIOS WHICH ARE COMPLETELY UNENCLOSED, EXCEPT FOR FULLY VENTILATED SCREENING, MAY COME TO WITHIN NOT LESS THAN 5 FEET OF THE REAR PROPERTY LINE.
 - DENSITY DESIGNATION: THE ORDINANCE ESTABLISHING ANY RESIDENTIAL ZONE MAY CONTAIN A NUMBER SUFFIXED WITH THE ZONE SYMBOL. THE NUMBER SHALL BE THE NUMBER OF SQUARE FEET OF TOTAL PARCEL AREA ALLOCATED TO EACH DWELLING UNIT. THE DESIGNATION MAY BE INDICATED ON THE ZONING MAP (E.G., R-2-3000, R-2-3600). THE DESIGNATION SHALL NOT EXCEED THE DENSITY SPECIFIED IN THE GENERAL PLAN.
 - VOID
 - VOID
 - VOID
 - VOID
 - VOID
 - VOID
 - VOID
 - LANDSCAPING: ANY PART OF A DEVELOPED PARCEL THAT IS VISIBLE FROM THE STREET, INCLUDING TURF ON SEPARATED PARKWAYS, SHALL BE LANDSCAPED IN COMPLIANCE WITH SECTION 17.02.215 (LANDSCAPING). ON A NATURAL SLOPE, THE SLOPE MAY BE LEFT IN ITS NATURAL CONDITION OR AS OTHERWISE REQUIRED; HOWEVER, A MANUFACTURED SLOPE SHALL BE LANDSCAPED. ALL LAWNS, YARDS, AND GARDENS VISIBLE FROM THE STREET SHALL BE MAINTAINED IN A MANNER WHICH CREATES A NEAT, CLEAN, AND ORDERLY APPEARANCE AND WHICH PREVENTS VISUAL BLIGHT AND PROPERTY DETERIORATION. PRUNING, MOWING AND EDGING OF LAWNS, WEEDING, REMOVAL OF LITTER, FERTILIZING, AND REGULAR WATERING OF ALL PLANTINGS ARE EXAMPLES OF PROPER MAINTENANCE. ALL DEAD PLANTS SHALL BE REPLACED. LANDSCAPING SHALL BE MAINTAINED BY THE PROPERTY OWNER OR ANY OCCUPANT OR PERSON IN CHARGE OR CONTROL OF THE SUBJECT PROPERTY.
 - MINIMUM FLOOR AREA: FOR PURPOSES OF THIS SECTION, ANY SEPARATELY ENCLOSED, HABITABLE ROOM SHOWN ON A SUBMITTED FLOOR PLAN SHALL BE CONSIDERED A BEDROOM REGARDLESS OF DESIGNATION AS A "DEN," "FAMILY ROOM," "STUDIO" OR SIMILAR ROOM. NO BALCONY, PATIO, PORCH, OR SIMILAR FEATURE SHALL BE CONSIDERED IN DETERMINING UNIT FLOOR AREA.
 - PROJECT SHALL COMPLY WITH LOMA LINDA CONNECTED COMMUNITY PROGRAM (LLCCP)

ADU STANDARDS

17.110.030 STATUTORY REQUIREMENT AND MANDATORY APPROVAL

AN ACCESSORY DWELLING UNIT OR JUNIOR ACCESSORY DWELLING UNIT SHALL BE APPROVED MINISTERIALLY PROVIDED ALL APPLICABLE REQUIREMENTS OF THIS CHAPTER ARE MET. HOWEVER, IN NO CASE SHALL ANY REQUIREMENTS FOR LOT COVERAGE, FLOOR AREA RATIO, OPEN SPACE, MINIMUM LOT SIZE, ANY OTHER REQUIREMENTS OF THIS CHAPTER, OR ANY PROVISIONS CONTAINED ELSEWHERE IN TITLE 17 (ZONING) BE INTERPRETED OR IMPLEMENTED IN ANY MANNER THAT WOULD PRECLUDE THE DEVELOPMENT OF:

- A. ACCESSORY DWELLING UNIT, ANY ACCESSORY DWELLING UNIT THAT IS UP TO 800 SF IN SIZE, WHICH HAS AN OVERALL HEIGHT ABOVE GRADE OF NO MORE THAN 16'-0", AND PROVIDES MINIMUM 4'-0" SIDE AND REAR YARD SETBACKS.
- 17.110.040 PERMITTED ZONES:**
- A. SINGLE-FAMILY ZONES, AN ACCESSORY DWELLING UNIT AND/OR A JUNIOR ACCESSORY DWELLING UNIT SHALL BE PERMITTED IN CONFORMANCE WITH THE REQUIREMENTS OF THIS CHAPTER IN ALL ZONING DISTRICTS ALLOWING SINGLE-FAMILY DEVELOPMENT, ON PARCELS DEVELOPED WITH EXISTING SINGLE-FAMILY DWELLINGS, OR IN CONJUNCTION WITH A PROPOSED SINGLE-FAMILY DWELLING.

17.110.050 NUMBER AND TYPES OF UNITS ALLOWED

- A. SINGLE-FAMILY ACCESSORY DWELLING UNIT, A PARCEL DEVELOPED WITH ONE EXISTING OR PROPOSED SINGLE-FAMILY DWELLING THAT IS LOCATED WITHIN A ZONING DISTRICT PERMITTING RESIDENTIAL USES, SHALL BE PERMITTED TO ESTABLISH ONE ACCESSORY DWELLING UNIT BY ONE OF THE FOLLOWING MEANS:
- AS A UNIT ATTACHED TO AN EXISTING OR PROPOSED SINGLE-FAMILY DWELLING.
 - AS A NEW DETACHED STRUCTURE.
 - N/A
 - N/A
 - N/A
- B. SINGLE-FAMILY JUNIOR ACCESSORY DWELLING UNIT (N/A)
- C. UNIT COMBINATION LIMIT FOR SINGLE-FAMILY: THE NUMBER AND COMBINATION OF UNITS WHERE A PARCEL IS DEVELOPED WITH ONE EXISTING OR PROPOSED SINGLE-FAMILY DWELLING IS LIMITED TO EITHER:
- ONE ATTACHED ACCESSORY DWELLING UNIT WITHIN THE EXISTING OR PROPOSED SPACE OF A SINGLE-FAMILY DWELLING OR ACCESSORY STRUCTURE, PLUS ONE JUNIOR ACCESSORY DWELLING UNIT, OR
 - ONE DETACHED ACCESSORY DWELLING UNIT CONSTRUCTED IN CONFORMANCE WITH ALL APPLICABLE DEVELOPMENT STANDARDS OF THIS CHAPTER, PLUS ONE JUNIOR ACCESSORY DWELLING UNIT.
- D. MULTIFAMILY ACCESSORY DWELLING UNITS (N/A)
- E. UNIT LIMITATION FOR MULTIFAMILY (N/A)

17.110.060 DEVELOPMENT STANDARDS

THE DEVELOPMENT STANDARDS OF THE ZONE IN WHICH AN ACCESSORY DWELLING UNIT OR JUNIOR ACCESSORY DWELLING UNIT IS LOCATED SHALL APPLY UNLESS SPECIFICALLY MODIFIED BY THE PROVISIONS WITHIN THIS CHAPTER AND AS FOLLOWS:

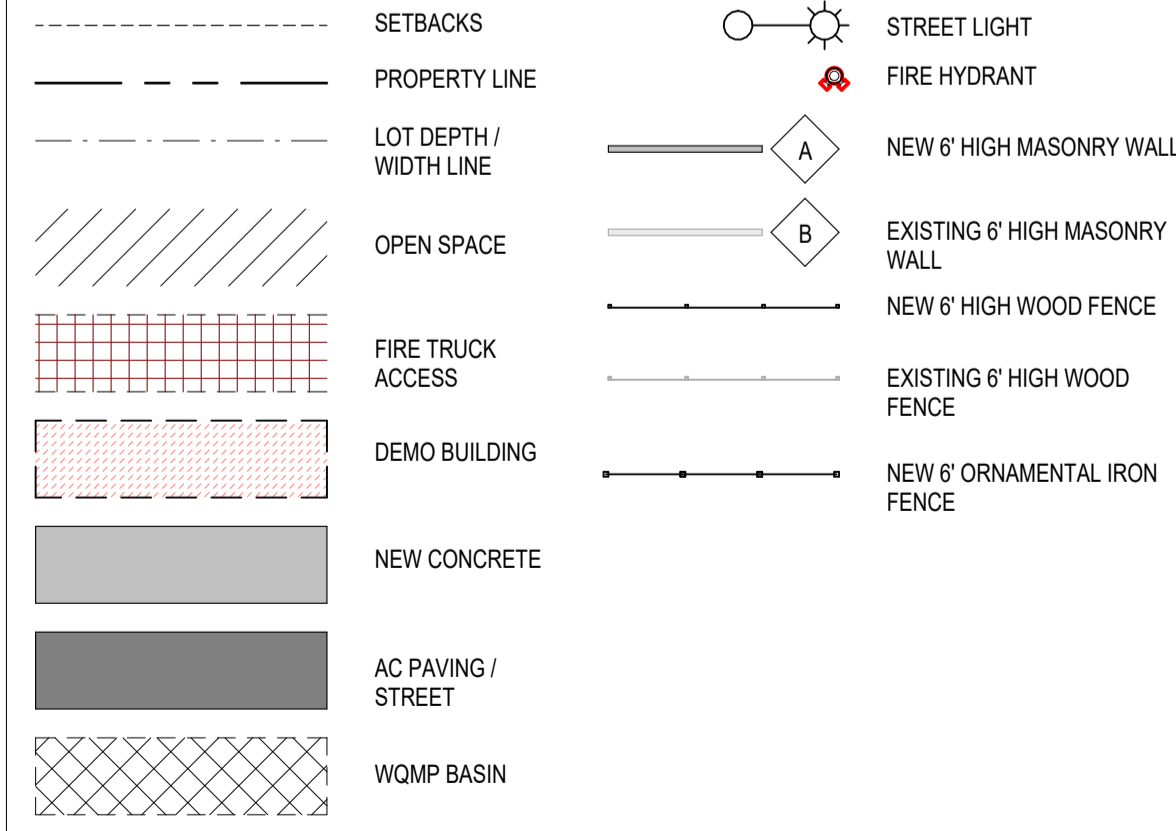
- A. DESIGN—GENERAL: THE EXTERIOR OF AN ACCESSORY DWELLING UNIT AND/OR JUNIOR ACCESSORY DWELLING UNIT ESTABLISHED BY THIS CHAPTER SHALL MATCH THE ARCHITECTURAL STYLE, COLORS, FINISH MATERIALS, ROOF PITCH AND EAVE DEPTH, WINDOWS, DOORS, TRIM, HARDWARE, LIGHT FIXTURES OF THE PRIMARY DWELLING ON THE PARCEL AND SHALL COMPLY WITH ANY OBJECTIVE DESIGN STANDARDS ADOPTED BY THE CITY THAT ARE APPLICABLE TO THE ZONE IN WHICH IT IS LOCATED.

SITE / BUILDING MATRIX

NOTE: SHADED AREAS INDICATE NON-CONFORMING LOTS

LOT	LOT DIMENSIONS				SETBACKS				SITE COVERAGE				SINGLE FAMILY RESIDENCE				ADU							
	AREA	FRONT	LOT WIDTH	LOT DEPTH	FRONT	1ST FLR	2ND FLR	LG. REAR	BUILDING FOOTPRINT (SFR ONLY)	% PARCEL COVERAGE (SFR ONLY)	BUILDING FOOTPRINT (INCL ADU)	% PARCEL COVERAGE (INCL ADU)	OPEN SPACE (SF)	SFR DESIGN OPTION	PLAN	1ST FLOOR AREA	2ND FLOOR AREA	TOTAL LIVING AREA	TOTAL GARAGE AREA	TOTAL BUILDING AREA	ADU DESIGN OPTION	PLAN	ADU AREA	
LOT 1	9,593 sq ft	72.1'	66.9'	146.3'	27.5'	12.0'	12.0'	16.8'	67.4'	17.51%	18.25%	2,706 sq ft	28.21%	3,247 sq ft	SPANISH	A	1,256 sq ft	1,486 sq ft	2,742 sq ft	495 sq ft	3,237 sq ft	SPANISH	B	955 sq ft
LOT 2	9,945 sq ft	68.0'	68.0'	146.3'	34.3'	8.3'	13.3'	15.0'	70.3'	16.82%	2,628 sq ft	26.43%	4,087 sq ft	CRAFTSMAN	B	1,111 sq ft	1,213 sq ft	2,324 sq ft	562 sq ft	2,886 sq ft	CRAFTSMAN	B	955 sq ft	
LOT 3	9,506 sq ft	65.0'	65.0'	146.3'	23.0'	5.2'	10.2'	16.1'	81.3'	16.73%	17.80%	2,628 sq ft	27.84%	4,536 sq ft	SPANISH	B	1,111 sq ft	1,213 sq ft	2,324 sq ft	562 sq ft	2,886 sq ft	SPANISH	B	955 sq ft
LOT 4	9,506 sq ft	65.0'	65.0'	146.3'	21.7'	10.5'	10.5'	17.0'	74.6'	17.51%	18.42%	2,706 sq ft	28.47%	4,263 sq ft	CRAFTSMAN	A	1,256 sq ft	1,486 sq ft	2,742 sq ft	495 sq ft	3,237 sq ft	CRAFTSMAN	B	955 sq ft
LOT 5	9,494 sq ft	65.2'	65.0'	146.3'	27.2'	10.1'	10.1'	17.6'	68.2'	17.51%	18.44%	2,706 sq ft	28.50%	3,640 sq ft	SPANISH	A	1,256 sq ft	1,486 sq ft	2,742 sq ft	495 sq ft	3,237 sq ft	SPANISH	B	955 sq ft
LOT 6	8,509 sq ft	73.2'	65.3'	131.5'	20.0'	5.3'	10.3'	15.2'	50.7'	16.73%	19.66%	2,411 sq ft	28.34%	2,771 sq ft	SPANISH	B	1,111 sq ft	1,213 sq ft	2,324 sq ft	562 sq ft	2,886 sq ft	SPANISH	A	738 sq ft
LOT 7	8,573 sq ft	62.1'	68.1'	101.2'	20.8'	5.4'	10.4'	18.9'	35.4'	16.73%	19.51%	2,411 sq ft	28.12%	3,345 sq ft	CRAFTSMAN	B	1,111 sq ft	1,213 sq ft	2,324 sq ft	562 sq ft	2,886 sq ft	CRAFTSMAN	A	738 sq ft
LOT 8	10,992 sq ft	45.2'	60.6'	152.4'	31.9'	10.5'	10.5'	16.0'	40.9'	17.51%	15.93%	2,489 sq ft	22.84%	5,311 sq ft	CRAFTSMAN	A	1,256 sq ft	1,486 sq ft	2,742 sq ft	495 sq ft	3,237 sq ft	CRAFTSMAN	A	738 sq ft
LOT 9	8,667 sq ft	50.0'	61.0'	105.7'	25.3'	9.0'	16.6'	15.2'	33.5'	16.73%	19.30%	2,411 sq ft	27.82%	3,275 sq ft	SPANISH	B	1,111 sq ft	1,213 sq ft	2,324 sq ft	562 sq ft	2,886 sq ft	SPANISH	A	738 sq ft
SUM OF FRONT YARD SETBACKS					231.7'																			
FRONT YARD SETBACKS:					AVERAGE																			

LEGEND



CITY/PROJECT NOTES

- PROJECT SHALL COMPLY WITH LLCCP PROGRAM. PROJECT SHALL BE EQUIPPED WITH CITY'S FIBER-OPTICS INTERFACE AND COPPER CABLES AS REQUIRED.
- STREET LIGHTING SHALL BE SPACED A MINIMUM OF 160'
- FENCING OR RAILING REQUIRED AT ALL DRAINAGE BASINS WITH SLOPES GREATER THAN 5:1
- ALL UTILITY LINES SHALL BE LOCATED UNDERGROUND
- THERE SHALL BE 10' SEPARATION FROM ALL LATERALS AND U.G. SERVICES LINES

PARKING

- 17.24.060 RESIDENTIAL PARKING SPACE REQUIREMENTS:**
- A. ONE-FAMILY DWELLINGS SHALL BE PROVIDED WITH TWO GARAGE PARKING SPACES.
- 17.24.290 SPACES—IN REQUIRED SIDE AND REAR YARDS:**
- A. REQUIRED SIDE YARDS AND REAR YARDS MAY NOT BE USED FOR PARKING PURPOSES. (ORD. 98 § 14.07.06, 1974).

DEMOLITION

BUILDING	USE	AREA	CONST. TYPE
BUILDING A	SFR	1,870 SF	V-8 (WOOD FRAME)
BUILDING B	GARAGE	440 SF	V-8 (WOOD FRAME)
BUILDING C	GARAGE	395 SF	V-8 (WOOD FRAME)
BUILDING D	SHED	60 SF	V-8 (WOOD FRAME)



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Drawing Revisions

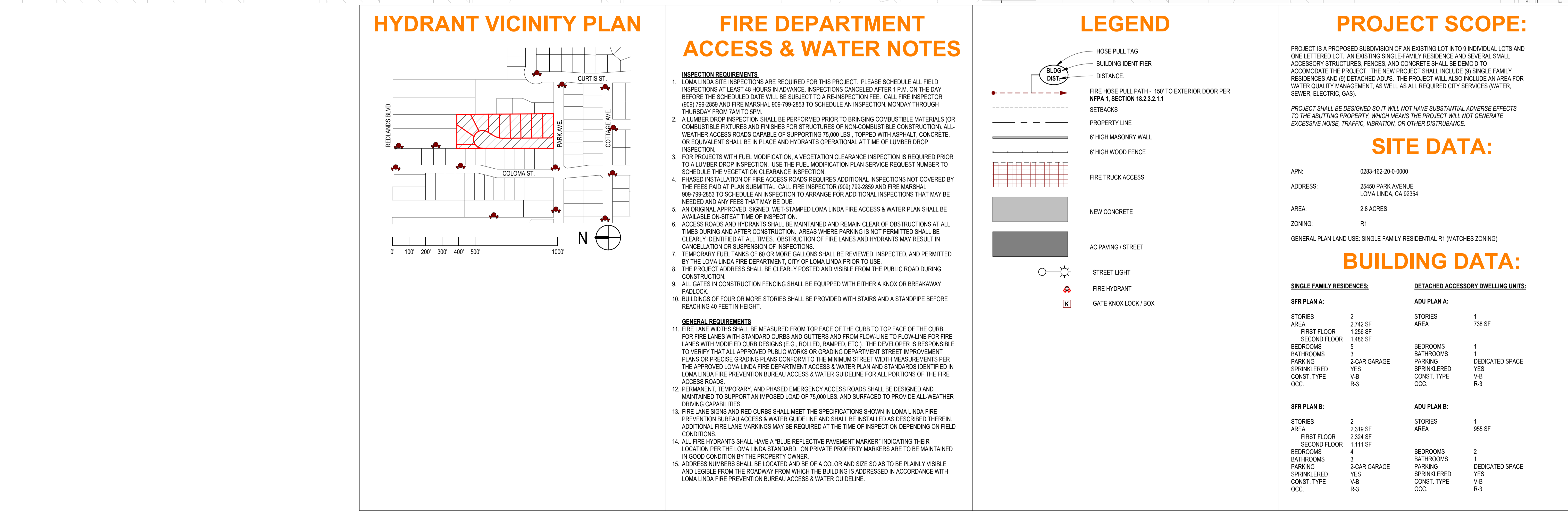
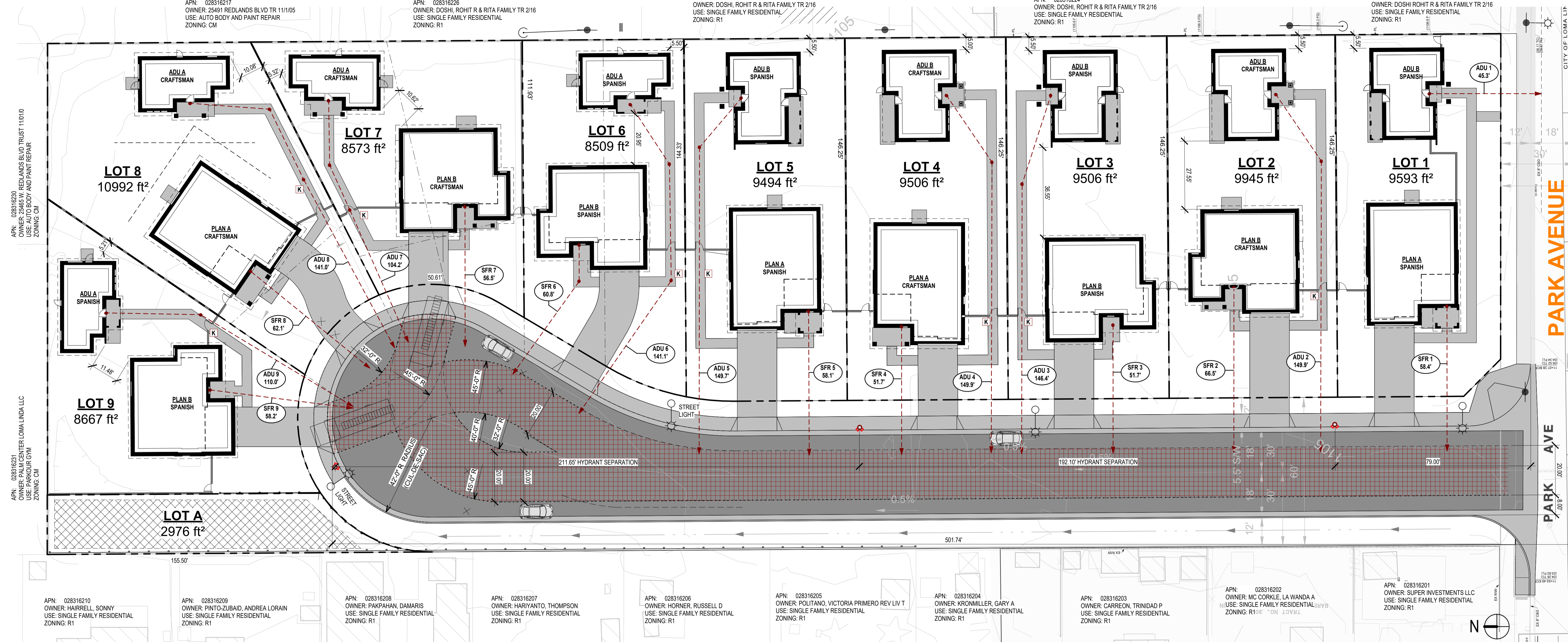
1	12/6/22	DUA Package
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NOT FOR CONSTRUCTION

Date: 12/01/2023

SITE PLAN

PL101



Agency Approvals

IMENSION ARCH + DESIGN

BEN MILLETT
 C-34761 | 951-533-0025
 ben.m@dimension-arch.com

JAKE BUCHENAUER
 C-39033 | 925-989-2145
 jake.b@dimension-arch.com

Project: 11HA.001

PARK SUBDIVISION
 for ED HADDAD

at 25450 PARK AVENUE
 LOMA LINDA, CA 92354

Stamp: LICENSED ARCHITECT BENJAMIN MILLETT, C-34761, 01-31-24, RENEWAL DATE, STATE OF CALIFORNIA

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Drawing Revisions:
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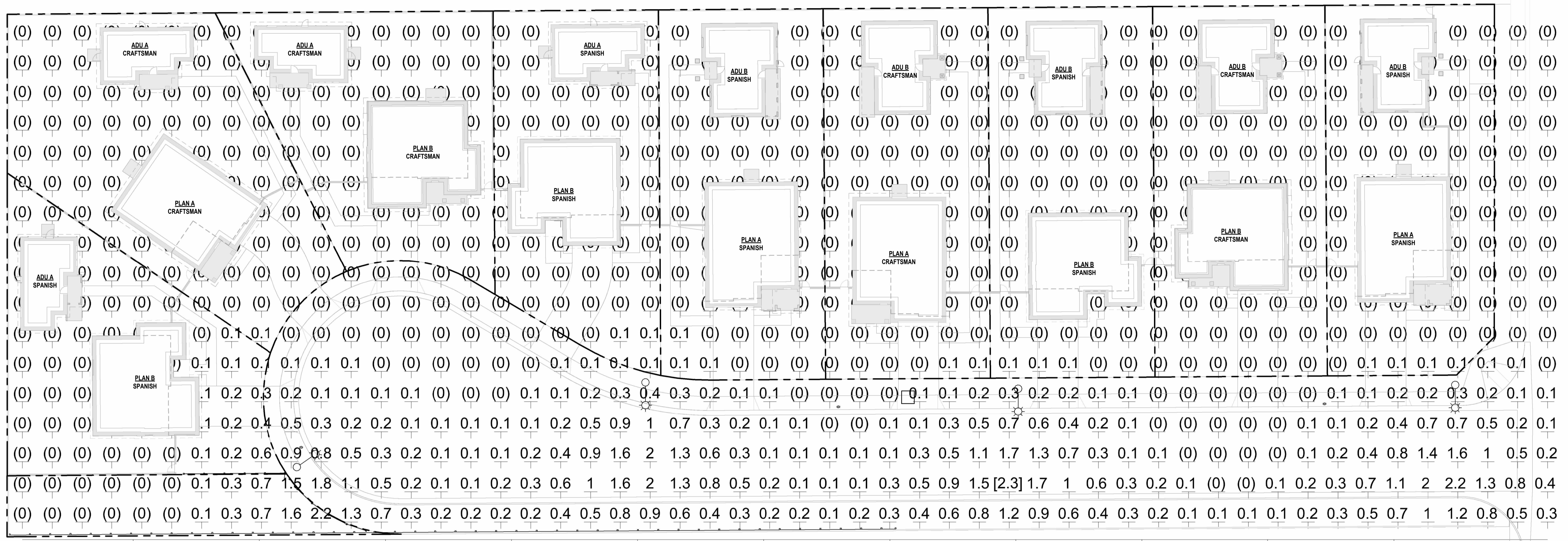
Date: 12/01/2023

FIRE DEPARTMENT ACCESS PLAN

NOT FOR CONSTRUCTION

Date: 4/1/2024 1:53:52 PM

PL101.1



1 NEW SITE PHOTOMETRIC
1" = 20'-0"



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JAKE BUCHENAUER
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Drawing Revisions
1 12/6/22 DUA Package

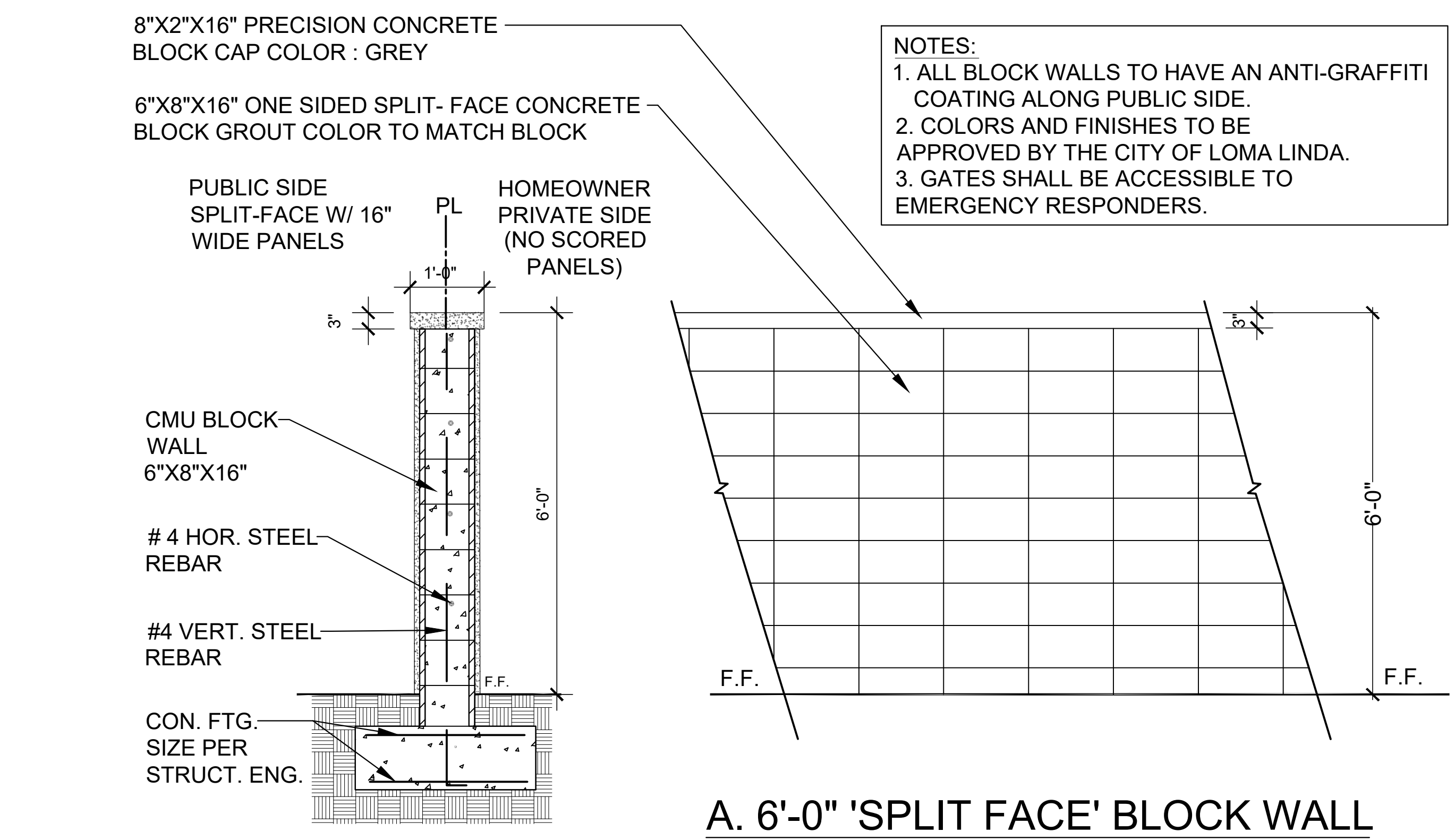
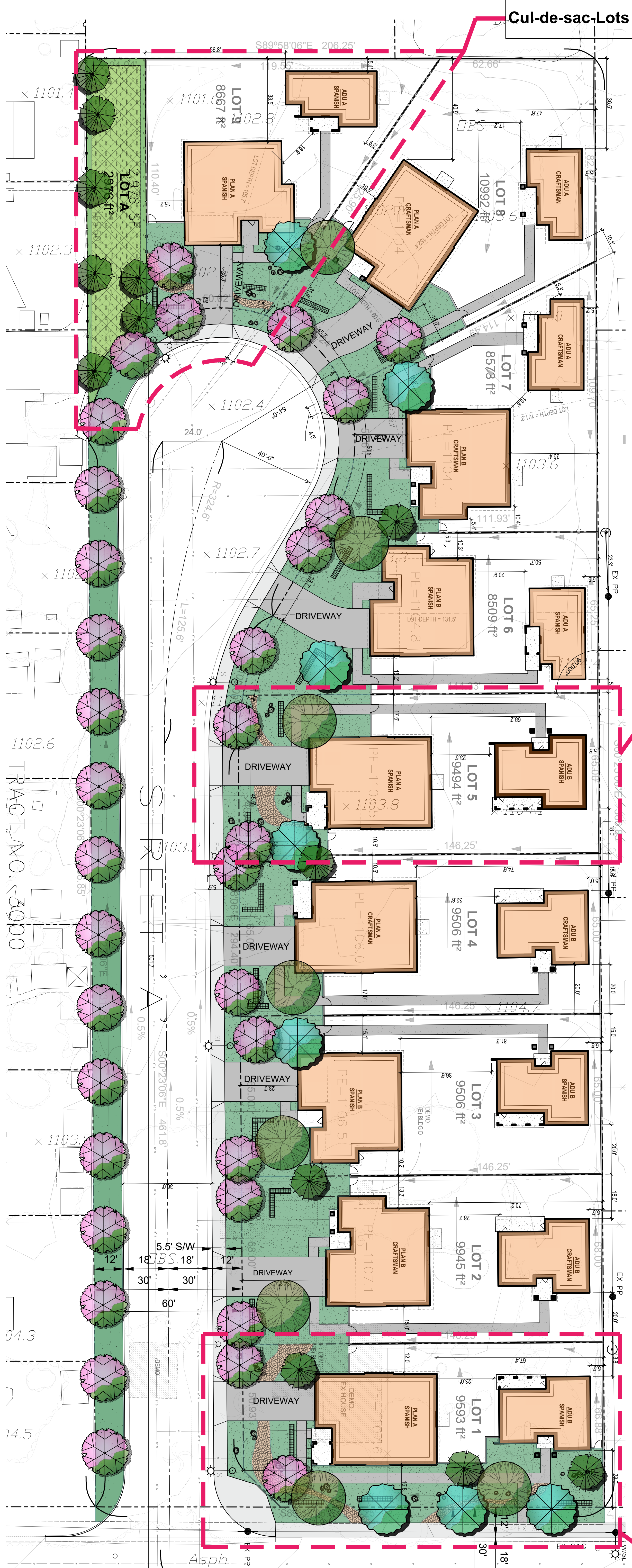
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Date 12/01/2023

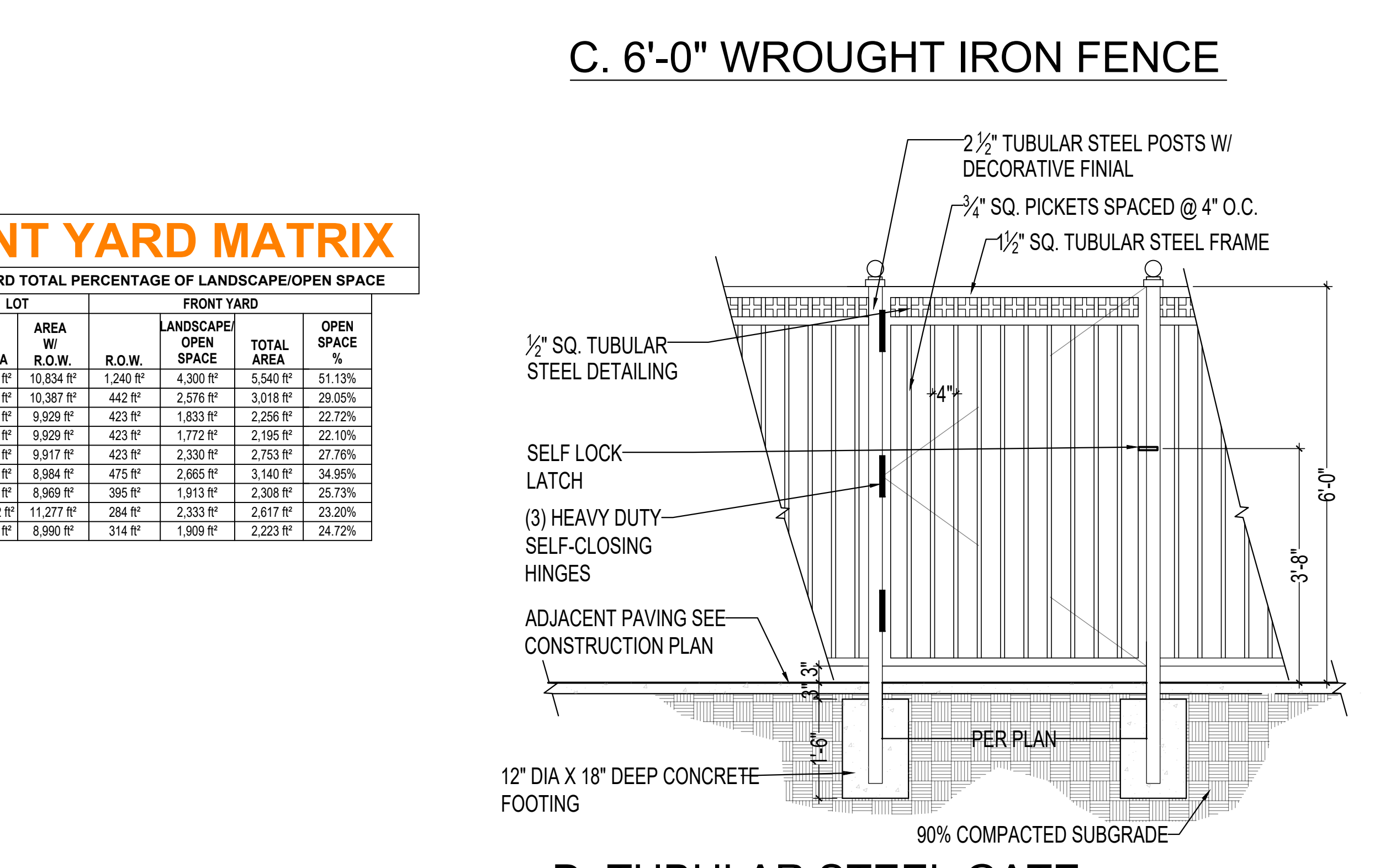
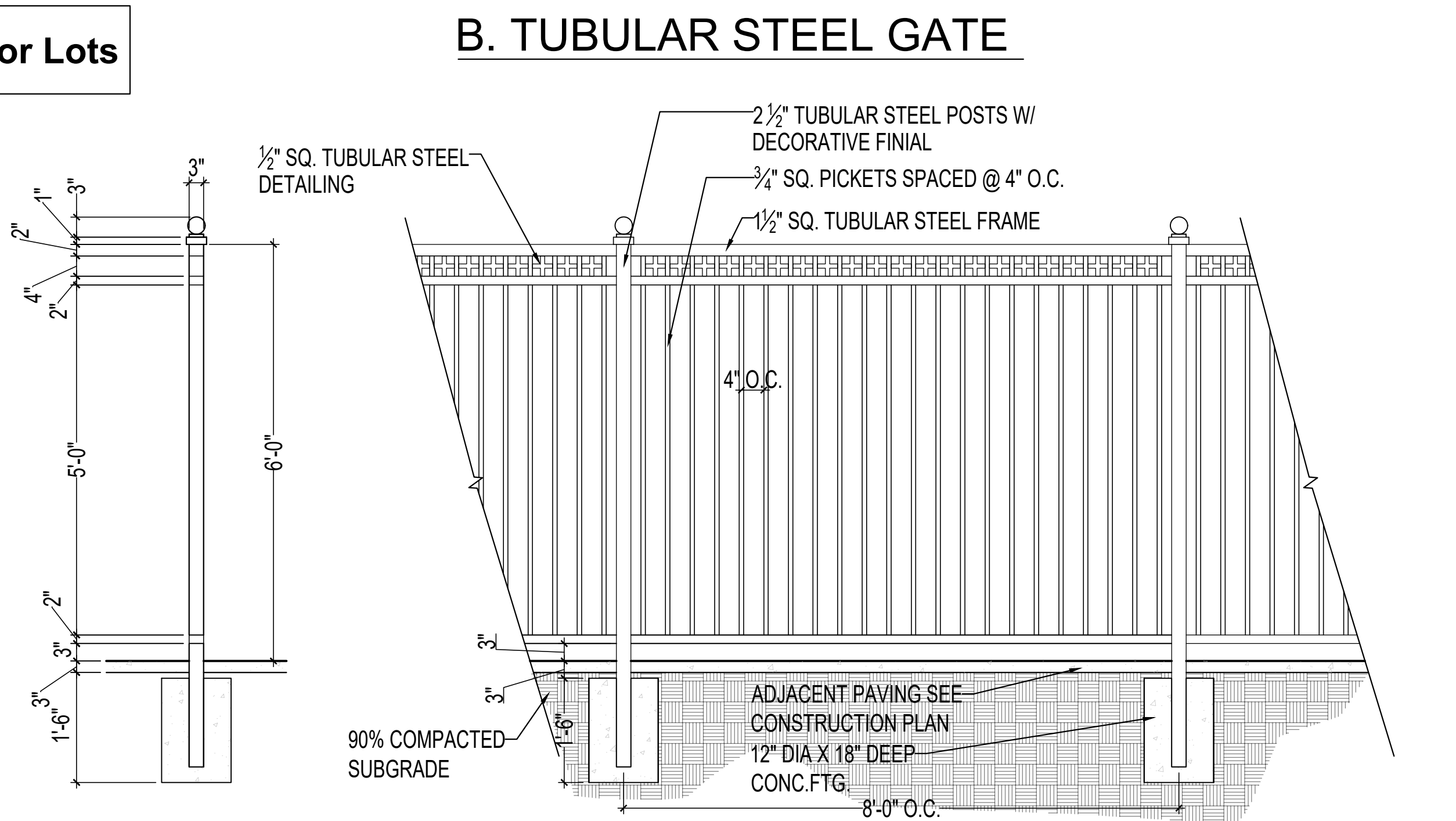
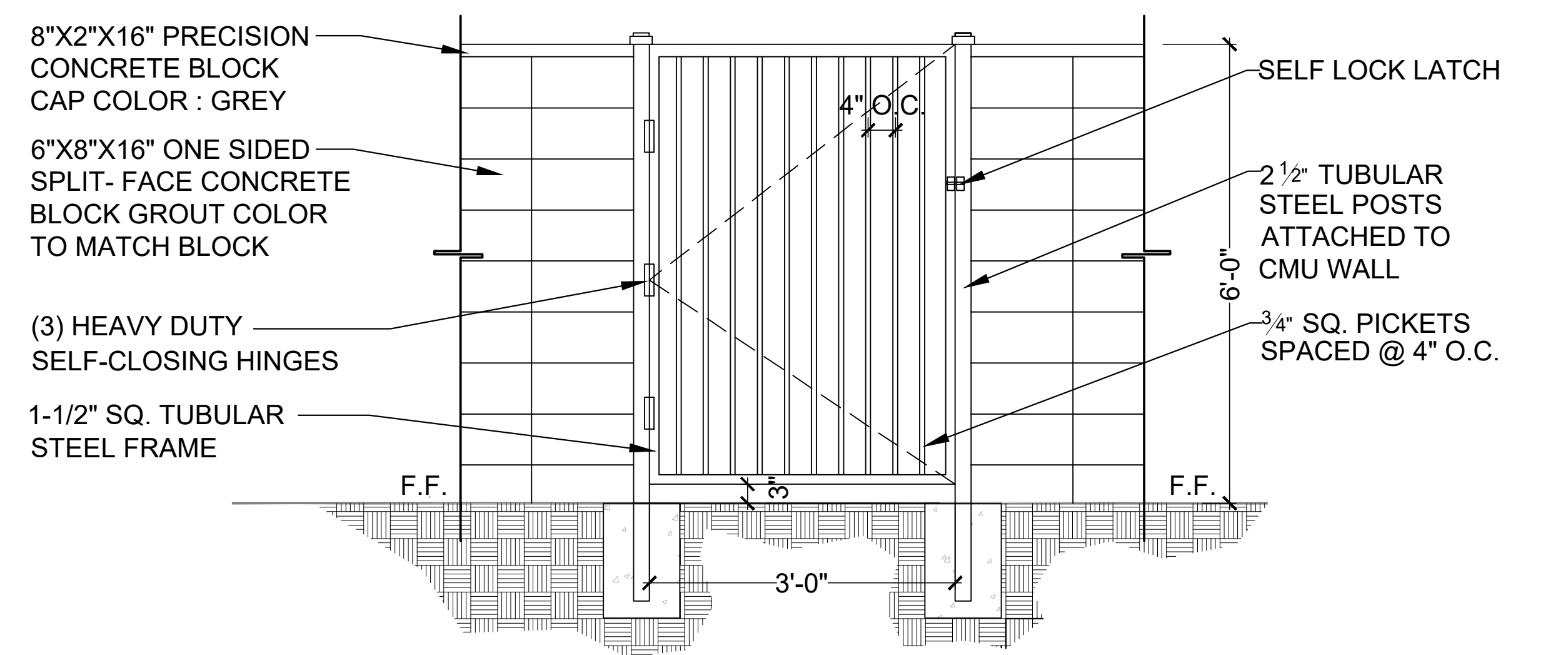
SITE PLAN PHOTOMETRIC

PL101.2

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NOTES:
 1. ALL BLOCK WALLS TO HAVE AN ANTI-GRAFFITI COATING ALONG PUBLIC SIDE.
 2. COLORS AND FINISHES TO BE APPROVED BY THE CITY OF LOMA LINDA.
 3. GATES SHALL BE ACCESSIBLE TO EMERGENCY RESPONDERS.



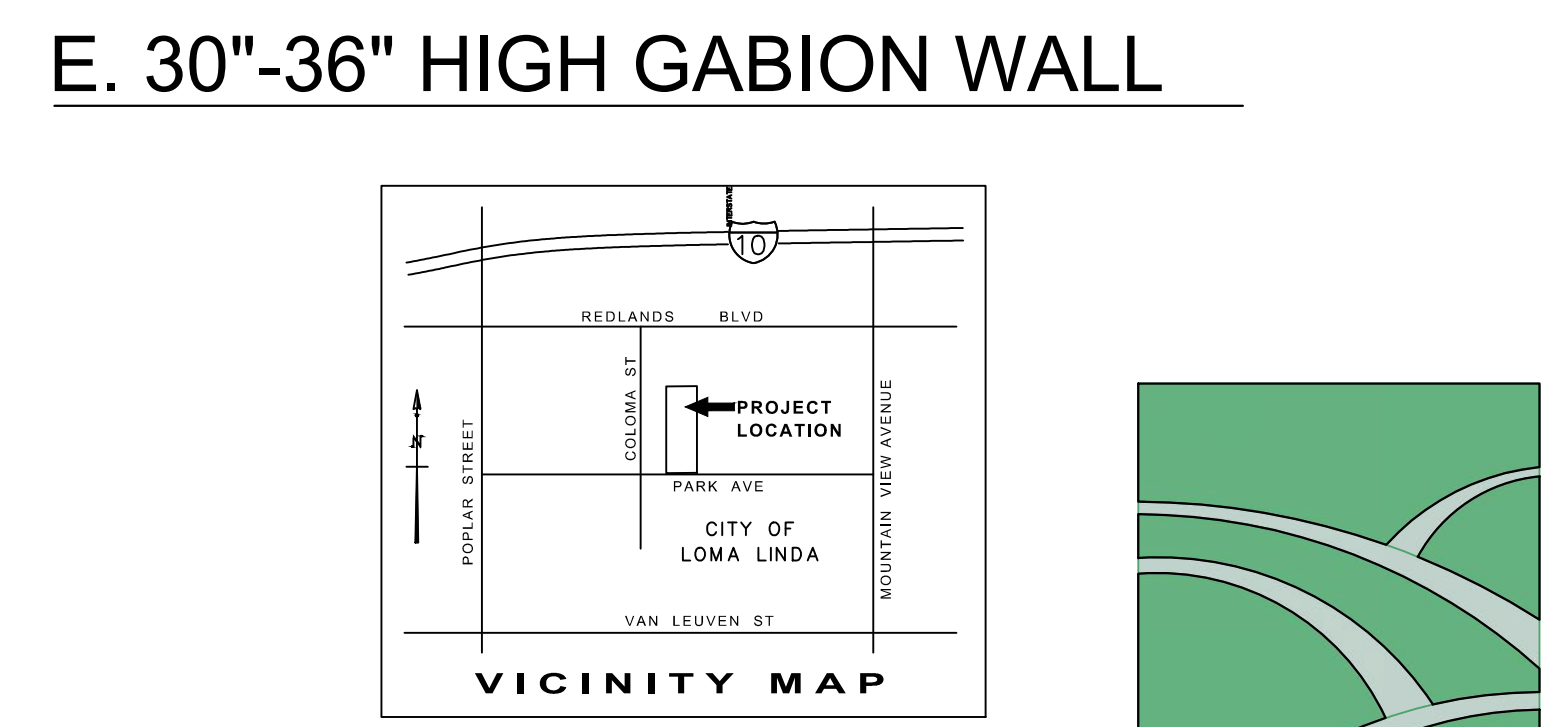
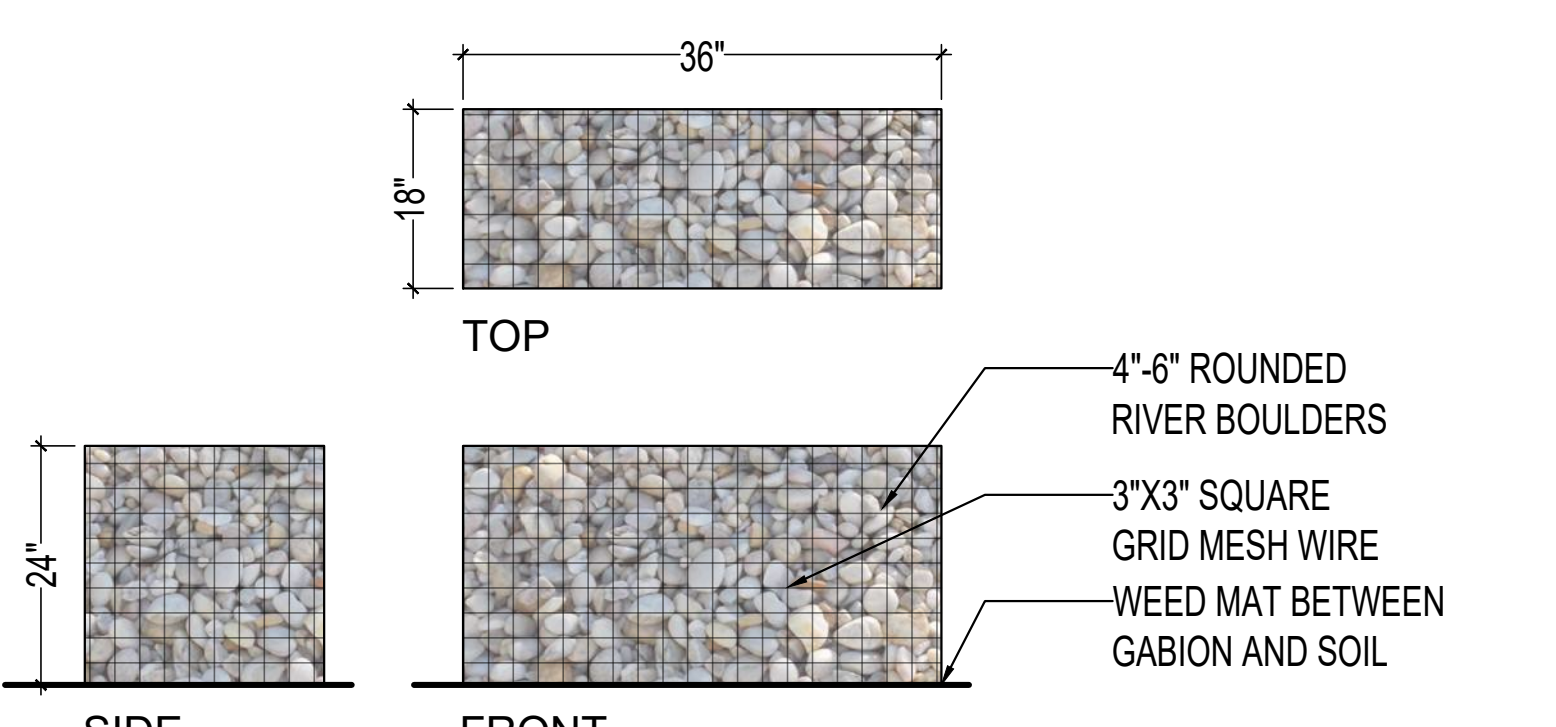
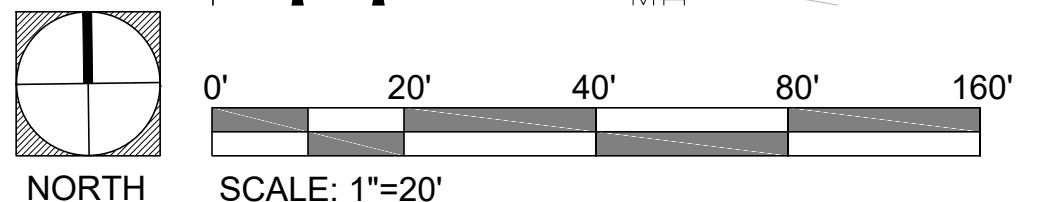
FRONT YARD MATRIX
 NOTE: FRONT YARD TOTAL PERCENTAGE OF LANDSCAPE/OPEN SPACE

LOT	AREA	AREA W/ R.O.W.	R.O.W.	LANDSCAPE OPEN SPACE	TOTAL AREA	OPEN SPACE %
LOT 1	9,583 sq ft	10,834 sq ft	1,240 sq ft	4,300 sq ft	5,540 sq ft	51.13%
LOT 2	9,945 sq ft	10,387 sq ft	442 sq ft	2,576 sq ft	3,018 sq ft	29.05%
LOT 3	9,506 sq ft	9,920 sq ft	414 sq ft	1,833 sq ft	2,247 sq ft	22.72%
LOT 4	9,506 sq ft	9,920 sq ft	414 sq ft	1,772 sq ft	2,186 sq ft	22.10%
LOT 5	9,494 sq ft	9,917 sq ft	423 sq ft	2,330 sq ft	2,753 sq ft	27.76%
LOT 6	8,509 sq ft	8,984 sq ft	475 sq ft	2,665 sq ft	3,140 sq ft	34.95%
LOT 7	8,573 sq ft	8,960 sq ft	387 sq ft	1,913 sq ft	2,300 sq ft	25.73%
LOT 8	10,962 sq ft	11,277 sq ft	315 sq ft	2,333 sq ft	2,648 sq ft	23.29%
LOT 9	8,667 sq ft	8,990 sq ft	323 sq ft	1,909 sq ft	2,232 sq ft	24.72%

SITE PLAN

WATER CONSERVATION STATEMENT:
 THE FOLLOWING DESIGN GUIDELINES ARE TO BE USED IN ORDER TO CONSERVE WATER AND FOR IRRIGATION EFFICIENCY:
 1. DRIP IRRIGATION TO MAXIMIZE EFFICIENCY
 2. IRRIGATION SYSTEMS TO BE SEPARATED BY HYDROZONES
 3. IRRIGATION ZONES TO BE SEPARATED BY SUN EXPOSURE
 4. USE OF MASTER VALVE AND FLOW SENSOR
 5. USE OF RAIN SHUT-OFF VALVE CONNECTED TO CONTROLLER
 6. USE OF SMART CONTROLLER W/ LOCAL ET ACCESS

PLANTING NOTES:
 1. PROVIDE 3" LAYER OF MULCH (MIN.) IN SHRUB BEDS AND UNPLANTED AREAS; 2" LAYER OF MULCH IN GROUND COVER AREAS; 3" LAYER OF SHREDDED, STABILIZING MULCH FOR SLOPES.
 2. TREES SHALL BE STAKED WITH 2-3 STAKES AND 6 TREE TIES PER COUNTY STANDARD DETAILS. USE TRIPLE STAKING WITH 3" DIAMETER STAKES IN HIGH WIND AREAS.
 3. ROOT BARRIERS SHALL BE INSTALLED FOR TREES WITHIN 6' (MIN.) OF HARDSCAPE PER COUNTY STANDARD DETAILS. ROOT BARRIER SHALL NOT ENIRCLE THE TREE ROOT BALL BUT SHALL BE LOCATED AT EDGE OF HARDSCAPE AND EXTEND BEYOND CENTER OF TREE A MINIMUM OF 5' IN EACH DIRECTION.
 4. TREES SHALL HAVE BREATHERS TUBES PER CITY STANDARD DETAILS.



**Park Subdivision 25450 Park Ave.
 Loma Linda, CA**

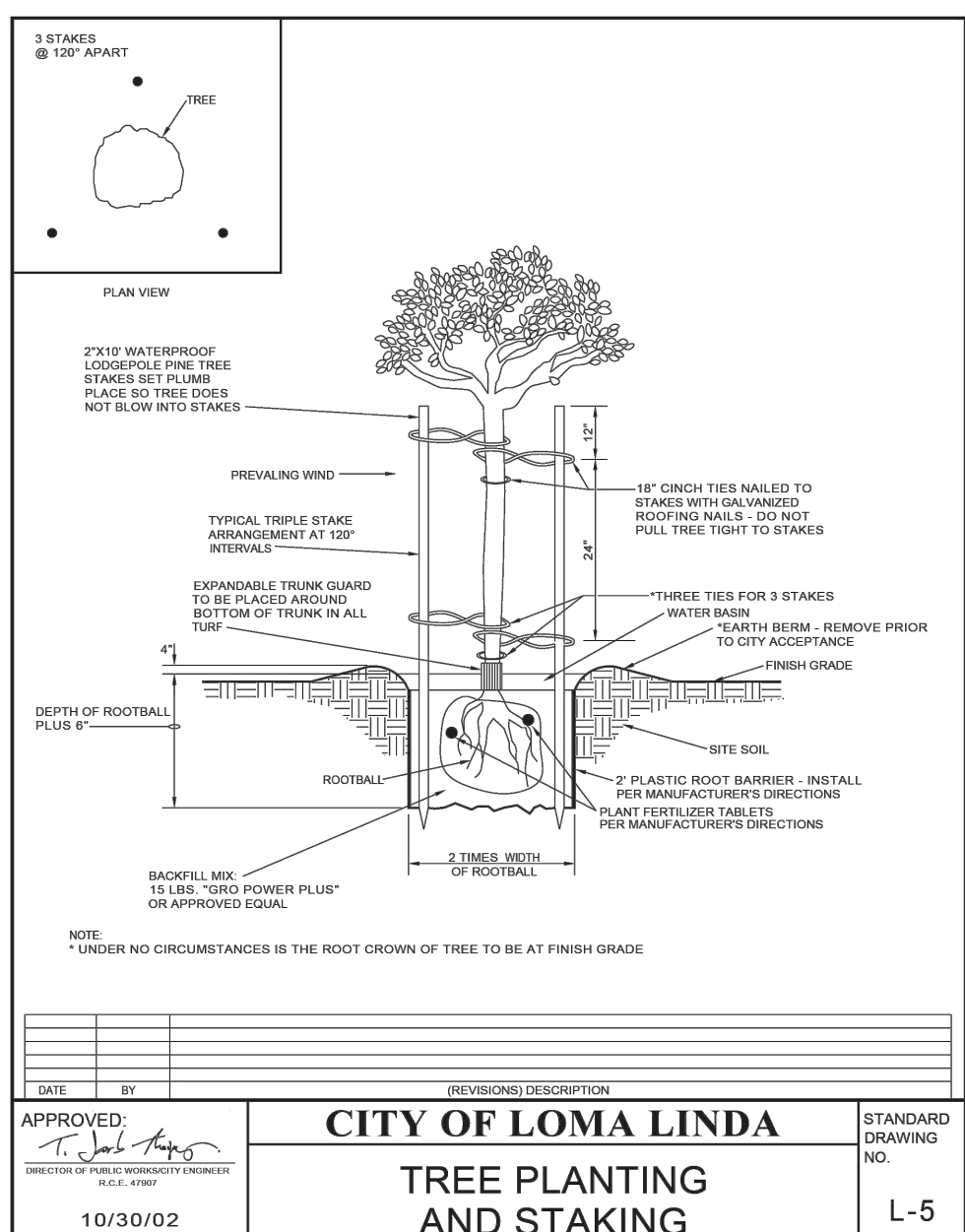
PROJECT INFORMATION
 ASSESSOR'S PARCEL NO.
 0283-162-20
 TOTAL LANDSCAPE AREAS
 23,169 SQ. FT.

OWNER/APPLICANT:
 AHD LIMITED PARTNERSHIP
 CONTACT: ED HADDAD
 422 WIER RD
 SAN BERNARDINO, CA 92408
 909-809-9658

LandArq, Inc.
 4345 E. Lowell St. Suite M
 Ontario, CA 91761
 Phone: 909-259-9428
 Email: fausto@landarq.com
 Date: 07_27_2023

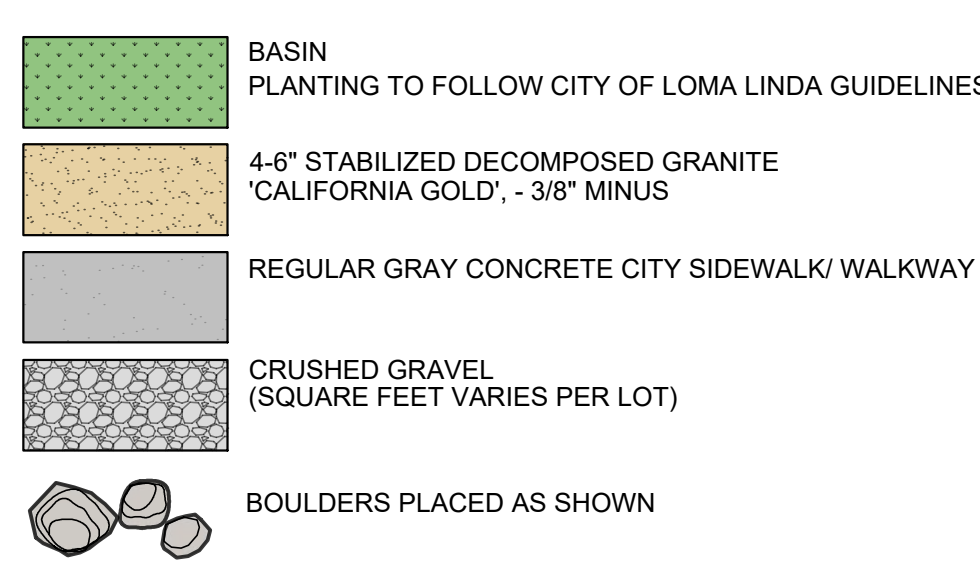


CUL-DE-SAC LOT



PROPOSED PLANT PALETTE

PLANT NAME	SIZE	WUCOLS	QTY
TREE			
EVERGREEN TREE	Olea europaea Fruitless Olive Tree	24" BOX	L 8
DECIDUOUS TREE	Parkinsonia 'Desert Museum' Desert Museum Palo Verde	24" BOX	L 8
R.O.W. TREE	Lagerstroemia indica Craple Myrtle	24" BOX	M 34
EVERGREEN TREE	Quercus suber Cork Oak	24" BOX	L 11
SHRUB			
	Salvia clevelandii Chaparral Sage	5 GAL	L
	Callitriche californica Baja Fairy Duster	5 GAL	L
	Justicia californica Chuparosa	5 GAL	L
	Ceanothus glaucus Desert Bird of Paradise	5 GAL	L
	Achillea tomentosa Woolly Yarrow	1 GAL	L
	Dasystris whelleri Desert Spoon	5 GAL	L
	Hesperaloe parviflora 'Brakelights' Brakelights Red Yucca	1 GAL	L
	Muhlenbergia capillaris Pink Muhly	5 GAL	L
	Portulacaria afra Elephant's Food	5 GAL	L
	Agave americana Century Plant	5 GAL	VL
	Salvia farinacea Mealy Cup Sage	1 GAL	M
	Euphorbia rigida Gopher Plant	5 GAL	L
	Pyraechania x 'Santa Cruz Prostrata' Prostrate Pyracantha	1 GAL	M
	Rosmarinus officinalis 'Prostratus' Prostrate Rosemary	1 GAL	L
	Myoporum parvifolium Prostrate Myoporum	1 GAL	L



NOTES: LANDSCAPING IS REQUIRED WITHIN THE FRONT SETBACK AREA.

FRONT YARD MATRIX

NOTE: FRONT YARD TOTAL PERCENTAGE OF LANDSCAPE/OPEN SPACE

LOT	AREA	AREA W/ R.O.W.	R.O.W.	LANDSCAPE/ OPEN SPACE	TOTAL AREA	OPEN SPACE %
LOT 1	9,553 sq ft	10,834 sq ft	1,240 sq ft	4,300 sq ft	5,540 sq ft	51.13%
LOT 2	9,945 sq ft	10,387 sq ft	442 sq ft	2,576 sq ft	3,018 sq ft	29.05%
LOT 3	9,508 sq ft	9,929 sq ft	423 sq ft	1,833 sq ft	2,256 sq ft	22.72%
LOT 4	9,508 sq ft	9,929 sq ft	423 sq ft	1,772 sq ft	2,195 sq ft	22.10%
LOT 5	9,494 sq ft	9,917 sq ft	423 sq ft	2,330 sq ft	2,753 sq ft	27.76%
LOT 6	8,508 sq ft	8,984 sq ft	476 sq ft	2,665 sq ft	3,141 sq ft	34.95%
LOT 7	8,573 sq ft	8,989 sq ft	395 sq ft	1,913 sq ft	2,308 sq ft	25.73%
LOT 8	10,992 sq ft	11,277 sq ft	284 sq ft	2,333 sq ft	2,617 sq ft	23.20%
LOT 9	8,667 sq ft	8,990 sq ft	314 sq ft	1,909 sq ft	2,223 sq ft	24.72%

MAWA/ETWU CALCULATIONS

Project Name: TTM 20467 - Park Ave. - 9 LOTS Conceptual Landscape Plan
 Project Address: 24225 Monroe Ave, Murrieta, CA 92562

ETWU= 55.6
 LA= 23,169 sq.ft
MAWA= (Eto)(0.62)((0.45)xLA)
399341 gal./yr

MAWA=Maximum Applied Water Allowance
 Eto=Reference Evapotranspiration (inch per year)
 0.62=Conversion Factor (to gallons)
 0.45=ET Adjustment Factor for Commercial Project
 LA=Landscape Area (square feet)

Sub ETWU (gal./yr)	Eto	0.62	PF	HA(sq.ft)	IE	
ETWU(70% LA)= 138044	55.6	0.62	0.2	16218	0.81	
ETWU(15% LA)= 73952	55.6	0.62	0.5	3475	0.81	
ETWU(15% LA)= 73952	0.16	55.6	0.62	0.5	3475	0.81
Total ETWU= 285948					gal./yr	

PF=Plant Factor
 0.0-0.3 for low water use plants
 0.4-0.6 for moderate water use plants
 0.7-1.0 for high water use plants

HA=Hydrozone Area
 (Low, moderate, high in square feet)

IE=Irrigation Efficiency
 (Minimum=0.71)

MAWA 399341 > Total ETWU 285948 gal./yr

17.74.110 Street trees required.

A. Any person who constructs a new building, or increases the floor area of an existing main building by fifty percent (of original size) shall provide a minimum of two twenty-four inch box trees. Applicants with lots having greater than sixty-five lineal feet frontage shall provide one tree per each thirty lineal feet. One thirty-six inch box tree shall be planted for each ten twenty-four-inch box trees required.

B. Tree species shall be selected from the approved master street tree list. If acceptable parkway width does not exist, according to the parkway specifications set forth in master street tree list (Exhibit "A," Section 17.74.050 (c)), the applicant shall be required to dedicate additional parkway, which shall be deemed a "tree easement." The easement shall not exceed a total of ten feet in width, to facilitate the planting of said trees. (Ord. 468 § 1, 1992)

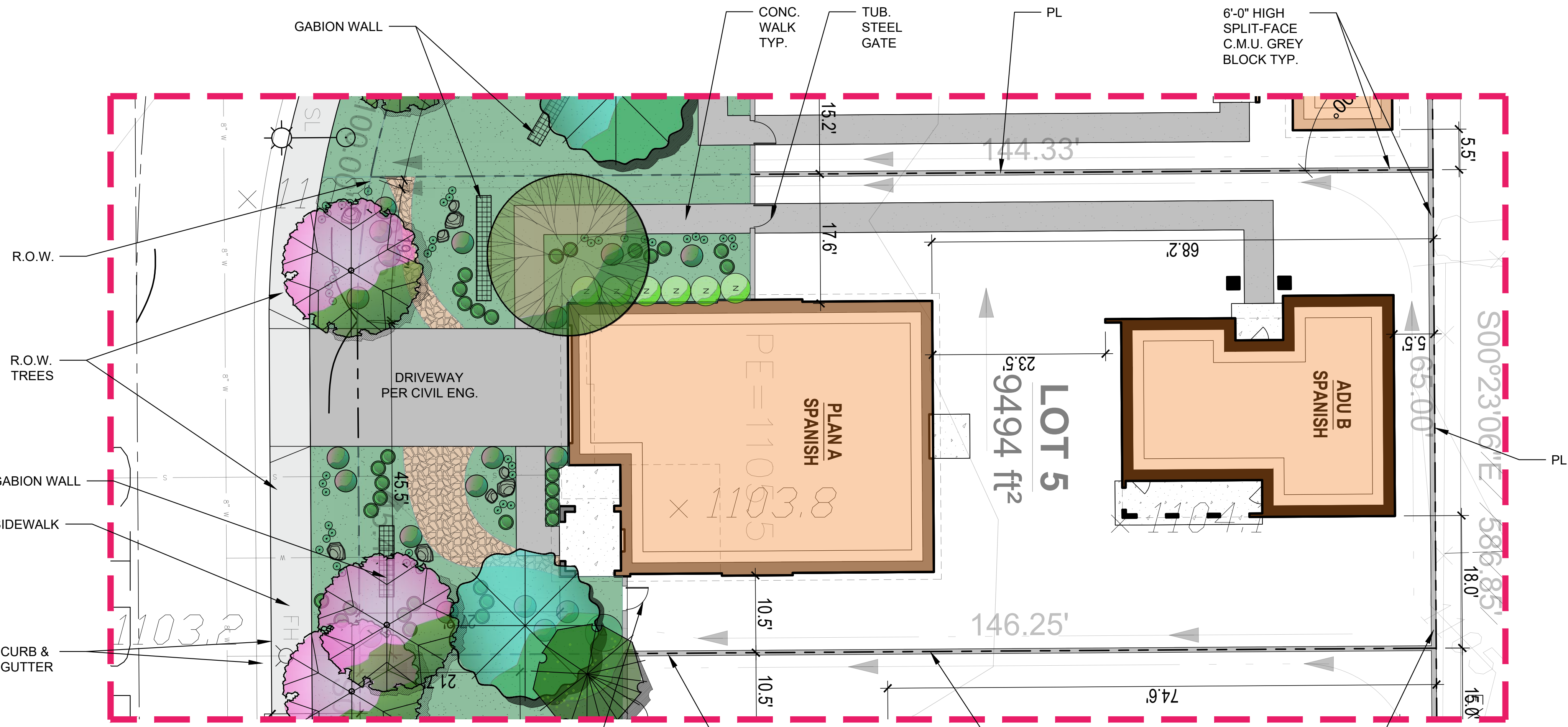
17.74.160 Vision clearance triangles.

All tree and landscape material (hedges, shrubs, etc.) abutting intersecting public or private streets, or occurring along irregularly shaped lots, shall conform to the provisions set forth in Article I, Sections 17.14.010 — 17.14.120. In addition, trees planted in parkways, or street tree easements shall be placed according to the following minimum setbacks:

A. Ten feet from street lamps;
 B. Eight feet from fire hydrants;
 C. Five feet from sidewalks (An alternative to this setback is to place street trees one foot from the property line, where sidewalks abut the curb; and where the curb is separated from the sidewalk by a parkway, in the center of the parkway);
 D. Eight feet from sewer and water mains;
 E. Twenty-five feet from stop signs. (Ord. 468 § 1, 1992)

WALL/FENCE LEGEND

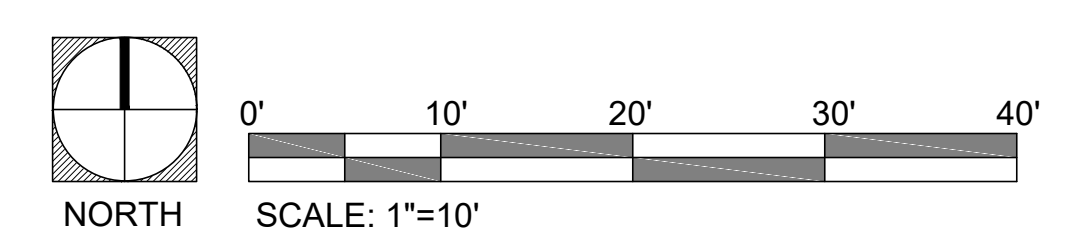
SYMBOLS	DESCRIPTION
	6'-0" HIGH X 3'-0" WIDE TUBULAR STEEL GATE
	ON ALL REAR PERIMETER WALLS CONTRACTOR SHALL CONSTRUCT 6'-0" HIGH SCORED C.M.U. GRAY BLOCK WALL. EXTERIOR SIDE IS TO HAVE A 16" WIDE PANEL EVERY 50'.
	6'-0" HIGH WROUGHT IRON FENCE



INTERIOR LOT



CORNER LOT



Park Subdivision 25450 Park Ave.

Loma Linda, CA

PROJECT INFORMATION

ASSESSOR'S PARCEL NO.
0283-162-20

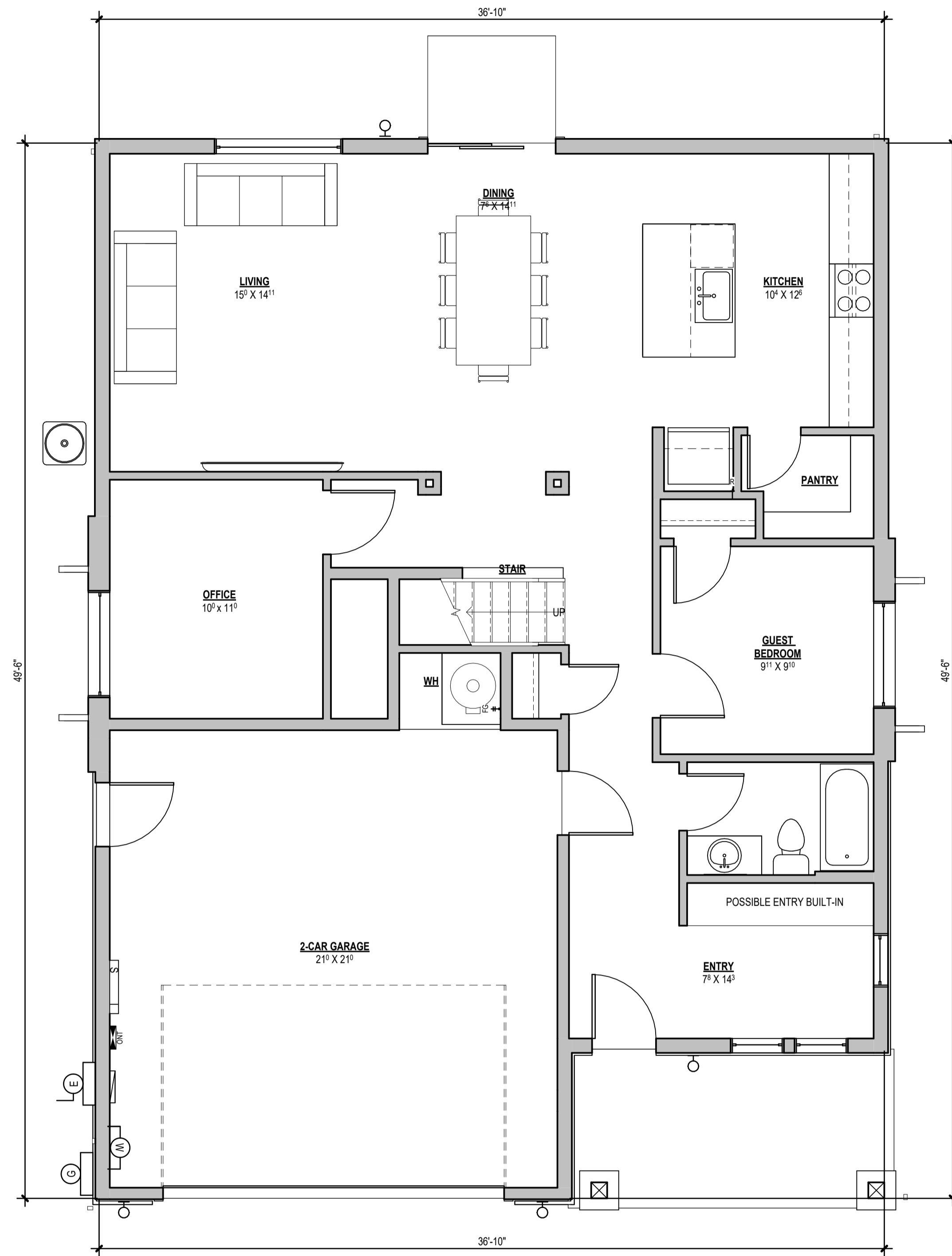
TOTAL LANDSCAPE AREAS
23,169 SQ. FT.

LandArq, Inc.
 4345 E. Lowell St. Suite M
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 Email: fausto@landarq.com
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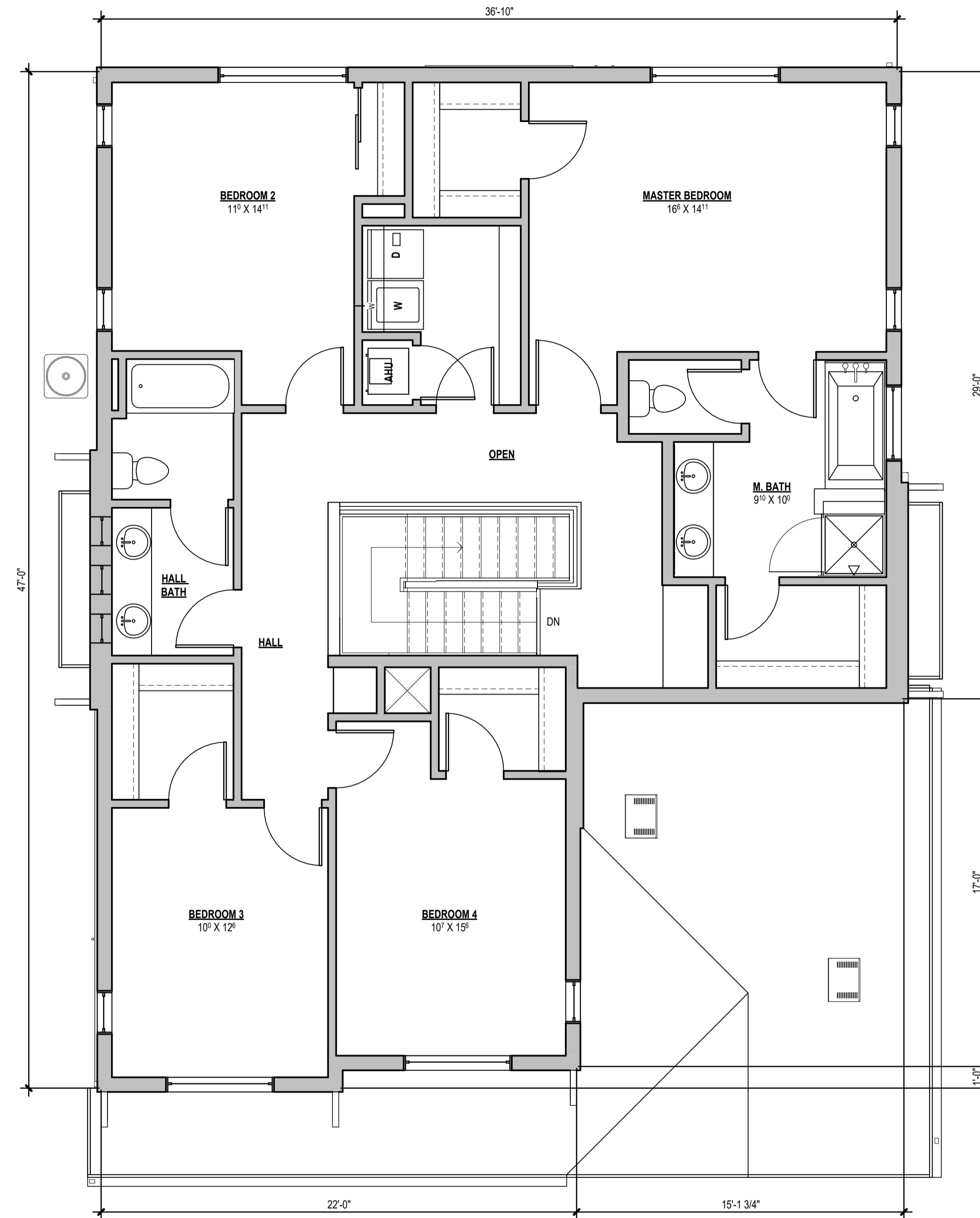


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 jake.b@dimension-arch.com

Project 11HA.001



① PLAN A - CRAFTSMAN - FIRST LEVEL FLOOR PLAN
 1/4" = 1'-0"



② PLAN A - CRAFTSMAN - SECOND LEVEL FLOOR PLAN
 1/4" = 1'-0"

PARK SUBDIVISION
 for ED HADDAD

at 25450 PARK AVENUE
 LOMA LINDA, CA 92354

Stamp



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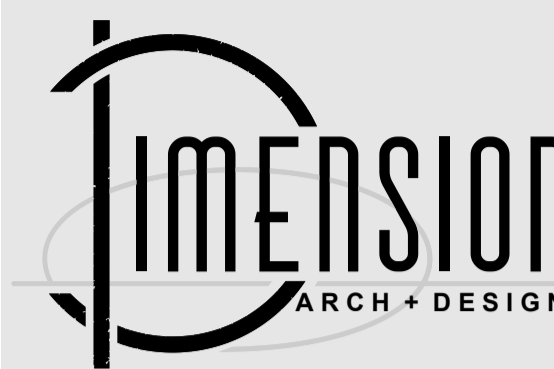
Drawing Revisions
 1 12/6/22 DUA Package

NOT FOR CONSTRUCTION

Date 12/01/2023

PLAN A - CRAFTSMAN
 FLOOR PLANS

PL102



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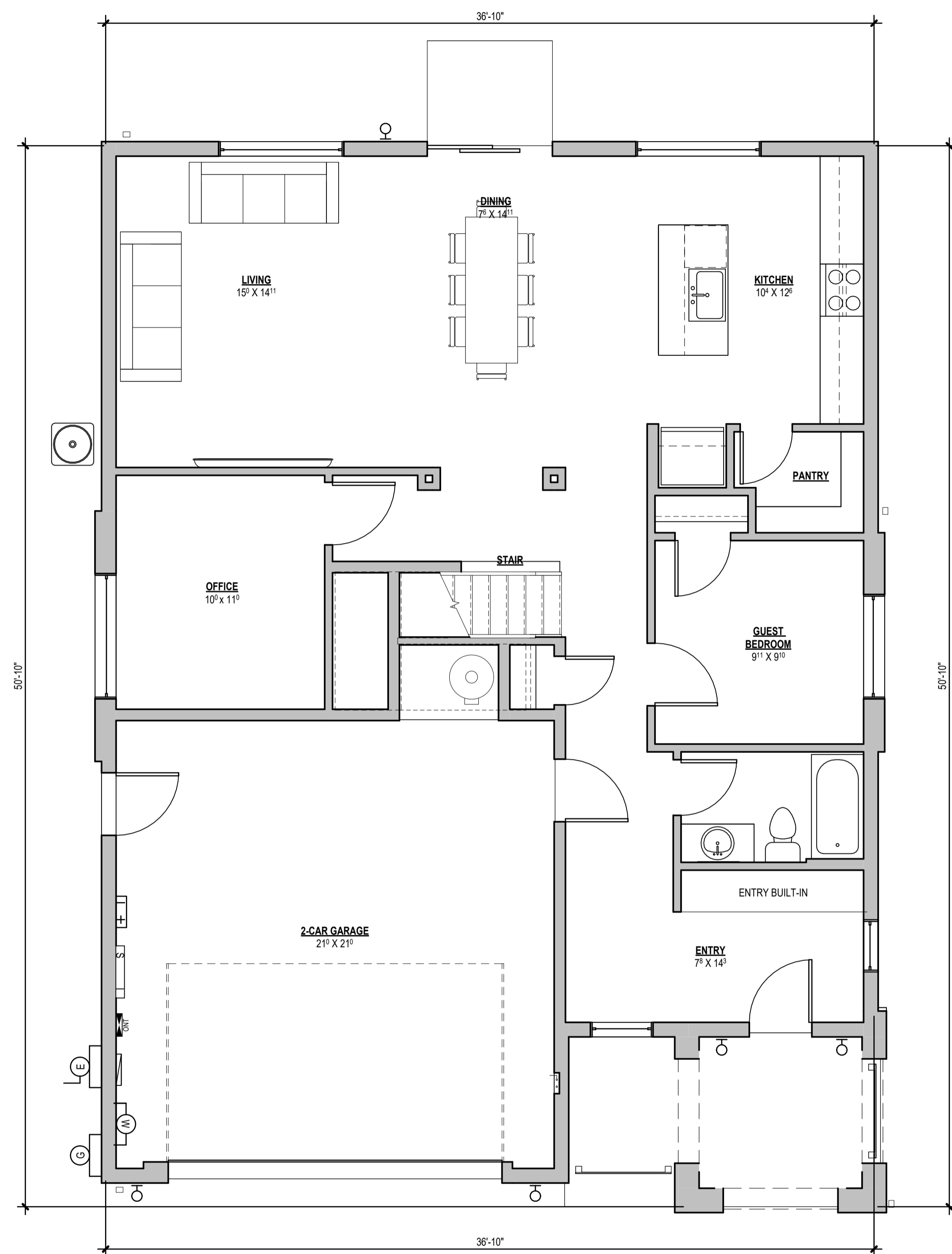
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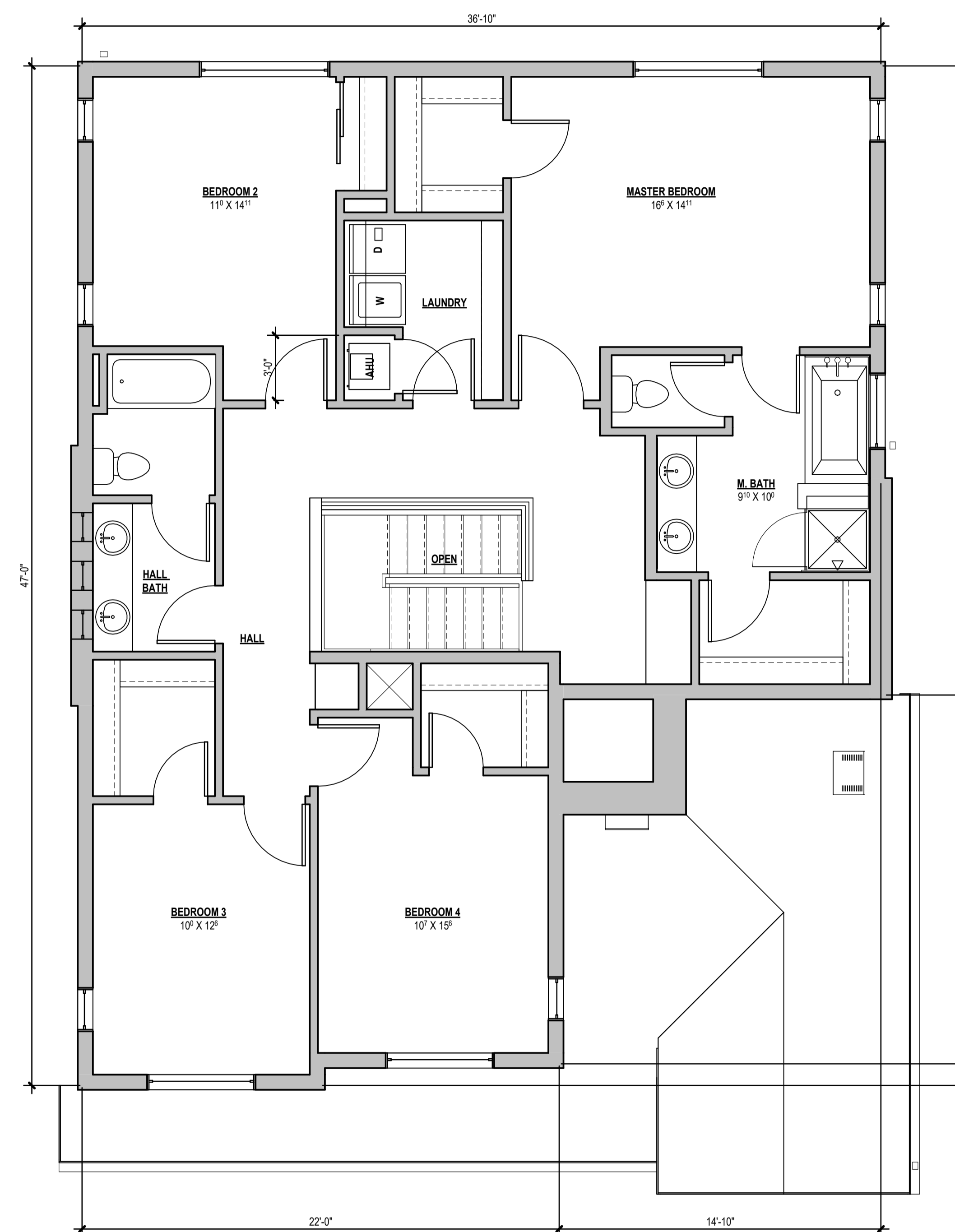
Date 12/01/2023

PLAN A - SPANISH
FLOOR PLANS

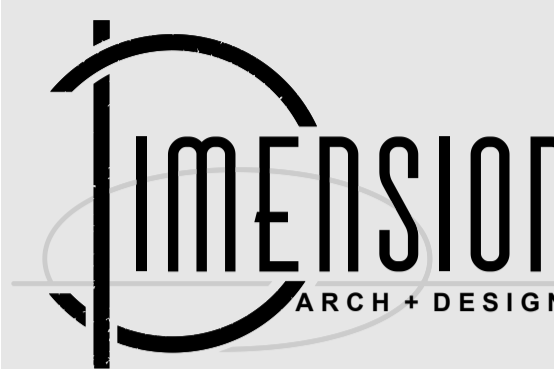
PL103



① PLAN A - SPANISH - FIRST LEVEL FLOOR PLAN
1/4" = 1'-0"

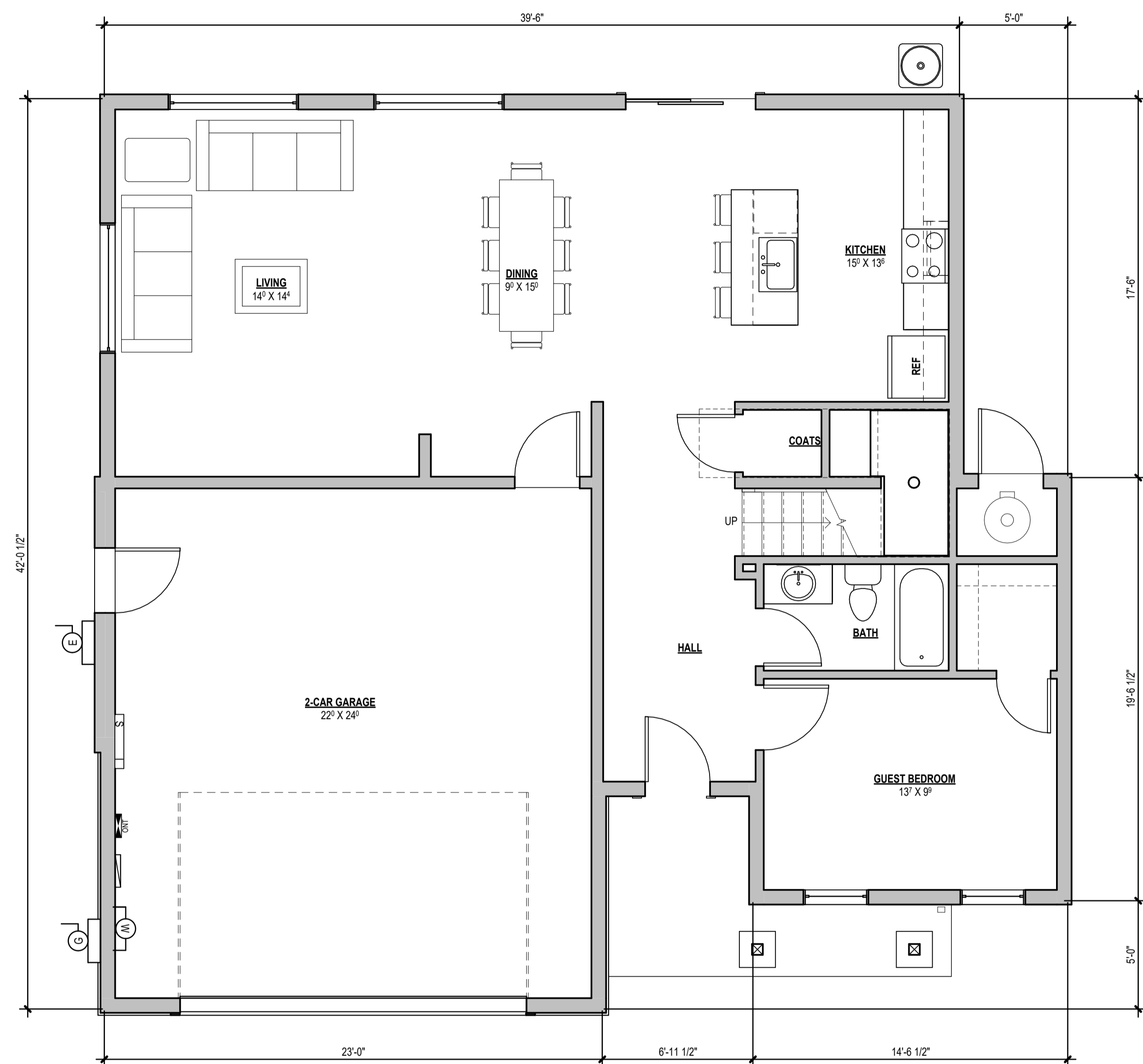


② PLAN A - SPANISH - SECOND LEVEL FLOOR PLAN
1/4" = 1'-0"

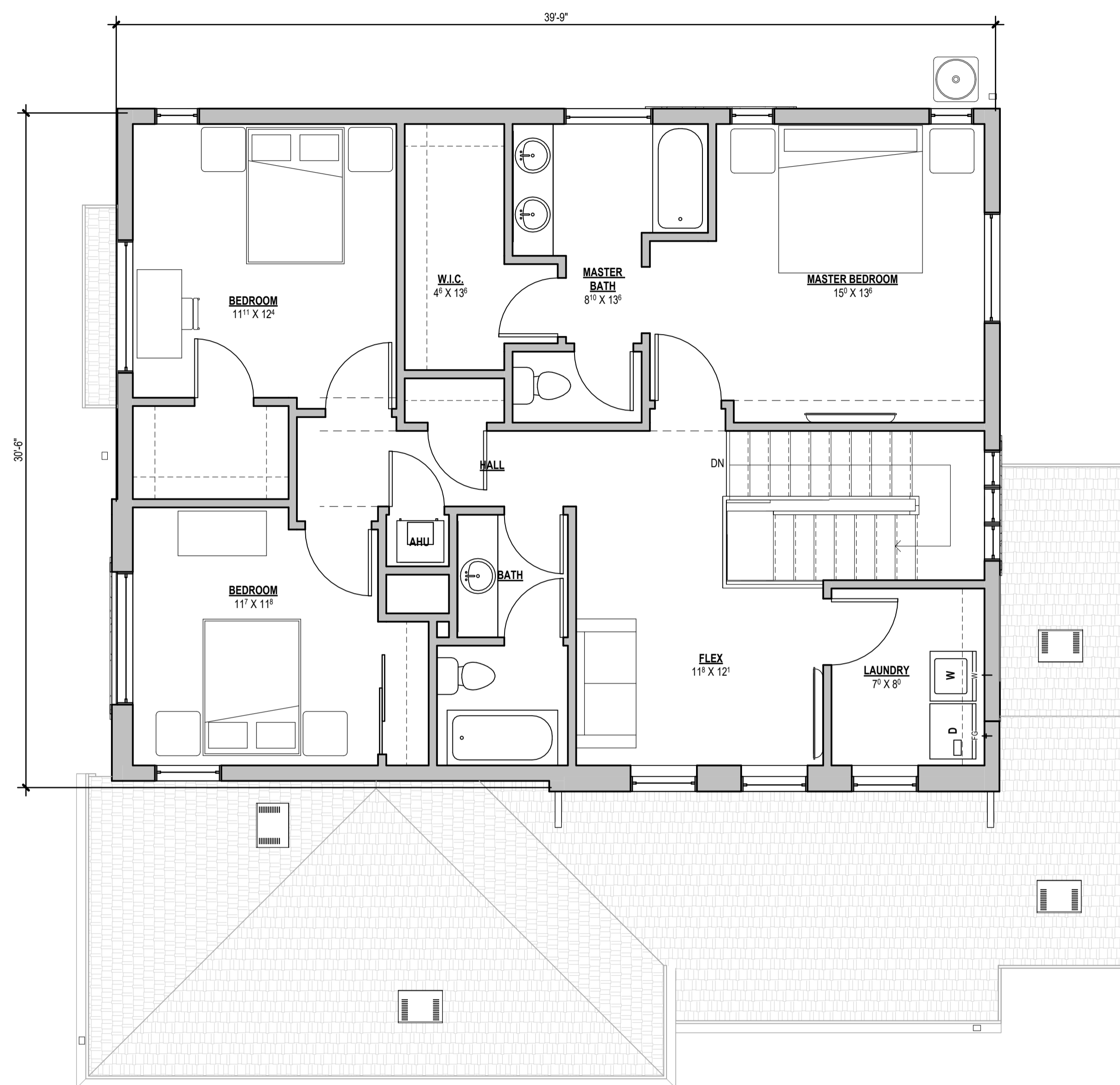


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① PLAN B - 1ST FLOOR
 1/4" = 1'-0"



② PLAN B - 2ND FLOOR PLAN
 1/4" = 1'-0"

PARK SUBDIVISION
 for ED HADDAD

at 25450 PARK AVENUE
 LOMA LINDA, CA 92354

Stamp



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Drawing Revisions

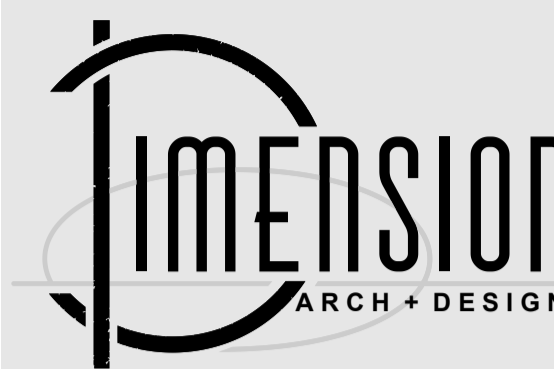
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PLAN B - CRAFTSMAN FLOOR PLANS

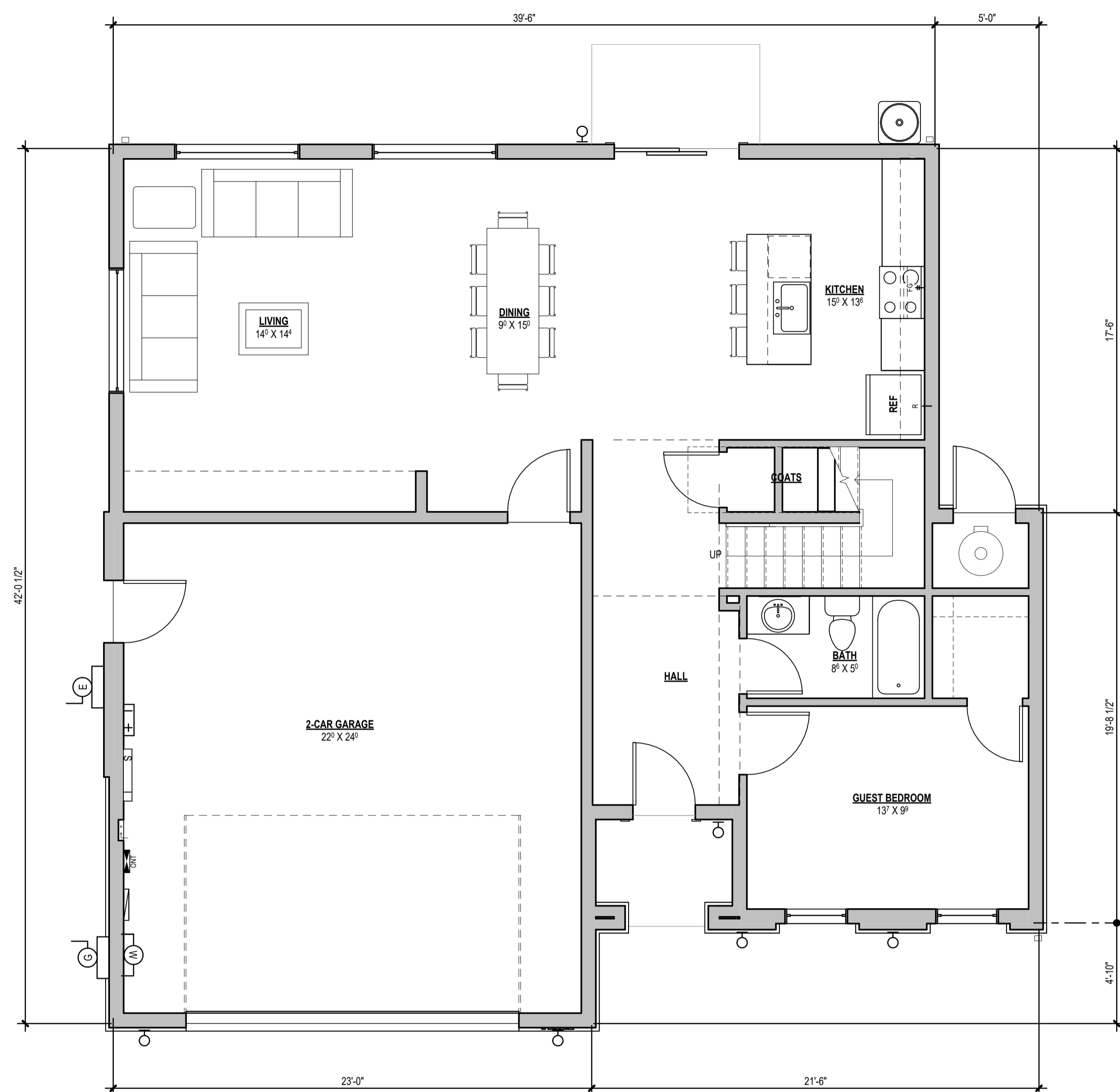
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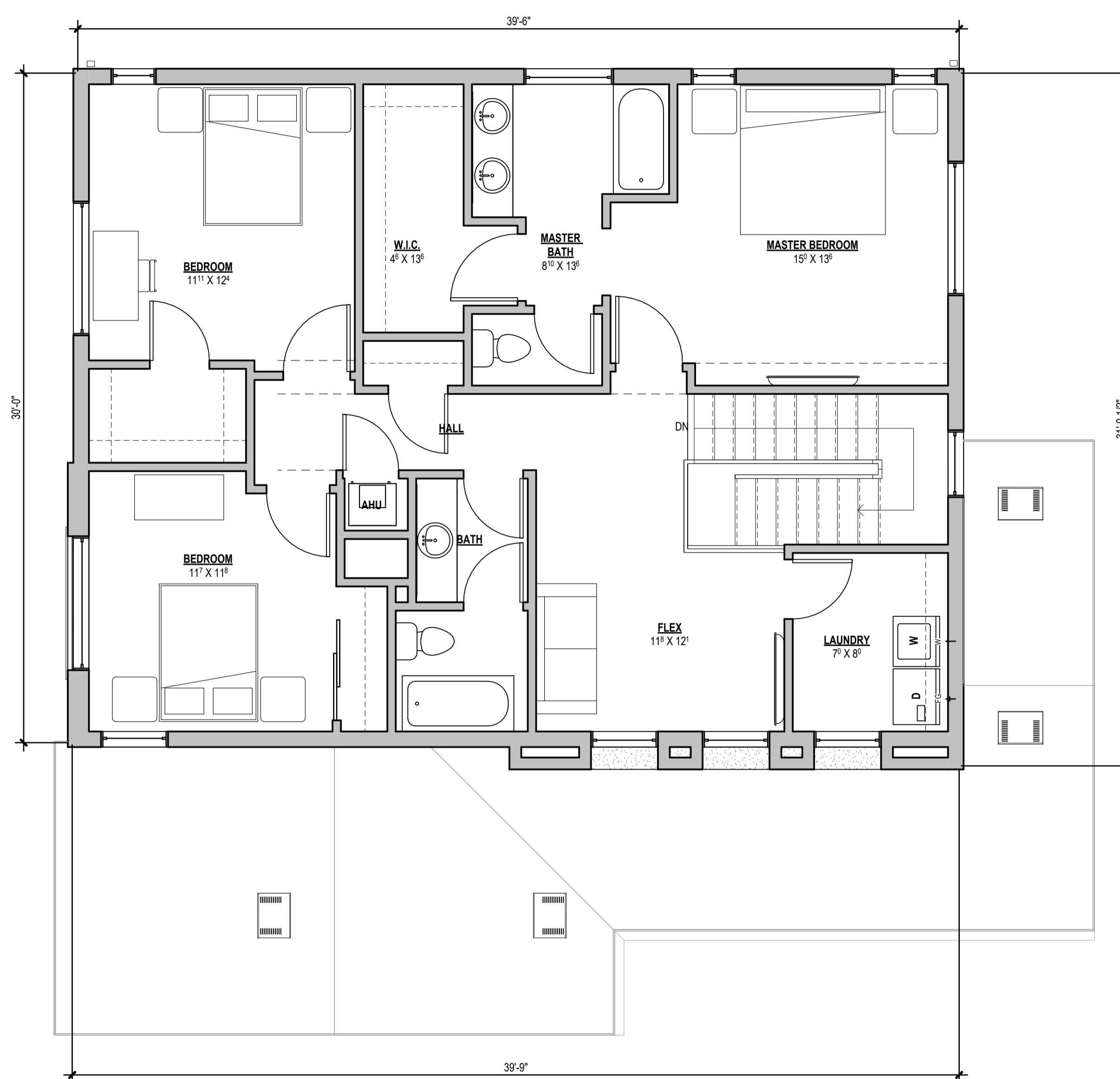
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① PLAN B - 1ST FLOOR Copy 1
1/4" = 1'-0"



② PLAN B - 2ND FLOOR PLAN Copy 1
1/4" = 1'-0"

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LOMA LINDA, CA 92354

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PLAN B - SPANISH FLOOR PLANS

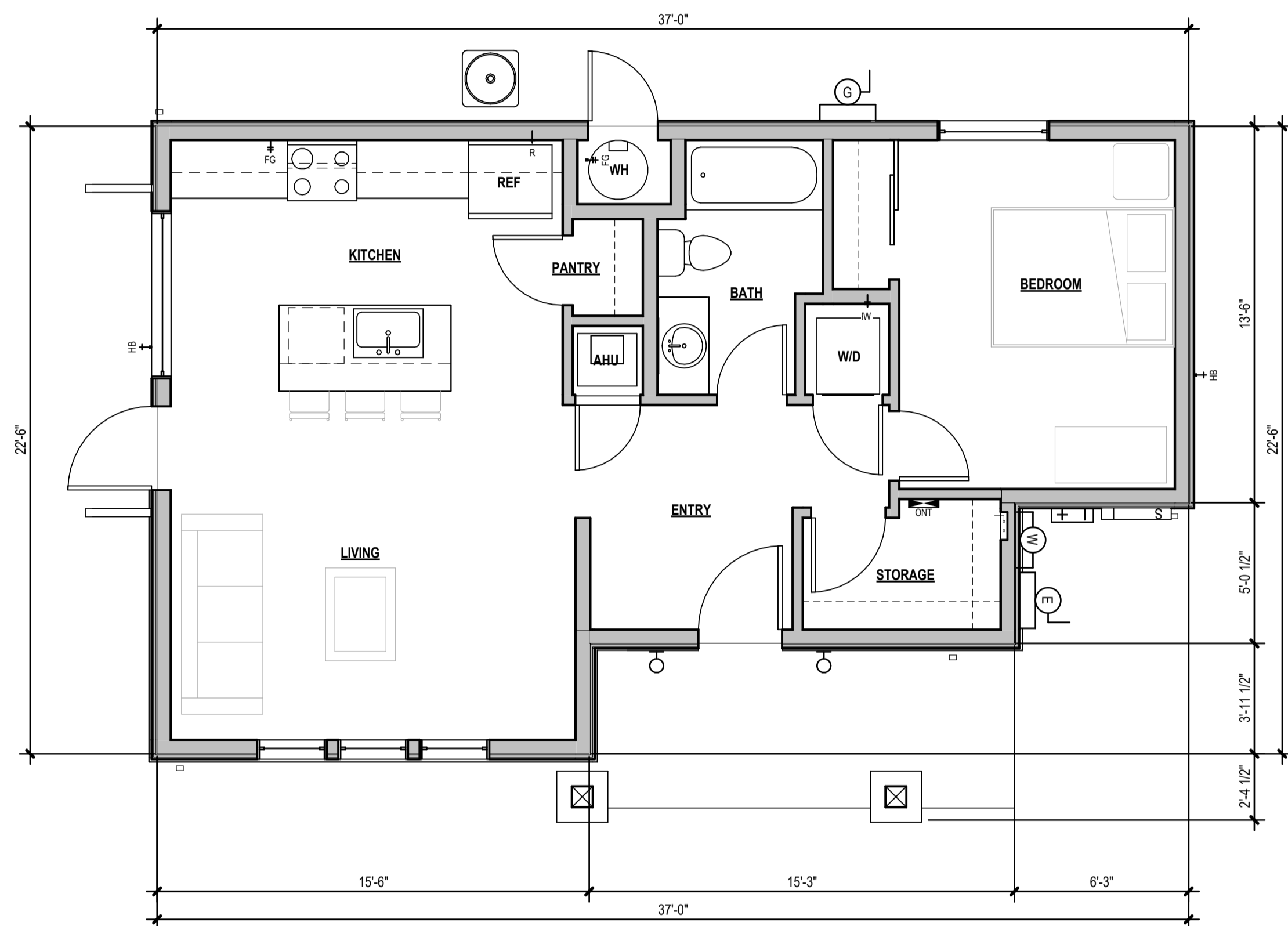
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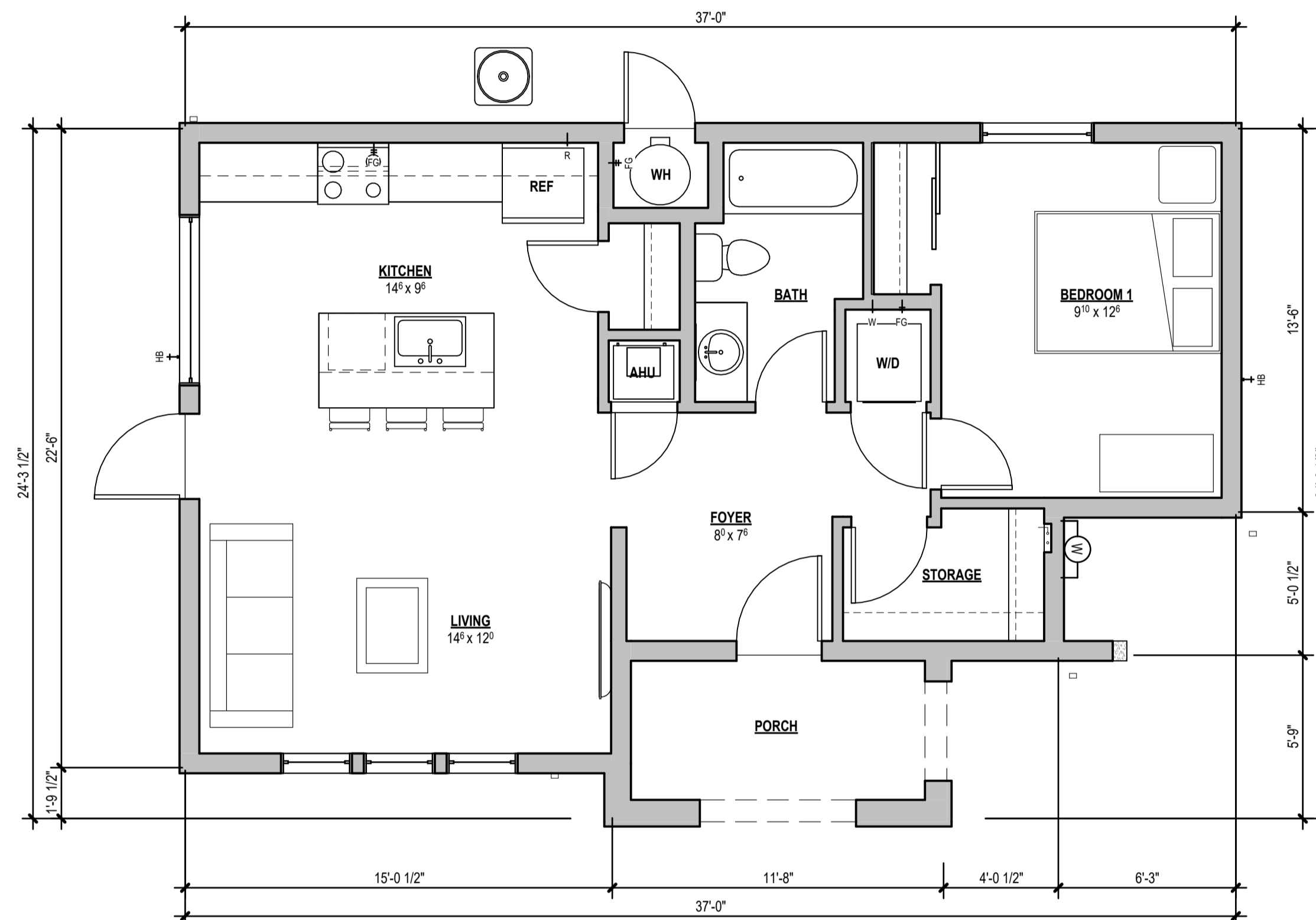
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① ADU A - CRAFTSMAN
1/4" = 1'-0"



③ ADU A - SPANISH
1/4" = 1'-0"

PARK SUBDIVISION

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ADU A - FLOOR PLANS

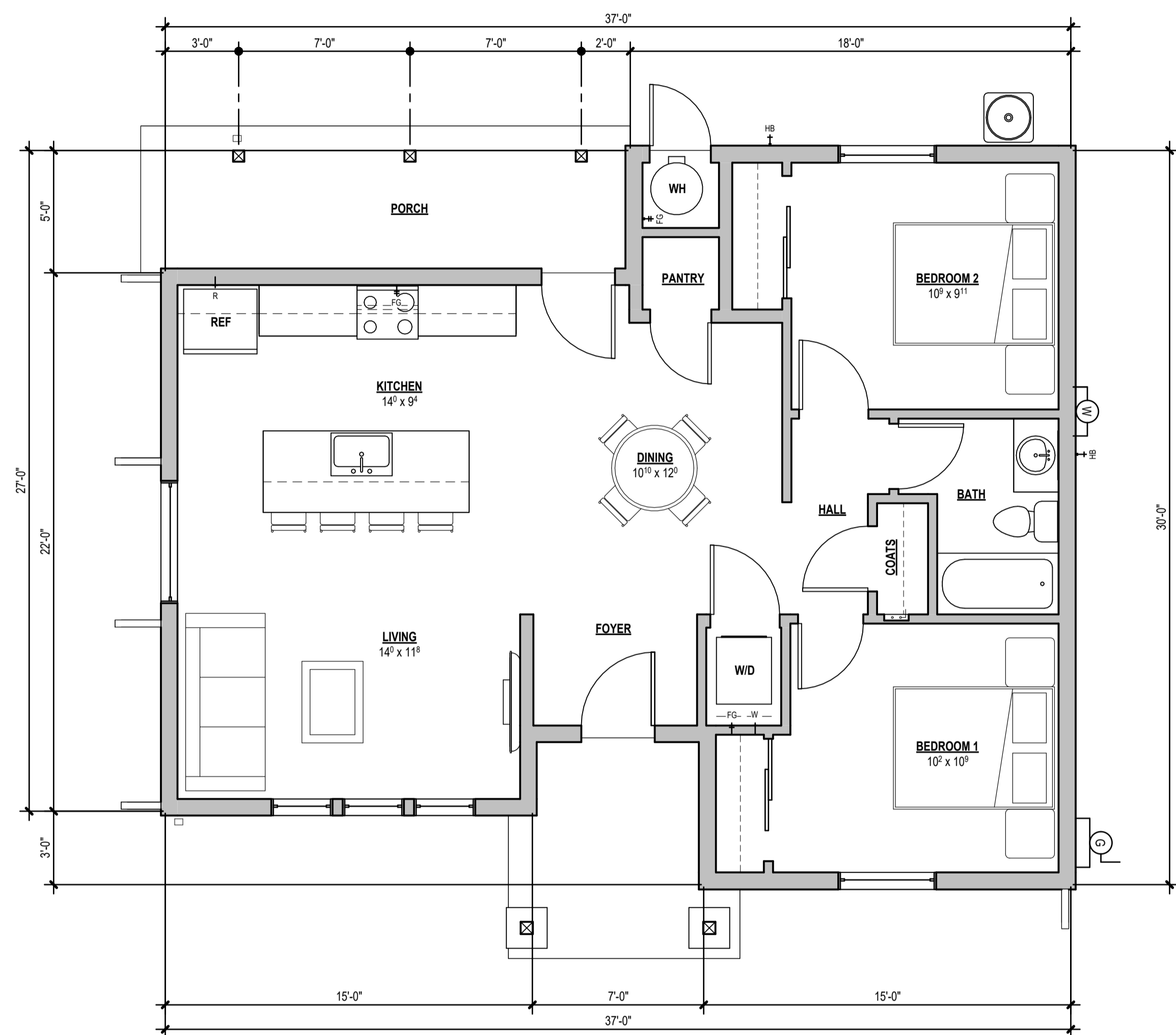
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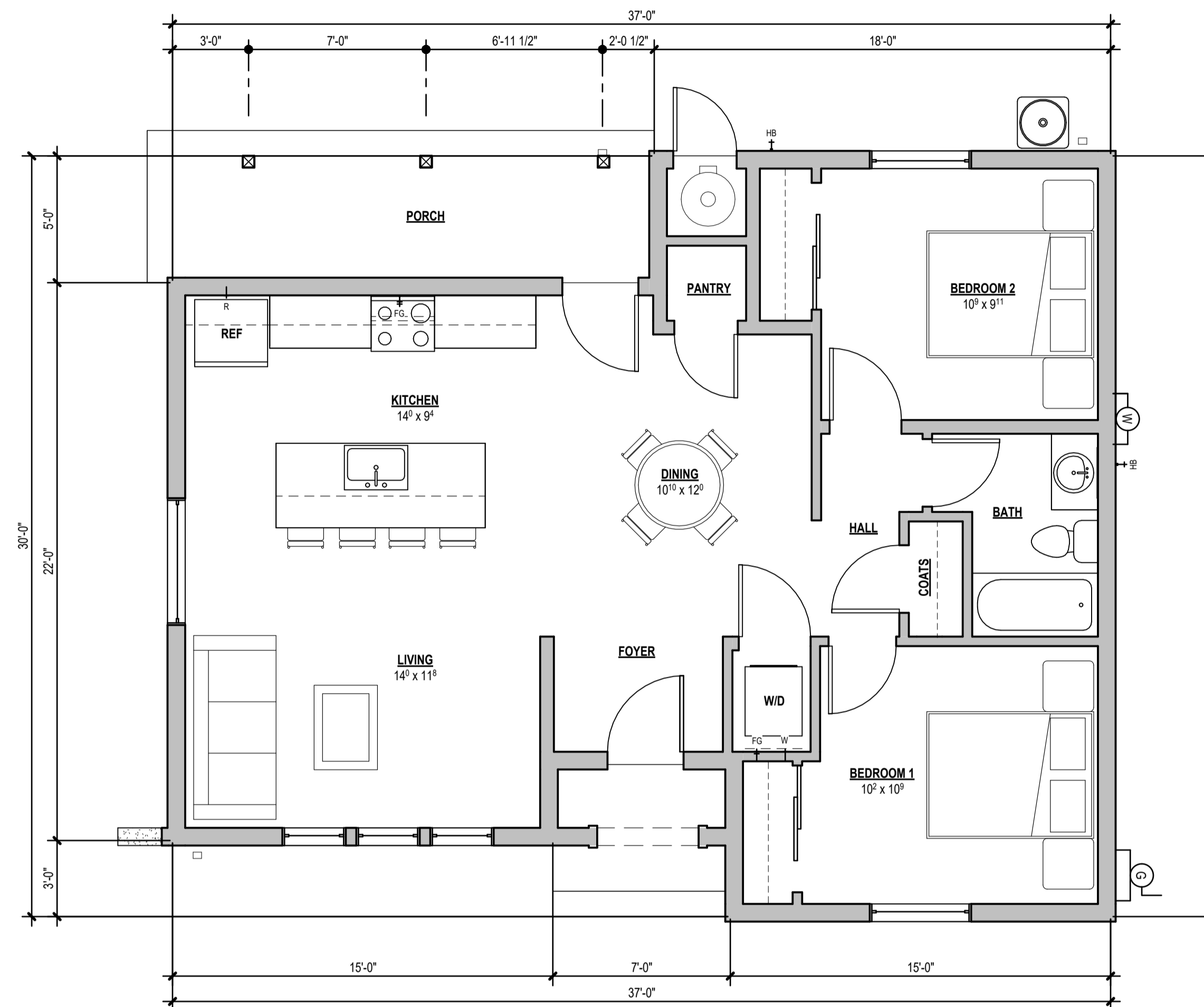
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② ADU B - CRAFTSMAN
1/4" = 1'-0"



④ ADU B - SPANISH
1/4" = 1'-0"

PARK SUBDIVISION

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ADU B - FLOOR PLANS

PL107



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PLAN A - CRAFTSMAN ELEVATIONS

PL201



② PLAN A - CRAFTSMAN ELEVATION - REAR
 1/4" = 1'-0"



① PLAN A - CRAFTSMAN ELEVATION - FRONT
 1/4" = 1'-0"



③ PLAN A - CRAFTSMAN ELEVATION - LEFT
 1/4" = 1'-0"



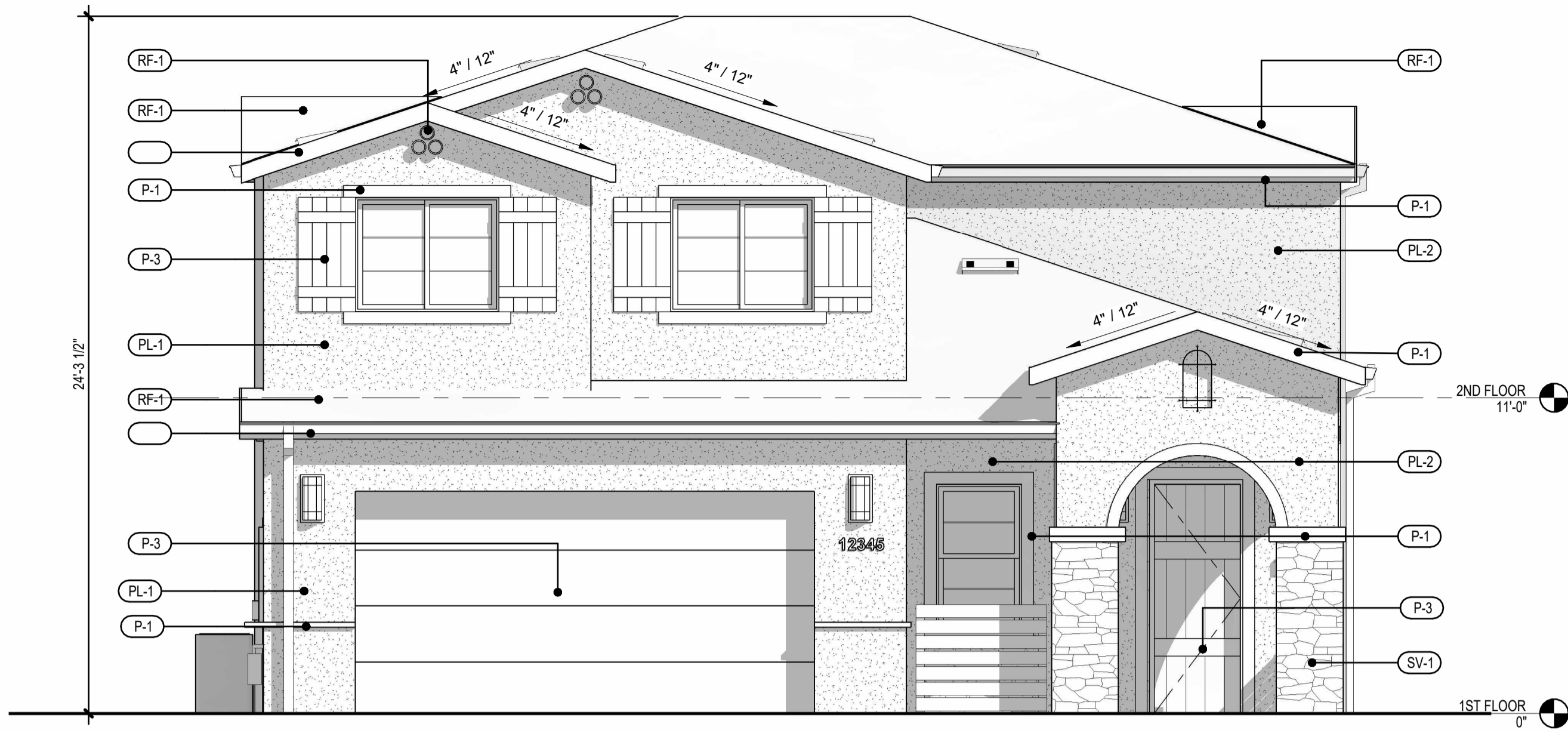
④ PLAN A - CRAFTSMAN ELEVATION - RIGHT
 1/4" = 1'-0"

MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/ STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
CT-1	CERAMIC TILES - COLOR AND TYPE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
FGL-1	FIBERGLASS BASE - TYPE SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
GL-1	GLAZING - SEE T24	SEL. BY OWNER	SEL. BY OWNER
MB-1	MARBLE - SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
PL-2	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	ASPHALT ROOF SHINGLES		MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
SD-1	CEMENTITIOUS LAP SIDING, PAINTED	JAMES HARDIE / DUNN EDWARDS	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DE 5774 THUNDERCLOUD
SD-2	CEMENTITIOUS SHAKE SIDING, PAINTED	JAMES HARDIE / DUNN EDWARDS	MFR: JAMES HARDIE PRODUCT: HARDIE SHINGLE COLOR: DUNN EDWARDS DE 5774 THUNDERCLOUD
SV-1	STONE VENEER	ELDORADO STONE	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET
WD-1	DOOR - WOOD		
WD-1	WOOD BASEBOARD	SEL. BY OWNER	SEL. BY OWNER

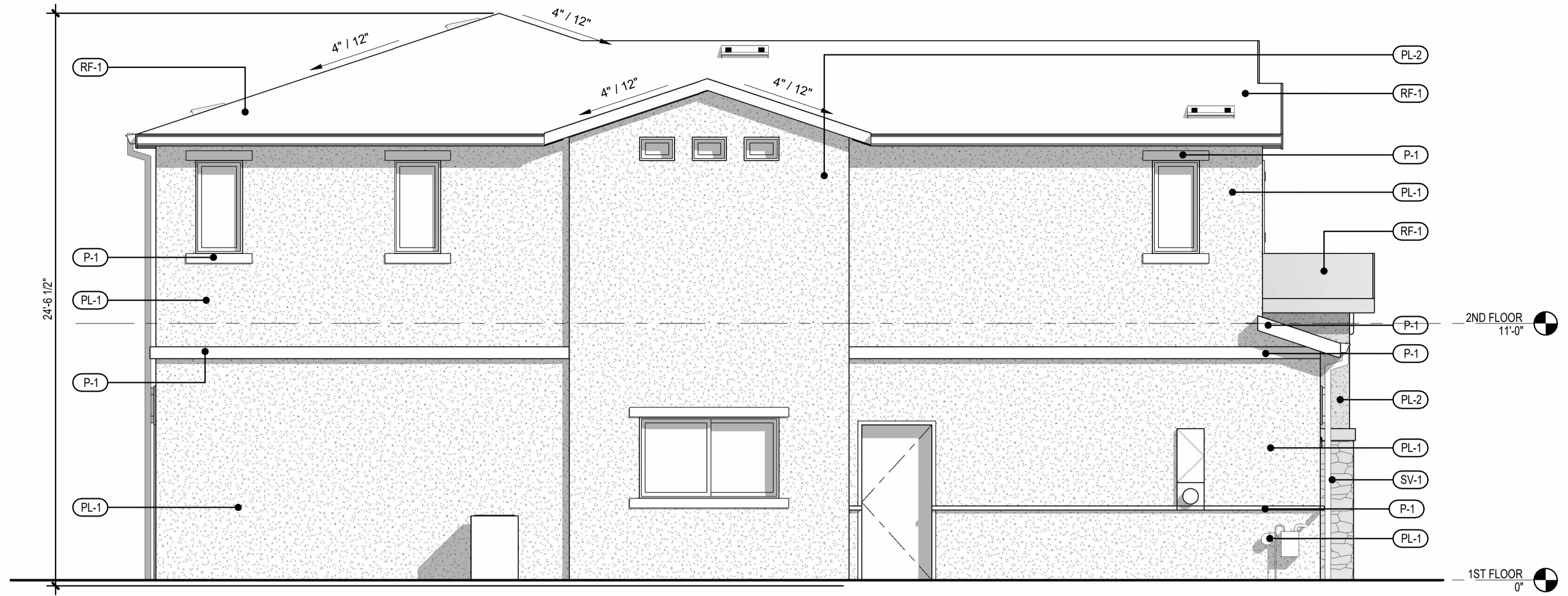


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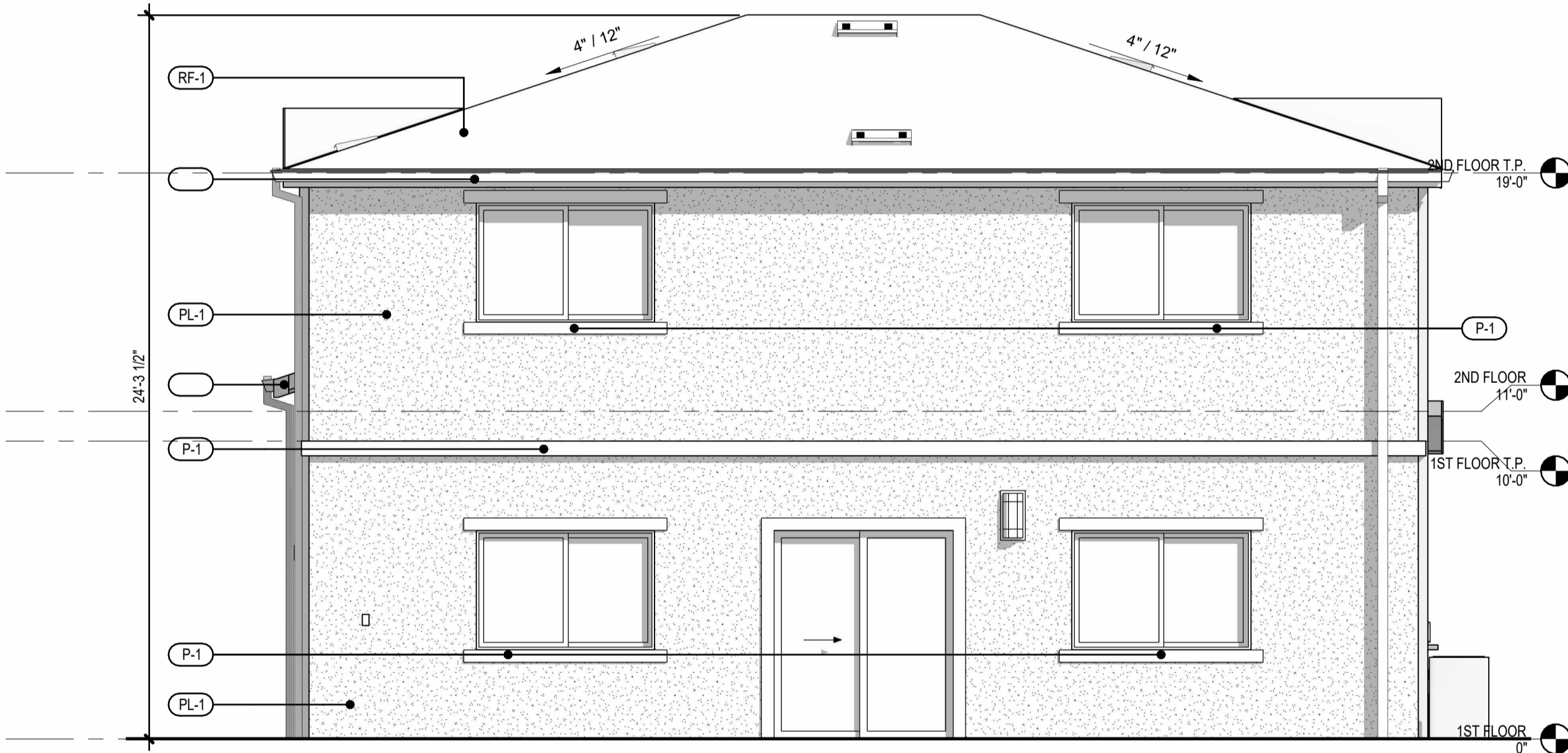
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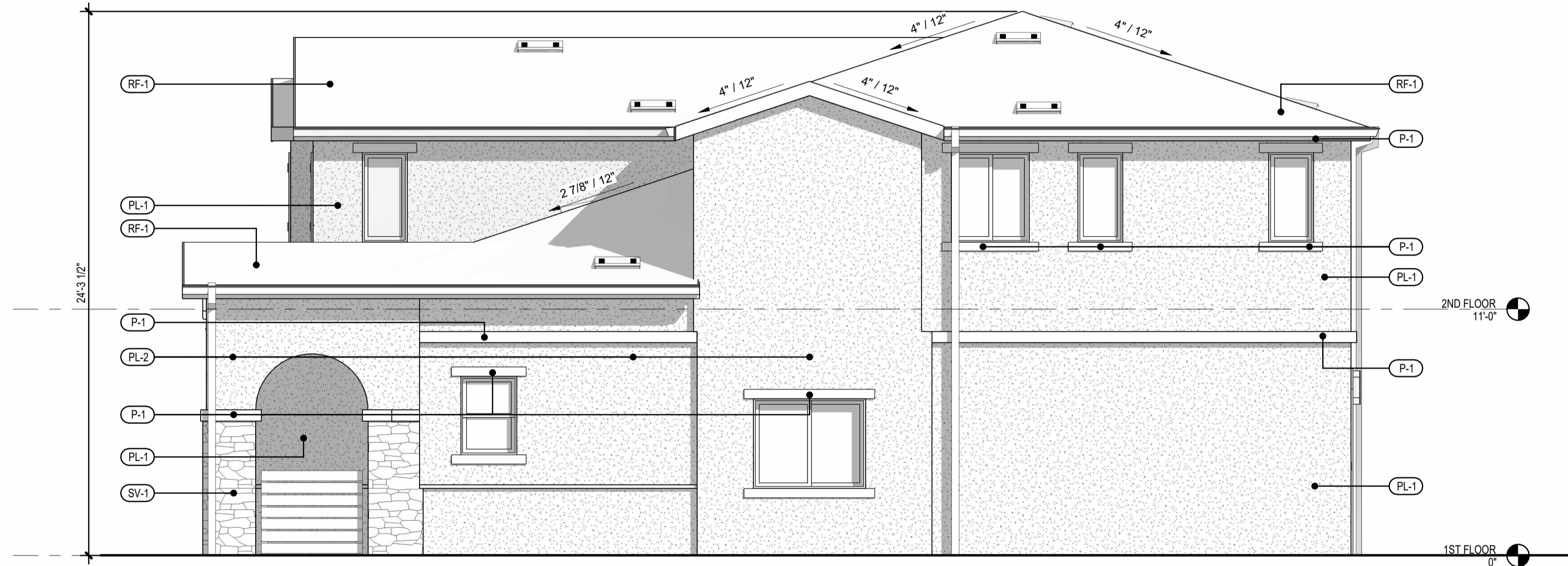
1 PLAN A - SPANISH ELEVATION - FRONT
 1/4" = 1'-0"



3 PLAN A - SPANISH ELEVATION - LEFT
 1/4" = 1'-0"



4 PLAN A - SPANISH ELEVATION - REAR
 1/4" = 1'-0"



2 PLAN A - SPANISH ELEVATION - RIGHT
 1/4" = 1'-0"

MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/ STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
FGL-1	FIBERGLASS BASE - TYPE SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
GL-1	GLAZING - SEE T24	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM	SEL. BY OWNER	MFR: DUNN EDWARDS COLOR: DE8111 SMORES
P-2	DOOR - ACCENT	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE1653 HISTORIC WHITE
P-3	PAINT - DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
PL-1	EXTERIOR PLASTER, PAINTED		MFR: DUNN EDWARDS COLOR: DEC764 INSIDE PASSAGE
PL-2	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEC760 DESERT GRAY
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	CONCRETE BARREL TILES		MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
SV-1	STONE VENEER		MFR: EL DORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

PARK SUBDIVISION
 for ED HADDAD
 at 25450 PARK AVENUE
 LOMA LINDA, CA 92354

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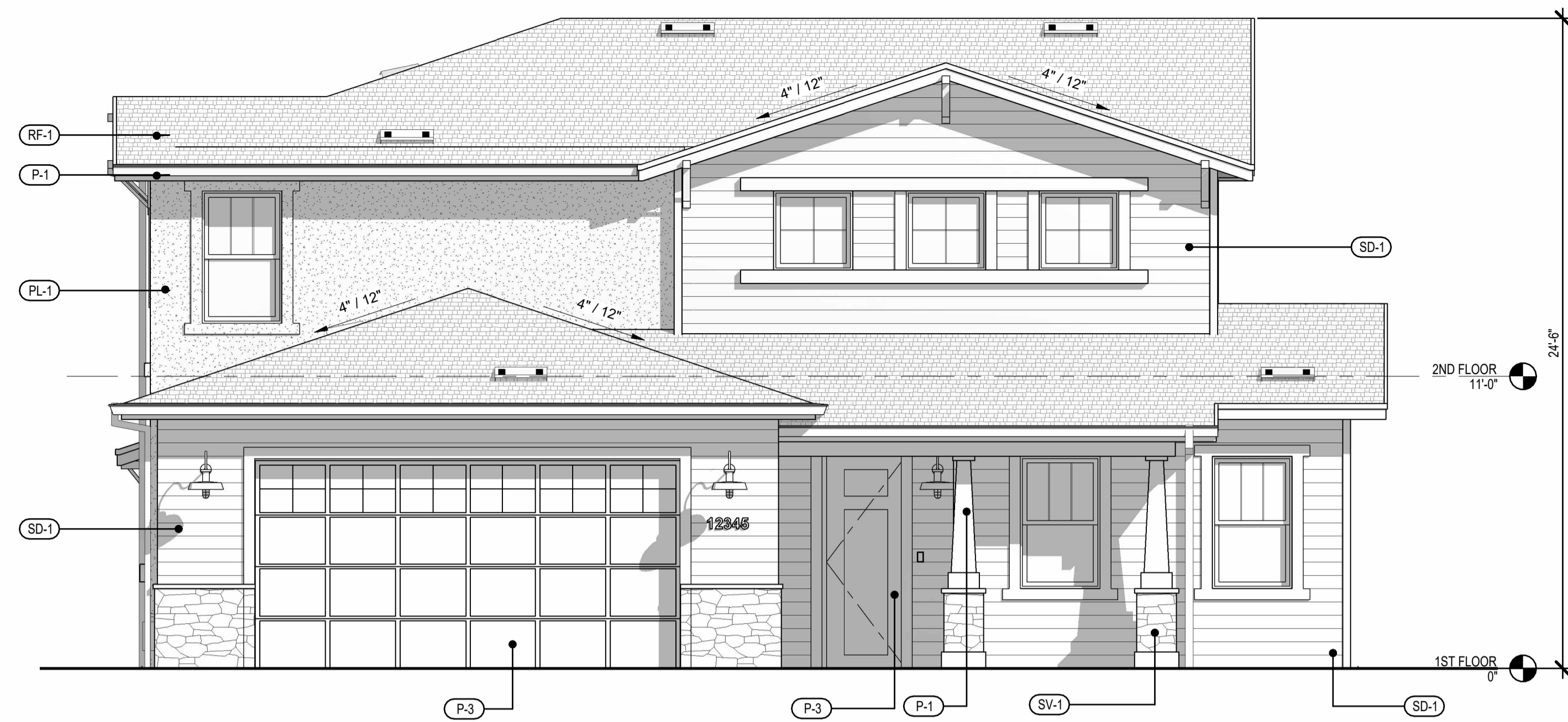
PLAN A - SPANISH ELEVATIONS

PL202

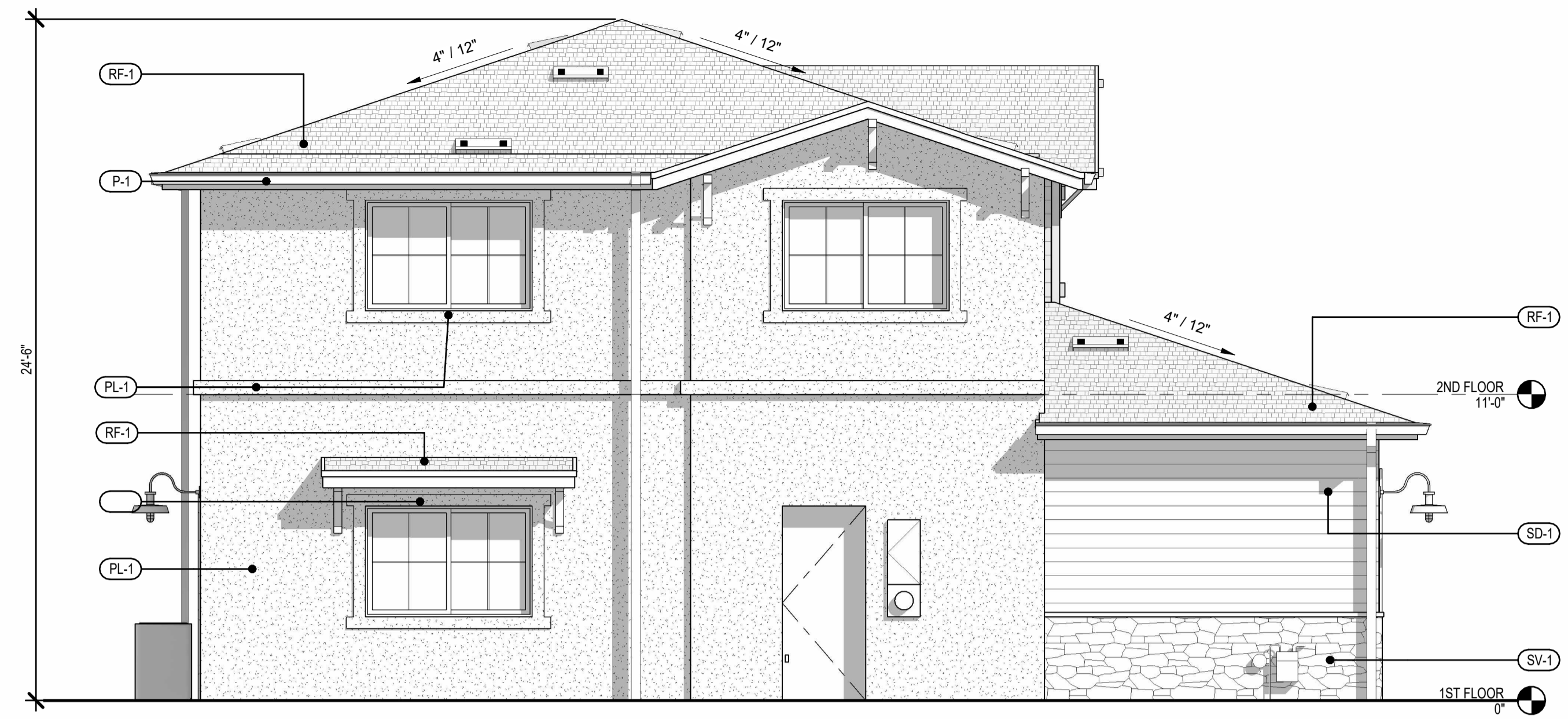


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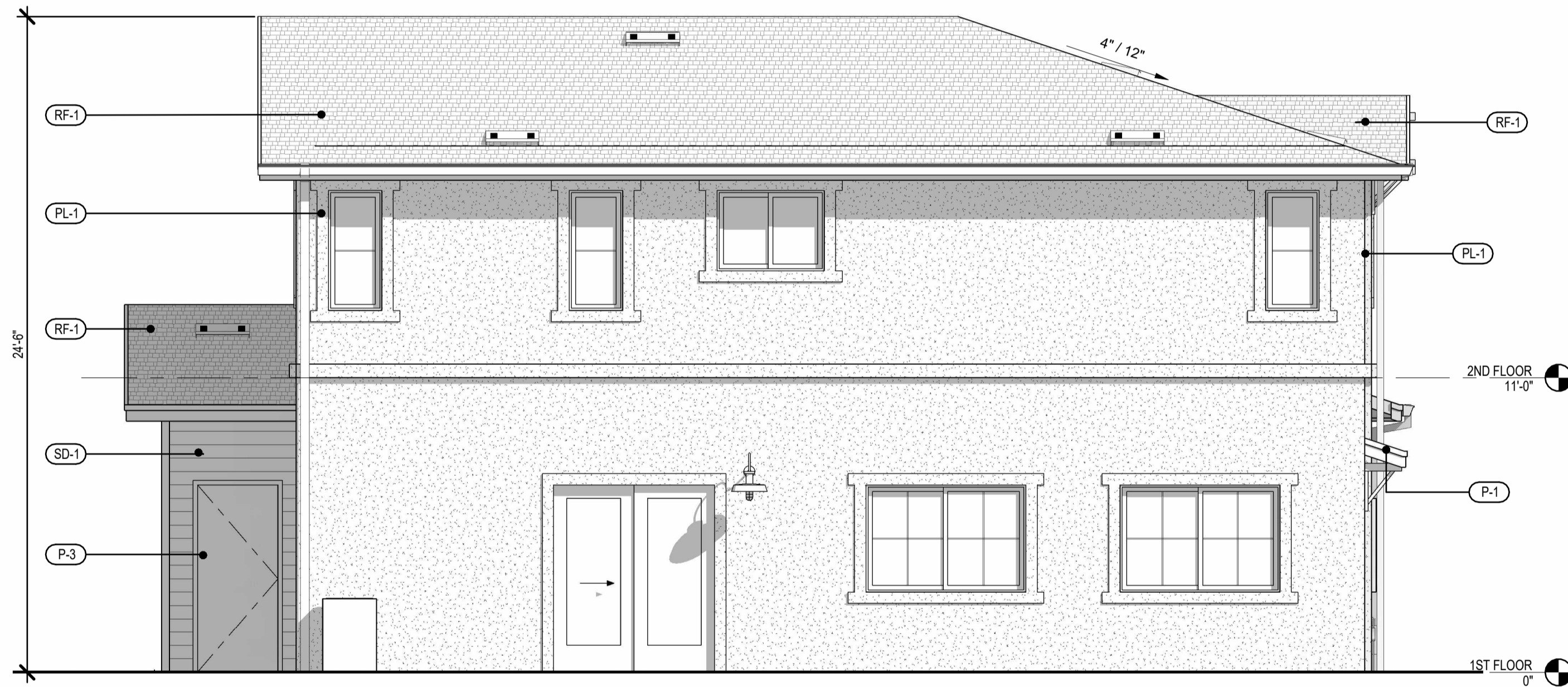
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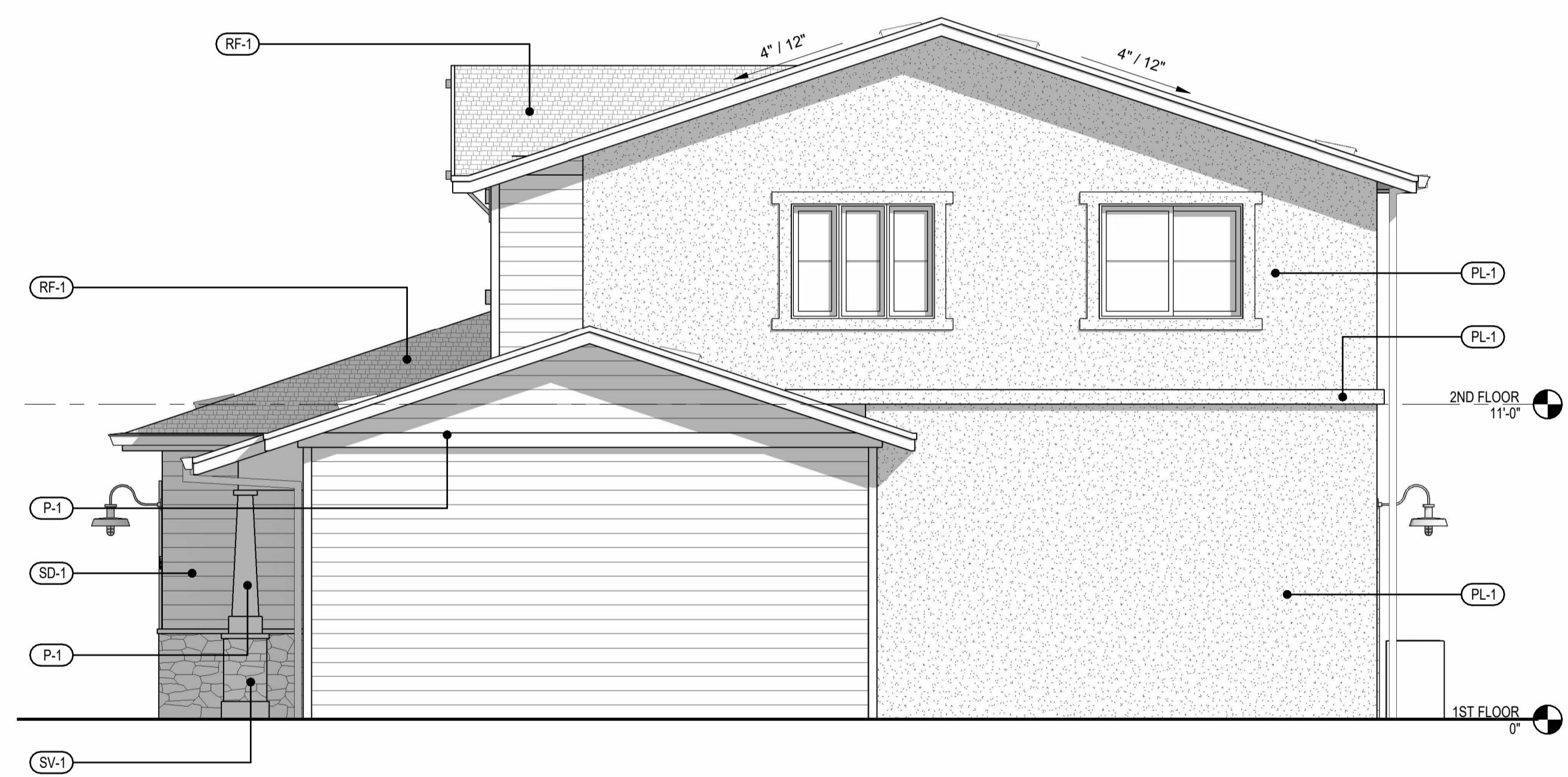
1 PLAN B - CRAFTSMAN ELEVATIONS - FRONT
 1/4" = 1'-0"



4 PLAN B - CRAFTSMAN ELEVATIONS - LEFT
 1/4" = 1'-0"



3 PLAN B - CRAFTSMAN ELEVATIONS - REAR
 1/4" = 1'-0"



2 PLAN B - CRAFTSMAN ELEVATIONS - RIGHT
 1/4" = 1'-0"

MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
FGL-1	FIBERGLASS BASE - TYPE SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
P-3	DOOR / SHUTTER - PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE A159 RICH MOCHA
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	ASPHALT ROOF SHINGLES		MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
SD-1	CEMENTITIOUS LAP SIDING, PAINTED	JAMES HARDIE / DUNN EDWARDS	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DE 574 THUNDERCLOUD
SV-1	STONE VENEER	ELDORADO STONE	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET
WD-1			

PARK SUBDIVISION
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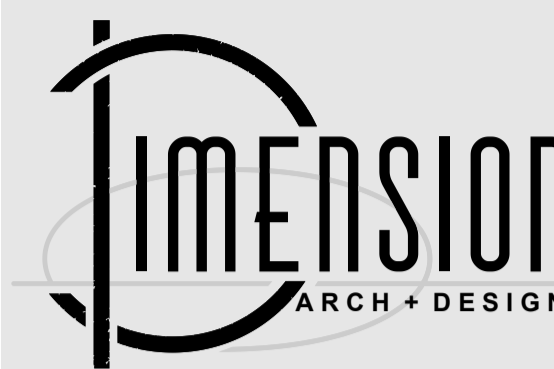
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PLAN B - CRAFTSMAN ELEVATIONS

PL203



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1 PLAN B - SPANISH ELEVATION - FRONT
1/4" = 1'-0"



2 PLAN B - SPANISH ELEVATION - RIGHT
1/4" = 1'-0"



3 PLAN B - SPANISH ELEVATION - REAR
1/4" = 1'-0"



4 PLAN B - SPANISH ELEVATION - LEFT
1/4" = 1'-0"

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LOMA LINDA, CA 92354

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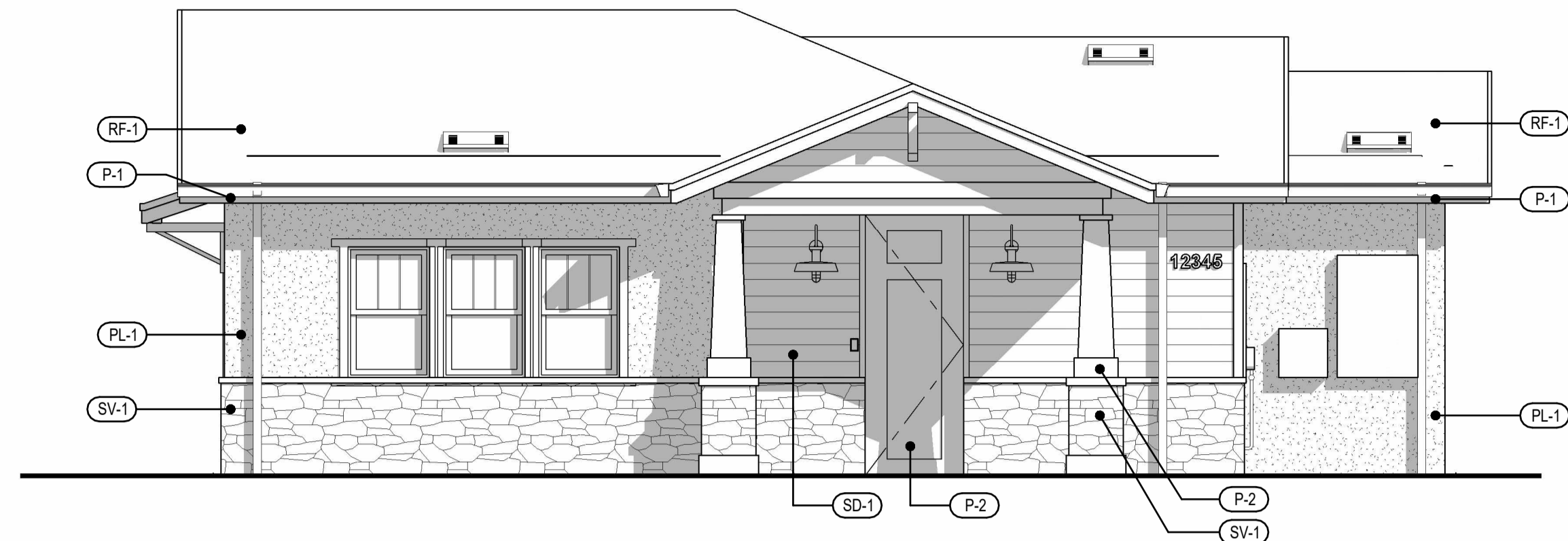
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Date **12/01/2023**

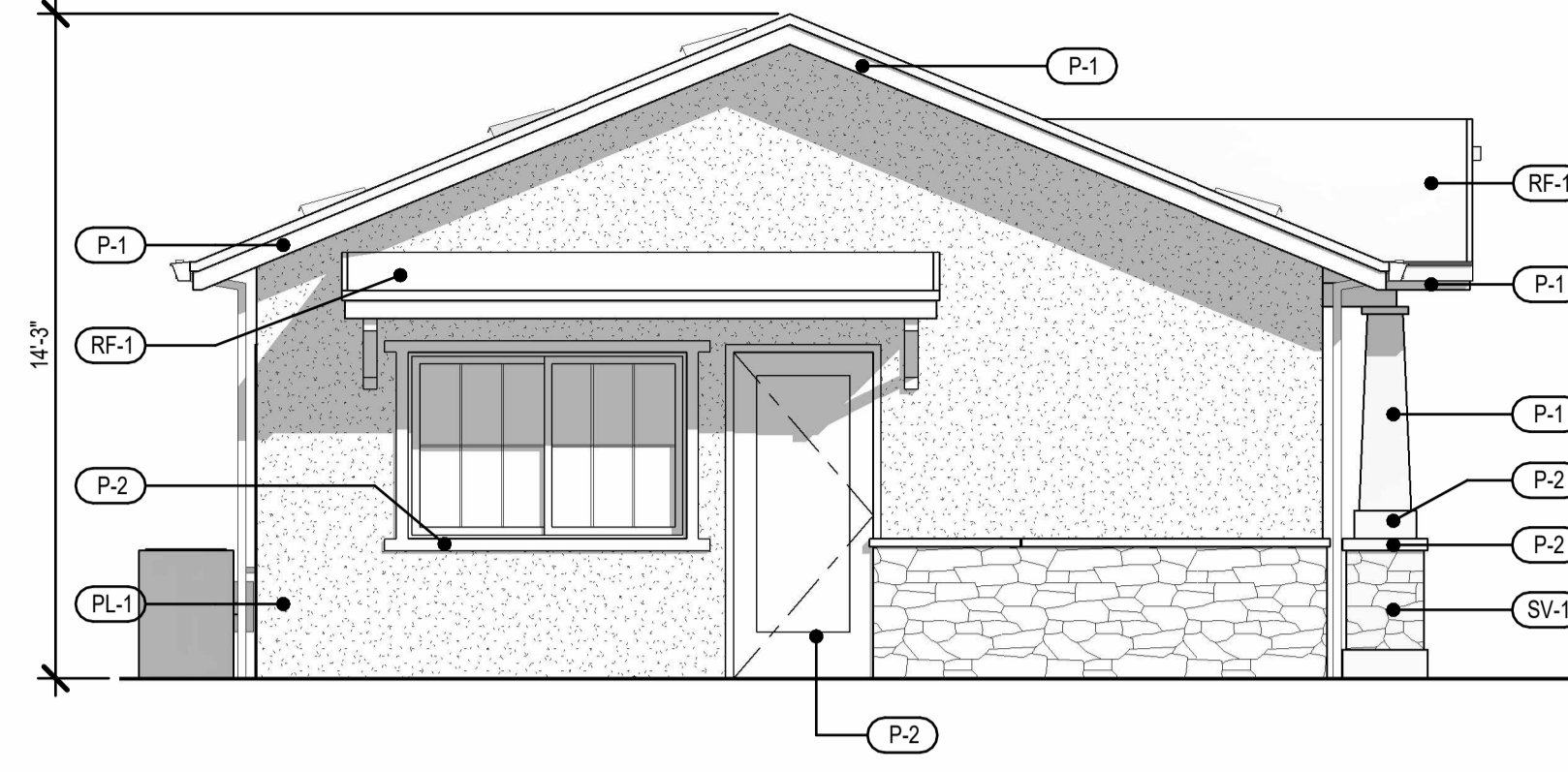
PLAN B - SPANISH ELEVATIONS

PL204

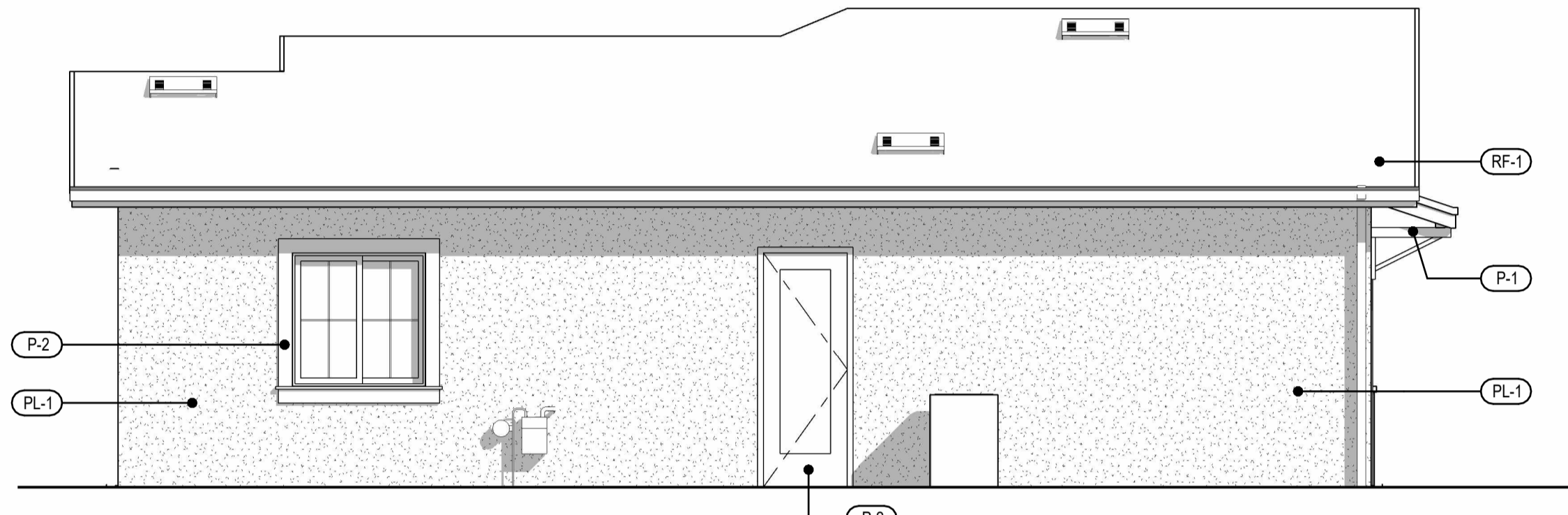
MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
FGL-1	FIBERGLASS BASE - TYPE SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DECT71 SHAGGY BARKED
P-2	DOOR - ACCENT	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DECA155 RICH MOCHA
P-3	PAINT - DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE6097 MONTERAY BROWN
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEW318 COTTAGE WHITE
PL-2	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DECT66 STEVEARENO BEIGE
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	CONCRETE BARREL TILES	MFR: EAGLE ROOFING	COLOR: 3526 VALENCIA
SV-1	STONE VENEER	MFR: ELDORADO STONE	SERIES: SHADOWROCK COLOR: SOMERSET



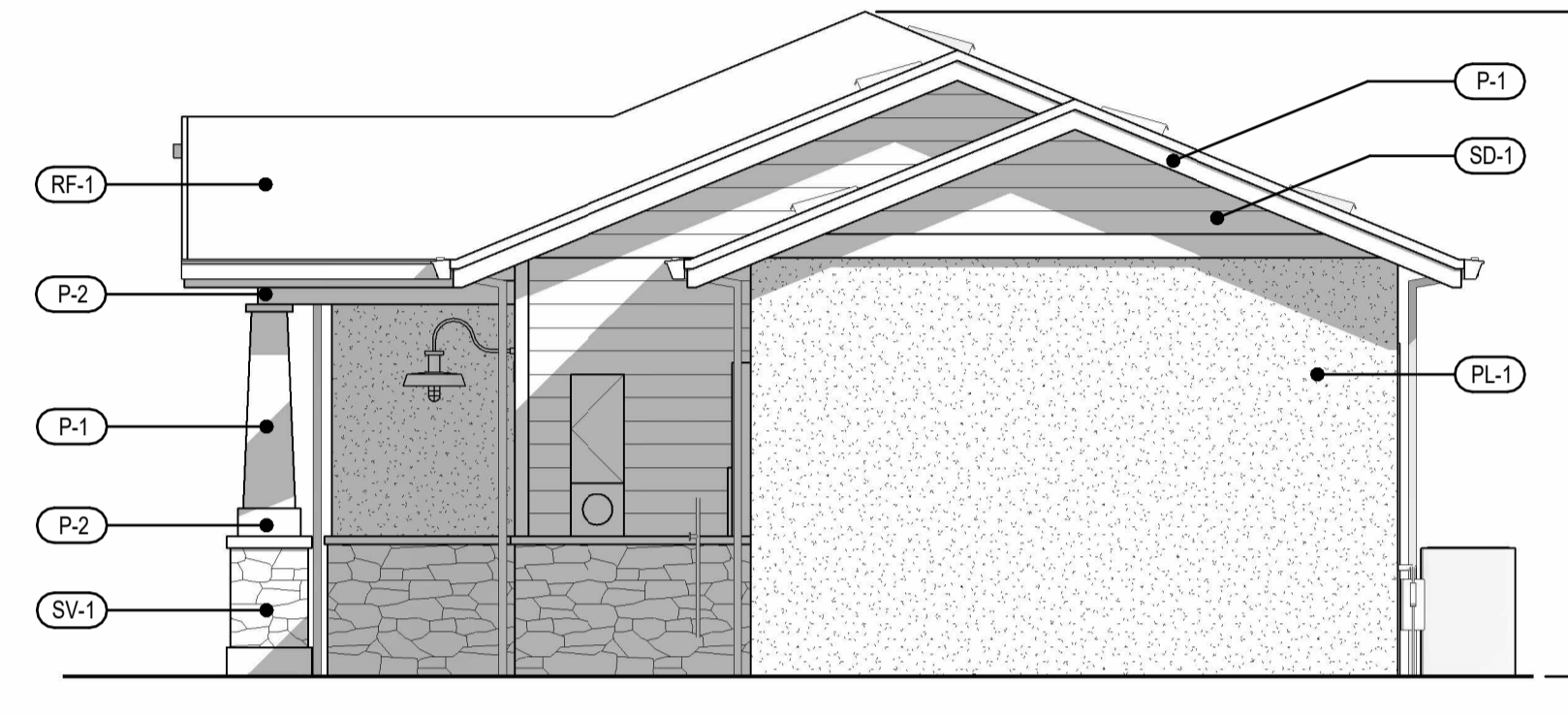
1 ADU A - CRAFTSMAN - FRONT
1/4" = 1'-0"



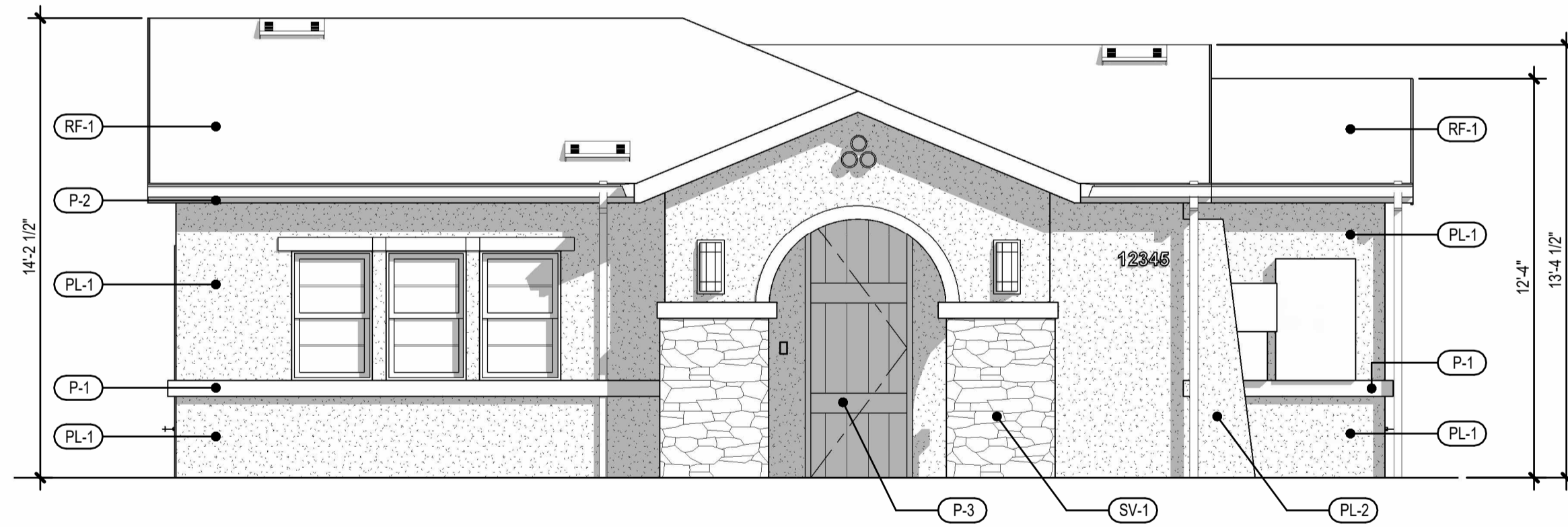
3 ADU A - CRAFTSMAN - LEFT SIDE
1/4" = 1'-0"



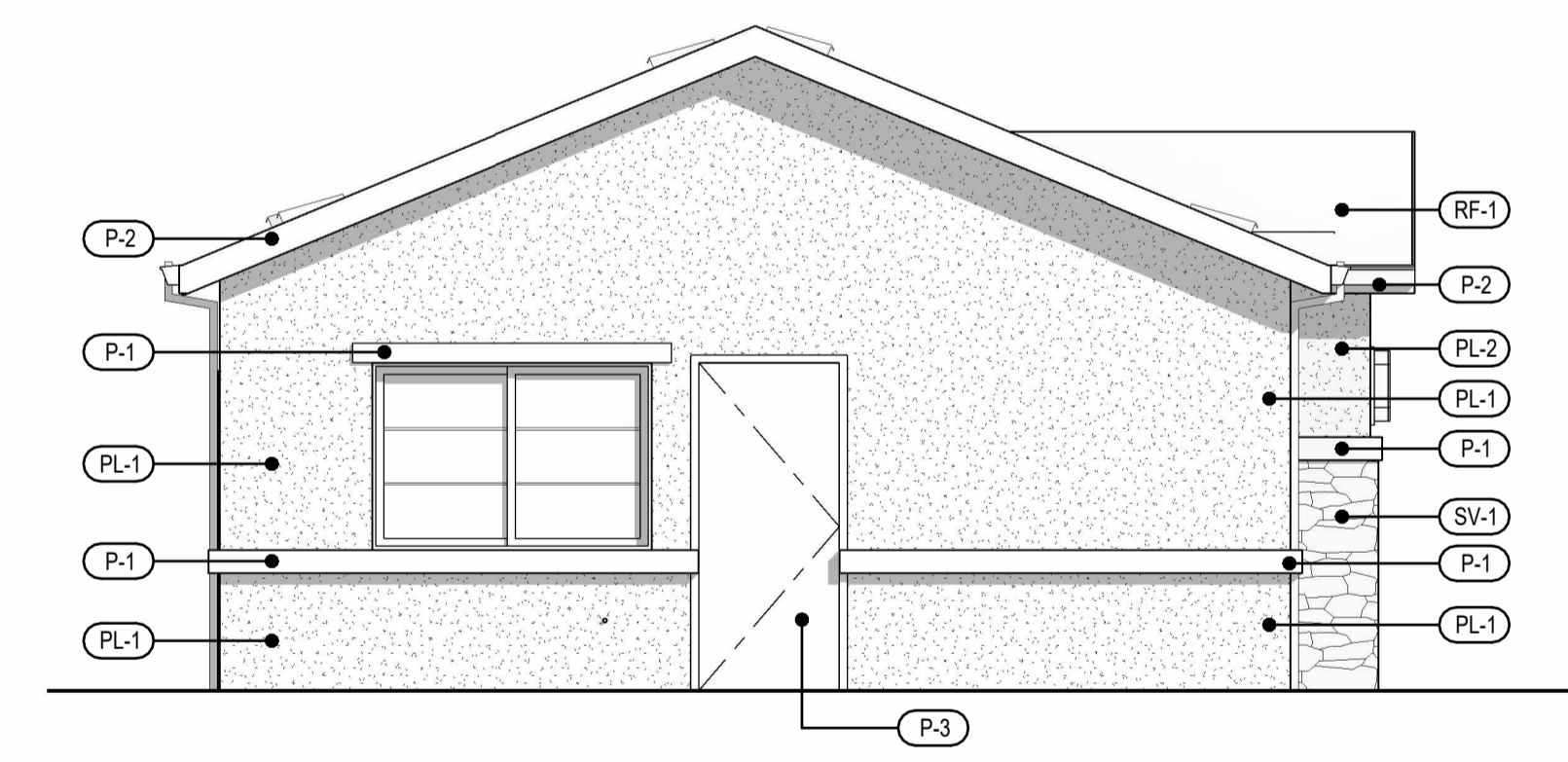
5 ADU A - CRAFTSMAN - REAR.
1/4" = 1'-0"



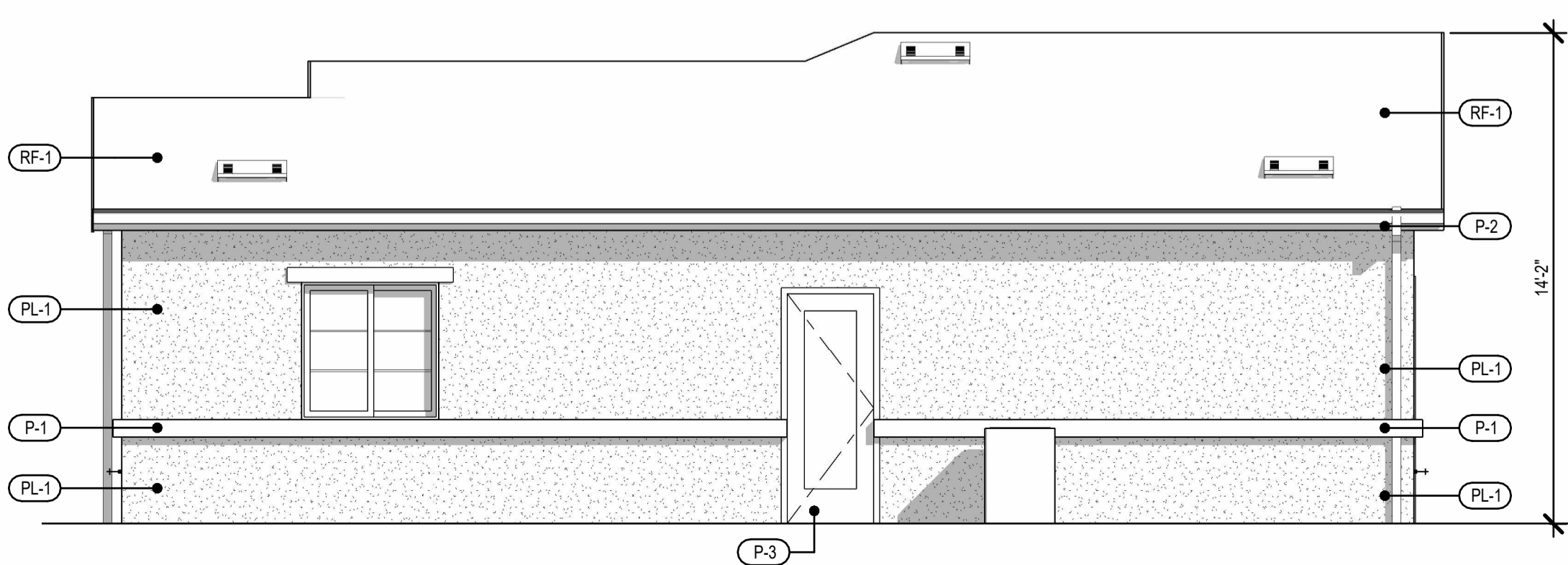
8 ADU A - CRAFTSMAN - RIGHT SIDE
1/4" = 1'-0"



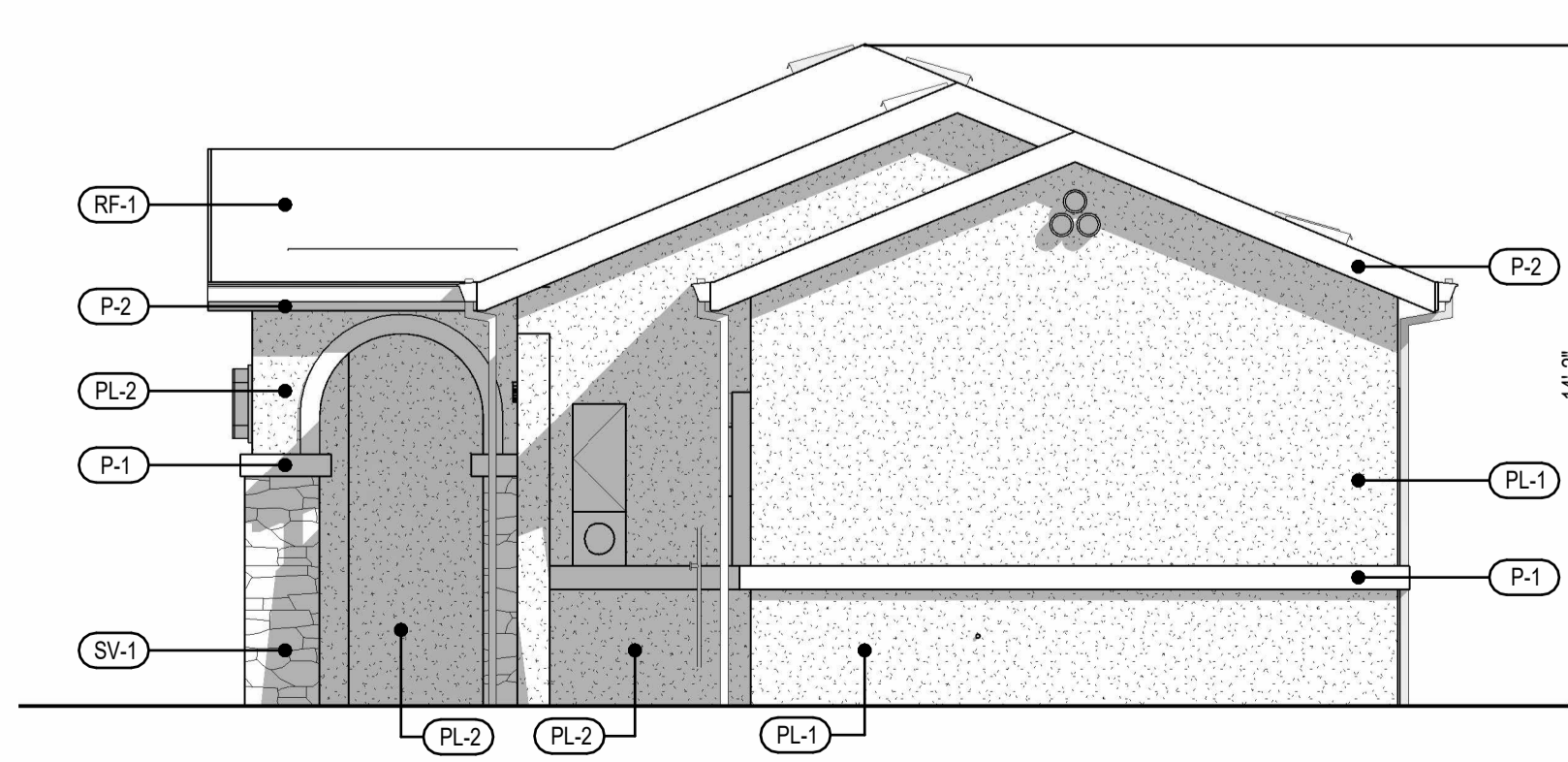
2 ADU A - SPANISH - FRONT
1/4" = 1'-0"



4 ADU A - SPANISH - LEFT SIDE.
1/4" = 1'-0"



6 ADU A - SPANISH - REAR.
1/4" = 1'-0"



7 ADU A - SPANISH - RIGHT SIDE.
1/4" = 1'-0"

LEGENDS

MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
GL-1	GLAZING - SEE T24	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE6111 SMORES
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DET653 HISTORIC WHITE
P-3	PAINT - ACCENT	DUNN EDWARDS (OR EQ.)	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEC764 INSIDE PASSAGE
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
PL-2	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEC760 DESERT GRAY
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	ASPHALT ROOF SHINGLES		MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
RF-1	CONCRETE BARREL ROOFING		MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
SD-1	CEMENTITIOUS LAP SIDING, PAINTED	JAMES HARDIE / DUNN EDWARDS	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DE 574 THUNDERCLOUD
SV-1	STONE VENEER	ELDORADO STONE	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

Agency Approvals



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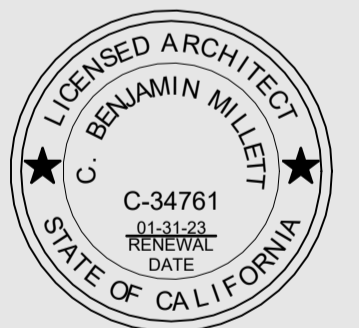
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PARK SUBDIVISION

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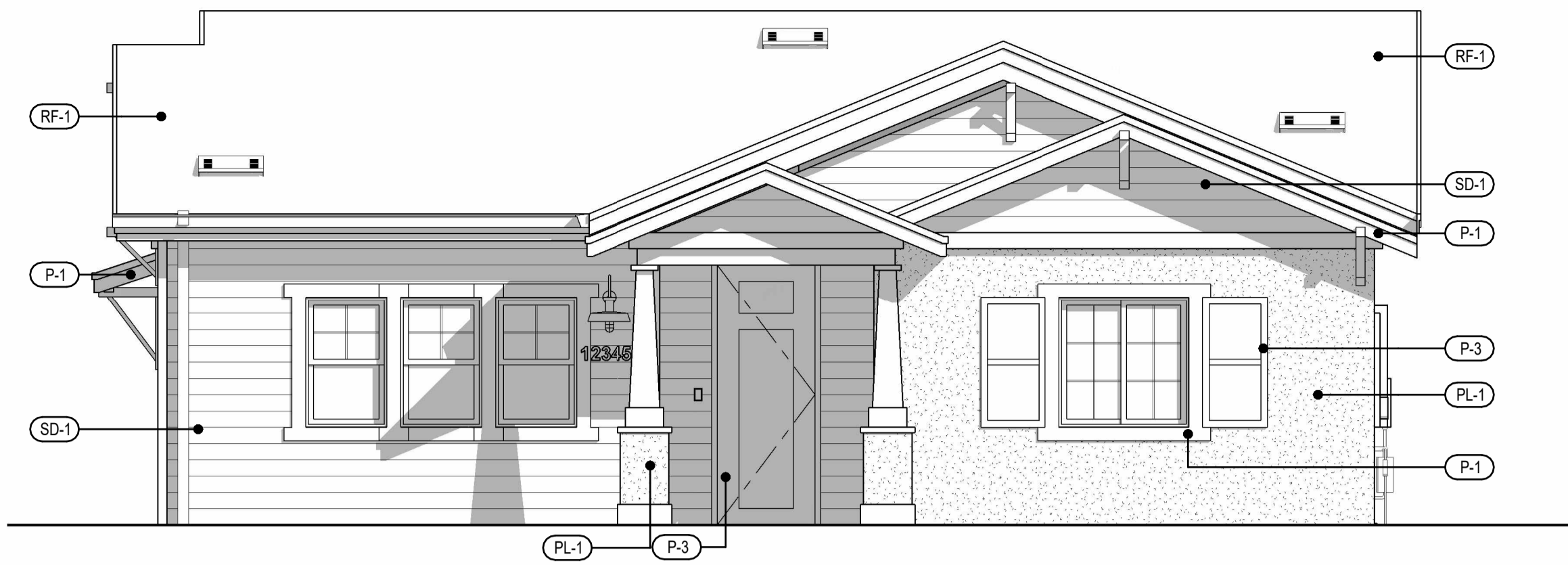
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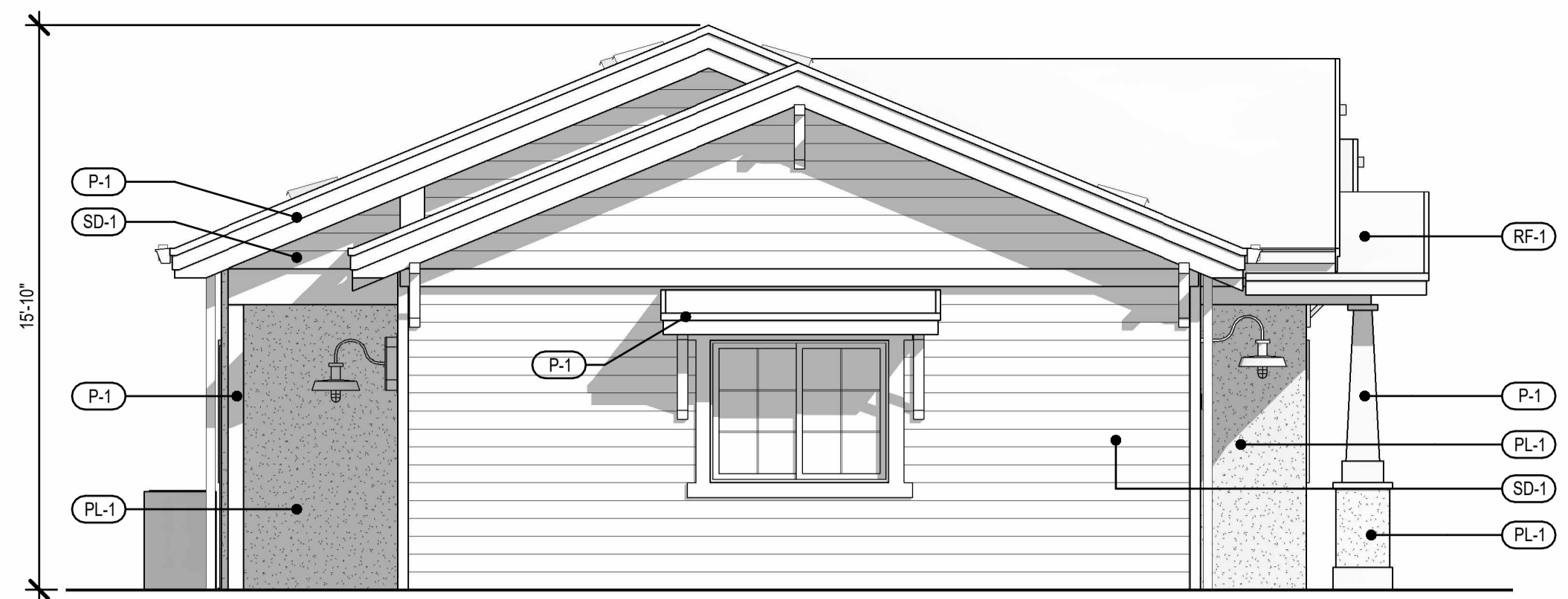
Date 12/01/2023

ADU A - ELEVATIONS

PL205



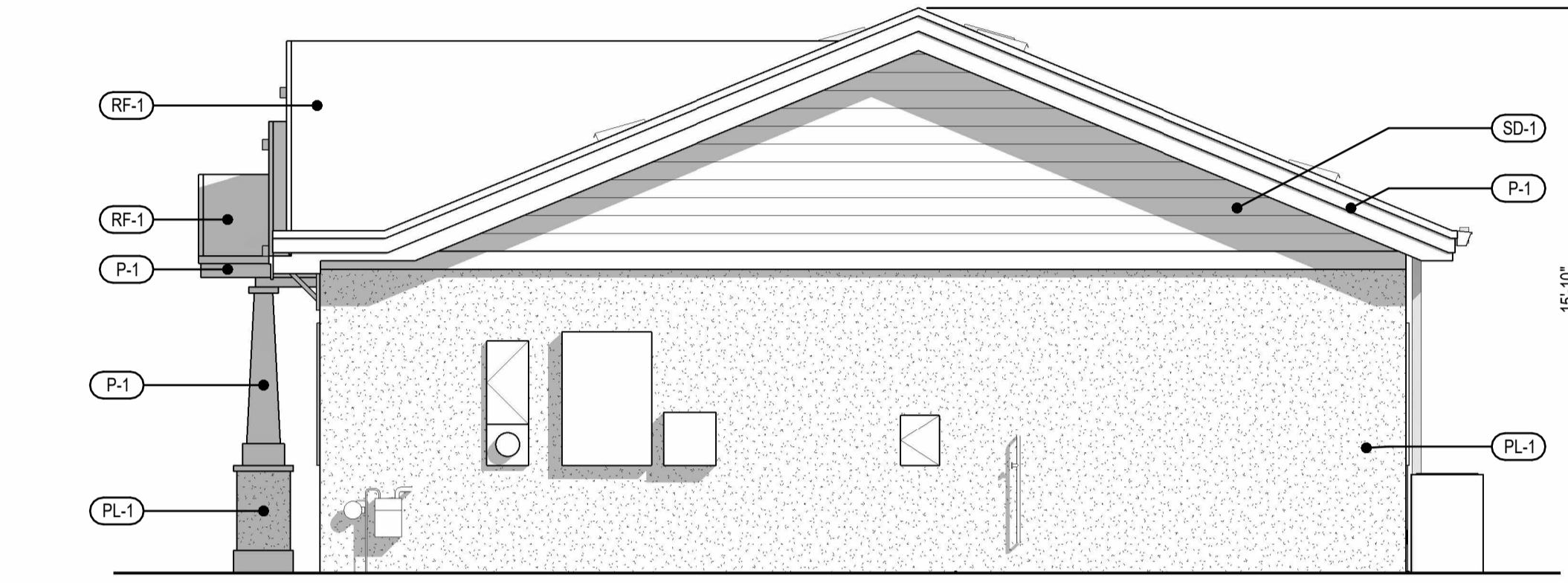
③ ADU B - CRAFTSMAN - FRONT.
1/4" = 1'-0"



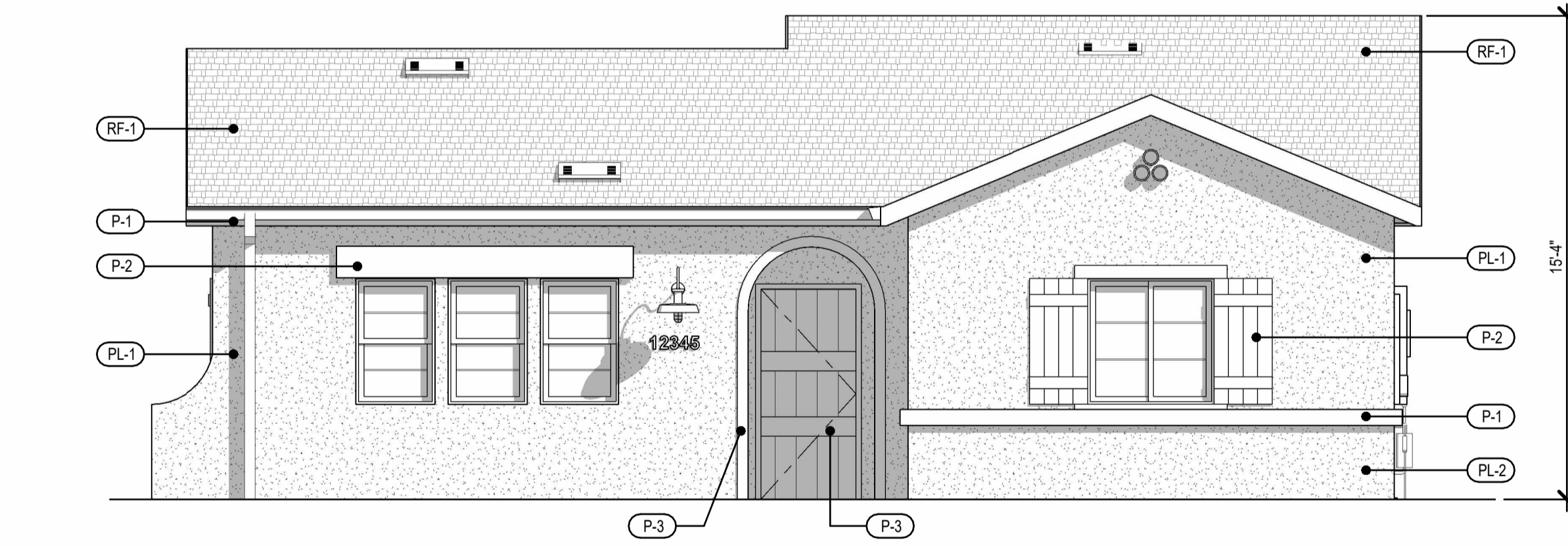
① ADU B - CRAFTSMAN - LEFT SIDE.
1/4" = 1'-0"



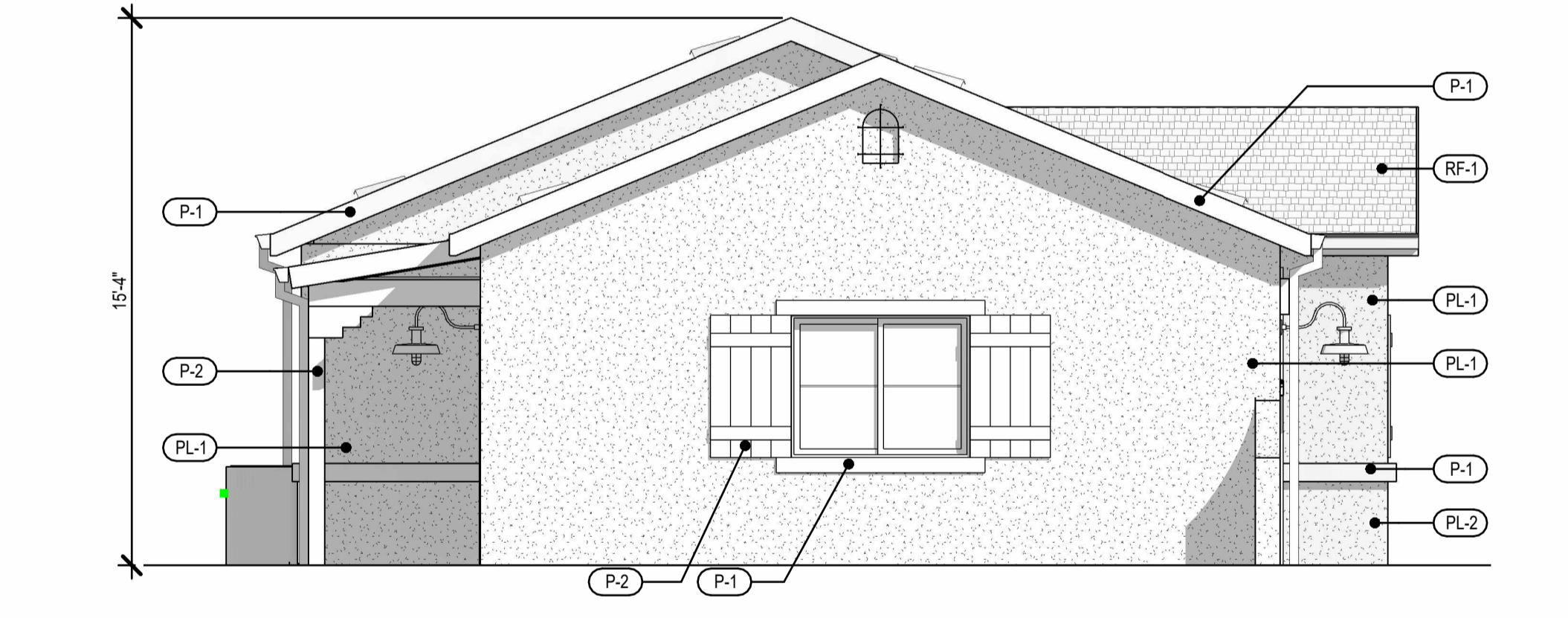
② ADU B - CRAFTSMAN - REAR.
1/4" = 1'-0"



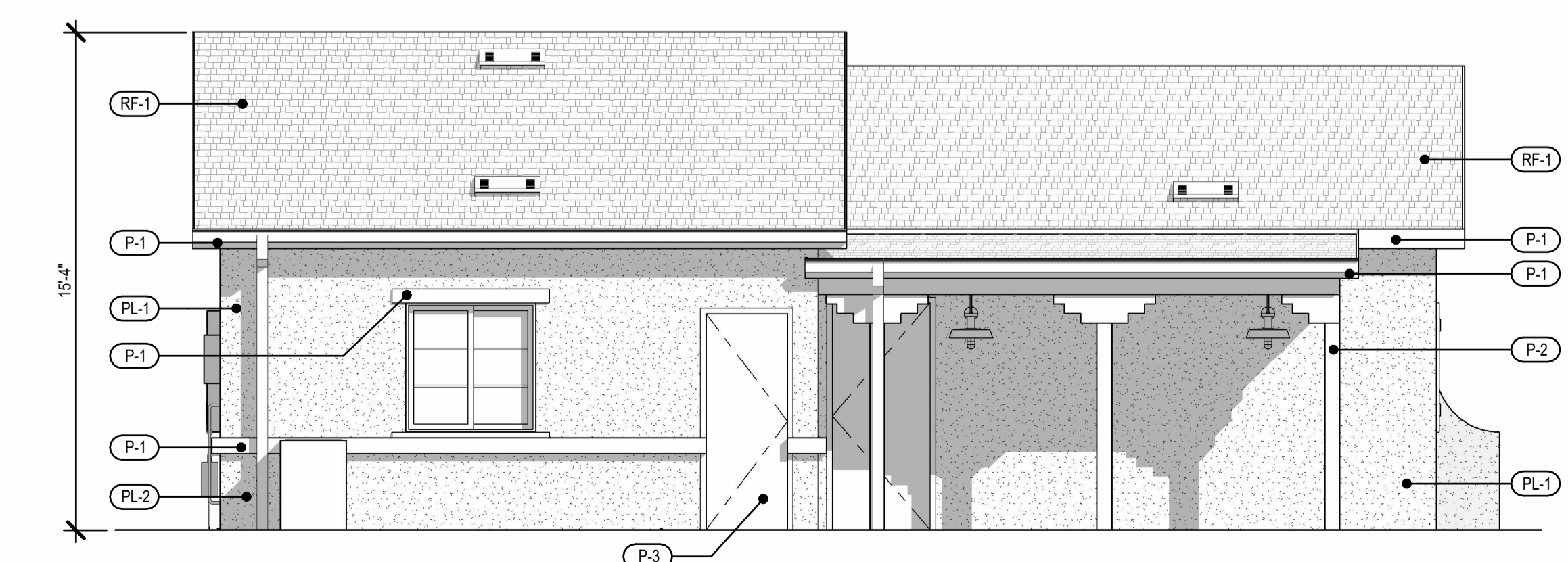
④ ADU B - CRAFTSMAN - RIGHT SIDE.
1/4" = 1'-0"



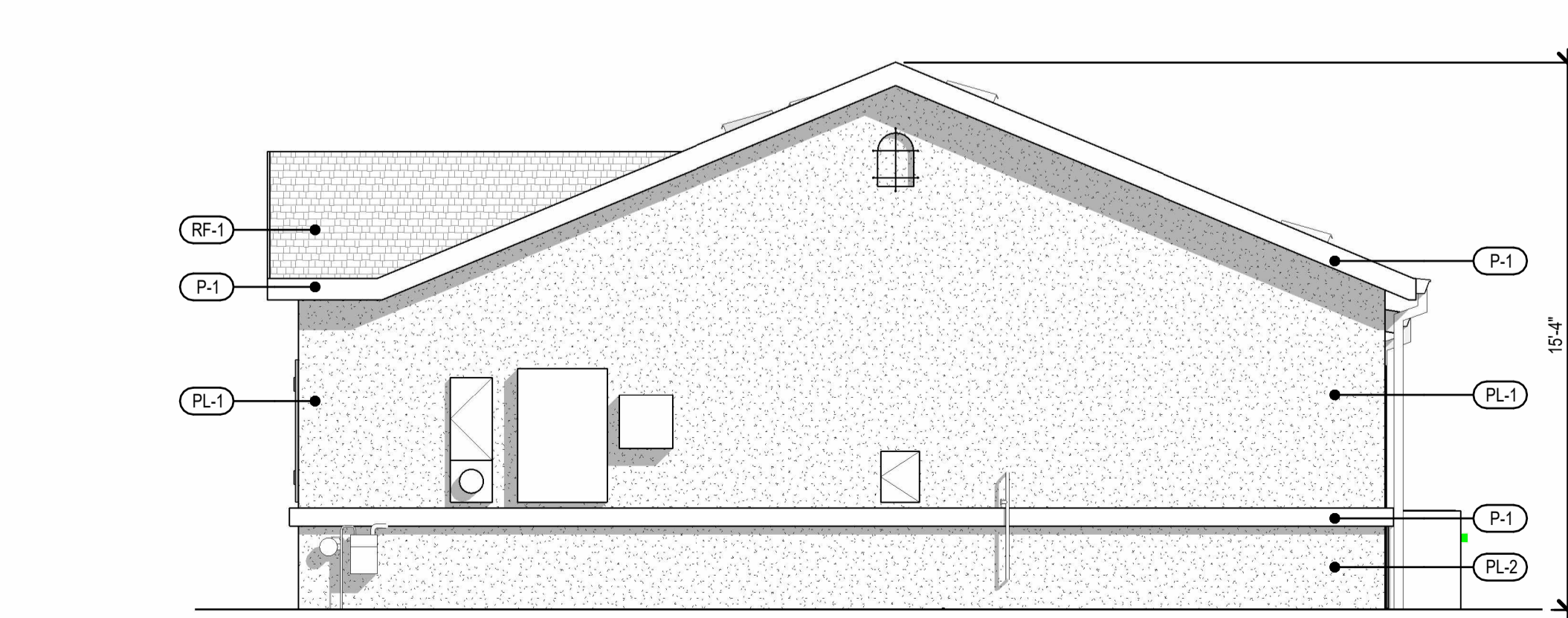
⑤ ADU B - SPANISH - FRONT
1/4" = 1'-0"



⑥ ADU B - SPANISH - LEFT SIDE
1/4" = 1'-0"



⑦ ADU B - SPANISH - REAR.
1/4" = 1'-0"



⑧ ADU B - SPANISH - RIGHT SIDE
1/4" = 1'-0"

LEGENDS

MARK	DESCRIPTION	MANUFACTURER	MODEL
COT-1	COUNTER TOP FINISH - COLOR/STYLE SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
FGL-1	FIBERGLASS BASE - TYPE SEL. BY OWNER	SEL. BY OWNER	SEL. BY OWNER
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE 5055 MELLOT
P-1	PAINT - TRIM / FASCIA	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEC771 SHAGGY BARKED
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE 5259 BLANCHED ALMOND
P-2	PAINT - ACCENT / SHUTTERS / DOORS	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
P-3	DOOR / SHUTTER - PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE6097 MONTERAY BROWN
P-3	DOOR / SHUTTER - PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE A159 RICH MOCHA
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DE 6130 WOODED ACRE
PL-1	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEW318 COTTAGE WHITE
PL-2	EXTERIOR PLASTER, PAINTED	DUNN EDWARDS	MFR: DUNN EDWARDS COLOR: DEC766 STEVEARENO BEIGE
PLAM-1	PLASTIC LAMINATE - COLOR SELECTED BY OWNER	SEL. BY OWNER	SEL. BY OWNER
RF-1	ASPHALT ROOF SHINGLES		MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
RF-1	ASPHALT ROOF SHINGLES		MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
SD-1	CEMENTITIONS LAP SIDING, PAINTED	JAMES HARDIE / DUNN EDWARDS	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DET540 TREE LINED

Agency Approvals



BEN MILLETT
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JAKE BUCHENAUER
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Project 11HA.001

PARK SUBDIVISION
for ED HADDAD

at 25450 PARK AVENUE
LOMA LINDA, CA 92354

Stamp



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Drawing Revisions
1 12/6/22 DUA Package

NOT FOR CONSTRUCTION

Date 12/01/2023

ADU B - ELEVATIONS

PL206

G:\Shared drives\Dimension\Projects\01 - RESIDENTIAL\1 - NEW CONSTRUCTION\11HA.001 - Park Subdivision\04 - Contract Documents\Park_Site 2.rvt 4/12/2024 1:55:13 PM

Attachment D



UNIT SIZES		
Name	Area	PLAN
ADU A	955 ft ²	ADU A
	955 ft ²	
ADU B	738 ft ²	ADU B
	738 ft ²	
HOUSE A - 1ST FLOOR	1,256 ft ²	PLAN A
HOUSE A - 2ND FLOOR	1,486 ft ²	PLAN A
HOUSE A - GARAGE	495 ft ²	PLAN A
	3,237 ft ²	
HOUSE B - 1ST FLOOR	1,111 ft ²	PLAN B
HOUSE B - 2ND FLOOR	1,213 ft ²	PLAN B
PLAN B - GARAGE	562 ft ²	PLAN B
	2,886 ft ²	

① SITE PLAN - SHADED
1" = 50'-0"



DIM

PARK SUBDIVISION

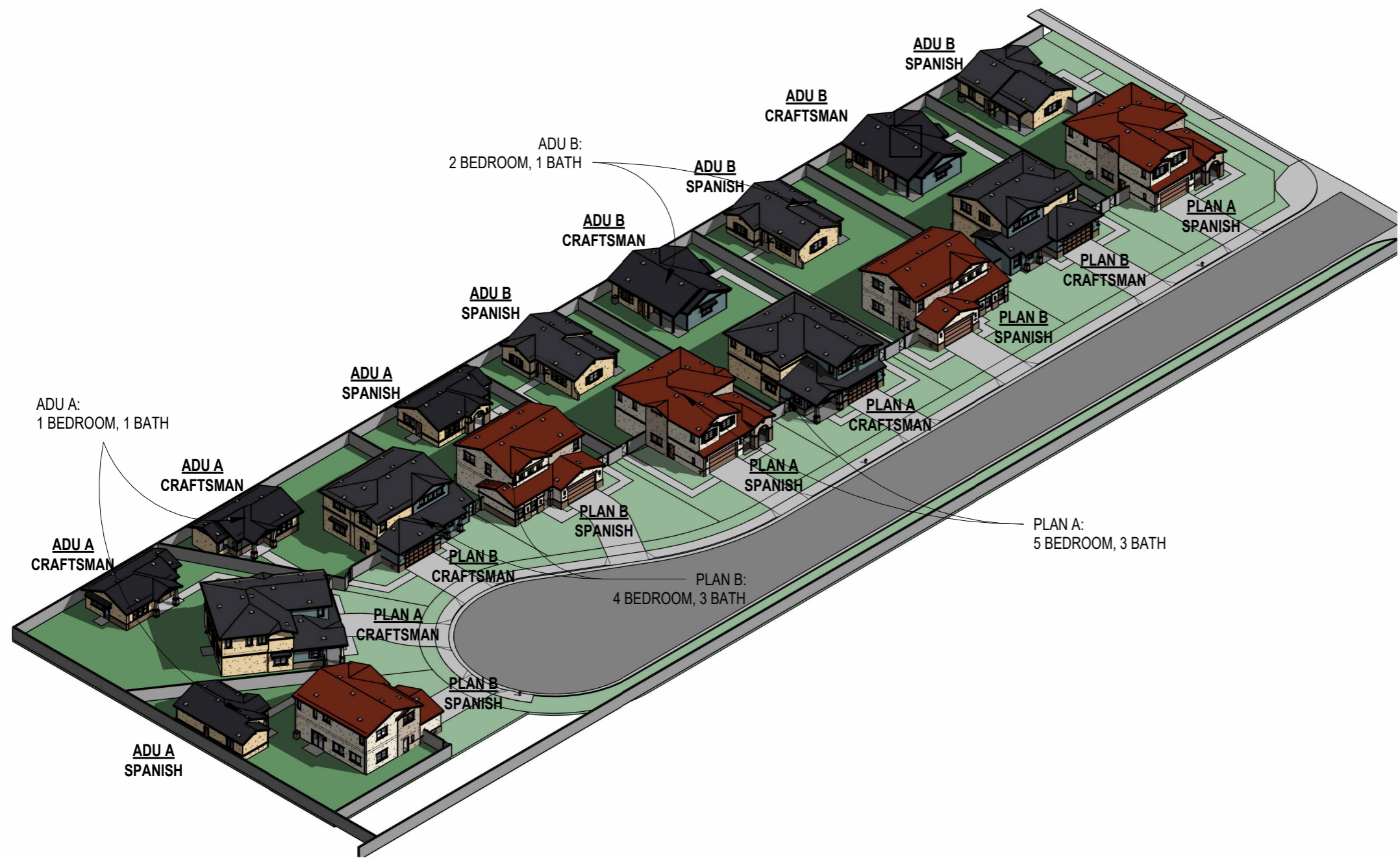
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LOMA LINDA, CA 92354
for ED HADDAD

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Date: 12/01/2023

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SHADED SITE PLAN

PL-01



UNIT SIZES		
Name	Area	PLAN
ADU A	955 ft ²	ADU A
	955 ft ²	
ADU B	738 ft ²	ADU B
	738 ft ²	
HOUSE A - 1ST FLOOR	1,256 ft ²	PLAN A
HOUSE A - 2ND FLOOR	1,486 ft ²	PLAN A
HOUSE A - GARAGE	495 ft ²	PLAN A
	3,237 ft ²	
HOUSE B - 1ST FLOOR	1,111 ft ²	PLAN B
HOUSE B - 2ND FLOOR	1,213 ft ²	PLAN B
PLAN B - GARAGE	562 ft ²	PLAN B
	2,886 ft ²	

① SITE AXONOMETRIC

DIM

PARK SUBDIVISION

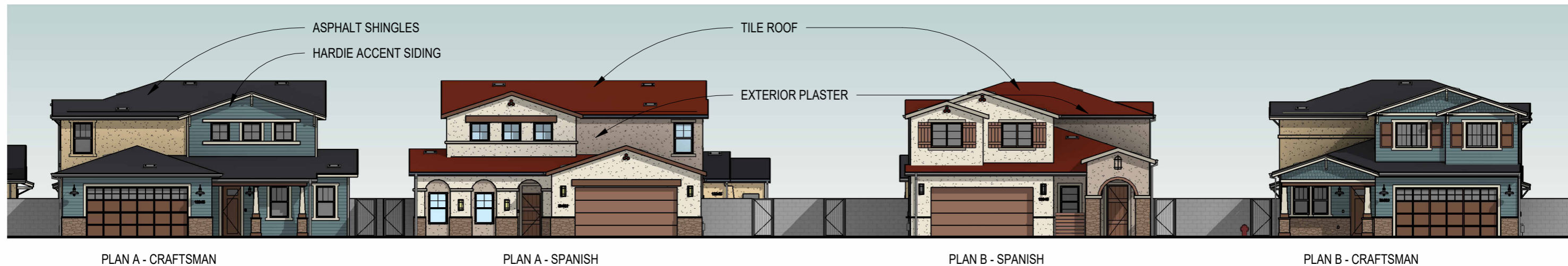
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AXONOMETRIC SITE PLAN

PL-02



① TYPICAL STREET ELEVATION
1/16" = 1'-0"

DIM

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for ED HADDAD

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SHADED STREET
ELEVATION

PL-03



① TYPICAL SPANISH HOUSE RENDERING

DIM

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EXTERIOR RENDERINGS

PL-04



① VIEW FROM PARK AVENUE

DIM

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EXTERIOR RENDERINGS

PL-05



① VIEW FROM PARK AVENUE 2

DIM

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EXTERIOR RENDERINGS

PL-06



① TYPICAL STREETSCAPE

DIM

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EXTERIOR RENDERINGS

PL-07



① CUL-DE-SAC RENDERING

DIM

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for ED HADDAD

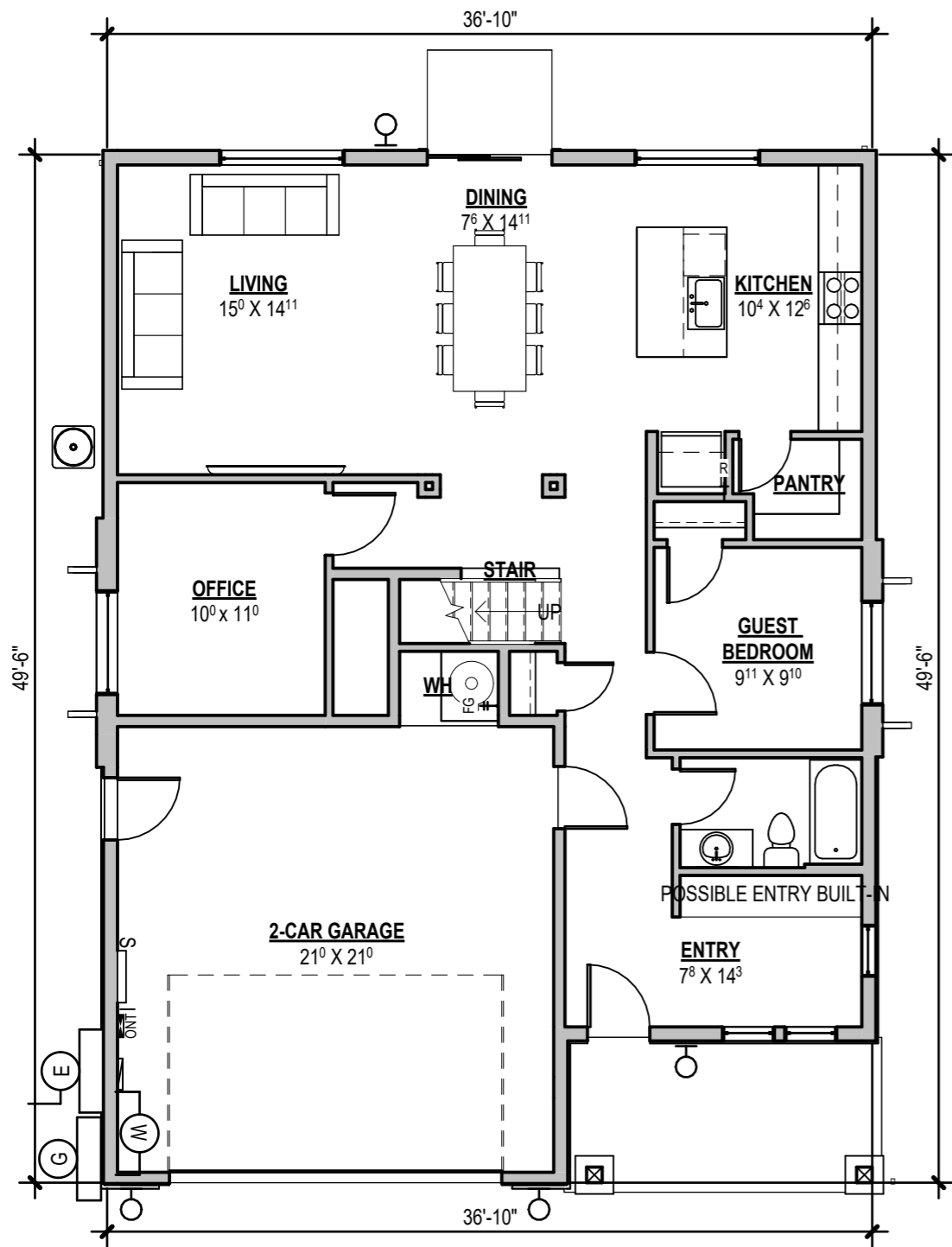
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Date: 12/01/2023

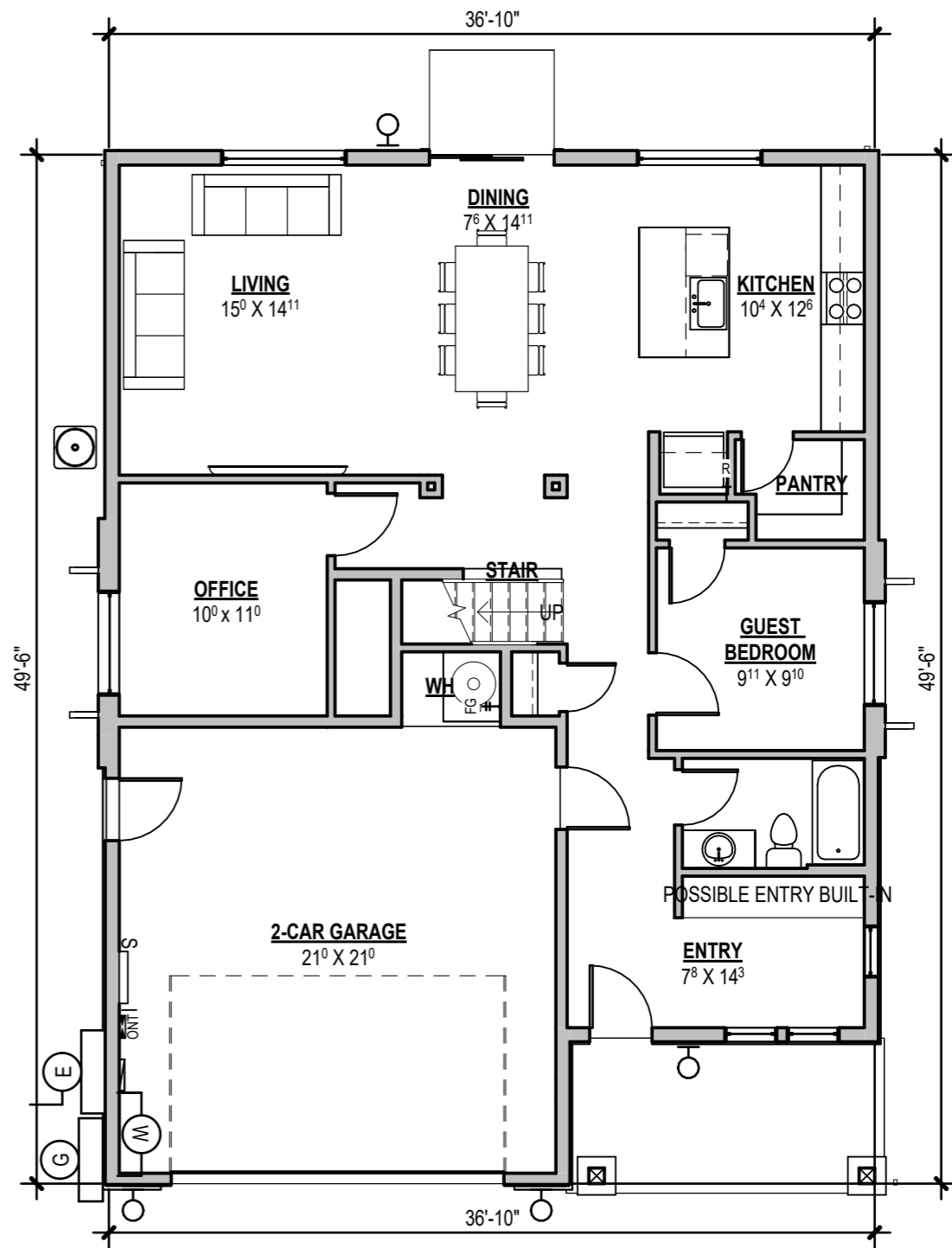
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EXTERIOR RENDERINGS

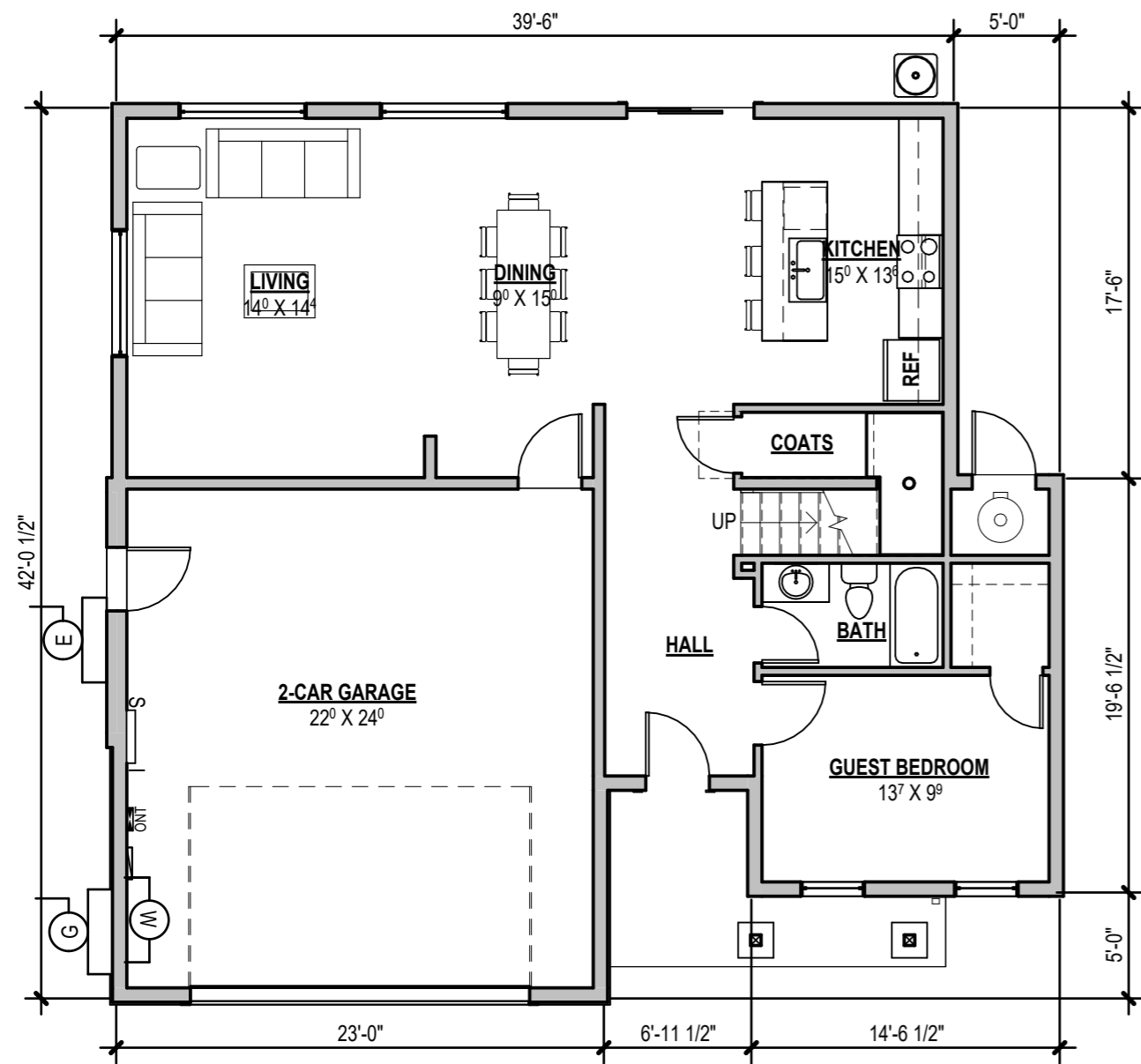
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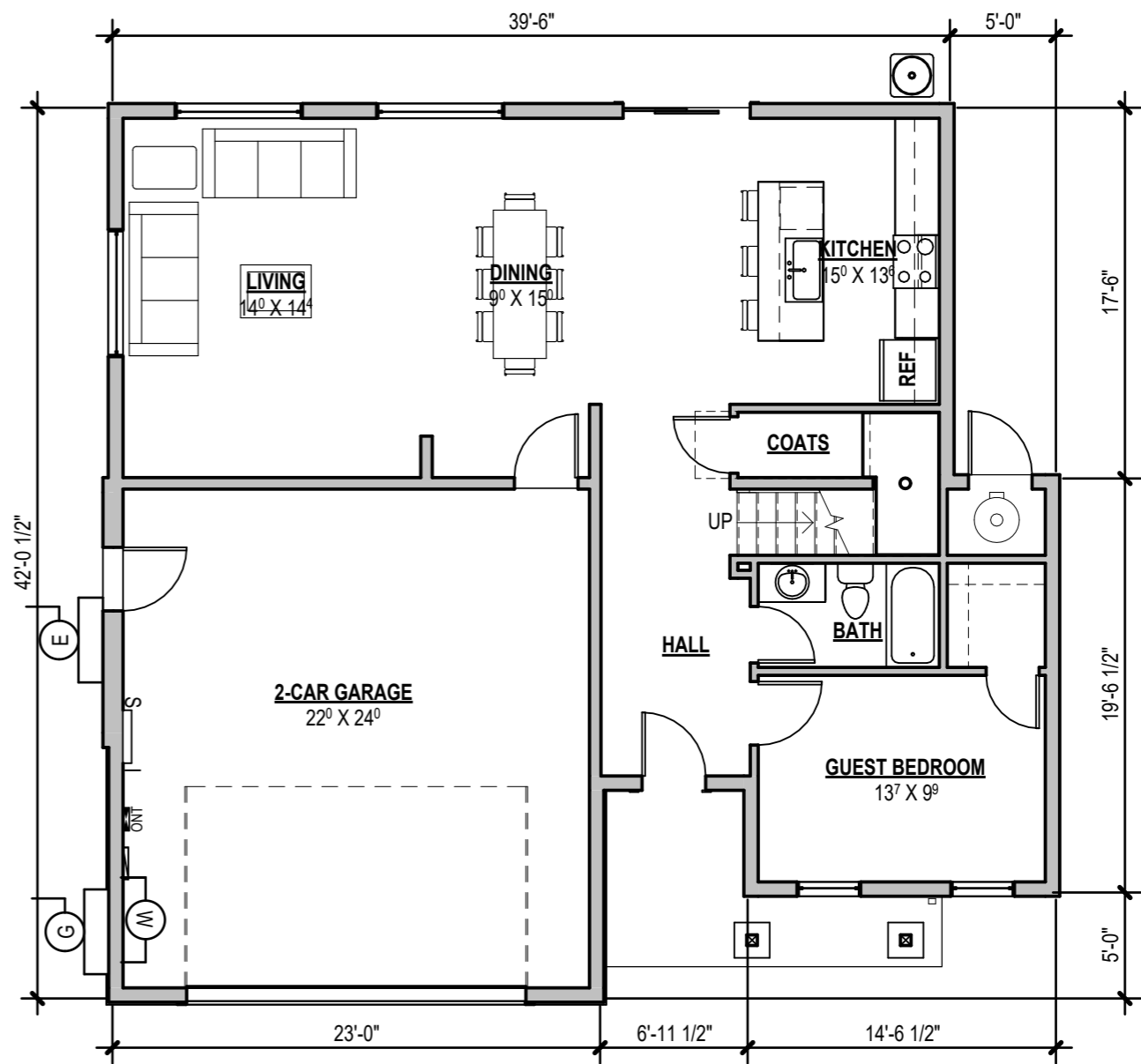
① PLAN A - FIRST FLOOR
1/8" = 1'-0"



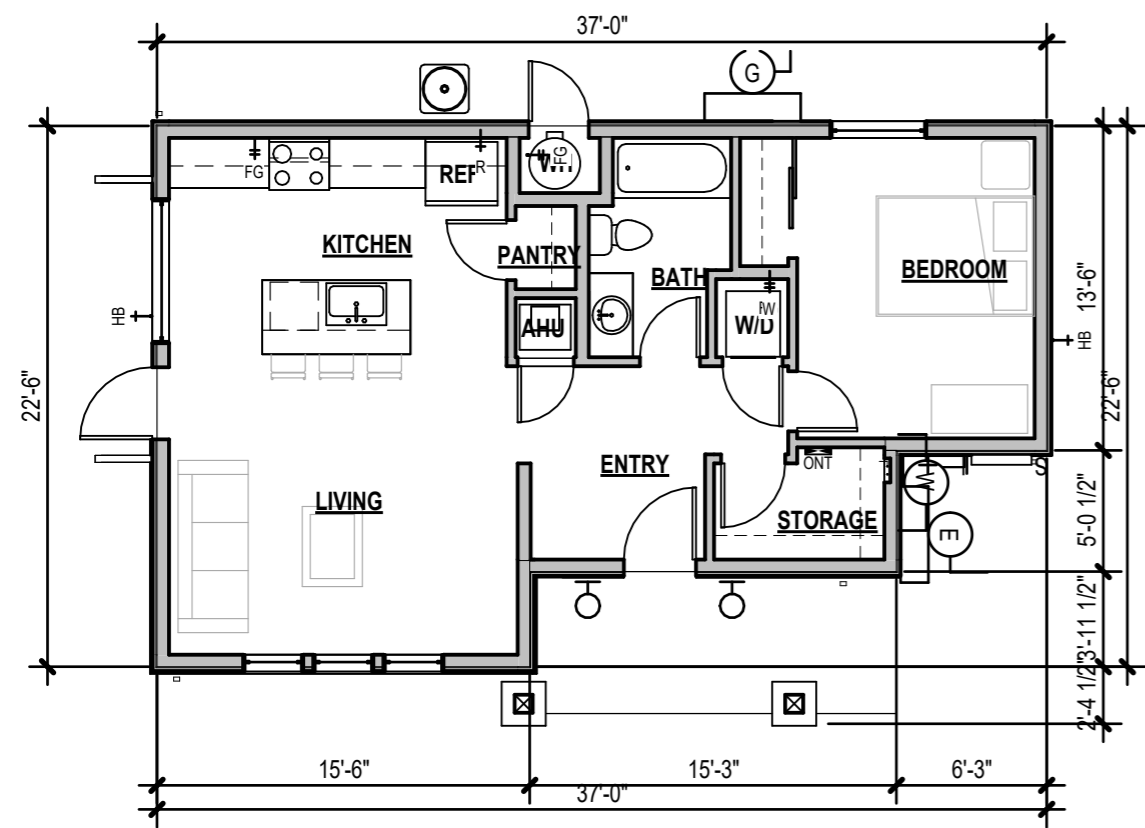
② PLAN A - SECOND FLOOR
1/8" = 1'-0"



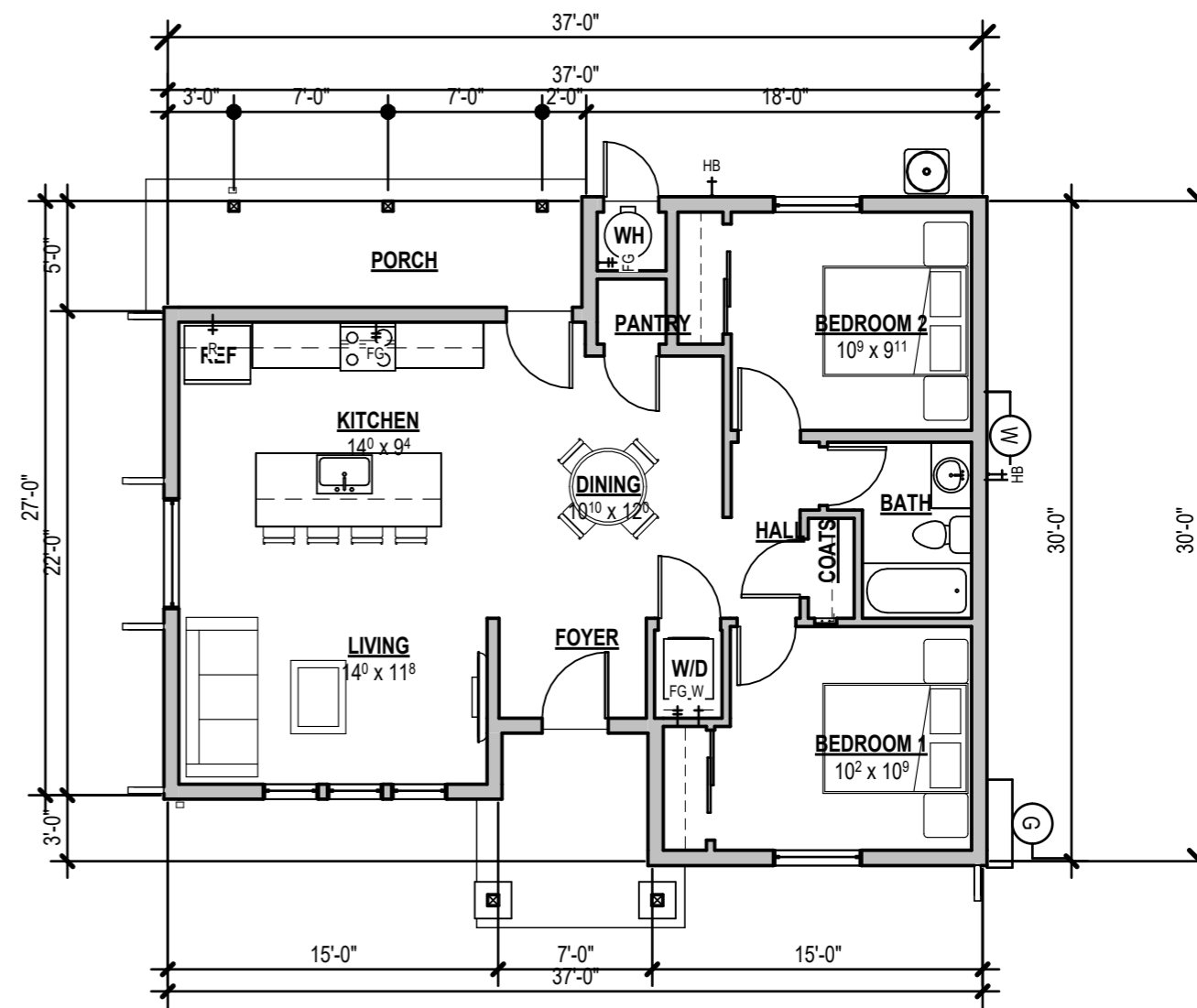
① PLAN B - FIRST FLOOR
1/8" = 1'-0"



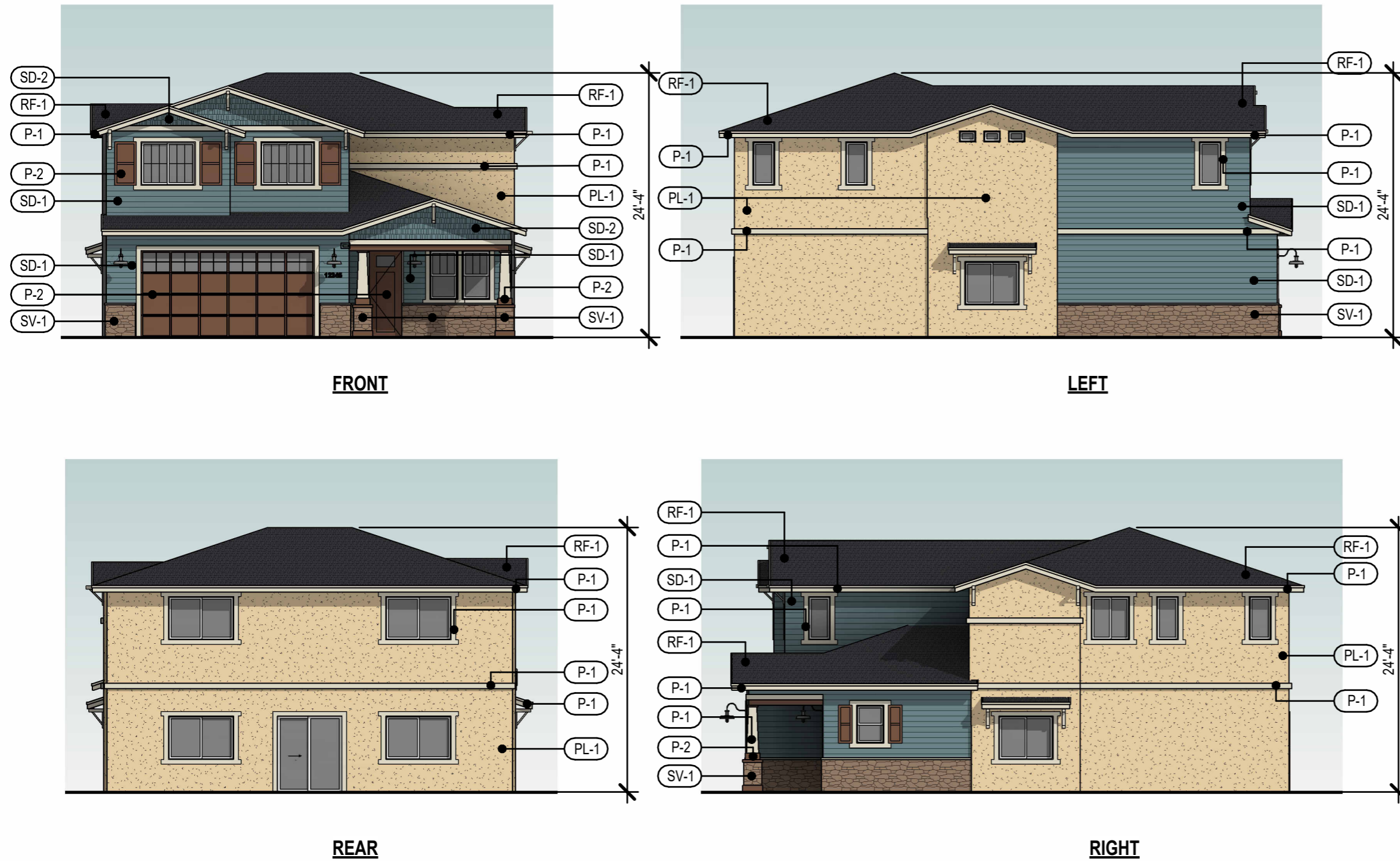
② PLAN B - 2ND FLOOR
1/8" = 1'-0"



① ADU A - FLOOR PLAN
1/8" = 1'-0"



② ADU B - FLOOR PLAN
1/8" = 1'-0"



MATERIAL SCHEDULE			
Park_House C - Craftsman			
	PAINT - TRIM / FASCIA	P-1	MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
	PAINT - ACCENT / SHUTTERS / DOORS	P-2	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
	EXTERIOR PLASTER, PAINTED	PL-1	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
	ASPHALT ROOF SHINGLES	RF-1	MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
	CEMENTITIONS LAP SIDING, PAINTED	SD-1	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DE 5774 THUNDERCLOUD
	CEMENTITIOUS SHAKE SIDING, PAINTED	SD-2	MFR: JAMES HARDIE PRODUCT: HARDIE SHINGLE COLOR: DUNN EDWARDS DE 5774 THUNDERCLOUD
	STONE VENEER	SV-1	MFR: ELDERADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① PLAN A - CRAFTSMAN COLORED ELEVATIONS
3/32" = 1'-0"

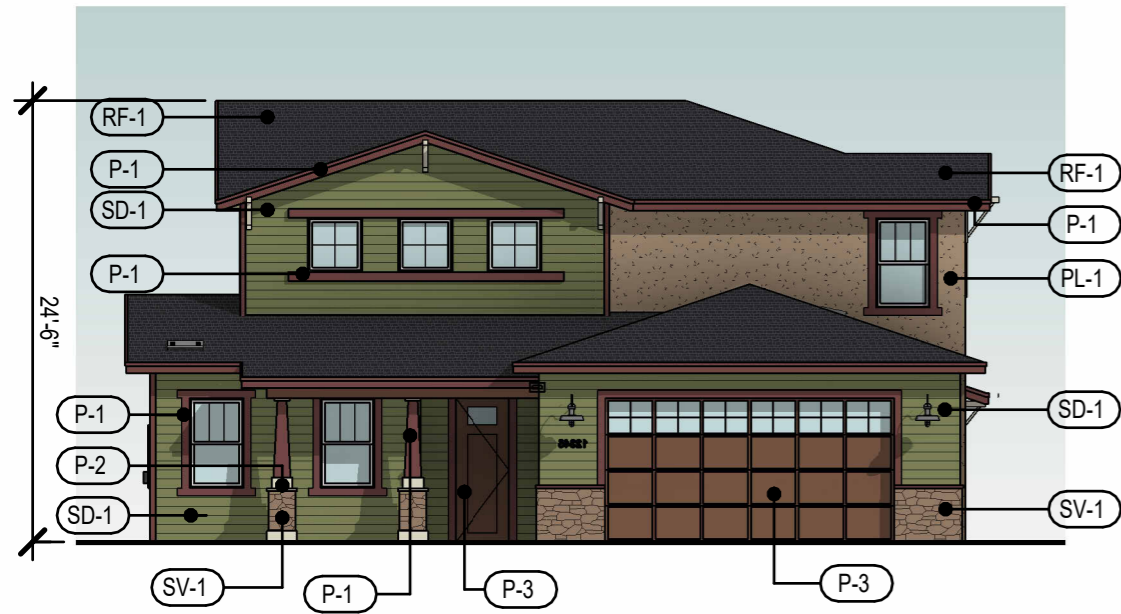
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PARK SUBDIVISION
at 25450 PARK AVENUE
LOMA LINDA, CA 92354
for ED HADDAD

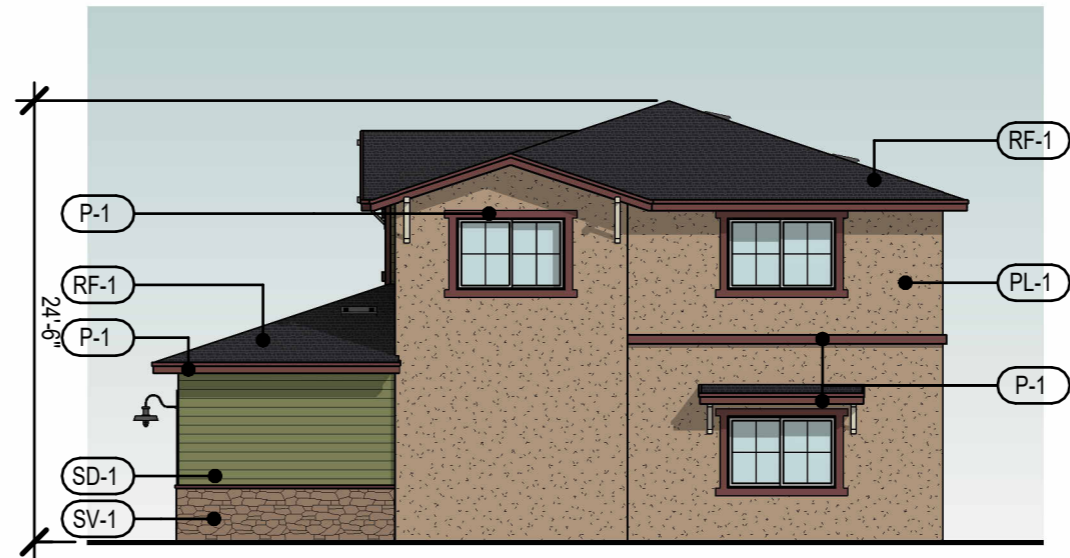
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SHADED ELEVATION /
MATERIAL BOARD -
CRAFTSMAN PLAN A

PL-12



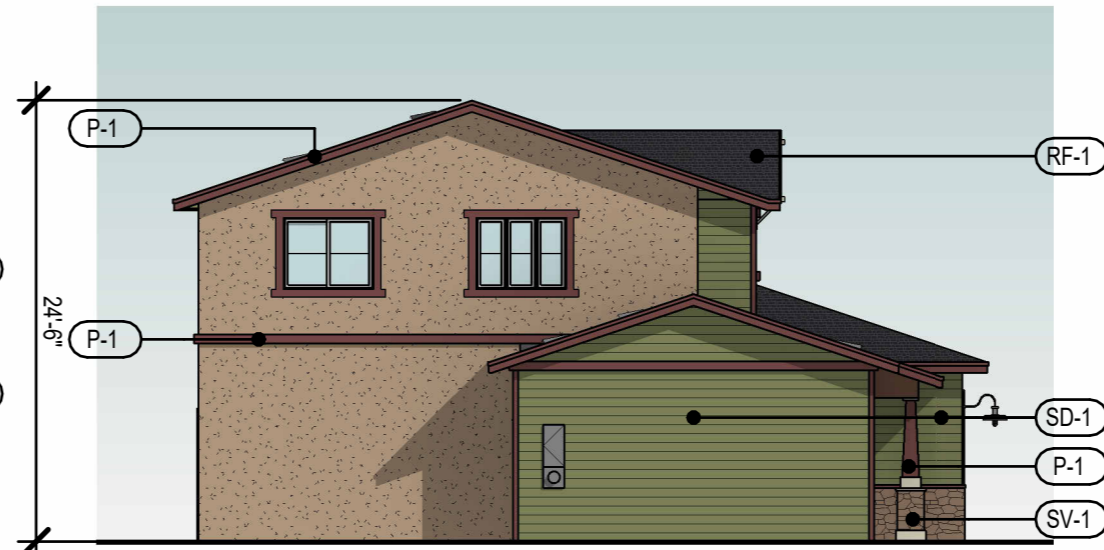
FRONT



RIGHT



REAR



LEFT

MATERIAL SCHEDULE

Park_House B - Craftsman

	TRIM / FASCIA - PAINTED	P-1	MFR: DUNN EDWARDS COLOR: DE 5055 MERLOT
	ACCENT - PAINTED	P-2	MFR: DUNN EDWARDS COLOR: DE 5259 BLANCHED ALMOND
	DOOR / SHUTTER - PAINTED	P-3	MFR: DUNN EDWARDS COLOR: DE A159 RICH MOCHA
	EXTERIOR PLASTER	PL-1	MFR: DUNN EDWARDS COLOR: DE 6130 WOODED ACRE
	ASPHALT ROOF SHINGLES	RF-1	MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
	HORIZONTAL CEMENTITIOUS SIDING, PAINTED	SD-1	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DET540 TREE LINED
	STONE VENEER	SV-1	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① PLAN B - CRAFTSMAN RENDERED ELEVATIONS.
3/32" = 1'-0"

DIM

PARK SUBDIVISION

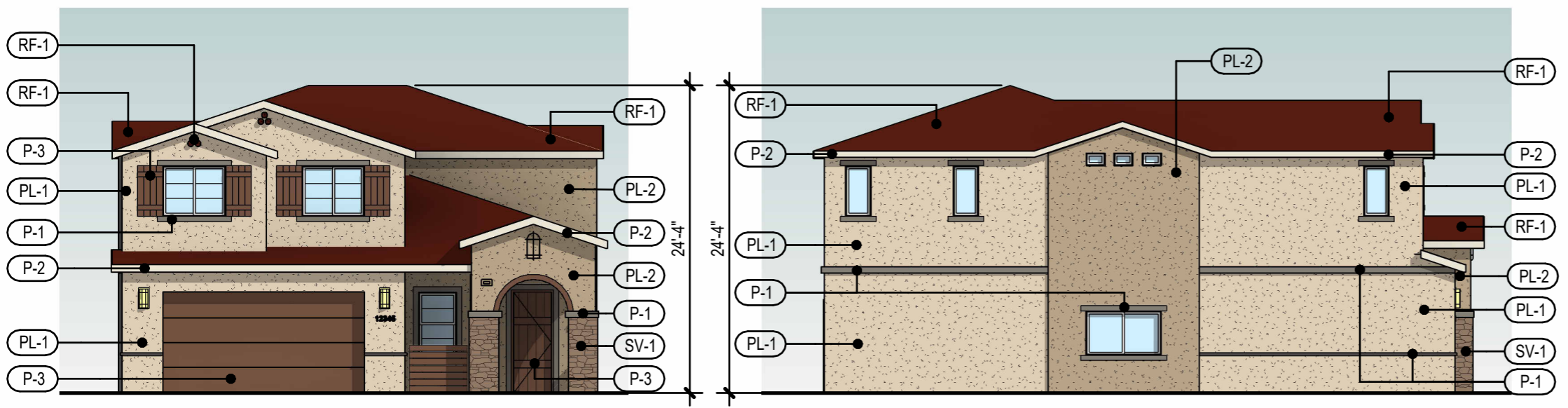
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LOMA LINDA, CA 92354
for ED HADDAD

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Date: 12/01/2023

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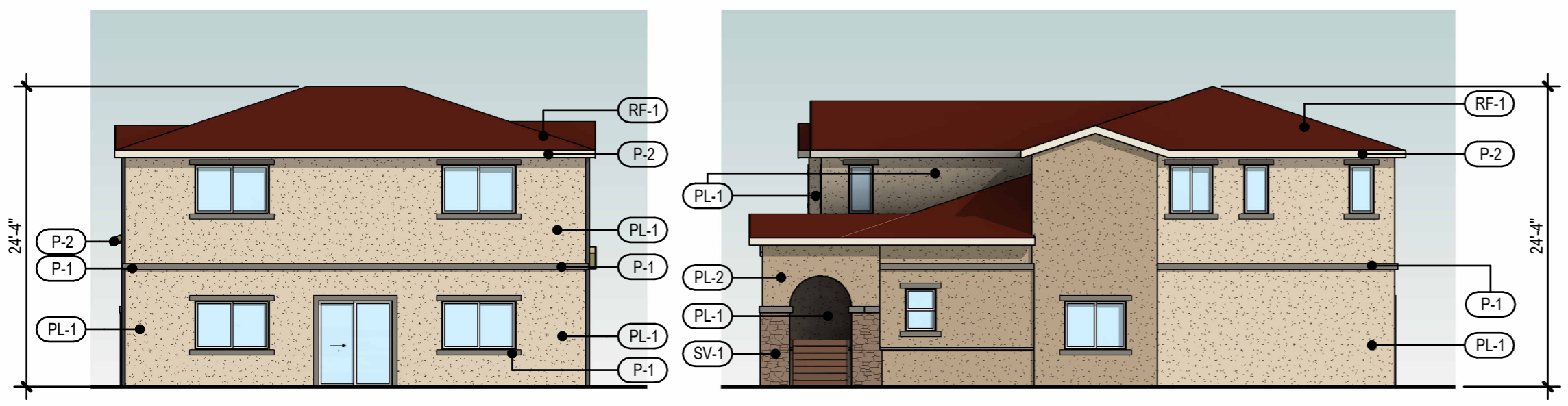
SHADED ELEVATION /
MATERIAL BOARD -
CRAFTSMAN PLAN B

PL-13



FRONT

LEFT



REAR

RIGHT

MATERIAL SCHEDULE

Park_House C - Spanish			
	PAINT - TRIM	P-1	MFR: DUNN EDWARDS COLOR: DE6111 S'MORES
	PAINT - FASCIA	P-2	MFR: DUNN EDWARDS COLOR: DET653 HISTORIC WHITE
	PAINT - ACCENT	P-3	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
	EXTERIOR PLASTER	PL-1	MFR: DUNN EDWARDS COLOR: DEC764 INSIDE PASSAGE
	EXTERIOR PLASTER	PL-2	MFR: DUNN EDWARDS COLOR: DEC760 DESERT GRAY
	CONCRETE BARREL TILES	RF-1	MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
	STONE VENEER	SV-1	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① PLAN A - SPANISH RENDERED ELEVATIONS.
3/32" = 1'-0"

DIM

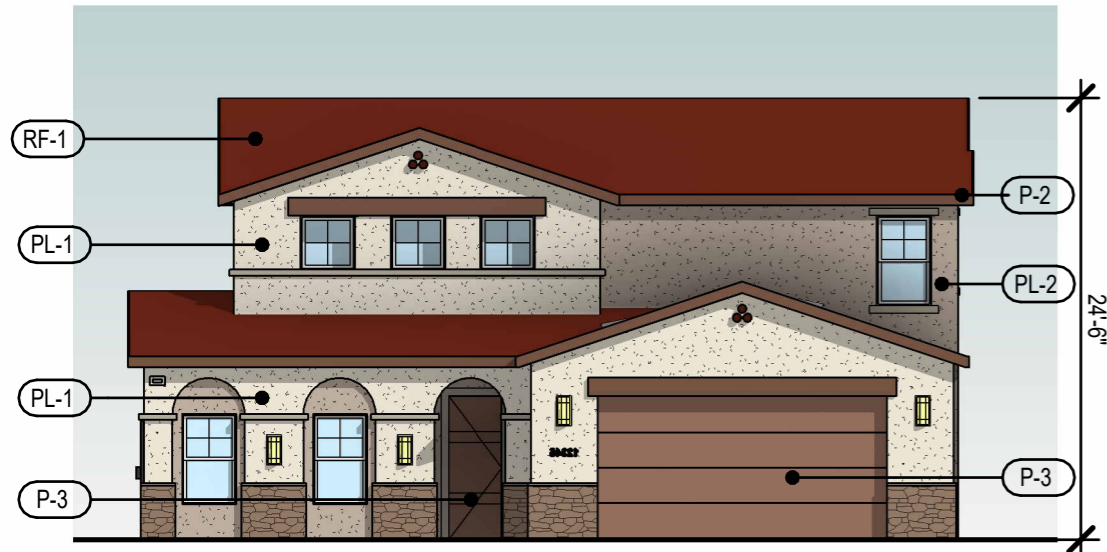
PARK SUBDIVISION

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LOMA LINDA, CA 92354
for ED HADDAD

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SHADED ELEVATION /
MATERIAL BOARD -
SPANISH PLAN A

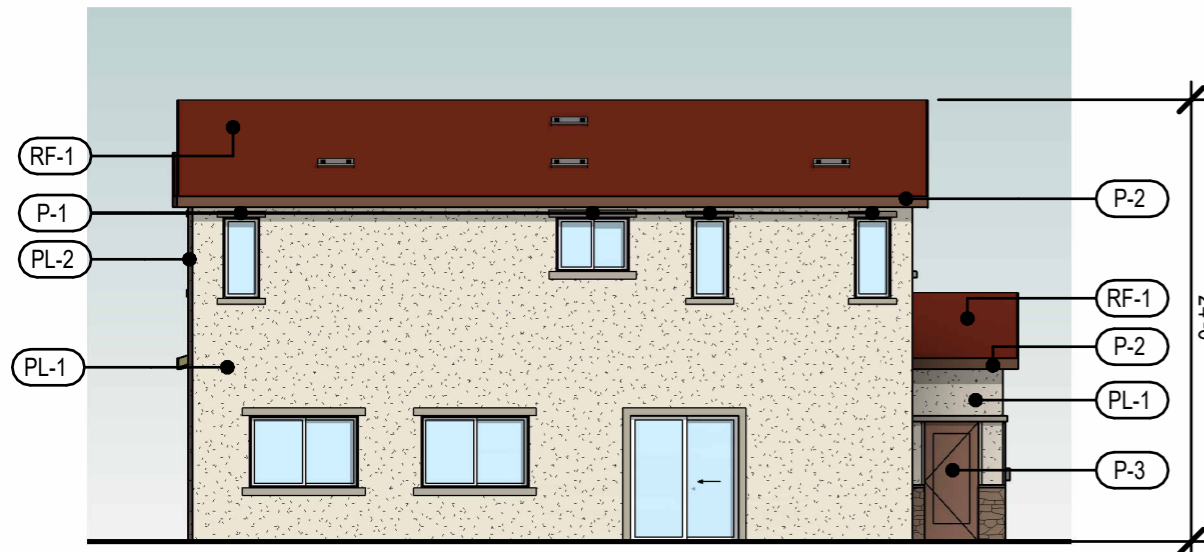
PL-14



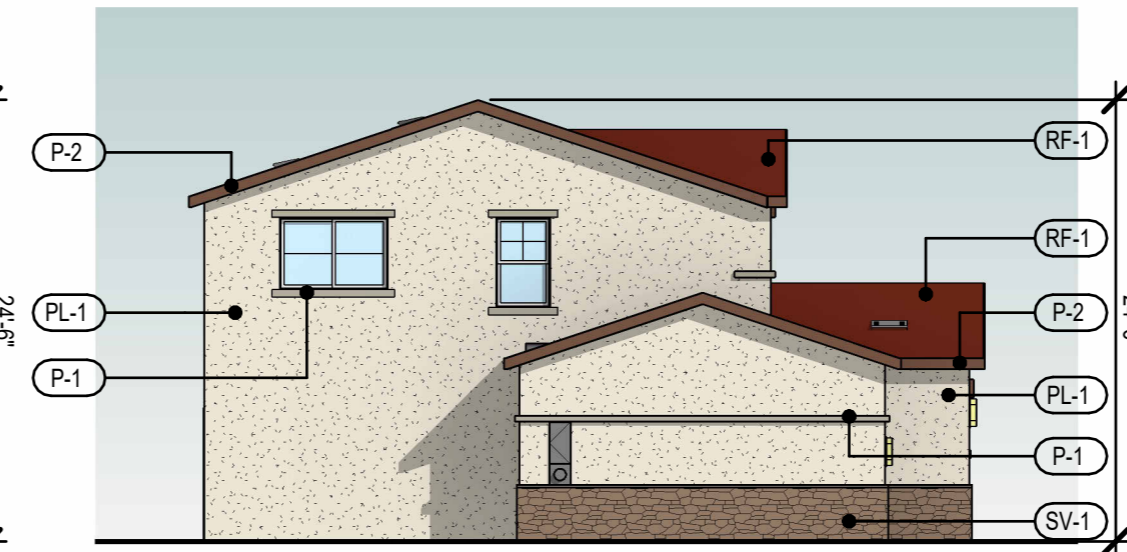
FRONT



RIGHT



REAR



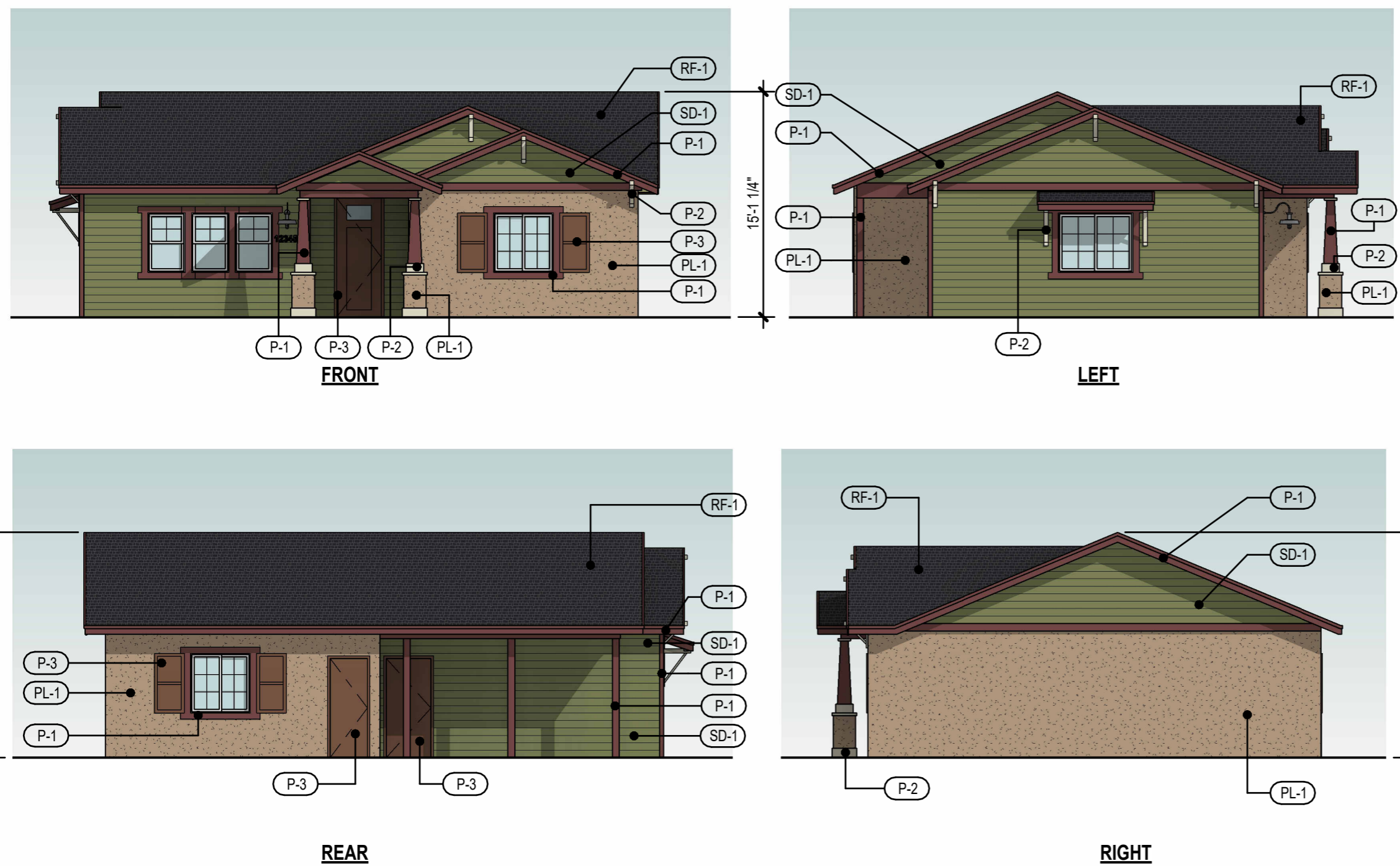
LEFT

MATERIAL SCHEDULE

Park_House B - Spanish

	PAINT - TRIM	P-1	MFR: DUNN EDWARDS COLOR: DEC771 SHAGGY BARKED
	DOOR - ACCENT	P-2	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
	PAINT - DOORS	P-3	MFR: DUNN EDWARDS COLOR: DE6097 MONTERAY BROWN
	PAINT - SEL. BY OWNER	P-4	SEL. BY OWNER
	EXTERIOR PLASTER, PAINTED	PL-1	MFR: DUNN EDWARDS COLOR: DEW318 COTTAGE WHITE
	EXTERIOR PLASTER, PAINTED	PL-2	MFR: DUNN EDWARDS COLOR: DEC766 STEVEARENO BEIGE
	CONCRETE BARREL TILES	RF-1	MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
	STONE VENEER	SV-1	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① PLAN B - SPANISH RENDERED ELEVATIONS,
3/32" = 1'-0"



MATERIAL SCHEDULE			
Park_ADU B - Craftsman			
	TRIM / FASCIA - PAINTED	P-1	MFR: DUNN EDWARDS COLOR: DE 5055 MERLOT
	ACCENT - PAINTED	P-2	MFR: DUNN EDWARDS COLOR: DE 5259 BLANCHED ALMOND
	DOOR / SHUTTER - PAINTED	P-3	MFR: DUNN EDWARDS COLOR: DE A159 RICH MOCHA
	EXTERIOR PLASTER	PL-1	MFR: DUNN EDWARDS COLOR: DE 6130 WOODED ACRE
	ASPHALT ROOF SHINGLES	RF-1	MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
	HORIZONTAL CEMENTITIOUS SIDING, PAINTED	SD-1	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DET540 TREE LINED

① ADU B - CRAFTSMAN RENDERED ELEVATIONS
1/8" = 1'-0"

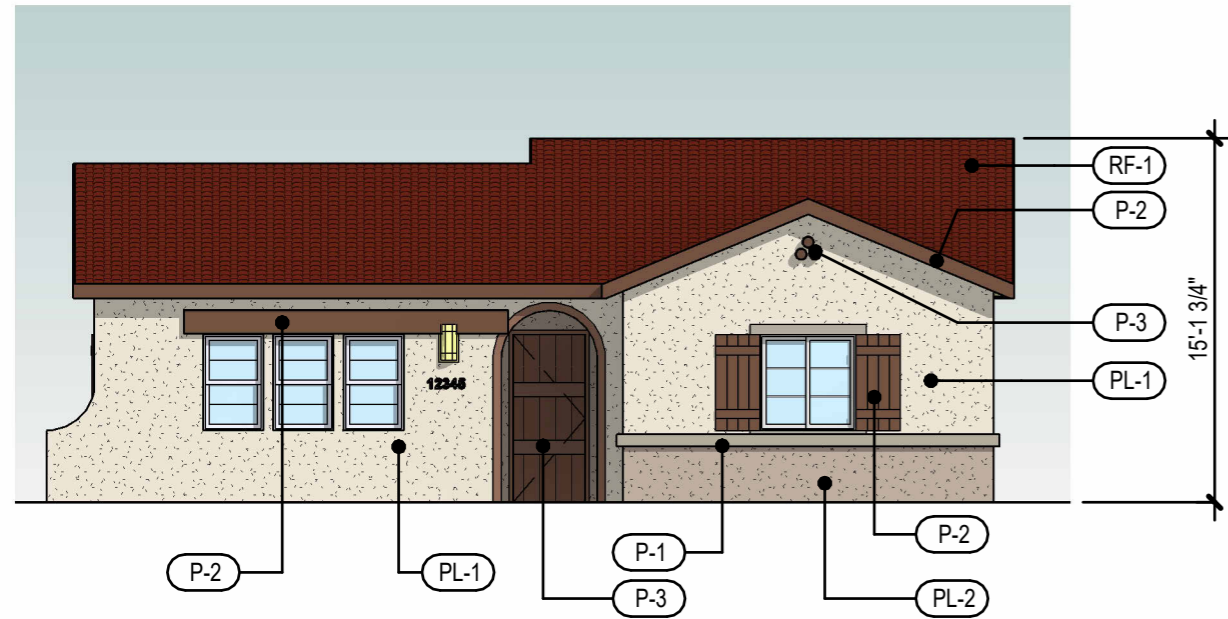
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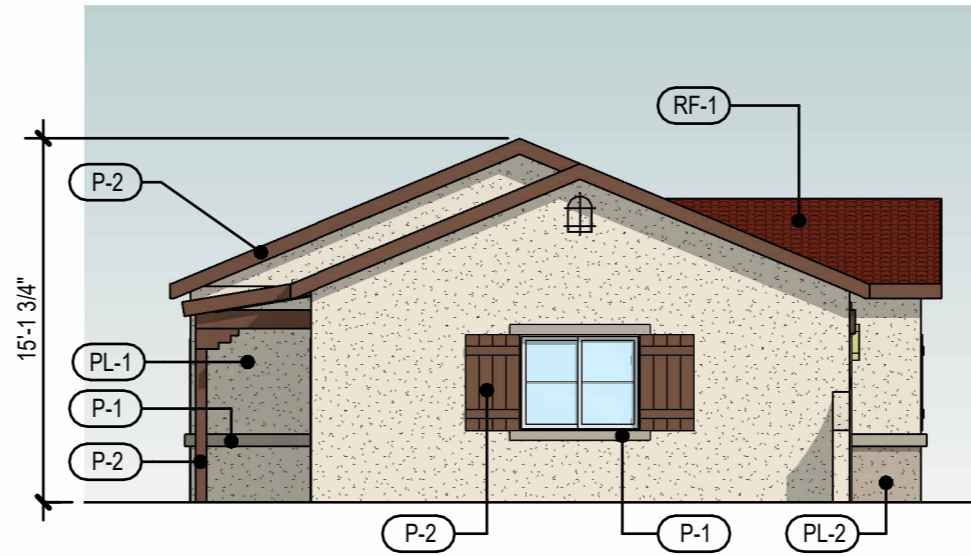
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SHADED ELEVATIONS /
MATERIAL BOARD -
CRAFTSMAN ADU B

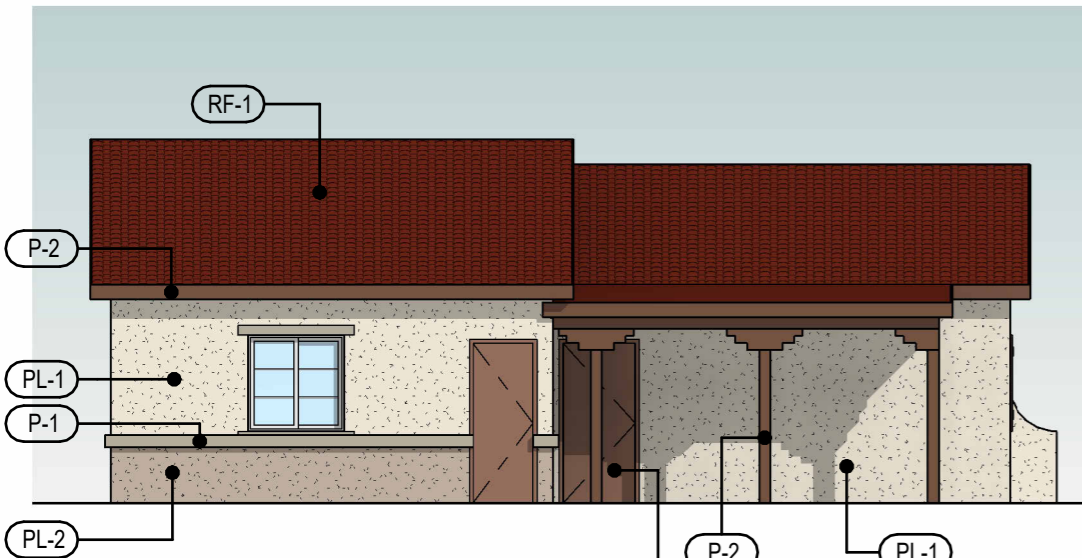
PL-16



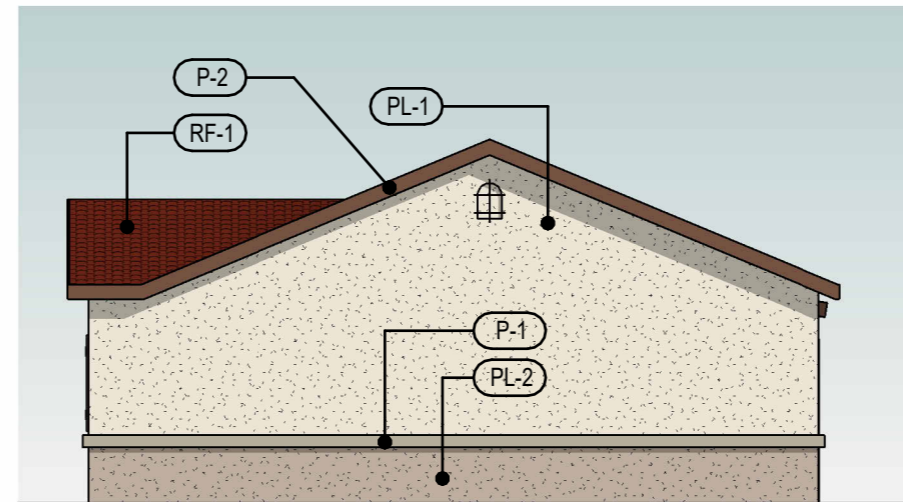
FRONT



LEFT



REAR

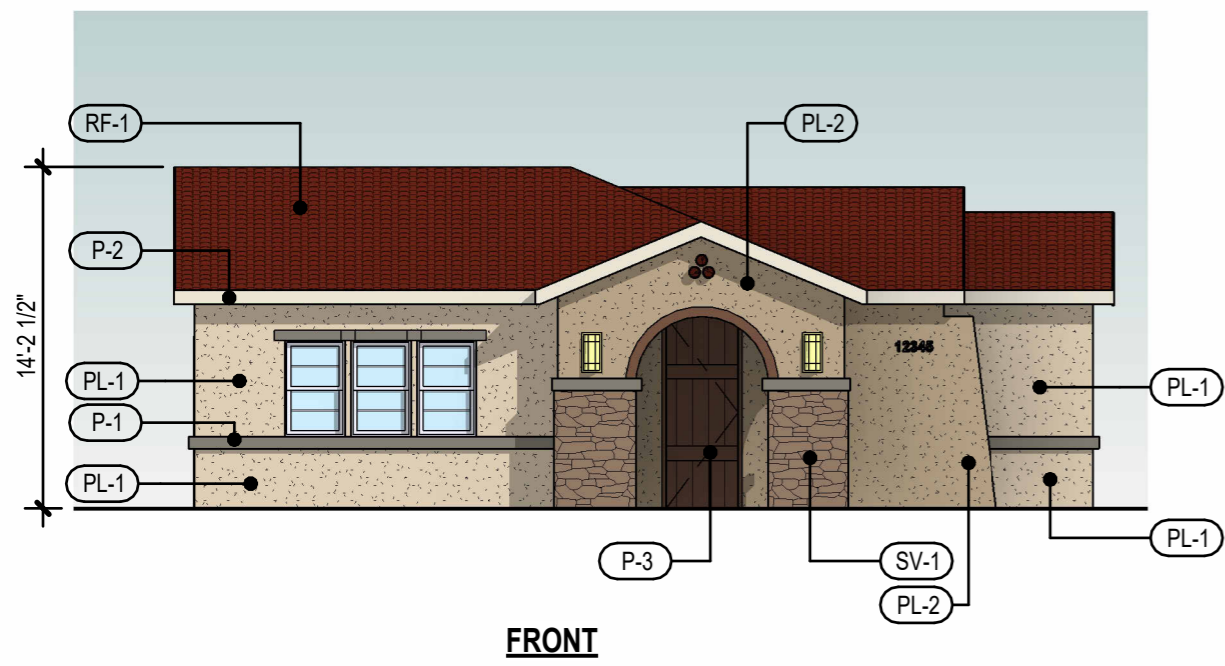


RIGHT

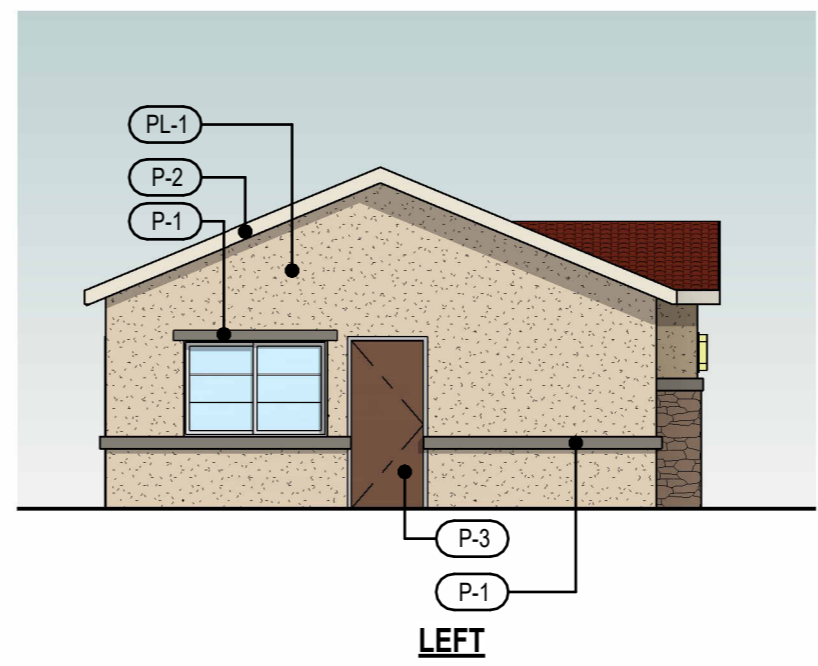
MATERIAL SCHEDULE

Park_ADU B - Spanish			
	PAINT - TRIM	P-1	MFR: DUNN EDWARDS COLOR: DEC771 SHAGGY BARKED
	PAINT - FASCIA / ACCENT	P-2	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
	PAINT - DOORS	P-3	MFR: DUNN EDWARDS COLOR: DE6097 MONTERAY BROWN
	EXTERIOR PLASTER, PAINTED	PL-1	MFR: DUNN EDWARDS COLOR: DEW318 COTTAGE WHITE
	EXTERIOR PLASTER, PAINTED	PL-2	MFR: DUNN EDWARDS COLOR: DEC766 STEVEARENO BEIGE
	CONCRETE BARREL TILES	RF-1	MFR: EAGLE ROOFING COLOR: 3526 VALENCIA

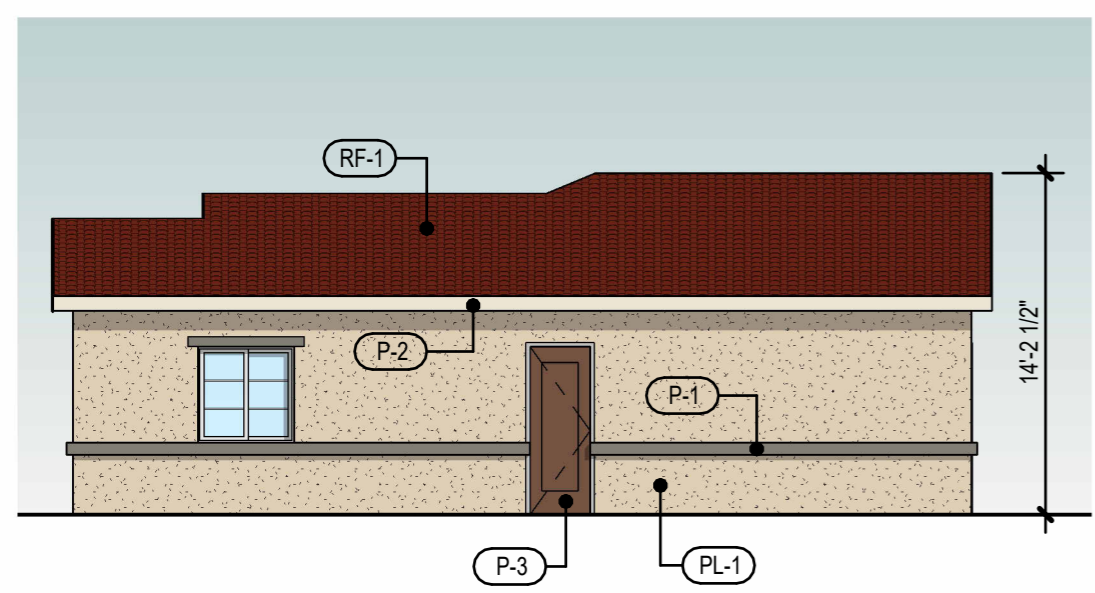
① ADU B - SPANISH ELEVATION
1/8" = 1'-0"



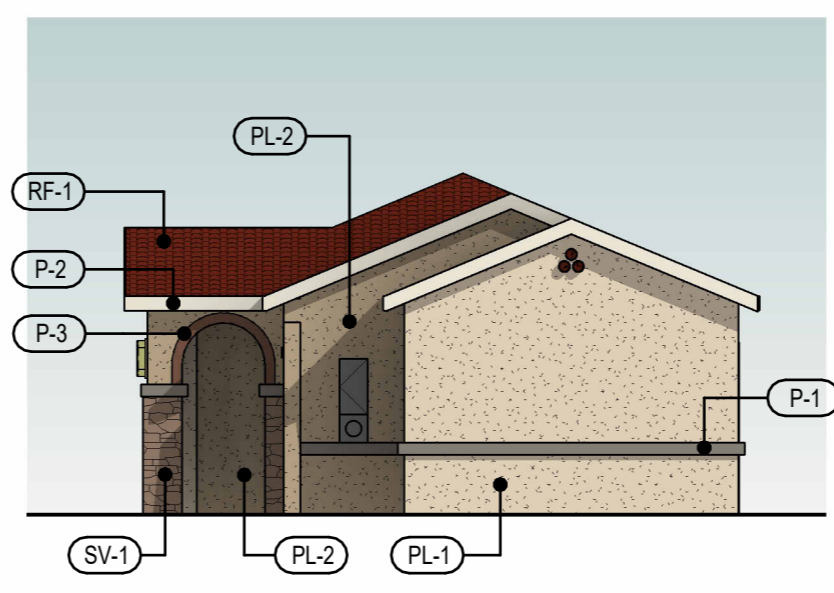
FRONT



LEFT



REAR



RIGHT

MATERIAL SCHEDULE

Park_ADU A - Spanish			
	PAINT - TRIM	P-1	MFR: DUNN EDWARDS COLOR: DE6111 S'MORES
	PAINT - FASCIA	P-2	MFR: DUNN EDWARDS COLOR: DET653 HISTORIC WHITE
	PAINT - ACCENT	P-3	MFR: DUNN EDWARDS COLOR: DEA159 RICH MOCHA
	EXTERIOR PLASTER	PL-1	MFR: DUNN EDWARDS COLOR: DEC764 INSIDE PASSAGE
	EXTERIOR PLASTER	PL-2	MFR: DUNN EDWARDS COLOR: DEC760 DESERT GRAY
	CONCRETE BARREL TILES	RF-1	MFR: EAGLE ROOFING COLOR: 3526 VALENCIA
	STONE VENEER	SV-1	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① ADU A - SPANISH ELEVATIONS
1/8" = 1'-0"

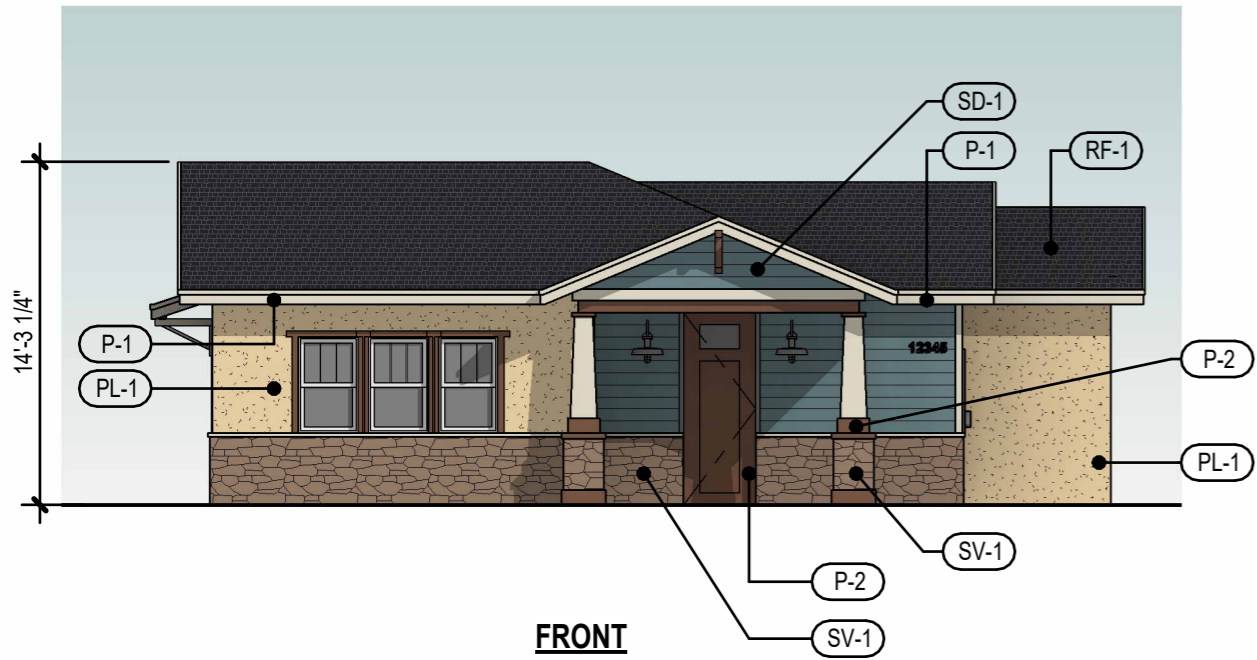


PARK SUBDIVISION
at 25450 PARK AVENUE
LOMA LINDA, CA 92354
for ED HADDAD

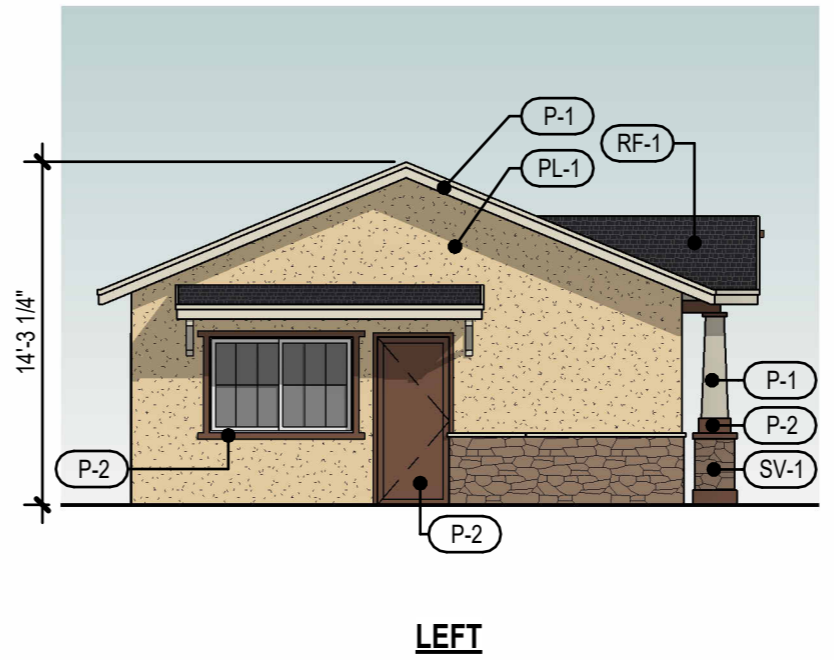
Project: 11HA.001
Date: 12/01/2023
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SHADED ELEVATIONS /
MATERIAL BOARD -
SPANISH ADU A

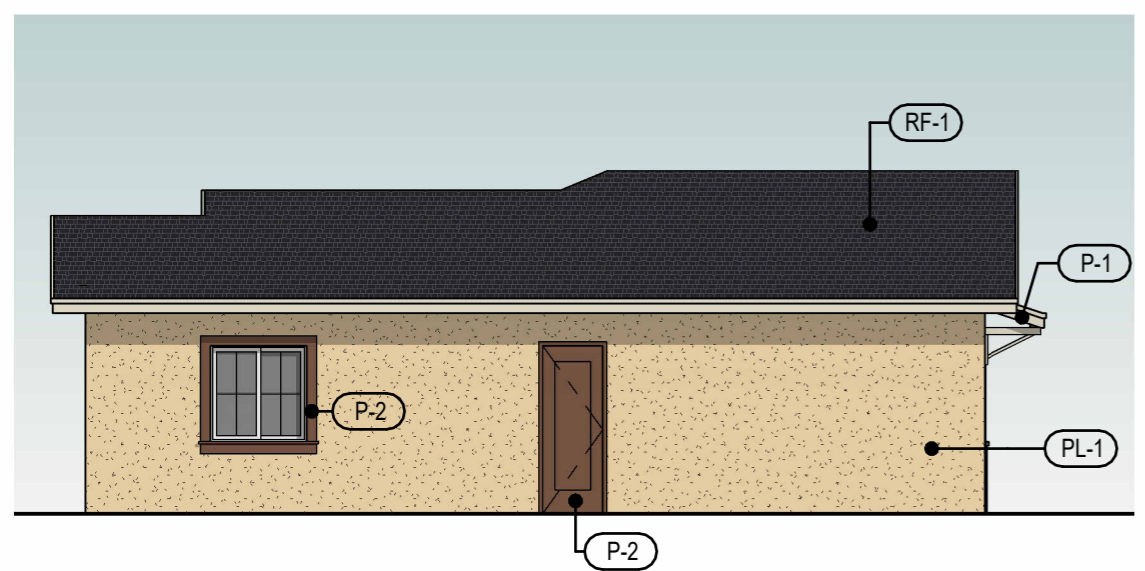
PL-18



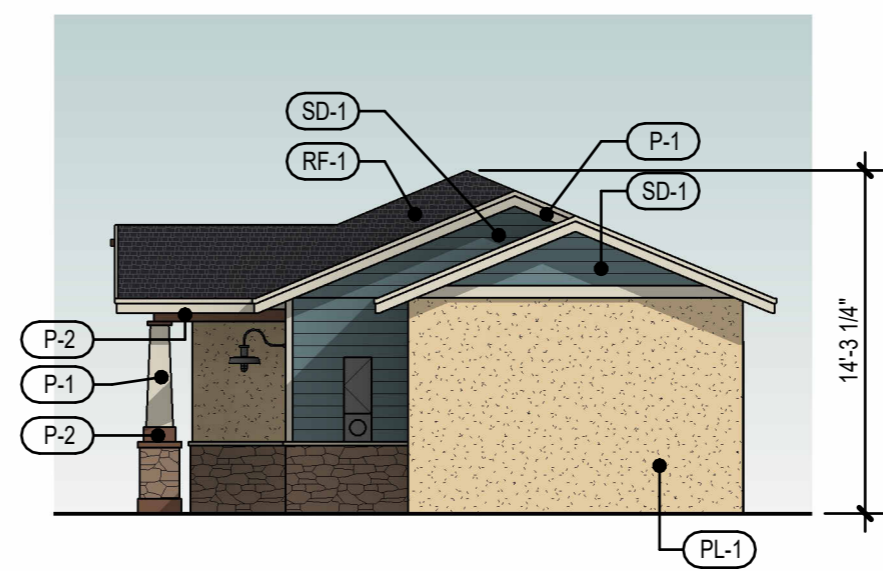
FRONT



LEFT



REAR



RIGHT

MATERIAL SCHEDULE			
Park_ADU A - Craftsman			
	PAINT - FASCIA / ACCENT	P-1	MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
	PAINT - TRIM	P-2	MFR: DUNN EDWARDS COLOR: DEA 159 RICH MOCHA
	EXTERIOR PLASTER, PAINTED	PL-1	PAINT MFR: DUNN EDWARDS COLOR: DET 644 CREPE PAPER
	ASPHALT ROOF SHINGLES	RF-1	MFR: OWENS CORNING PROFILE: DURATION COOL PLUS COLOR: MIDNIGHT
	CEMENTITIONS LAP SIDING, PAINTED	SD-1	MFR: JAMES HARDIE PRODUCT: HARDIE PLANK COLOR: DUNN EDWARDS DE 5774 THUNDERCLOUD
	STONE VENEER	SV-1	MFR: ELDORADO STONE SERIES: SHADOWROCK COLOR: SOMERSET

① ADU A - CRAFTSMAN ELEVATIONS
1/8" = 1'-0"

DIM

PARK SUBDIVISION
at 25450 PARK AVENUE
LOMA LINDA, CA 92354
for ED HADDAD

Project: 11HA.001
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AND DESIGN, INC.

SHADED ELEVATIONS /
MATERIAL BOARD -
CRAFTSMAN ADU A

PL-19



City of Loma Linda

25541 Barton Road, Loma Linda, CA 92354 ☎ (909) 799-2830 📠 (909) 799-2894

Community Development Department

CONDITIONS OF APPROVAL

PROJECT DESCRIPTION: Tentative Tract Map No. P22-264 (Map No. 20467) and Precise Plan of Design (PPD) No. P22-266 – a request to demolish a single-family home and develop a single-family residential subdivision, comprised of nine (9) residential lots, one (1) lettered lot, and a new public street. The site is located within the Low Density Residential (R-1) General Land Use designation and Zoning District. (APN: 0283-162-20).

PLANNING DIVISION (909) 799-2827

General

1. The project shall be constructed and operated in accordance with the authorized use as described in the approval application materials and plans provided to the City Council.
2. Within two (2) years of this approval, the project shall be exercised by substantial construction or the permit/approval shall become null and void. In addition, if after commencement of construction, work is discontinued for a period of one year, the permit/approval shall become null and void.

PROJECT CASE NUMBERS

**Tentative Tract Map No. P22-264
Precise Plan of Design No. P22-266**

EXPIRATION DATE

TBD

3. The review authority may, upon application being filed 30 days prior to the expiration date and for good cause, grant a one-time extension not to exceed 12 months. The review authority shall ensure that the project complies with all current Development Code provisions.
4. The Project Proponent shall indemnify, protect, defend, and hold harmless the City, and any agency or instrumentality thereof, and officers, officials, employees, or agents thereof, from any and all claims, actions, suits, proceedings, or judgments against the City, or any agency or instrumentality thereof, and any officers, officials, employees, or agents thereof to attack, set aside, void, or annul, an approval of the City, or any agency or instrumentality thereof, advisory agency, appeal board, or legislative body, including actions approved by the voters of the City, concerning the project and the approvals granted herein, including without limitation the conditions of approval. Furthermore, the Project Proponent shall indemnify, protect, defend, and hold harmless the City, or any agency or instrumentality thereof, against any and all claims, actions, suits, proceedings, or judgments against another governmental entity in which Owner's project is subject to that other governmental

entity's approval and a condition of such approval is that the City indemnify and defend such governmental entity.

5. In the event that this approval is legally challenged, the City will promptly notify the Project Proponent of any claim or action and will cooperate fully in the defense of the matter. Once notified, the Project Proponent agrees to defend, indemnify, and hold harmless the City, their affiliates, officers, agents and employees from any claim, action or proceeding against the City of Loma Linda. The Project Proponent further agrees to reimburse the City of any costs and attorney's fees, which the City may be required by a court to pay as a result of such action, but such participation shall not relieve the Project Proponent of his or her obligation under this condition.
6. During the lifetime of the permit, the Project Proponent must comply with all applicable laws and regulations of every local, state, and federal entity; and all such requirements and enactments will be incorporated by reference as conditions of this permit. The duty of inquiry as to such requirements and any amendments thereto will be upon the Project Proponent and his or her transferees or successor in interest.
7. The Project Proponent and property owner, including successors, shall be responsible for compliance with all the Conditions of Approval, mitigations, and any recommendations contained in any submitted and approved technical report at his/her sole cost and expense, subject to review and approval of the City of Loma Linda.
8. Violation of any term, condition, or project description relating to this approval is unlawful, prohibited, and a violation of the Loma Linda Municipal Code. The City reserves the right to initiate civil and/or criminal enforcement and/or abatement proceedings, or after notice and public hearing, to revoke the approval or alter these conditions if it is found that there is a violation of any of the conditions or provisions in the Municipal Code, or the project operates as or causes a public nuisance. This provision is not intended to, nor does it, limit in any manner whatsoever the ability of the City to take appropriate enforcement actions without regard to whether any public hearings are conducted.
9. A copy of the Action (approval) letter and Conditions shall be signed by the Project Proponent, attached to each set of permit plans submitted to the appropriate City department for the project, and made available at the project job site at all times.
10. Construction shall be in substantial conformance with the plan(s) approved by the Planning Commission and/or City Council. Minor modification to the plan(s) shall be subject to approval by the Director through a minor administrative variation process. Any modification that exceeds 10% of the following allowable measurable design/site considerations shall require the refilling of the original application and a subsequent hearing by the appropriate hearing review authority if applicable. Modifications may include:
 - a. On-site circulation and parking, loading and landscaping;
 - b. Placement and/or height of walls, fences and structures;

- c. Reconfiguration of architectural features, including colors, and/or modification of finished materials that do not alter or compromise the previously approved theme; and,
 - d. A reduction in density or intensity of a development project.
11. No vacant, relocated, altered, repaired or hereafter erected structure shall be occupied or no change of use of land or structure(s) shall be inaugurated, or no new business commenced as authorized by this permit until a Certificate of Occupancy has been issued by the Building Division. A Temporary Certificate of Occupancy may be issued by the Building Division subject to the conditions imposed on the use, provided that a deposit is filed with the Community Development Department prior to the issuance of the Certificate, if necessary. The deposit or security shall guarantee the faithful performance and completion of all terms, conditions and performance standards imposed on the intended use by this permit.
12. The subdivision shall conform to all provisions of Title 16 of the Loma Linda Municipal Code (LLMC) and comply with the Subdivision Map Act.
13. This approval is subject to all the applicable provisions of the Loma Linda Municipal Code, Title 17 in effect at the time of approval, and includes development standards and requirements relating to: dust and dirt control during construction and grading activities; emission control of fumes, vapors, gases and other forms of air pollution; glare control; exterior lighting design and control; noise control; odor control; screening; signs, off-street parking and off-street loading; and, vibration control. Any exterior structural equipment, or utility transformers, boxes, ducts or meter cabinets shall be architecturally screened by wall or structural element, blending with the building design and include landscaping when on the ground.
14. Signs are not approved as a part of this permit. Prior to establishing a community monument sign, or any new signs, the Project Proponent shall submit an application, and receive approval, for a sign permit from the Planning Division (pursuant to LLMC, Chapter 17.18) and a building permit for construction of the signs from the Building Division, as applicable.
15. Any proposed walls, fence, and/or patios, will require a separate review and permit from the Planning and Building and Safety Divisions. Submit during Plan Check.
16. All graffiti and other forms of vandalism shall be promptly removed and/or repaired within forty-eight hours of notification.
17. The Project Proponent shall comply with all existing and future CARB and SCAQMD regulations related to diesel-fueled trucks, which may include among others: (1) meeting more stringent emission standards; (2) retrofitting existing engines with particulate traps; (3) use of low sulfur fuel; and (4) use of alternative fuels or equipment.
18. Prior to the issuance of grading permits, submit proposed street name to the Community Development Department. All street names will be coordinated with and approved by the Street Naming Committee and the Fire Department.

19. Prior to the issuance of grading permits, applicant shall submit funds to cover the cost of mitigation monitoring by City and/or condition compliance fees in effect for the City of Loma Linda as well as any other public agency having jurisdiction over the project in effect at the time.
20. Prior to issuance of building permits, the applicant shall submit to the Community Development Department (Building and Safety Division) proof of payment or waiver from the City of San Bernardino for sewer capacity fees and the Redlands Unified School District for school fees.
21. Prior to the issuance of building permits, the Development Impact Fees shall be paid to the City of Loma Linda. It shall cover 100 percent of the pro rata share of the estimated cost of public infrastructure, facilities, services, park, traffic fair share, etc.
22. All applicable fees shall be paid to the City of Loma Linda prior to the issuance of any building and/or construction permits.

Landscaping

23. During the Plan Check process, the Project Proponent shall submit three sets of any final landscape plan(s) prepared by a state licensed Landscape Architect, subject to the approval of the Community Development Department, and Public Works Department for landscaping in the public right-of-way. Landscape plans for any Landscape Maintenance District shall be on separate plans.
24. The Final Landscape Plans shall confirm to the City's landscape regulation and the State Model Water Efficient Landscape Ordinance, as adopted by the City (LLMC, Ch. 13).
25. Landscape plans shall depict the utility laterals, concrete improvements, and tree locations. Any modifications to the landscape plans shall be reviewed and approved by the Public Works and Community Development Departments prior to issuance of permits.
26. Final landscape and irrigation plans shall be in substantial conformance with the approved preliminary landscape plan and the conditions of approval including areas of public right-of-way. Any and all fencing or walls shall be illustrated on the final landscape plan.
27. The Project Proponent shall maintain the property and landscaping in a clean and orderly manner and all dead and dying plants shall be replaced with similar or equivalent type and size of vegetation.
28. For a lifetime of this permit, the Project Proponent must allow a 14-foot vehicular path clearance at all times.
29. For a lifetime of this permit, the Project Proponent must replace all dead or missing plants and trees as to comply with the approved landscape plan.

BUILDING AND SAFETY DIVISION (909) 799-2836

30. Upon approval, the Project Proponent shall submit four (4) sets of professionally prepared plans to the Building and Safety Division's Plan Check process. Plans must comply with the adopted 2022 California Building and Fire Code. (two for Willdan, one for Fire, one Public Works)
31. Along with those sets, the Project Proponent shall also submit two sets of structural calculations and two sets of Title 24.
32. Obtain a demolition permit for any the residential structure to be demolished. If applicable, any underground structures must be broken in, back-filled and inspected before covering.
33. The Project Proponent shall comply with the LLMC, Chapter 17.24.310 and the California Green Building Standard Code, Section 5.106 to reduce light pollution. A photometric lighting plan will be required to show staff the exact locations of light poles, proposed orientation, and shielding of the fixtures to prevent glare onto adjacent properties. See Condition #83.
34. During construction of the site, the project shall comply with Section 9.20 (Prohibited Noises) which limit construction activities to the hours between 7:00 a.m. to 8:00 p.m. Monday through Friday, with no heavy construction occurring on weekends or national holidays. Additionally, all equipment is required to be properly equipped with standard noise muffling apparatus. Adhering to the City's noise ordinance would ensure impacts from construction noise would be less than significant.
35. The Project Proponent shall implement SCAQMD Rule 403 and standard construction practices during all operations capable of generating fugitive dust, which will include but not be limited to the use of best available control measures and reasonably available control measures such as:
 - a. Water active grading areas and staging areas at least twice daily as needed;
 - b. The Project Proponent shall ensure that all disturbed areas are treated to prevent erosion until the site is constructed upon.
 - c. The Project Proponent shall ensure that landscaped areas are installed as soon as possible to reduce the potential for wind erosion.
 - d. Suspend grading activities when wind gusts exceed 25 mph;
 - e. Sweep public paved roads if visible soil material is carried off-site;
 - f. Enforce on-site speed limits on unpaved surface to 15 mph; and
 - g. Discontinue construction activities during Stage 1 smog episodes.
36. The Project Proponent shall work with the City's franchised solid waste hauler to follow a debris management plan to divert the material from landfills by the use of separate recycling bins (e.g., wood, concrete, steel, aggregate, glass) during demolition and construction to minimize waste and promote recycle and reuse of the materials.

37. To reduce emissions, all equipment used in grading and construction must be tuned and maintained to the manufacturer's specification to maximize efficient burning of vehicle fuel.
38. The operator shall maintain and effectively utilize and schedule on-site equipment in order to minimize exhaust emissions from truck idling.
39. The Project Proponent shall ensure that existing power sources are utilized where feasible via temporary power poles to avoid on-site power generation during construction.
40. The Project Proponent shall ensure that construction personnel are informed of ride sharing and transit opportunities.

INFORMATION SYSTEMS (IT) DEPARTMENT (909) 799-2411

41. The Project Proponent shall provide infrastructure for the Loma Linda Connected Community Program, which includes providing a technologically enabled development that includes coaxial, cable and fiber optic lines to all outlets in each unit of the development. Plans for the location of the infrastructure shall be provided with the submittal, which includes providing a technologically enabled development that includes coaxial, cable, and fiber optic lines to all outlets in each unit of the development. Plans for the location of the infrastructure shall be provided with the precise grading plans and reviewed and approved by the City of Loma Linda prior to issuing grading permits.

FIRE DEPARTMENT (909) 799-2853

42. All construction shall meet the requirements of the 2022 California Building Code (CBC) and the California Fire Code (CFC)/International Fire Code (IFC) as adopted and amended by the City of Loma Linda and legally in effect at the time of issuance of building permit.
43. On-site civil engineering improvement plans shall be submitted to Fire Prevention for review and approval prior to construction.
44. Deferred submittals for a NFPA 13D sprinkler system. Pursuant to CFC Section 903, as amended in Loma Linda Municipal Code (LLMC) Sections 15.28.230-450, the building(s) shall be equipped with automatic fire sprinkler system(s). Pursuant to CFC Section 901.2, plans and specifications for the fire sprinkler system(s) shall be submitted to Fire Prevention for review and approval prior to installation. Fire flow test data for fire sprinkler calculations must be current within the last 6 months. Request flow test data from Loma Linda Fire Prevention.
45. Builder must submit the fire safety and prevention plan to AHJ for authorization prior to starting work.
46. NASFM Construction Fire Safety training for PM and site supervisors.
47. No lumber drops until fire underground is installed and tested, and fire department access points and road have been established.

48. CFC Chapter 33 shall be maintained at all times during construction/demolition.
49. Street names. Prior to recordation of street names, the proposed names will be submitted to Community Development Department the Fire Prevention Division for review and approval.
50. Street name signs must be installed in conjunction with road improvements and the sign must be in accordance with the City's standards.
51. Illuminated address for each structure per LLMC 15.28.190 section 505.1.
52. Comply with Section 503.2.4 Turning Radius. The required turning radius of a fire apparatus access road shall be determined by the fire code official.
53. Provide hydrants for fire flow requirements per CFC Annex B and BB.
54. All fire hydrants shall be installed and tested for review and approval by the Fire Department.
55. Fire lines and signage, as indicated on the approved FD access plan, shall be maintained at all times.
56. Structures under construction shall be provided with not less than one approved portable fire extinguisher in accordance with §906 of the CFC.
57. Combustible waste material shall be removed from buildings at the end of each shift of work.
58. Builder must have an all-weather driving surface, and the fire loop and hydrants must be in installed, inspected, and tested prior to any lumber drop.
59. Builder and employees must take the National Association State Fire Marshals construction fire safety training prior to the start of the project.
60. Project Proponent is required to obtain an approved Fire Department Access Plan before issuance of Building Permits.
61. For all notes, guidelines and FD apparatus specifications for plan submittal:
http://www.lomalindaca.gov/our_city/departments/fire/fire_prevention/fire_plan_check_application

PUBLIC WORKS DEPARTMENT (909) 799-4407

62. Prior to issuance of a grading permit, the Project Proponent must submit improvement plans on 24" x 36" sheets having the City's standard signature blocks. All plans must be drawn in ink and must be signed by a California State Registered Civil Engineer at the time of first submittal. Project Proponent must submit improvement plans for the entire project as one package and must include all project improvements shown on the approved project exhibits and those to be designed per these Conditions. Piecemeal submittal of plans is not acceptable. Plans and studies must be signed by a California State Registered Civil Engineer at the time of first submittal. This package must include all supporting studies.

63. The precise grading plan with hydrology study, hydraulic calculations, and soils report for the project shall be approved by the City of Loma Linda Public Works Department prior to issuance of any building permits.
64. Public improvement plans shall be submitted to Public Works for review and approval.
65. A Final Map, with conditions, is required in compliance with the Loma Linda Municipal Code and the Subdivision Map Act, to be submitted to the Public Works Department (Engineering) for review. Submit two copies of the maps with fee payment.
66. The Project Proponent shall record the approved Final Map within two years of approval with the San Bernardino County Recorder pursuant to the provisions of the State Subdivision Map Act prior to issuance of any permits.
67. The Project Proponent shall install or bond for all off-site improvements prior to recording the Final Map.
68. The Project Proponent shall dedicate the ultimate right-of-way street width to the City by Final Map.
69. Easements of record not shown on the Final Map shall be relinquished or relocated. Lots affected by proposed easements or easement of records, which cannot be relinquished or relocated, shall be redesigned.
70. The Project Proponent must install and maintain the street trees, parkway landscaping, open space paseo, and irrigation system within the development. Once installed, the property owner, must maintain these improvements in perpetuity.
71. Prior to the issuance of Certificate of Occupancy of the first building completed, Project Proponent must have completed installation of Right-of-Way landscape improvements as shown on the City Approved Landscape Plans.
72. The Project Proponent shall comply with all of the Public Works Department requirements for recycling prior to issuance of a Certificate of Occupancy.
73. The Project Proponent shall submit final grade certifications, by the grading engineer, to the Public Works Department prior to issuance of any Certificate of Occupancy.
74. Any damage to existing improvements as a result of this project shall be repaired by the Project Proponent to the satisfaction of the City Engineer.
75. NPDES requirements apply, including SWPPP and WQMP.
76. Prior to issuance of grading permits, the Project Proponent shall submit to the City Engineer a Notice of Intent (NOI) to comply with obtaining coverage under the National Pollutant Discharge Elimination System (NPDES) General Construction Storm Water Permit from the State Water Resources Control Board. Evidence that this has been obtained (i.e., a copy of the Waste Dischargers Identification Number) shall be submitted to the City Engineer for coverage under the NPDES General Construction Permit.

77. All lots shall drain to streets or other approved device. All additional drainage due to development shall be mitigated on-site, no cross lot drainage will be allowed unless suitable easements are provided. A Water Quality Management Plan is required to address on-site drainage construction and operation.
78. All necessary precautions and preventive measures shall be in place in order to prevent material from being washed away by surface waters or blown by wind. These controls shall include at a minimum: regular wetting of surface or other similar wind control method, installation of straw or fiber mats to prevent rain related erosion. Detention basin(s) or other appropriately sized barrier to surface flow must be installed at the discharge point(s) of drainage from the site. Any water collected from these controls shall be appropriately disposed of at a disposal site. These measures shall be added as general notes on the site plan and a statement added that the operator is responsible for ensuring that these measures continue to be effective during the duration of the project construction.
79. The project shall comply with the Low Impact Development (LID) Principles and LID Best Management Practices (BMPs) for Southern California.
80. The Project Proponent shall require that all construction equipment is properly maintained with operating mufflers and air intake silencers and prioritizes the location of equipment staging and storage as far as practical from the existing residential unit south of the site, respectively.
81. The Project Proponent shall comply with City adopted policies and ordinance regarding the reduction of construction and demolition (C&D) materials, including a required solid waste management plan. Coordinate with Public Works.
82. The Project Proponent must complete, if applicable, and submit the following to Public Works:
 - a. Anything greater than 5:1 slope will require fencing.
 - b. Water, sewer, storm drain improvements will be required.
 - c. A minimum 2 street trees will be required per home.
 - d. LMD and Street Light Maintenance District annexation.
83. Prior to issuance of grading permits, the Project Proponent shall submit a photometric plan and final lighting plan to City staff showing the exact locations of light poles and the proposed orientation and shielding of all light fixtures to prevent glare onto existing and potential future development surrounding the Project Site.
84. LED Street light locations shall be approved by the City of Loma Linda. Streetlights shall be installed and energized prior to release for occupancy for any houses.
85. "Record Revisions" or "As-Builts" shall be made to all plans to reflect the changes to the improvements as constructed.
86. The subdivision shall be provided with a covenant establishing an architectural review committee to maintain the architectural integrity of the buildings.

87. Landscape and Irrigation Plan shall be submitted to the Community Development and Public Works Department for review and approval during the Plan Check process.
88. The Project Proponent shall design public improvements including sidewalk, drive approaches and handicap ramps in accordance with all requirements of the State of California Accessibility Standards, Title 24 California Administrative Code.
89. Public utility easements shall be dedicated to cover all utilities either by map or separate document.
90. City of Loma Linda shall be the water and sewer purveyor.
91. The Project Proponent must provide utilities and design improvements such that all existing and proposed utilities are underground and meeting city specifications, including location, distance and separation requirements, and away from driveways and trees.
92. The Project Proponent shall pay for the relocation of any power poles or other existing public utilities as necessary.
93. All fire hydrants and their distribution mains shall be made part of the Public System.
94. Water mains, fire hydrants, services and meters shall be sized and installed to City of Loma Linda standards and as shown on the approved utility plans for the development. These utilities shall be public and constructed within public right-of-way or public utility easements. Submit plans for review and approval.
95. Improvement plans shall include all connections and locations to the City mains for on-site irrigation, including all meter and backflow prevention devices. A non-potable irrigation system shall be installed for all separate right-of-way landscaping.
96. The Project Proponent shall provide a storm drain system prior to issuance of Certificate of Occupancy.
97. No commencement of public street work shall be permitted, except rough grading, until dedication for that street has been recorded. The Project Proponent shall obtain a permit prior to any construction within the City's right-of-way.
98. Any abandoned wells on the property or similar structures shall be destroyed in a manner approved by the Public Works Department in accordance with the State of California Department of Health Services or other appropriate oversight agency.
99. All underground structures, except those desired to be retained, shall be broken in, backfilled, and inspected before covering.
100. Should future/subsequent project construction require soil excavation or filling in certain areas, soil sampling may be required. If soil is contaminated, it must be properly disposed. Land Disposal Restrictions (LDRs) may be applicable to such soils. Soil sampling shall also be conducted on any imported soil.

101. The Project Proponent shall comply with the prevailing City standards and requirements at the time of construction.
102. Construct street improvements (including, but not limited to curb and gutter, asphalt concrete pavement, aggregate base, sidewalk, one drive approach per lot, and street lights) on all interior streets.
103. Provide adequate corner sight distance per Caltrans standards at intersection and submit verification of same to the Public Works Department as required in conjunction with plan checking of the street improvement plans.
104. All street names should be coordinated with the Street Naming Committee, including the Historical Commission.
105. Install street name signs and traffic control signs with locations and types approved by the Public Works Department.
106. Developer shall install improvements (including off-site) to transition traffic and drainage flows from proposed to existing.
107. Stripe and sign for bike lanes for roadway designated by the City for bike lanes.
108. Comply with state law regarding waste management and the City's Refuse Collection, Recycling and Disposal Ordinance.
109. The project shall form and join the Landscape Maintenance District (LMD). The developer develops scope of service and submits to Public Works for approval. The formation of an LMD involves the annexation of the subdivision territories benefiting from the LMD improvements.
110. All areas to be landscaped in front of project boundary walls, within traffic medians, along project street frontages and on major slopes annexed to the City's Landscape Maintenance District in accordance with City policy.
111. Pay appropriate fees for plan check, inspection, GIS map plan update, and microfilming and storage of maps and plans, and other required fees.
112. Submit the City form for the agreement for construction of improvements with the City of Loma Linda.
113. All studies required within these conditions require a deposit to cover the cost of the review of the studies. Additional deposits may be required or a refund issued when the costs do not match the deposits.
114. Prior to requesting a final inspection for release of securities, the Project Proponent must submit record drawings, certifications, final soils report, and a digital file of record drawings to the Department.
115. Prior to occupancy, the Project Proponent must complete all improvements per the accepted plans and approved conditions, and obtain acceptance for the improvements from the City.
116. Prior to the issuance of a certificate of occupancy the Project Proponent must purchase and install all domestic water meters for the entire

project. Meter installations require inspection and approval by the Water Division (Public Works Department).

117. The Project Proponent must install root barriers, adjacent to back side of sidewalk, when planting on-site tree(s) within 10 feet from the public rights-of-way and public sidewalk.

END OF CONDITIONS

Applicant Statement

I have read and accept responsibility for the Conditions of Approval. I agree to abide by and conform to the Conditions of Approval and the provisions of the Loma Linda Municipal Code pertaining to the project.

Printed Name of Project Proponent

Signature of Project Proponent

Date

Attachment F



City of Loma Linda Fire Department

Community Risk Reduction Division

I am writing to update the Planning Commission of the ongoing review conducted by the Fire Department for Tentative Tract Map No. P22-264 Precise Plan of Design No. P22-266 9-Lot Residential Subdivision. After an initial review, it appears that the proposed project is unlikely to require significant design changes to meet fire safety requirements. To expedite the process and alleviate burden on the applicant, I am allowing the project to move forward with entitlement without the Fire Department Access Plan approval. Staff has added a condition that the approval of the Fire Department Access Plan will be required before issuance of building permits. This ensures that the final plans undergo a thorough review to guarantee compliance with all relevant fire safety regulations.

Respectfully,

A handwritten signature in blue ink, appearing to read 'Tom Ingalls', is written over the word 'Respectfully,'.

Tom Ingalls

Fire Marshal

909-799-2853

tingalls@lomalinda-ca.gov



TECHNICAL MEMORANDUM

TO: Nicole Campbell | CITY OF LOMA LINDA

FROM: Giancarlo Ganddini | GANDDINI GROUP, INC.

DATE: November 15, 2023

SUBJECT: 25450 Park Avenue Subdivision Traffic Impact Analysis
Project No. 19678

The purpose of this study is to evaluate the potential for transportation impacts resulting from the development of the proposed project in the context of the City of Loma Linda's discretionary authority for conformance with locally established Level of Service (LOS) standards as specified by Measure V.

This analysis was prepared in consultation with the City of Loma Linda staff following the procedures and methodologies for assessing transportation impacts established by the City of Loma Linda. To assess the project's conformance with Measure V requirements, this study evaluates the project's effect on LOS and, if necessary, identifies recommended improvements or corrective measures to alleviate operational deficiencies substantially caused or worsened by the proposed project.

PROJECT DESCRIPTION

The 2.8-acre project site is located at 25450 Park Avenue (APN: 0283-162-20) in the City of Loma Linda, California. The project site is currently developed with a single-family residence. Figure 1 shows the regional vicinity. Figure 2 shows the project location & study area map.

The project involves the proposed subdivision of the existing lot into nine (9) individual lots and one lettered lot. The nine (9) lots will range from 8,509 – 10,992 square feet. Each of the nine (9) lots is proposed to have one single-family dwelling and one accessory dwelling unit. The single-family dwellings range from 2,886 – 3,237 square feet and the detached accessory dwelling units (ADUs) range from 738 – 955 square feet. The site is proposed to be accessed by a cul-de-sac off of Park Avenue. The proposed site plan is shown on Figure 3.

STUDY AREA AND ANALYSIS SCENARIOS

While Measure V requirements do not establish thresholds for determining study intersections, most jurisdictions within the County of San Bernardino generally analyze the intersection of classified roadways (i.e., intersections of collector-to-collector or higher roadway classifications per the City's General Plan) to which a project is expected to contribute 50 or more trips during the AM or PM peak hours. Although the proposed project is forecast to generate fewer than 50 peak hour trips, and thus would not meet the criteria commonly used for identifying study intersections, the following five (5) study intersections were identified in consultation with City staff to provide a conservative assessment of potential circulation impacts in the immediate vicinity of the project site (see Figure 2):

1. Poplar Street (NS) at Park Avenue (EW)¹
2. Coloma Street (NS) at Redlands Boulevard (EW)
3. Coloma Street (NS) at Park Avenue (EW)
4. Curtis Street (NS) at Park Avenue (EW)
5. Project Access (NS) at Park Avenue (EW)

This study includes an evaluation of Existing and Existing Plus Project conditions for weekday AM and PM peak hour conditions.

¹ (NS) = north-south roadway; (EW) – east-west roadway

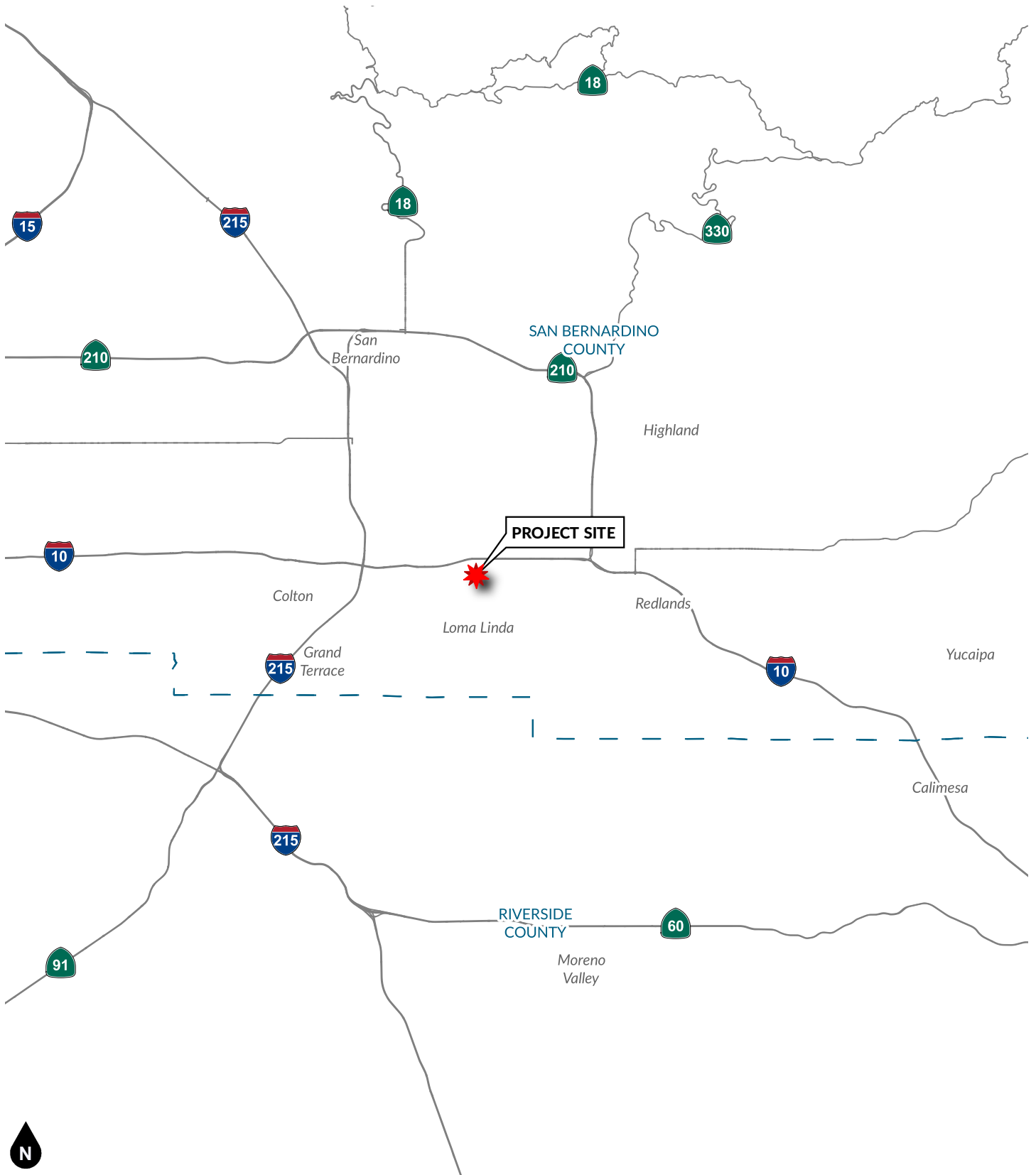


Figure 1
Regional Vicinity



Legend

- # Study Intersection
- # Project Driveway

Figure 2
Project Location & Study Area Map

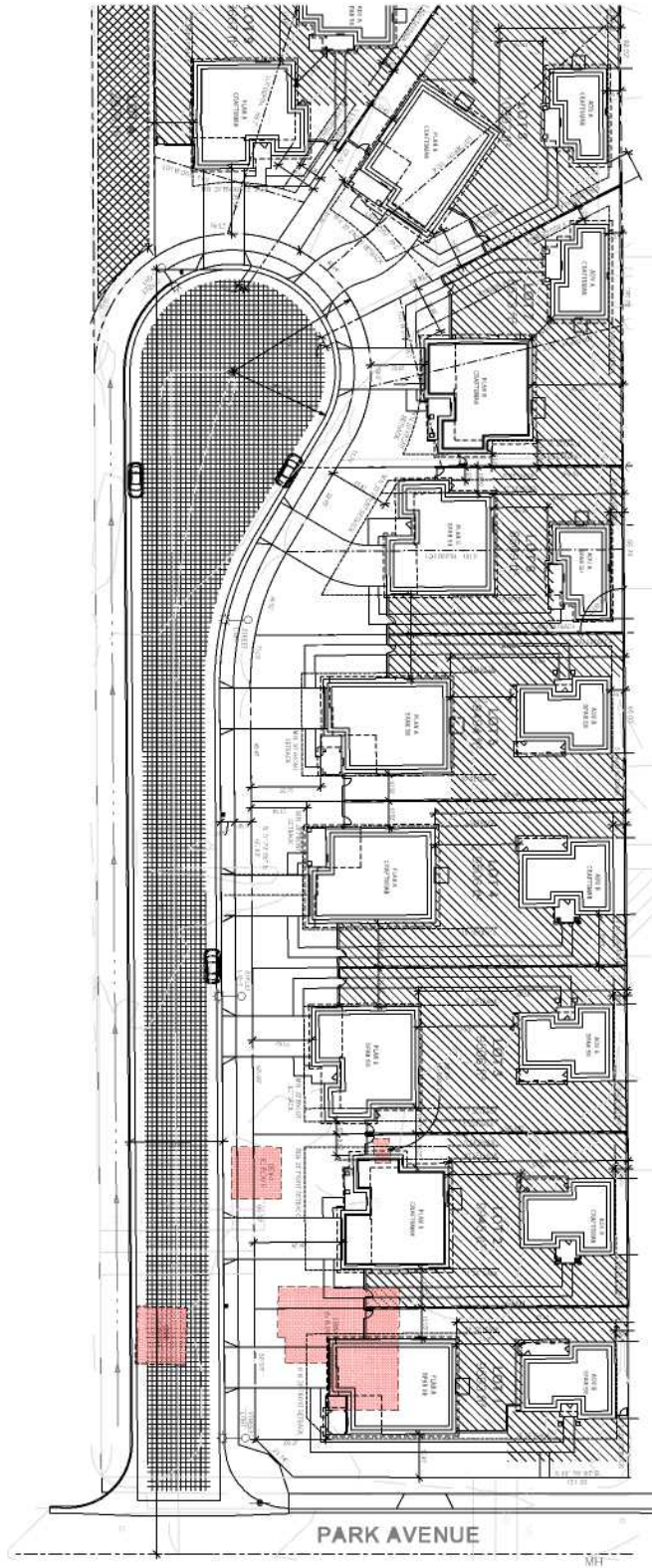


Figure 3
Proposed Site Plan

25450 Park Avenue Subdivision
Traffic Impact Analysis
19678



PROJECT TRIP GENERATION & DISTRIBUTION

Table 1 shows the project trip generation based upon rates obtained from the Institute of Transportation Engineers (ITE) *Trip Generation Manual* (11th Edition, 2021) for Land Use Code 210 (single-family detached housing) and Land Use Code 220 (multifamily housing, low-rise, not close to transit). The current ITE *Trip Generation Manual* does not specify whether ADUs are included in the single-family detached housing category, nor does it provide separate trip generation rates. Trip generation for single-family housing units with ADUs is expected to be greater than for those without ADUs. Considering the smaller size of an ADU and association with another dwelling, Land Use Code 220 (multifamily housing, low-rise, not close to transit) is expected to provide an adequate approximation of the additional trip generation associated with the proposed ADUs.

As shown in Table 1, the proposed project is forecast to result in a net increase of approximately 137 net new daily trips compared to the existing single-family residential unit, including 10 net new trips during the AM peak hour and 12 net new trips during the PM peak hour.

Figure 4 illustrates the forecast directional distribution patterns for the project-generated trips developed from engineering judgement based on review of surrounding land uses and the local and regional roadway facilities in the project vicinity.

Based on the identified project trip generation and distribution patterns, project-generated AM and PM peak hour intersection turning movement volumes are shown on Figure 5.

**Table 1
Project Trip Generation**

Trip Generation Rates									
Land Use	Source ¹	Land Use Variable ²	AM Peak Hour			PM Peak Hour			Daily Rate
			% In	% Out	Rate	% In	% Out	Rate	
Single-Family Detached Housing	ITE 210	DU	26%	74%	0.70	63%	37%	0.94	9.43
Accessory Dwelling Units ³	ITE 220	DU	24%	76%	0.40	63%	37%	0.51	6.74

Trips Generated									
Land Use	Source	Quantity	AM Peak Hour			PM Peak Hour			Daily
			In	Out	Total	In	Out	Total	
Existing Uses To Be Demolished									
Single-Family Detached Housing	ITE 210	-1 DU	0	-1	-1	-1	0	-1	-9
Proposed Uses									
Single-Family Detached Housing	ITE 210	9 DU	2	5	7	5	3	8	85
Accessory Dwelling Units	ITE 220	9 DU	1	3	4	3	2	5	61
Subtotal - Proposed			3	8	11	8	5	13	146
NET TRIPS GENERATED			+3	+7	+10	+7	+5	+12	+137

Notes:

1. ITE = Institute of Transportation Engineers *Trip Generation Manual* (11th Edition, 2021); ### = Land Use Code.
All rates based on General Urban/Suburban setting unless otherwise noted.
2. DU = Dwelling Units
3. In the absence of ITE rates for accessory dwelling units (ADUs), Land Use Code 220 (multifamily housing, low-rise, not close to transit) is expected to provide an adequate approximation of the additional trip generation associated with the proposed ADUs.

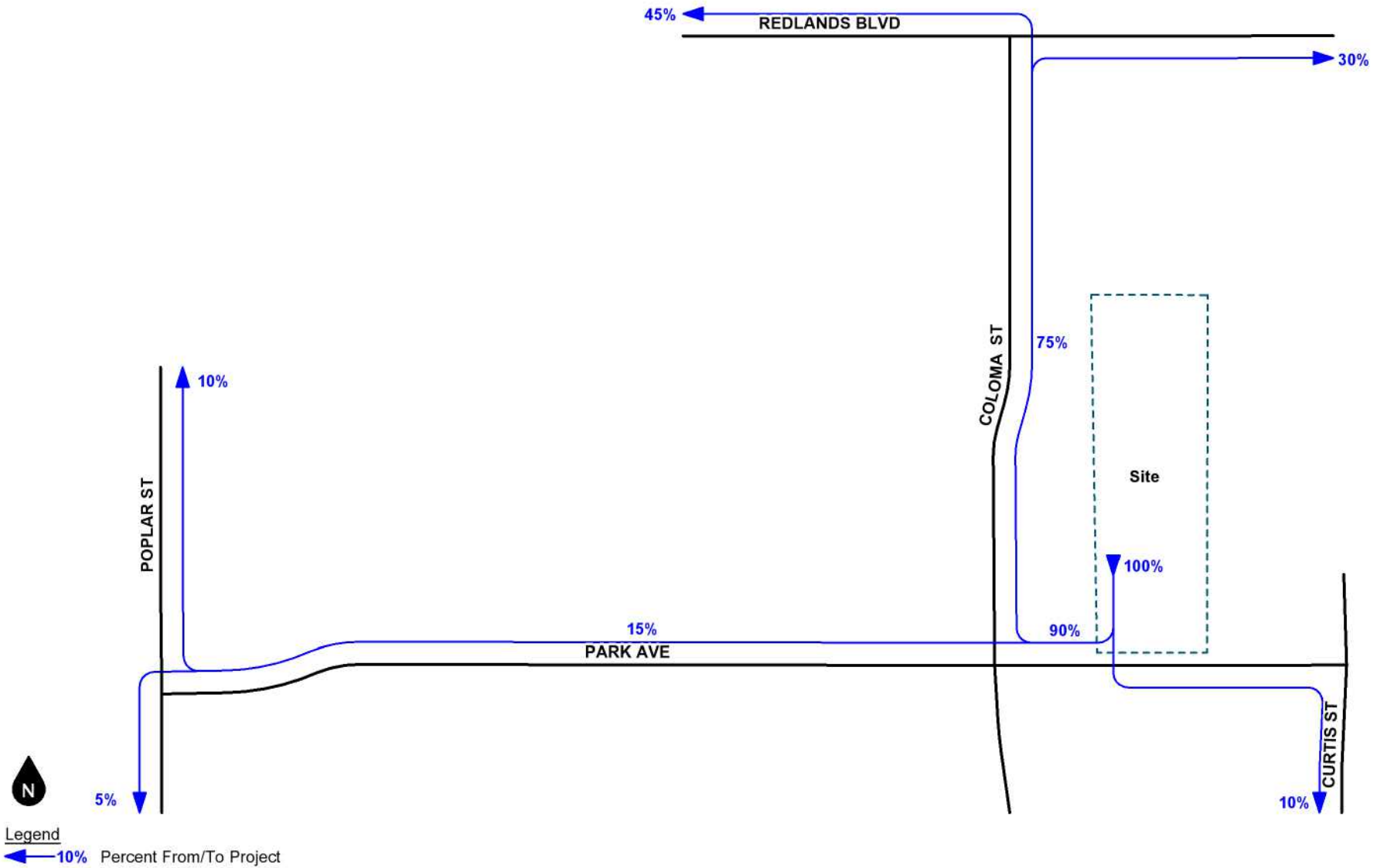
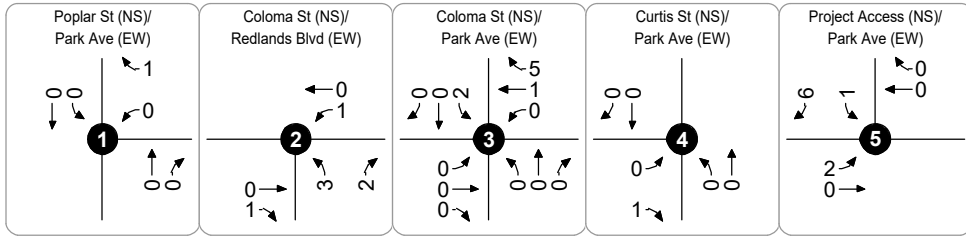


Figure 4
Project Trip Distribution

AM PEAK HOUR



PM PEAK HOUR

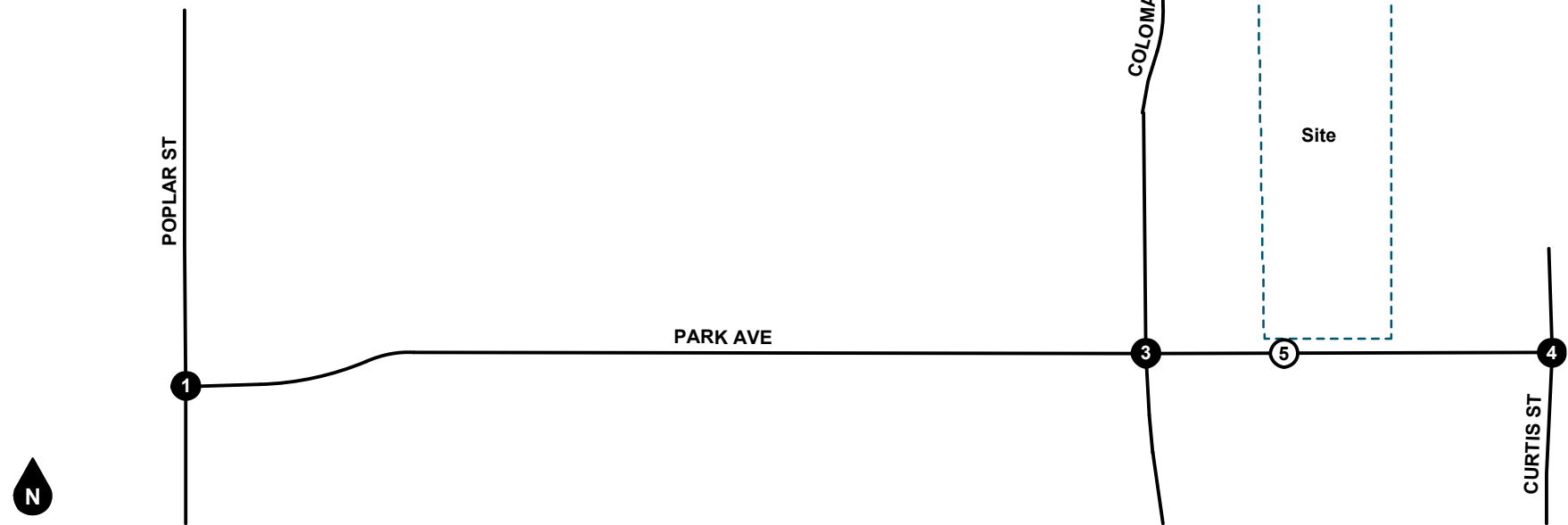


Figure 5
Project-Generated Peak Hour
Intersection Turning Movement Volumes

ANALYTICAL METHODOLOGY

Level of Service Methodology

In accordance with the County of San Bernardino *Transportation Impact Study Guidelines* (July 2019), as historically utilized by the City of Loma Linda, intersection Level of Service is analyzed using the current edition of the *Highway Capacity Manual* intersection delay methodology (Transportation Research Board, 7th Edition). The methodology considers the traffic volume and distribution of movements, traffic composition, geometric characteristics, and signalization details to calculate the average control delay per vehicle and corresponding LOS. At intersections with cross street stop control (i.e., one- or two-way stop control), LOS is determined by the average control delay for the worst minor street approach or major street left-turn movement. Intersection LOS is based on the following thresholds per the HCM:

Level of Service	Delay Methodology	
	Signalized Intersection	Unsignalized Intersection
	Seconds per Vehicle	Seconds per Vehicle
A	≤ 10.0	≤ 10.0
B	> 10.0 to ≤ 20.0	> 10.0 to ≤ 15.0
C	> 20.0 to ≤ 35.0	> 15.0 to ≤ 25.0
D	> 35.0 to ≤ 55.0	> 25.0 to ≤ 35.0
E	> 55.0 to ≤ 80.0	> 35.0 to ≤ 50.0
F	> 80.0	> 50.0

Source: Transportation Research Board *Highway Capacity Manual* (7th Edition).

LOS is used to qualitatively describe the performance of a roadway facility, ranging from LOS A (free-flow conditions) to LOS F (extreme congestion and system failure). Intersection analysis was performed using the Vistro software with parameters specified in the County guidelines.

Performance Standards

The City of Loma Linda General Plan Policy 6.10.1.a and Measure V establish that long-term traffic LOS should be maintained at LOS C or better, except where the current level of service is lower than LOS C.

At locations where existing level of service is below LOS C, the project shall be required to provide improvements that maintain LOS that are no worse than those existing at the time the application for development is filed. In any location where the existing level of service is LOS F, the project shall be required to provide improvements that maintain a volume-to-capacity ratio that is no worse than that existing at the time the application for development is filed.

EXISTING CONDITIONS

Figure 6 shows the lane geometry and intersection traffic controls for existing conditions. Regional access to the project site is provided by Interstate 10 approximately 0.4 miles to the north of the project site with interchanges at Anderson Street to the west and Mountain View Avenue to the east. Local north-south circulation is provided by Poplar Street, Coloma Street, and Curtis Street; local east-west circulation is provided by Redlands Boulevard and Park Avenue.

Poplar Street is a two-lane undivided roadway classified as collector street in the City of Loma Linda General Plan Transportation and Circulation Element. Poplar Street primarily serves residential uses in the study area with an unposted speed limit of 25 miles per hour. There are no bicycle lanes on Poplar Street in the study area. Sidewalks are generally provided along the east side of the roadway and intermittent along the west side of the roadway. On-street parking is generally permitted.

Coloma Street, Curtis Street, and Park Avenue are all two-lane undivided roadways classified as local streets in the City of Loma Linda General Plan Transportation and Circulation Element. These streets primarily serve residential uses in the study area with an unposted speed limit of 25 miles per hour. There are no bicycle lanes on these streets in the study area. Sidewalks are generally provided along both sides of the roadways, including along the project frontage on Park Avenue. On-street parking is generally permitted.

Redlands Boulevard is a four-lane divided (painted two-way left-turn lane median) roadway classified as secondary arterial in the City of Loma Linda General Plan Transportation and Circulation Element. Redlands Boulevard has a posted speed limit of 45 miles per hour within the study area. There are no bicycle lanes on Redlands Boulevard in the study area. Sidewalks are generally provided along both sides of the roadway. On-street parking is generally permitted.

Figure 7 shows the existing AM and PM peak hour intersection turning movement volumes. Existing peak hour intersection turning movement volumes are based upon AM peak period and PM peak period intersection turning movement counts obtained in October 2023 during typical weekday conditions. The weekday AM peak period was counted between 7:00 AM and 9:00 AM and the weekday PM peak period was counted between 4:00 PM and 6:00 PM; these periods capture the peak times for commuter traffic when the roadway system is typically experiencing peak demand. The actual peak hour within each two-hour count period is determined based on the sum of the four consecutive 15-minute periods with the highest total volume entering the intersection. Thus, the weekday PM peak hour at one intersection may be 4:45 PM to 5:45 PM and may vary at other intersections depending on the four consecutive 15-minute periods that have the highest total volume. Intersection turning movement count worksheets are provided in Appendix A.

Table 2 shows the study intersection LOS for Existing conditions. As shown in Table 2, the study intersections currently operate within acceptable LOS (C or better) for Existing conditions during the peak hours. LOS calculation worksheets are provided in Appendix B.

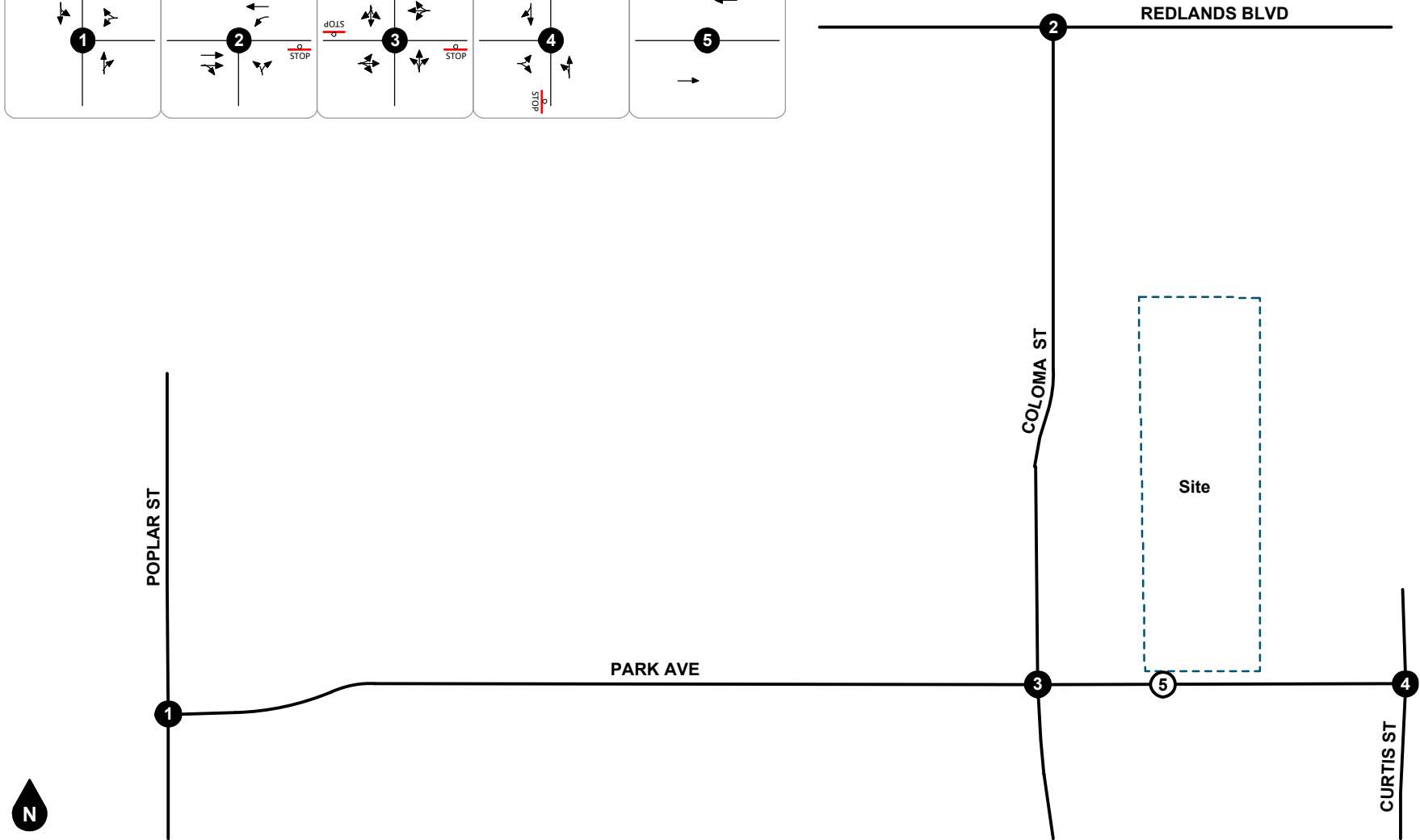
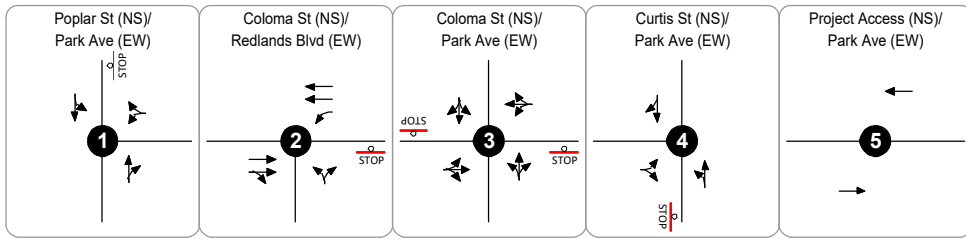
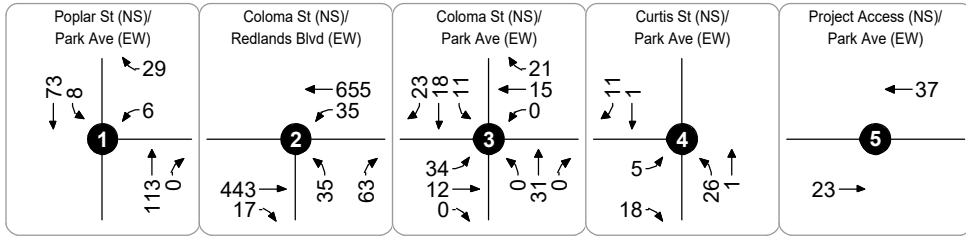


Figure 6
Existing Study Intersection Traffic Controls & Lane Geometry

AM PEAK HOUR



PM PEAK HOUR

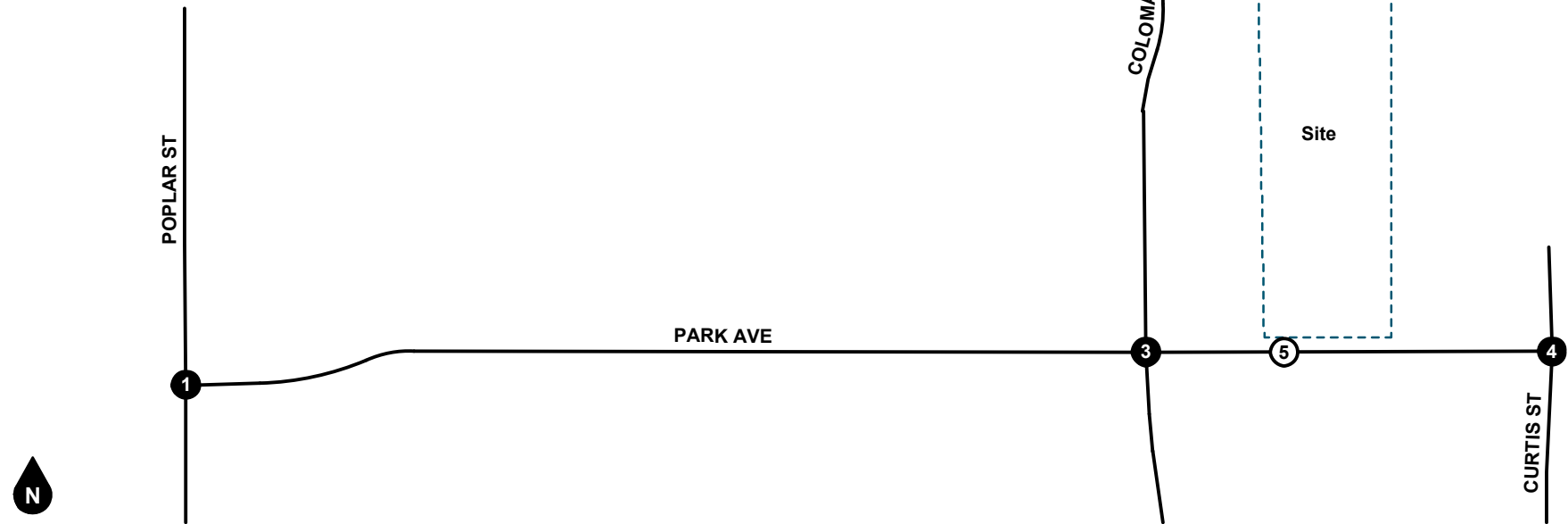
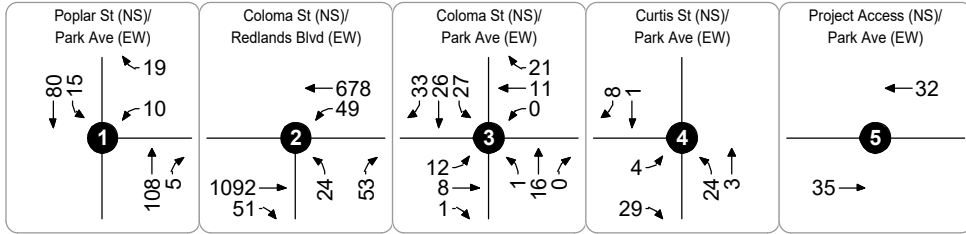


Figure 7
Existing Peak Hour
Intersection Turning Movement Volumes

**Table 2
Existing Intersection LOS**

Study Intersection	Traffic Control ¹	AM Peak Hour		PM Peak Hour	
		Delay ²	LOS ³	Delay ²	LOS ³
1. Poplar St at Park Ave	CSS	9.2	A	9.4	A
2. Coloma St at Redlands Ave	CSS	13.8	B	21.2	C
3. Coloma St at Park Ave	CSS	10.1	B	9.6	A
4. Curtis St at Park Ave	CSS	8.6	A	8.6	A

Notes:

(1) CSS = Cross Street Stop

(2) Delay is shown in seconds/vehicle. For intersections with traffic signal or all way stop control, overall average intersection delay and LOS are shown. For intersections with cross street stop control, LOS is based on average delay of the worst minor street approach or major street left turn movement.

(3) LOS = Level of Service

EXISTING PLUS PROJECT CONDITIONS

The Existing Plus Project volume forecast was developed by adding project-generated trips to the Existing volumes. Existing Plus Project peak hour intersection turning movement volumes are shown on Figure 8.

Table 3 shows the impact assessment for Existing Plus Project conditions. As shown in Table 3, the study intersections are forecast to continue operating within acceptable LOS (C or better) for Existing Plus Project conditions during the peak hours. **Therefore, no off-site improvements are necessary for compliance with Measure V requirements.**

PROJECT DESIGN FEATURES

This analysis assumes the following improvements will be constructed by the project to provide site access:

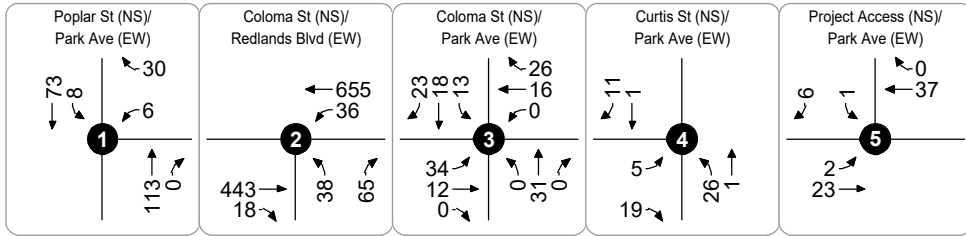
[#5] Project Driveway (NS) at Park Avenue (EW)

- Southbound: Install stop control and provide one shared left/right turn lane.
- Eastbound: Maintain existing through lane to provide shared left turn/through movements.
- Westbound: Maintain existing through lane to provide shared right turn/through movements.

This analysis also assumes the project shall comply with the following conditions as part of the City of Loma Linda standard development review process to ensure adequate geometric design and emergency access:

- All on-site and off-site roadway design, signing/striping, and traffic control improvements relating to the proposed project shall be submitted to the City for review and constructed following applicable State/Federal engineering standards to the satisfaction of the City of Loma Linda.
- The final grading, landscaping, and street improvement plans shall demonstrate that applicable sight distance requirements are met.
- The project shall comply with the City of Loma Linda municipal parking requirements which will be reviewed as a part of the standard development review process.
- Final project plans shall demonstrate adequate emergency vehicle access and circulation to the satisfaction of the City of Loma Linda Public Works and Fire Departments.
- A construction worksite traffic control plan shall comply with applicable engineering standards outlined in the *California Manual of Uniform Traffic Control Devices* and shall be submitted to the City for review and approval before the issuance of a grading permit or start of construction. The plan shall identify any roadway, sidewalk, bike route, or bus stop closures and detours as well as haul routes and hours of operation. All construction-related trips shall be restricted to off-peak hours to the extent possible.

AM PEAK HOUR



PM PEAK HOUR

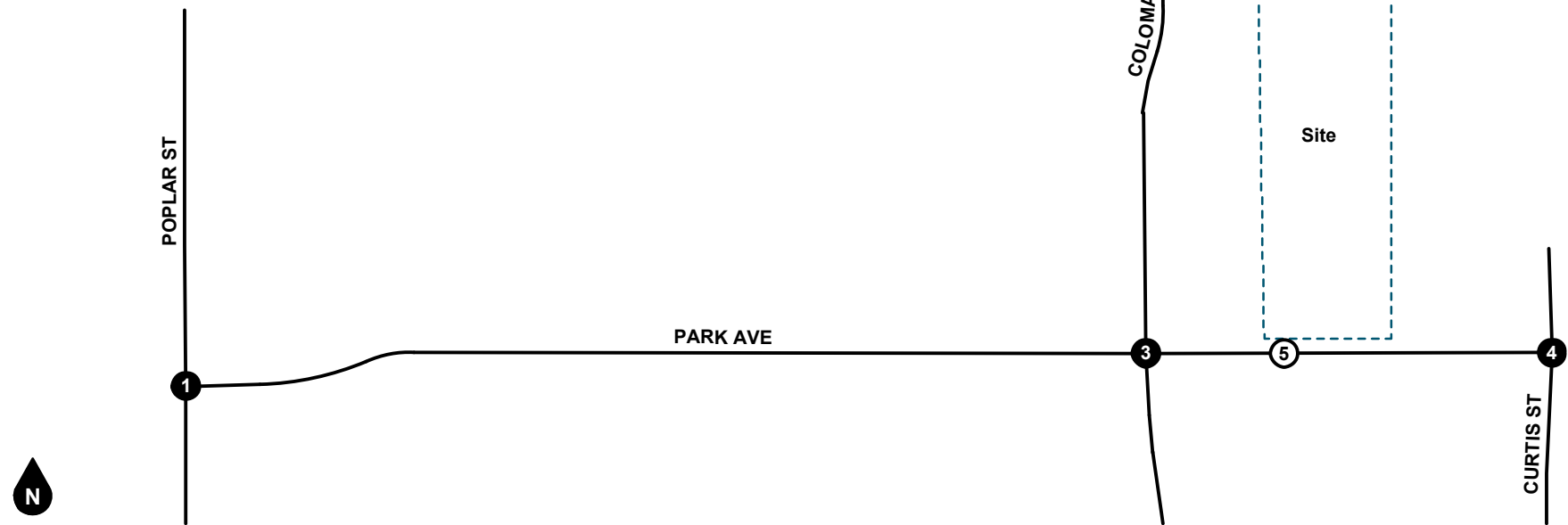
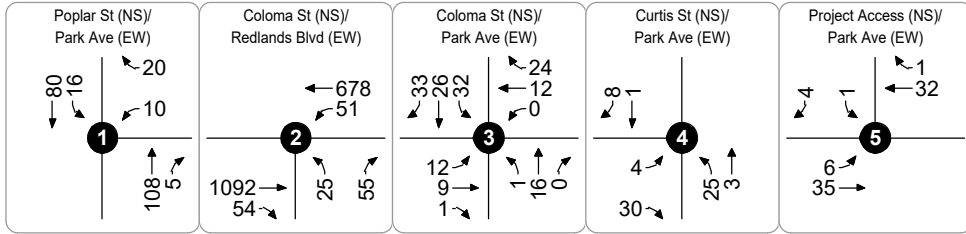


Figure 8
Existing Plus Project Peak Hour
Intersection Turning Movement Volumes

Table 3
Impact Assessment for Existing Plus Project Conditions

Study Intersection	Traffic Control ¹	AM Peak Hour						PM Peak Hour					
		Existing		Existing Plus Project		Project-Related Delay Δ	Improvements Required?	Existing		Existing Plus Project		Project-Related Delay Δ	Improvements Required?
		Delay ²	LOS ³	Delay	LOS			Delay	LOS	Delay	LOS		
1. Poplar St at Park Ave	CSS	9.2	A	9.2	A	+0.0	No	9.4	A	9.4	A	+0.0	No
2. Coloma St at Redlands Ave	CSS	13.8	B	14.0	B	+0.2	No	21.2	C	21.6	C	+0.4	No
3. Coloma St at Park Ave	CSS	10.1	B	10.1	B	0.0	No	9.6	A	9.6	A	+0.0	No
4. Curtis St at Park Ave	CSS	8.6	A	8.6	A	-0.0	No	8.6	A	8.6	A	-0.0	No
5. Project Access at Park Ave	CSS	n/a	n/a	8.6	A	n/a	No	n/a	n/a	8.6	A	n/a	No

Notes:

(1) CSS = Cross Street Stop

(2) Delay is shown as seconds/vehicle.

(3) LOS = Level of Service

CONCLUSIONS

The proposed project is forecast to result in a net increase of approximately 137 net new daily trips compared to the existing single-family residential unit, including 10 net new trips during the AM peak hour and 12 net new trips during the PM peak hour.

The study intersections currently operate within acceptable LOS (C or better) for Existing conditions during the peak hours.

The study intersections are forecast to continue operating within acceptable LOS (C or better) for Existing Plus Project conditions during the peak hours. Therefore, no off-site improvements are necessary for compliance with Measure V requirements.

It has been a pleasure to assist you with this project. Should you have any questions or comments regarding this analysis, please contact me at (714) 795-3100 ext. 101.

Prepared under the supervision of:
Giancarlo Ganddini, PE, PTP



Re: Housing Project Park Ave.

Nicole Campbell <NCampbell@lomalinda-ca.gov>

Wed 4/3/2024 10:24 AM

To: SL Montenero <slmontenero@gmail.com>

Cc: Lorena Matarrita <LMatarrita@lomalinda-ca.gov>

Good morning Susan,

Thank you for reaching out regarding the proposed residential subdivision on Park Avenue. A traffic study was conducted to analyze five nearby intersections and assess whether any offsite improvements were needed to address traffic concerns. The study concluded that the increased traffic from the project would not result in significant delays at the studied intersections. Therefore, it was determined that additional offsite improvements, such as the addition of lanes or stop signs, are unnecessary and not justified. In regard to parking, the proposed project meets City requirements.

Your concerns will be included in the staff report that is presented to Council and the public.

Feel free to reach out with additional questions or concerns.

Thank you,

Nicole Campbell

Associate Planner | Community Development Department

City of Loma Linda | 25541 Barton Rd., Loma Linda, CA 92354

☎ (909) 799-2827 | ✉ ncampbell@lomalinda-ca.gov

[City Hall Hours are Monday - Thursday 7:00AM-5:30PM](#)

Help shape Loma Linda's Environmental Justice Plan! Share your insight by taking the survey below:

English: <https://protect-us.mimecast.com/s/UI-fCG624WTjOzOCKtrbH?domain=surveymonkey.com>

Spanish: <https://protect-us.mimecast.com/s/yU6fCJ625WT0AjASGDqSO?domain=surveymonkey.com>

From: SL Montenero <slmontenero@gmail.com>

Sent: Sunday, March 31, 2024 11:27 AM

To: Nicole Campbell <NCampbell@lomalinda-ca.gov>

Subject: Fwd: Housing Project Park Ave.

Forwarding message to Project Planner.

Re: Tentative Tract

----- Forwarded message -----

From: **SL Montenero** <slmontenero@gmail.com>

Date: Sun, Mar 10, 2024 at 8:15 PM

Subject: Housing Project Park Ave.

To: <bjindal@lomalinda-ca.gov>

Cc: Davidsol Cometa <davidsol.cometa@gmail.com>

To: Councilmember Jindal

From: Susan L. Montenero

25431 Park Ave.
Loma Linda, CA 92354

Re: Housing project on Park Ave.

Hello Councilmember Jindal,

I wanted to say thank you for taking time and talking to me last Sunday regarding my concerns. Please consider the issues this project will cause.

These are a list of concerns myself and other residents have:

1. The increased traffic on Coloma St. and Park Ave.
2. The project does not provide enough parking for its residents. This will cause more street parking. With increased traffic this is a safety issue.
3. The Coloma St. to Curtis is about 250 yards. It should have two entries and exits instead of being a culdesac. There will be 40 or more cars coming and going from only one entry or exit if it is a culdesac. As families grow new drivers will add to that number.

Thank you for your help. May God bless you with your endeavours.

Respectfully,

Susan Montenero

PETITION

We respectfully ask the City of Loma Linda add the following to the below mentioned plan:

1. Add a second entry and exit point for the development.
2. Add 2 more parking spaces for each unit.

TO

REGARDING PROJECT DESCRIPTION

City of Loma Linda

Tentative Tract Map No. P22-264 and Precise Plan of Design No. P22-226

NO	SIGNATURE	NAME PRINT	ADDRESS	COMMENT
1		Susan Montenero	25431 Park Ave Loma Linda, CA 92354	Registered voter
2		Ricardo Giron	25311 PARK AVE LOMA LINDA CA 92354	Registered
3		Emalena Peters	10740 Coloma St Loma Linda CA 92354	
4		David Kovitz	10730 Coloma St	
5		Robert Wiersch	1605 RICHARDSON, AVE. San Bernardino CA. 92408	
6		Emmah Dharmam	10686 Curtis St. LL	
7		Jordan Castro	25506 Lomas Verdes St.	
8		Lupe Abarca	10780 Shelden Dr. Loma Linda CA 92354	
9		ROBERT ABARCA	10780 SHELDEN DR LOMA LINDA, CA 92354	
10		BERNADETTE ABARCA	10780 SHELDEN DR LOMA LINDA 92354	
11		Juan Fenoy	10770 Shelden Loma Linda	
12		Yvette Lorenzo	25401 Park Ave Loma Linda, CA 92354	
13		Veronica Marin	10655 Curtis St. LL CA 92373	
14		LORETTA ORONA	25483 PARK AVE LOMA LIND CA 92354	
15		Dan Sypa	25432 Park Ave Loma Linda CA 92354	
16		Carina Rosales	10650 Coloma St Loma Linda CA 92354	Registered
17		Rochelle Hoewer	10605 Coloma St.	
18		Gabriela Gomez	10579 Coloma St.	Registered
19				
20		SIRIKIT SANTOS	95546 Lomas Verdes St.	

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~~Jose Mejia~~ Jose Mejia 25441 Park Ave Loma Linda CA 92354
~~Jefferson Rivera~~ Jefferson Rivera 10685 Curtis St. Loma Linda CA 92354
~~Robert Roth~~ Robert Roth 10703 Curtis Street. Loma Linda CA 92354
~~Sheryl Anderson~~ Sheryl Anderson 10750 Curtis St., Loma Linda CA 92354
~~Angela Sa~~ Angela Sa 10760 Curtis St., Loma Linda CA 92354
~~Melvin H~~ Melvin H 10753 Loma Lin Ca, 92354
~~Brady Tull~~ Brady Tull 10780 Curtis St Loma Linda CA 92354
A. Reid Anita Reed 25474 State St LL 92354 Safety
25430 Coloma LL 92354 Concrete
Robert Crisostomo 10760 Coloma St. LL 92354
Max Clark 10695 Coloma St LL 92354
Shawnal Cham 25410 Cottage Ave Loma CA 92354
Douglas Howell 10720 Curtis St. 92354
Mary Harrel Mary Harrel Coloma St LL 92354



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Demands Registers - March 26 and April 9, 2024 [Finance]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3A
To	From
City Council	Sonia Fabela, Finance Director

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council approve the attached list of demands for payment.

Attachments

CC Demands Register 03-26-2024.pdf

CC Demands Register 04-09-2024.pdf



**CITY OF LOMA LINDA
VOUCHER LIST
3/26/2024**

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
706962	3/13/2024	5640	APPLEONE EMPLOYMENT SERVICES	01-6829720	1240405	CASHIER TEMP 2/26-2/29/2024	\$1,155.60
706962 Total							\$1,155.60
706963	3/13/2024	7053	MARLIN BUSINESS BANK	21080831	1240336	Printer lease agreement FY 23/24 Feb	\$3,245.85
706963 Total							\$3,245.85
706964	3/13/2024	4011	SBCTOA TREASURER	SBCTOA3-24	1240691	2024 Annual Active Membership J.Gillette	\$50.00
706964 Total							\$50.00
706965	3/13/2024	7083	SELF INSURED SERVICES COMPANY	14231 14231 Life		Life Insurance Premium March 2024 Life & Disability March 2024 Coverage	\$572.17 \$3,923.53
706965 Total							\$4,495.70
706966	3/13/2024	3294	US POSTAL SERVICE	Request 03/11/24		Postage for Mtr Acct#47718562	\$1,000.00
706966 Total							\$1,000.00
706967	3/13/2024	26	VERIZON WIRELESS	9957861546		City wide cell phone service 1/29-2/28/24	\$2,814.21
706967 Total							\$2,814.21
706968	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097998149 March		Phone costs Fire Station#1 2/25-3/24/24	\$261.75
706968 Total							\$261.75
706969	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097963838 March		Phone costs 2/22-3/21/2024	\$130.89
706969 Total							\$130.89
706970	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097964692 March		Phone costs Corp Yard Intrusion 3/4-4/3/24	\$84.91
706970 Total							\$84.91
706971	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097997651 March		Phone costs 3/1-3/31/2024	\$37.77
706971 Total							\$37.77
706972	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097990759 March		Phone costs Fire Station#252 3/1-3/31/24	\$42.11
706972 Total							\$42.11



CITY OF LOMA LINDA
VOUCHER LIST
3/26/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
706973	3/14/2024	5502	FRONTIER COMMUNICATIONS	9094785042 March		Phone costs Cole House Fire Alarm 3/4-4/3/24	\$169.18
706973 Total							\$169.18
706974	3/14/2024	5502	FRONTIER COMMUNICATIONS	9097991480 March		Phone costs Senior Center Fire Alarm 2/28-3/27/24	\$121.77
706974 Total							\$121.77
706975	3/14/2024	5375	LEVEL 3 COMMUNICATIONS, LLC	676624722	1240197	Bandwidth 260960 02/17-03/16/2024	\$4,793.75
706975 Total							\$4,793.75
706976	3/14/2024	5391	SBSD-CENTRAL EXPLORERS POST508	EXPLORER2023		Annual Explorer Competition Reg. Fee 2023	\$1,000.00
706976 Total							\$1,000.00
706977	3/14/2024	1245	SO CALIF EDISON	700547438439 Feb		Electricity costs 1/31-2/29/2024	\$86.63
				700072821984 Feb		Electricity costs 1/31-2/29/2024	\$239.23
				700237930435 Feb		Electricity costs 1/31-2/29/2024	\$91.35
				700350988278 Feb		Electricity costs 2/1-2/29/2024	\$7,114.00
				700548764612 Feb		Electricity costs 1/30-2/28/2024	\$244.83
				700570670141 Feb		Electricity costs 1/29-2/27/2024	\$180.82
				700394531780 Feb		Electricity costs 1/29-2/27/2024	\$150.23
				700142439793 Feb		Electricity costs 1/29-2/27/2024	\$173.52
				700458638878 Feb		Electricity costs 1/26-2/26/2024	\$1,906.33
				700228294695 Feb.		Electricity costs 1/26-2/26/2024	\$12,674.26
				700796906978 Feb		Electricity costs 1/30-2/28/2024	\$153.83
				700180303341 Feb		Electricity costs 2/1-3/3/2024	\$121.32
				700620519956 Feb		Electricity costs 2/1-3/3/2024	\$1,738.86
				600000500568 Feb.		Electricity costs 1/31-2/29/2024	\$4,029.53
				700228421001 Feb.		Electricity costs 2/1-2/29/2024	\$1,780.01
				700475961967 Feb		Electricity costs 2/1-3/3/2024	\$135.36
				700030769656 Feb		Electricity costs 2/1-3/3/2024	\$248.30
				700619667467 Feb		Electricity costs 2/1-3/3/2024	\$189.27
				700371011405 Feb		Electricity costs 2/1-3/3/2024	\$2,010.04
				700630870058 Feb		Electricity costs 2/1-3/3/2024	\$347.73
				700123802154 Feb		Electricity costs 2/1-3/3/2024	\$290.14
				700252505390 Feb		Electricity costs 2/1-3/3/2024	\$172.58



CITY OF LOMA LINDA
VOUCHER LIST
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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
				700357831327 Feb		Electricity costs 2/1-3/3/2024	\$90.57
				700491050723 Feb		Electricity costs 2/1-3/3/2024	\$434.08
				700411454240 Feb		Electricity costs 2/1-3/3/2024	\$1,033.44
				700281250130 Feb		Electricity costs 2/1-3/3/2024	\$98.91
				700337902271 Feb		Electricity costs 2/1-3/3/2024	\$257.19
				700010396020 Feb		Electricity costs 2/1-3/3/2024	\$166.01
				700533422444 Feb		Electricity costs 2/5-3/5/2024	\$116.05
				700004740213 Feb		Electricity costs 2/2-3/4/2024	\$685.54
				700280676618 Feb		Electricity costs 2/2-3/4/2024	\$115.61
				700402406564 Feb		Electricity costs 2/2-3/4/2024	\$116.49
				700441458865 Feb		Electricity costs 2/2-3/4/2024	\$152.78
				700377436138 Feb		Electricity costs 2/5-3/5/2024	\$189.31
				700546694670 Feb		Electricity costs 2/1-3/3/2024	\$241.16
				700620742955 Feb		Electricity costs 2/5-3/5/2024	\$248.27
				700023837085 Feb		Electricity costs 2/6-3/6/2024	\$13,578.95
				700125145505 Feb		Electricity costs 2/5-3/5/2024	\$129.09
				700162747250 Feb		Electricity costs 2/5-3/5/2024	\$526.67
				700237491915 Feb		Electricity costs 2/5-3/5/2024	\$172.41
				700077110701 Feb		Electricity costs 2/5-3/5/2024	\$100.35
				700327588141 Feb		Electricity costs 2/5-3/5/2024	\$99.81
				700075862128 Feb		Electricity costs 2/6-3/6/2024	\$528.17
				700491039205 Feb		Electricity costs 2/6-3/6/2024	\$5,398.20
				700577818031 Feb		Electricity costs 2/6-3/6/2024	\$11,883.56
				700165738789 Feb		Electricity costs 2/6-3/6/2024	\$585.85
				700063569396 Feb		Electricity costs 2/6-3/6/2024	\$3,890.85
				700303221438 Feb		Electricity costs 2/6-3/6/2024	\$160.48
				700396836845 Feb		Electricity costs 2/6-3/6/2024	\$13,432.91
				700044797169 Feb		Electricity costs 2/6-3/6/2024	\$29,033.52
						706977 Total	\$117,544.40
706978	3/14/2024	1245	SO CALIF EDISON	700142192445 Feb		Electricity costs 1/29-2/27/2024	\$9.11
				700075919924 Feb		Electricity costs 1/29-2/27/2024	\$65.37
				700242318673 Feb		Electricity costs 1/31-2/29/2024	\$52.93
				700556225427 Feb		Electricity costs 1/31-2/29/2024	\$59.86
				700605303585 Feb		Electricity costs 1/31-2/29/2024	\$27.21



CITY OF LOMA LINDA
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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
				700666425814 Feb		Electricity costs 1/31-2/29/2024	\$8.16
				700848022443 Feb		Electricity costs 1/31-2/29/2024	\$25.75
				700192550906 Feb		Electricity costs 1/30-2/28/2024	\$19.27
				700011104827 Feb		Electricity costs 1/30-2/28/2024	\$80.99
				700546567358 Feb		Electricity costs 1/26-2/26/2024	\$29.35
				700452547783 Feb		Electricity costs 1/29-2/27/2024	\$63.95
				700452584462 Feb		Electricity costs 1/29-2/27/2024	\$6.33
				700142412616 Feb		Electricity costs 1/29-2/27/2024	\$14.88
				700448473884 Feb		Electricity costs 2/1-3/3/2024	\$22.89
				700619645542 Feb		Electricity costs 2/1-3/3/2024	\$16.07
				700010613157 Feb		Electricity costs 2/1-3/3/2024	\$44.90
				700571294375 Feb		Electricity costs 2/1-3/3/2024	\$84.59
				700044573766 Feb		Electricity costs 2/1-3/3/2024	\$16.07
				700142501532 Feb		Electricity costs 2/1-3/3/2024	\$15.81
				700030754805 Feb		Electricity costs 2/1-3/3/2024	\$15.81
				700540416245 Feb		Electricity costs 2/1-3/3/2024	\$16.07
				700542818815 Feb		Electricity costs 2/5-3/5/2024	\$14.82
				700625935485 Feb		Electricity costs 2/5-3/5/2024	\$78.73
				700491092452 Feb		Electricity costs 2/2-3/4/2024	\$16.26
				700157750235 Feb		Electricity costs 2/2-3/4/2024	\$14.97
				700164228320 Feb		Electricity costs 2/2-3/4/2024	\$15.81
				700125316869 Feb		Electricity costs 2/5-3/5/2024	\$85.95
				700123951189 Feb		Electricity costs 2/5-3/5/2024	\$58.58
				700012556793 Feb		Electricity costs 2/5-3/5/2024	\$27.44
				700125053252 Feb		Electricity costs 2/5-3/5/2024	\$56.97
				700124018786 Feb		Electricity costs 2/5-3/5/2024	\$80.45
						706978 Total	\$1,145.35
706979	3/14/2024	922	STATER BROS MARKETS	031124	1240698	Employee Gift Cards for Employee Recognition	\$1,264.20
						706979 Total	\$1,264.20
706980	3/14/2024	1261	THE GAS COMPANY	10232459007 Feb		Gas costs 2/1-3/4/2024	\$852.61
				06872460008 Feb		Gas costs 2/1-3/4/2024	\$95.39
				10022459001 Feb		Gas costs 2/1-3/4/2024	\$1,258.57
				14642464003 Feb		Gas costs 1/31-3/1/2024	\$167.54



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VOUCHER LIST
3/26/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
						706980 Total	\$2,374.11
706981	3/14/2024	26	VERIZON WIRELESS	9957861547 Feb.		SCADA Modem for Sewer Lift 1/29-2/28/24	\$38.01
						706981 Total	\$38.01
706982	3/20/2024	7456	JESSE VILLARREAL	PlanRefVillarreal		Refund Request Form Processed and Approved by Dir	\$2,201.25
						706982 Total	\$2,201.25
706983	3/20/2024	3628	U.S. BANK CORPORATE PYMNT SYS	02222024LMattarita 02222024 KMacGavin 02222024SFabela 02222024 SCampbell 02222024 JLoeffert 02222024 BBolger 02222024 HReed 02222024 EHerrera 02222024 VGomez 02222024 MMosqueda 02222024 VPuentes 02222024 WScheffler 02222024BCorreia 02222024NAlvizar 02222024MAtchison 02222024TIngalls 02222024GGarza 02222024MDingman 02222024WBaker 02222024JGillette 02222024MCross HOWARD 022224 02222024MBuelna 02222024NBoucher Imarreola022224		ERGOworks Keyboard & Canva Subscription Finance Printer, Computer parts, Mic Adapter 1099 Filing Costs and Travel Exp for CSMFO Conf. Steel for water keys Refreshments & gift cards for SC Dance Acoustic ceiling tiles Format paper USPS Shipping box & Shipped damage sounder Cutter rental. paint rollers, & gate hinge Gravel scoop & food for OT on leak Mirror, Compliance reg, converter, latch, & conf 10 Solar barricade flashing/warning lights Uniform items and AC workshops Pumping & Aerial apparatus driver book EMS tablet screen protector, chainsaw repair, DEF Monthly carwash memberships Uniform items, water, cleaning items Single carwash for Fire prev vehicle Rain jacker for personnel Membership, STOT logistics STOT Mutual aid logistics Printer, Ink Strike Team incident logistics ApparatusCleaningItems,Raincoats,kitchenutensil Conf Registration -Membership-Plate Holders	\$423.19 \$2,442.47 \$810.50 \$56.66 \$160.97 \$1,848.48 \$263.70 \$140.95 \$226.93 \$272.39 \$1,129.79 \$323.10 \$392.56 \$114.20 \$666.01 \$97.97 \$345.29 \$10.00 \$152.25 \$351.45 \$1,736.41 \$223.94 \$551.61 \$1,761.83 \$627.23
						706983 Total	\$15,129.88



CITY OF LOMA LINDA
VOUCHER LIST
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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
706984	3/26/2024	4229	A & I REPROGRAPHICS	CN00042035	1240029	Printing specs for LMD Contract	\$188.24
706984 Total							\$188.24
706985	3/26/2024	22	ADVANCE REFRIGERATION & ICE SYSTEMS, INC.	54332	1240675	Ice machine installation in employee breakroom	\$1,959.93
706985 Total							\$1,959.93
706986	3/26/2024	29	AGUA MANSA PROPERTIES, INC.	52660 52685	1240022	Dump Concrete Recycling Dump Concrete Recycling	\$320.00 \$320.00
706986 Total							\$640.00
706987	3/26/2024	1984	ALLSTAR FIRE EQUIP. CO., INC.	253977 254326	1240694 1240705	ESS Fire Helmets Class "A" Fire Fighting Foam - 55 (2)	\$2,662.78 \$4,187.10
706987 Total							\$6,849.88
706988	3/26/2024	4554	ALTERNATIVE HOSE, INC.	6076570	1240024	Shop hose replacement	\$49.05
706988 Total							\$49.05
706989	3/26/2024	3867	AMTECH ELEVATOR SERVICE	151401517060	1240112	Library Elevator Annual Maint. FY 2023-24	\$883.95
706989 Total							\$883.95
706990	3/26/2024	5487	BEAR VALLEY EXTENSION WATER AND PIPELINE CO.	510	1240706	Assessment fee for 61 water shares	\$7,625.00
706990 Total							\$7,625.00
706991	3/26/2024	2616	BILL & WAG'S, INC.	698784	1240714	Towing service for Fire Prev truck 2018 Ford F150	\$519.75
706991 Total							\$519.75
706992	3/26/2024	5589	BORDEN EXCAVATING, INC.	23-02-05	1230688	Construction of 1.6 MG Reservoir CIP 20-656	\$194,902.60
706992 Total							\$194,902.60
706993	3/26/2024	110	BURTRONICS BUSINESS SYSTEM	AR111834	1240033	Printing services and supplies CN10872-01	\$54.95
706993 Total							\$54.95
706994	3/26/2024	161	CA TOOL & WELDING SUPPLY	857949	1240036	Compressed oxygen & acetylene for torching	\$103.09



CITY OF LOMA LINDA
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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
						706994 Total	\$103.09
706995	3/26/2024	7457	CAM HISCOCK	B23-000-440		Bldg prmt partial reimb B23-000-440 app cancelled	\$65.00
						706995 Total	\$65.00
706996	3/26/2024	4397	CHEMPAK	49942	1240037	Dog waste bags	\$96.79
						706996 Total	\$96.79
706997	3/26/2024	840	CITY OF SAN BERNARDINO	92661-90878 Feb 2024 133-132 Feb 2024	1240043	2/1/24 to 3/1/24 1516 Gould St 2/6/24 to 3/4/24 1415 Richardson St	\$52.15 \$4,702.88
						706997 Total	\$4,755.03
706998	3/26/2024	7027	COLANTUONO, HIGHSMITH & WHATLEY, PC	58373	1240069	HR Legal fees for Nov 2023	\$222.00
						706998 Total	\$222.00
706999	3/26/2024	5762	CORE & MAIN LP	U319871	1240609	Water meter boxes & lids	\$4,355.54
						706999 Total	\$4,355.54
707000	3/26/2024	236	COSTCO WHOLESALE	478930545 3-6-2024	1240076	Water & cleaning supplies	\$211.70
						707000 Total	\$211.70
707001	3/26/2024	1279	DAILY JOURNAL CORPORATION	B3791831	1240085	Legal advertisement for LMD NOIB Advertising	\$257.60
						707001 Total	\$257.60
707002	3/26/2024	1279	DAILY JOURNAL CORPORATION	B3778961 B3794310	1240085	Legal advertisement: Election Notice Legal advertisement: Ord 779 Publication	\$174.80 \$241.50
						707002 Total	\$416.30
707003	3/26/2024	7290	DANNY ELLIS	0001271437	1240089	Ballfield deadbolt	\$161.55
						707003 Total	\$161.55
707004	3/26/2024	1240	DAVE BANG ASSOCIATES, INC.	CA55581	1240723	Two 8 ft blue park benches	\$1,291.82
						707004 Total	\$1,291.82



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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707005	3/26/2024	325	EWING IRRIGATION PRODUCTS	21712410 21679996	1240003	Landscaper hat Squirrel bait for parks	\$97.80 \$246.36 707005 Total \$344.16
707006	3/26/2024	331	FAIRVIEW FORD SALES, INC.	C16926	1240690	Transmission labor for Fire Prev. truck FI8053	\$3,673.30 707006 Total \$3,673.30
707007	3/26/2024	5256	FLYERS ENERGY, LLC	24-043947 24-049252 24-049773	1240008	Fire Dept. Fuel Delivery 3/6/2024 PW Unleaded fuel delivery 3/13/24 Diesel for PW Dept 3/13/24	\$3,170.22 \$3,024.76 \$1,518.77 707007 Total \$7,713.75
707008	3/26/2024	7286	GENUINE PARTS COMPANY	141570 141679	1240010	Battery Key fob battery	\$106.19 \$9.81 707008 Total \$116.00
707009	3/26/2024	1523	GLENN B. DORNING, INC.	CT28978	1240717	Deck wheels & tires	\$680.78 707009 Total \$680.78
707010	3/26/2024	389	GRAINGER, INC.	9037165884	1240011	Sledge hammer	\$145.91 707010 Total \$145.91
707011	3/26/2024	2204	HINDERLITER, DE LLAMAS & ASSOC	SIN036474	1240338	Sales Tax Professional Services	\$2,272.45 707011 Total \$2,272.45
707012	3/26/2024	435	HOME DEPOT CREDIT SERVICES	6554399	1240001	Outlet protection	\$48.20 707012 Total \$48.20
707013	3/26/2024	2769	HOUSTON AND HARRIS PCS, INC.	24-25915	1240716	Video pipe inspection 25340 Van Leuven storm drain	\$1,607.25 707013 Total \$1,607.25
707014	3/26/2024	453	ICEMA	24-028	1240712	Annual ALS certification and admin fee FY23-24	\$3,200.00 707014 Total \$3,200.00



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VOUCHER LIST
3/26/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707015	3/26/2024	478	INLAND OVERHEAD DOOR COMPANY	57202	1240602	Repair & install garage sections at STA 252	\$825.00
707015 Total							\$825.00
707016	3/26/2024	5375	LEVEL 3 COMMUNICATIONS, LLC	680187035	1240197	27247 VoiP 03/01-03/31/24	\$410.09
707016 Total							\$410.09
707017	3/26/2024	1733	LOWE'S COMPANIES, INC.	97156	1240038	Reducer, receptacles, wood, putty, nails, etc.	\$104.23
				70922		LED Bulbs	\$123.84
				25030		Circular saw, blades, & batteries	\$228.29
				25031		Lumber and screws for art footing	\$434.80
				982629		Pump & strainer	\$21.64
				82032		Flower mix	\$69.34
				83328		Wrench, hand sanitizer, & shovel	\$68.10
				82990		Scotch tape, cable sleeves, & cord keepers	\$32.69
				25290 03-11-24		Wire brush, scraper, angle brush, & caulk	\$33.27
				71345		Bolts, hex nuts, conduit, washer, solvent, & tape	\$141.38
				81750		Paint, outlet, & door foam	\$37.50
				25264 3-10-24		Blinds, paint supplies, hardware, red safety paint	\$671.24
				82000		Electrical conduit & elbow	\$143.50
707017 Total							\$2,109.82
707018	3/26/2024	2875	LYNN MERRILL & ASSOCIATES, INC.	FY 24-8	1240303	Consulting fees for NPDES	\$1,568.98
707018 Total							\$1,568.98
707019	3/26/2024	2876	MOORE, IACOFANO, GOLTSMAN, INC.	0085257	1230420	Dev Code Rev, Preo Ordinance, planning services	\$7,672.50
707019 Total							\$7,672.50
707020	3/26/2024	1935	NARCISCO VALDOVINOS	001161	1240246	Landscape Maint Contract - So Barton Pkwy Feb 2024	\$692.56
				001158	1240244	Landscape Maint Contract - Barton Rd Med Feb 2024	\$4,464.87
				001159	1240243	Landscape Maintenance in the LMD Area Feb 2024	\$15,106.67
707020 Total							\$20,264.10



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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707021	3/26/2024	5866	NEW IMAGE INTERIOR FLOORING	1041	1240708	Carpet adhesive	\$431.00
707021 Total							\$431.00
707022	3/26/2024	7193	O'REILLY AUTO ENTERPRISES, LLC	6160-195762 6160-195778 6160-194535 6160-194598 6160-195739 6160-195871	1240049	Wiper fluid, anti fog fluid, and tire shine, Wiper blades Belts & pulley Belt & tensner Purge solenoid Air filter	\$33.83 \$13.78 \$166.54 \$67.93 \$55.04 \$20.45
707022 Total							\$357.57
707023	3/26/2024	7088	OCCUPATIONAL HEALTH CENTERS OF CALIFORNIA,	82325994	1240047	Employee Physical for D. Campa & J. Rodriguez	\$188.00
707023 Total							\$188.00
707024	3/26/2024	7176	ODP BUSINESS SOLUTIONS, LLC	351662086001 357394945001 356140788001 356141520001	1240048	Utility notice paper, cash register tape, supplies Paper inventory Black & blue gel pens Air freshener	\$225.41 \$212.84 \$43.34 \$14.00
707024 Total							\$495.59
707025	3/26/2024	7282	ORKIN SERVICES OF CALIFORNIA, INC.	256387789 256387455 256387180 254978666 256387942	1240204 1240181 1240180 1240187	Pest control Svc Station 252 3/9/2024 Pest control services for 10466 Richardson Mar Pest control services for the Senior Center March Pest control services for 25964 Mission Feb 2024 Pest control services for 25964 Mission Mar 2024	\$139.99 \$64.99 \$70.99 \$161.99 \$161.99
707025 Total							\$599.95
707026	3/26/2024	5340	P N P OFFICE FURNITURE	9768	1240682	30 x 72 desk for Water Production Department	\$1,344.08
707026 Total							\$1,344.08
707027	3/26/2024	5911	RDO EQUIPMENT CO	P5508635	1240056	Engine service parts & chipper knife kit	\$560.94
707027 Total							\$560.94



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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707028	3/26/2024	4792	RECYCLE AWAY, LLC	00047685	1240696	CA compliant 23-Gallon Organics Containers	\$8,489.26
707028 Total							\$8,489.26
707029	3/26/2024	7440	ROADSAFE TRAFFIC SYSTEMS, INC.	198643	1240680	Street signs	\$1,402.88
707029 Total							\$1,402.88
707030	3/26/2024	266	ROBBINS & HOLDAWAY	00-1006-01-46228 00-1006-11-46234 00-1006-12-46235 00-1006-46227 00-7200-46237 00-1006-06-46233	1240059	Legal Services-City Council Mtg/Gen Matters Legal Services - Claims Legal Services - Misc Legal Services - LL General City Matters Legal Services - Special Counsel Srvs Legal Services - Finance	\$682.50 \$385.00 \$245.00 \$157.50 \$1,290.00 \$542.50
707030 Total							\$3,302.50
707031	3/26/2024	1379	SAN BERNARDINO COUNTY	109238	1240060	Assessor Parcel Information Mar 2024	\$8.00
707031 Total							\$8.00
707032	3/26/2024	6137	SILVERSTRAND TECHNOLOGIES, INC.	156639	1240616	RTP Security Alarm Monitoring for March	\$24.99
707032 Total							\$24.99
707033	3/26/2024	865	SN BERNARDINO CO SHERIFF DEPT	25123 24099 25016 25015	1240147	Sheriff Services-Mar 2024 Sheriff Services-Q2 Gen. Svcs. Sheriff Services-Overtime Lopers Sheriff Services-Special Event-SCE Security	\$574,284.00 \$49,380.97 \$4,970.10 \$860.13
707033 Total							\$629,495.20
707034	3/26/2024	5849	ST FRANCIS ELECTRIC, LLC	22035357 22035358	1240577 1240265	Two Clary Battery Back-up Systems Annual Traffic Signal Maint. Contract Feb 2024	\$18,820.91 \$1,566.76
707034 Total							\$20,387.67
707035	3/26/2024	1451	STATE OF CALIFORNIA DEPT OF JUSTICE	718383	1240704	Fingerprinting for Fire Dept Prgm volunteer	\$32.00
707035 Total							\$32.00



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VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707036	3/26/2024	6003	VEOLIA WTS SERVICES USA, INC.	902579108 902583999 902584000	1240189	Deionized wtr tank & reg fees rental 03/2024 Deionized water regeneration fees STA251 Deionized water regeneration fees STA252	\$89.92 \$271.59 \$678.99 707036 Total \$1,040.50
707037	3/26/2024	7413	SYNOPTEK, LLC	1242638	1240678	Security Operations Center (SOC) Feb	\$9,470.58 707037 Total \$9,470.58
707038	3/26/2024	237	THE COUNSELING TEAM, INC.	90673	1240310	Behavioral health and wellness srvs March 2024	\$600.00 707038 Total \$600.00
707039	3/26/2024	7242	TIMOTHY NEUMANN	24019	1240720	Troubleshoot & readjust surge valve @ Richardson 3	\$540.00 707039 Total \$540.00
707040	3/26/2024	7447	TITAN TIRE RECYCLING INC.	273115	1240707	Tire recycling for Fleet Shop	\$318.00 707040 Total \$318.00
707041	3/26/2024	5516	TRI-STATE MATERIALS, INC.	110905	1240077	Decomposed granite for Hulda Crooks walking track	\$590.34 707041 Total \$590.34
707042	3/26/2024	3982	TURNOUT MAINTENANCE CO	28148	1240713	Maintenance for 3 sets of Turnouts	\$651.36 707042 Total \$651.36
707043	3/26/2024	1977	VULCAN MATERIALS	73931632 73929098	1240082	Cold mix 2 Tons of sheets asphalt	\$410.42 \$287.24 707043 Total \$697.66
Grand Total							\$1,118,390.82



CITY OF LOMA LINDA
VOUCHER LIST
3/26/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
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Total Wires: \$0.00
Total Checks (Total from previous page): \$1,118,390.82
Grand Total = \$1,118,390.82

PAYROLL: 03/14/2024 \$372,003.50

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos. 706962 through 707043 for a total disbursement of \$1,118,390.82 and to the best of my knowledge, based on the information provided, they are correct and are recommended for payment.

Sonia Fabela, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on April 9, 2024 and the City Treasurer is hereby to pay except as noted.

Phillip Dupper, Mayor



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707044	3/21/2024	7460	CINTAS CORPORATION NO. 3	4184991094 4185748122 4186427483	1240726	HazMat compliant uniforms & shop towel rentals HazMat compliant uniforms & shop towel rentals HazMat compliant uniforms & shop towel rentals	\$42.01 \$42.01 \$42.01 707044 Total \$126.03
707045	3/21/2024	5502	FRONTIER COMMUNICATIONS	9097998064 March		Phone costs 3/10-4/09/2024	\$43.63 707045 Total \$43.63
707046	3/21/2024	7083	SELF INSURED SERVICES COMPANY	B0D280		Dental Premium April 2024	\$4,328.50 707046 Total \$4,328.50
707047	3/21/2024	1245	SO CALIF EDISON	700529893260 Feb 700250837495 Feb 700228347138 Feb 700228318038 Feb		Electricity costs 2/8-3/10/2024 Electricity costs 02/12-03/12/2024 Electricity costs 02/12-03/12/2024 Electricity costs 02/12-03/12/2024	\$211.71 \$16.04 \$1,860.02 \$971.97 707047 Total \$3,059.74
707048	3/21/2024	1261	THE GAS COMPANY	19406867366 Feb		Gas costs 02/08-03/11/2024	\$15.78 707048 Total \$15.78
707049	3/26/2024	5640	APPLEONE EMPLOYMENT SERVICES	01-6838662 01-6834127	1240405	CASHIER TEMP 3/11-3/14/2024 CASHIER TEMP 03/04-03/07/2024	\$1,502.28 \$1,153.03 707049 Total \$2,655.31
707050	3/26/2024	6182	ATLAS PLANNING SOLUTION	1426	1240729	Final billing Consultant srvs for Emerg Operation	\$8,357.00 707050 Total \$8,357.00
707051	3/26/2024	4197	C.A.P.F.	April 2024 CAPF		Long Term Disability April 2024	\$885.00 707051 Total \$885.00
707052	3/26/2024	3795	COMPUTERIZED EMBROIDERY CO, INC.	54600	1240732	KidzWatch Program T-shirts LL Academy	\$358.88 707052 Total \$358.88



CITY OF LOMA LINDA VOUCHER LIST 4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707053	3/26/2024	236	COSTCO WHOLESALE	478 10 393 78	1240076	Station cleaning/household supplies	\$519.63
707053 Total							\$519.63
707054	3/26/2024	7392	NICOLE CAMPBELL	REIMB03202024		JPIA ACADEMY REIMBURSEMENT FOR PERSONAL AUTO USED	\$360.46
707054 Total							\$360.46
707055	3/26/2024	4999	ROGERS, ANDERSON, MALODY & SCOTT, LLP	74539	1240448	Audit Services - Compliance Examination	\$6,825.00
707055 Total							\$6,825.00
707056	3/26/2024	1154	VISION SERVICE PLAN - CA	12121787/0002 April 12121787/0001 *April		Vision Base Plan April 2024 Coverage Vision Insurance Premium April 2024 Coverage	\$95.10 \$899.40
707056 Total							\$994.50
707057	3/28/2024	1730	AFLAC	306068		Aflac Insurance Premium March 2024	\$1,548.39
707057 Total							\$1,548.39
707058	3/28/2024	5502	FRONTIER COMMUNICATIONS	9097997257 April		Phone costs Corp Yard Fire Alarm 3/19-4/18/24	\$43.63
707058 Total							\$43.63
707059	3/28/2024	7402	RITZTOPHEN M CALVO	16085		UB 993760980 24399 UNIVERSITY	\$21.91
707059 Total							\$21.91
707060	3/28/2024	3881	SB CO PROFESSIONAL FIREFIGHTER	SBFF March 2024		SB County Firefighters Dues March 2024	\$3,847.90
707060 Total							\$3,847.90
707061	3/28/2024	7393	TEAMSTERS LOCAL 1932	March 2024 PW		PW Teamsters Dues March 2024	\$1,453.84
707061 Total							\$1,453.84
707062	3/28/2024	7393	TEAMSTERS LOCAL 1932	March 2024 PAEA		PAEA Teamsters Dues March 2024	\$683.58
707062 Total							\$683.58
707063	4/3/2024	5758	ALETHEA, INC.	LL022024	1240185	Onsite/remote desk support specialist FEB 2024	\$15,455.00
707063 Total							\$15,455.00



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707064	4/3/2024	5640	APPLEONE EMPLOYMENT SERVICES	01-6843801	1240405	CASHIER TEMP 3/18-3/21/24	\$1,455.41
707064 Total							\$1,455.41
707065	4/3/2024	7123	CHARTER COMMUNICATIONS HOLDINGS, LLC	021290631424	1240140	Fire Sta#2 ACCT# 8448400530212906 3/14-4/13/2024	\$34.95
707065 Total							\$34.95
707066	4/3/2024	7123	CHARTER COMMUNICATIONS HOLDINGS, LLC	0020150031824	1240140	Acct # 8448400530020150 3/18-4/17/2024	\$138.52
707066 Total							\$138.52
707067	4/3/2024	5502	FRONTIER COMMUNICATIONS	9097963838 April		Phone costs 3/22-4/21/2024	\$130.51
707067 Total							\$130.51
707068	4/3/2024	5502	FRONTIER COMMUNICATIONS	9097998149 April		Phone costs Fire Station#1 3/25-4/24/2024	\$288.07
707068 Total							\$288.07
707069	4/3/2024	4826	RAMON SAMILEY	04062024		Donation for DJ service Ballroom Dance 4/6/2024	\$100.00
707069 Total							\$100.00
707070	4/3/2024	7083	SELF INSURED SERVICES COMPANY	14383 14383 Life		Life & Disability March 2024 Coverage Life Insurance Premium April 2024	\$3,928.16 \$572.17
707070 Total							\$4,500.33
707071	4/3/2024	1245	SO CALIF EDISON	700570670141 March. 700458638878 March. 700546567358 March 700075919924 March. 700142412616 March. 700142192445 March 700452584462 March 700452547783 March. 700142439793 March.		Electricity costs 2/28-3/27/2024 Electricity costs 2/27-3/26/2024 Electricity costs 2/27-3/26/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024 Electricity costs 2/28-3/27/2024	\$167.22 \$1,698.88 \$26.99 \$58.93 \$14.42 \$15.14 \$14.69 \$61.20 \$151.76



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
				700394531780 March.		Electricity costs 2/28-3/27/2024	\$145.55
						707071 Total	\$2,354.78
707072	4/3/2024	7413	SYNOPTEK, LLC	1243982	1240736	Security Operations Center (SOC)	\$9,470.58
						707072 Total	\$9,470.58
707073	4/9/2024	5827	ADAM HALL'S PLANT NURSERY	014077	1240020	Milkweed, carpet rose & camphore	\$331.82
						707073 Total	\$331.82
707074	4/9/2024	29	AGUA MANSA PROPERTIES, INC.	53111	1240022	Concrete recycling	\$320.00
						707074 Total	\$320.00
707075	4/9/2024	3833	ATKINSON, ANDESLON, LOYA, RUUD, 708161 & ROMO		1240028	HR Legal fees for February 2024	\$9,813.83
						707075 Total	\$9,813.83
707076	4/9/2024	1400	BOOT BARN 4 SAN BERNARDINO	INV00351628	1240031	Work pants & boots for PW dept 3/18	\$547.54
						707076 Total	\$547.54
707077	4/9/2024	5390	CALIFORNIA HIGHWAY ADOPTION CO	324141 324142	1240169	Maint south side I10 Fwy ramps @ Mt View Ave March Maint southside I10 Fwy ramps @ Mt View Ave March	\$350.00 \$750.00
						707077 Total	\$1,100.00
707078	4/9/2024	7123	CHARTER COMMUNICATIONS HOLDINGS, LLC	0030597031024	1240178	City Hall CS 3/10 with add outlet#8448400530030597	\$53.76
						707078 Total	\$53.76
707079	4/9/2024	4397	CHEMPAK	123310	1240037	Paper & sanitation supplies for parks	\$1,365.21
						707079 Total	\$1,365.21
707080	4/9/2024	7462	CHRISTINE KURUNATHAN	993752003		Refund internet deposit #105219 10/31/2006	\$59.90
						707080 Total	\$59.90



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707081	4/9/2024	7465	CLOCKWORK PROPERTY MANAGEMENT	18589		UB 993767884 11082 BOREN	\$59.42
707081 Total							\$59.42
707082	4/9/2024	5762	CORE & MAIN LP	U542264	1240081	Copper tube	\$1,246.28
707082 Total							\$1,246.28
707083	4/9/2024	5673	CR&R	JAN 2024 FEB 2024		Refuse payments collected Jan 2024 Refuse payments collected Feb 2024	\$132,629.29 \$150,319.12
707083 Total							\$282,948.41
707084	4/9/2024	7453	CRAIG AND SONS TERMITE AND PEST CONTROL, INC.	395767	1240670	Termite Fumigation at 25964 Mission Rd, Ste A & C	\$5,395.00
707084 Total							\$5,395.00
707085	4/9/2024	7290	DANNY ELLIS	0001271558 0001271542 0001271754	1240089	Single dead bolt for Elmer Digneo Keys for service truck tool bins 4 Pad locks	\$126.64 \$24.47 \$189.01
707085 Total							\$340.12
707086	4/9/2024	7314	DEIRDRE MCKAY	18615		UB 993765941 11593 HILLCREST	\$10.36
707086 Total							\$10.36
707087	4/9/2024	7366	DENNIS GRUBB & ASSOCIATES	002-30690	1240287	Fire Prevention Plan Srvs March 2024	\$4,555.00
707087 Total							\$4,555.00
707088	4/9/2024	5593	DINOSAUR TIRE & ROAD SRVS, INC.	121605	1240091	Tires for Fire Brush engine	\$1,848.03
707088 Total							\$1,848.03
707089	4/9/2024	3566	DUNN-EDWARDS	2018A08656	1240727	Paint for offices	\$187.47
707089 Total							\$187.47
707090	4/9/2024	2179	ENGINEERING RESOURCES OF	60037	1230692	Contract for Inspections & Project Mgt CIP20-656	\$29,142.10
707090 Total							\$29,142.10



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707091	4/9/2024	318	ENTENMANN-ROVIN COMPANY	0191304	1240728	15 Year Pins	\$78.11
707091 Total							\$78.11
707092	4/9/2024	331	FAIRVIEW FORD SALES, INC.	077079 075936	1240005	Coils & wire Rear shocks & brake pads for FM402	\$263.41 \$391.92
707092 Total							\$655.33
707093	4/9/2024	336	FEDEX	8-438-67410	1240006	Mail Escrow Docs-Jiao/Bullock Prop Pur 0284-202-47	\$38.10
707093 Total							\$38.10
707094	4/9/2024	3197	KALMIKOV ENTERPRISES, INC	29090 29091 29089	1240007	Road call/troubleshoot Battery issue ME252 Seat sensor repair on ME252 Check for engine oil leaks MT251	\$1,587.22 \$382.12 \$124.91
707094 Total							\$2,094.25
707095	4/9/2024	5256	FLYERS ENERGY, LLC	24-054110 24-058699 24-058697	1240008	Fire dept fuel delivery 3/20/2024 Fuel for PW Dept 03/27/24 Diesel for PW Dept 3/27/24	\$2,128.36 \$2,792.37 \$1,601.02
707095 Total							\$6,521.75
707096	4/9/2024	7459	GCP ENTERPRISES	16817	1240711	Wireless irrigation controller for Citrus Trails	\$2,753.01
707096 Total							\$2,753.01
707097	4/9/2024	7286	GENUINE PARTS COMPANY	141846 141680	1240010	Oil filter & rear brake pads Oil filter & engine oil for MF402	\$109.36 \$51.43
707097 Total							\$160.79
707098	4/9/2024	7209	GHD INC.	380-0047757 380-0047758	1240361 1240362	Water Audit Review/Preparation CY 2022 Water Audit Validation	\$3,750.00 \$1,700.00
707098 Total							\$5,450.00
707099	4/9/2024	7466	GOLDSBORO, RAY	18590		UB 993758059 24601 REDLANDS	\$59.40
707099 Total							\$59.40



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707100	4/9/2024	402	HACH COMPANY	13970240	1240156	Chlorine free agent	\$1,160.64
707100 Total							\$1,160.64
707101	4/9/2024	5458	HIRSCH PIPE & SUPPLY	9435756	1240000	STA251 angle valves washing machine hookups	\$50.73
707101 Total							\$50.73
707102	4/9/2024	7464	HMR PROPERTY MANAGEMENT	18588		UB 993767759 25782 AMAPOLAS	\$95.04
707102 Total							\$95.04
707103	4/9/2024	435	HOME DEPOT CREDIT SERVICES	9495084	1240001	2 Floor mats for office	\$47.78
707103 Total							\$47.78
707104	4/9/2024	3400	INFOSEND, INC.	257794	1240290	Feb 2024 Utility bill printing & mailing	\$2,020.73
707104 Total							\$2,020.73
707105	4/9/2024	7032	JOHN ARTHUR MAY	1435	1240084	Replace level sensor 100 K Reservoir level	\$605.20
707105 Total							\$605.20
707106	4/9/2024	7468	JOHNNY B CHO	18592		UB 993761814 26237 CITRON	\$6.41
707106 Total							\$6.41
707108	4/9/2024	6071	KELLERMEYER BERGENSONS SERVICE	INVS033197	1240166	Janitorial Svcs for City bldgs & Cole House Apr	\$8,430.37
707108 Total							\$8,430.37
707109	4/9/2024	5375	LEVEL 3 COMMUNICATIONS, LLC	680667700	1240197	Bandwidth 260960 03/17-04/16/2024	\$4,793.75
707109 Total							\$4,793.75
707110	4/9/2024	7417	LIEBERT CASSIDY WHITMORE	260894	1240738	January 2024 Personnel legal fees	\$1,123.00
				258083	1240733	December 2023 Personnel legal fees	\$366.50
				262239	1240737	Feb 2024 Personnel legal fees	\$1,181.00
707110 Total							\$2,670.50
707111	4/9/2024	1733	LOWE'S COMPANIES, INC.	25396	1240038	Lumber for dump truck bed	\$25.53
				80750		Rebar for concrete foundation for Donkey Art	\$184.17



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
				80745		3 Spools of electrical wire	\$399.82
				25428		Parts to reinstall blinds & cornice in conf room	\$32.48
				25494 03-25-24		Remodel parts for conf room	\$118.68
				25602		Concrete, DEF, PUC, PVC, & truck tire clean	\$134.23
				25650		Lumber for dump truck side	\$33.19
				25508		Conduit for PRV proj Beaumont	\$65.08
				25185 3-22-24		Cleaning supplies for STA 251	\$125.98
				86203		Outlet covers & air freshener	\$5.84
				25320		Office blinds for Eli	\$38.21
				994371 3/17/2024		Washer machine for STA252	\$721.58
						707111 Total	\$1,884.79
707112	4/9/2024	7445	LUIS A CALDERON	LCE-TC03282024R00	1240702	Elect. repairs FS 251 Storage rooms & South Corrid	\$4,256.55
						707112 Total	\$4,256.55
707113	4/9/2024	5254	MANSFIELD OIL COMPANY OF GAINESVILL, INC.	2023 Q4		2023 Q4 Sales Tax Incentive	\$709,028.25
						707113 Total	\$709,028.25
707114	4/9/2024	3172	MCC EQUIPMENT RENTALS, INC.	223-54-1	1240378	Waterline improvements at Campus St CIP 23-667	\$158,777.32
				223-47-4	1230720	Waterline Improvement on Beaumont Ave CIP 20-657	\$152,326.80
						707114 Total	\$311,104.12
707115	4/9/2024	2099	MCCROMETER, INC.	8002845	1240629	Sewer Flow Meter Monitoring Srv Contract 2/24-3/24	\$1,170.00
						707115 Total	\$1,170.00
707116	4/9/2024	7125	MICHEL A PETERSEN	398	1240174	Fabricate & install ceramic tile mural-Bailey Park	\$12,200.00
						707116 Total	\$12,200.00
707117	4/9/2024	662	MULTI W SYSTEMS, INC.	32430471	1240740	Service on Juanita Sewer Pump Station	\$400.00
						707117 Total	\$400.00
707118	4/9/2024	4703	MUNICIPAL EMERGENCY SVCS, INC.	IN2028328	1240045	Turnout- Name panel3"" silverw/blk letters on brow	\$377.13
				IN2031517		Wildland helmets (12)	\$902.47
						707118 Total	\$1,279.60



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707119	4/9/2024	5992	RALPH MUNOZ	81006 03262024		Distribution Exam Grade 1 Water Treatment 1	\$50.00 \$184.50 707119 Total \$234.50
707120	4/9/2024	1935	NARCISCO VALDOVINOS	001164 001163 001165 001165 A 001167 001166	1240243 1240244 1240246 1240245 1240247 1240248	Landscape Maintenance in the LMD Area Mar 2024 Landscape Maint Contract - Barton Rd Median March Landscape Maint Contract - So Barton Pkwy Mar 2024 Landscape Maint -Mission, Heritage Pk Medi March Misc Landscape/Irrigation Repairs Barton Rd. March Misc Landscape repairs in LMD area March 2024	\$15,106.67 \$4,464.87 \$692.56 \$1,037.37 \$447.57 \$2,180.69 707120 Total \$23,929.73
707121	4/9/2024	7193	O'REILLY AUTO ENTERPRISES, LLC	6160-188442	1240049	Pressure washer battery	\$61.05 707121 Total \$61.05
707122	4/9/2024	7282	ORKIN SERVICES OF CALIFORNIA, INC.	256388965 257727089	1240204 1240180	Pest control Svc Station 251 srv date 3/26/24 Pest control services for the Senior Center April	\$169.99 \$70.99 707122 Total \$240.98
707123	4/9/2024	5340	P N P OFFICE FURNITURE	9808	1240725	Desk for PW Executive Assistant	\$2,020.45 707123 Total \$2,020.45
707124	4/9/2024	2087	PACIFIC PRODUCTS & SRVS, LLC	33504A	1240695	Posts for signs	\$452.55 707124 Total \$452.55
707125	4/9/2024	7287	PAYMENTUS CORPORATION	INV-15-145007 INV-15-146098	1240341	2023-2024 IVR Payment processing 01/2024 2023-2024 IVR Payment processing 02/2024	\$443.92 \$54.32 707125 Total \$498.24
707126	4/9/2024	1592	PHOENIX GROUP INFORMATION SYST	022024143 022024903 0220241143	1240329 1240330 1240331	Parking tkt recovery progm Feb 2024 Parking Permit Management Feb 2024 Code Admin Citation collection Feb 2024	\$603.78 \$1,096.30 \$101.32 707126 Total \$1,801.40



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707127	4/9/2024	6153	QUADIENT LEASING USA, INC.	Q1243521	1240141	LEASE N22042802 FOLDER/INSERTER/E-CERTIFY FY 23-24	\$1,116.82
707127 Total							\$1,116.82
707128	4/9/2024	5772	QUINN COMPANY	PCA00417051 PCA00418084 WOB00012914	1240054 1240701	Door stop bumper, brake lamp, & oil breaker kit Seat belt Repair 420D backhoe lift and stabilizer cylinder	\$143.14 \$272.38 \$2,905.11
707128 Total							\$3,320.63
707129	4/9/2024	7450	R & J CONSTRUCTION LLC	211	1240664	Paint & replace carpet/ceiling tiles 4 ofc/Conf Rm	\$10,400.00
707129 Total							\$10,400.00
707130	4/9/2024	2324	SAN BERNARDINO CO FIRE DEPT	LL424CC	1240319	Annual Household Hazardous 4 Quarter	\$9,119.46
707130 Total							\$9,119.46
707131	4/9/2024	876	SAN BERNARDINO MUNICIPAL WATER	JAN 2024 FEB 2024		SB Sewer payments collected Jan 2024 SB Sewer payments collected Feb 2024	\$355,136.54 \$236,741.38
707131 Total							\$591,877.92
707132	4/9/2024	4425	SB CO FIRE CHIEF'S EMS	EMS2024	1240734	EMS Annual membership dues 2024	\$60.00
707132 Total							\$60.00
707133	4/9/2024	7127	SCA OF CA, LLC	157998PS	1240501	Street Sweeping Srvs FY 2023-24 remainder of year	\$6,094.08
707133 Total							\$6,094.08
707134	4/9/2024	6137	SILVERSTRAND TECHNOLOGIES, INC.	156414 156804 156803	1240640 1240616	Security Alarm Monitoring for Corp Yard Jan 2024 Security Alarm Monitoring for Corp Yard Apr 2024 Security Alarm Monitoring Apr 2024	\$24.99 \$24.99 \$24.99
707134 Total							\$74.97
707135	4/9/2024	451	SITEONE LANDSCAPE SUPPLY, LLC	139415009-001 139395746-001 139518182-001 139518024-001	1240063	Pressure regulator & conversion kit Bug emitter Lifeguard hats Tree stake lodge	\$58.12 \$38.11 \$36.74 \$74.10
707135 Total							\$207.07



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707136	4/9/2024	865	SN BERNARDINO CO SHERIFF DEPT	25180	1240147	Sheriff Services-April 2024	\$574,284.00
707136 Total							\$574,284.00
707137	4/9/2024	7463	SOLOMON NIUZI	18587		UB 993767790 25770 MIRAMONTE	\$349.98
707137 Total							\$349.98
707138	4/9/2024	1356	STAPLES BUSINESS ADVANTAGE	3561166882 3561692970 3561692971 3561692972	1240064	Business license notice paper Utility door hanger notice paper stock Return paper Notebooks, paper clips, & tape	\$34.80 \$167.41 -\$34.80 \$40.75
707138 Total							\$208.16
707139	4/9/2024	6108	TESLA ENERGY	823-000-534		Bldg prmt partial reimb 823-000-534 app canceled	\$85.00
707139 Total							\$85.00
707140	4/9/2024	7199	THE LLOYD PEST CONTROL CO, INC.	8391077 8391595 8393524 8393776 8390792	1240253	Gopher control svcs for Bailey Pk March 2024 Gopher control svcs for Bryn Mawr Pk March 2024 Gopher control svcs for BB Fields March 2024 Gopher control svcs for Hulda Crooks March 2024 Gopher control svcs for Elmer Digneo Pk March 2024	\$200.00 \$200.00 \$300.00 \$300.00 \$200.00
707140 Total							\$1,200.00
707141	4/9/2024	4936	TRAFFIC MANAGEMENT, INC.	06-105442	1240693	No parking signs, barricades, sign posts & bolts	\$1,249.39
707141 Total							\$1,249.39
707142	4/9/2024	304	TYLER TECHNOLOGIES, INC.	045-460450	1240742	Cash Register/Data Dict/Menu Supp 3/24/24-3/23/25	\$2,006.04
707142 Total							\$2,006.04
707143	4/9/2024	1854	UNDERGROUND SERVICE ALERT OF	23-2424962 320240146	1240150 1240149	Dig Alert State Regulatory Fee Mar 2024 Dig Alert Tickets Mar 2024	\$38.63 \$137.75
707143 Total							\$176.38
707144	4/9/2024	4030	US TRONICS	M-12267FE24	1240294	Satellite phone service Feb 2024	\$209.85
707144 Total							\$209.85



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707145	4/9/2024	7467	VALENCIA, JIZEL	18591		UB 993766873 11027 BOREN	\$9.29
707145 Total							\$9.29
707146	4/9/2024	5725	VICTOR GOMEZ	REIMB V GOMEZ		Reimb for pants & socks	\$141.28
707146 Total							\$141.28
707147	4/9/2024	6154	VICTORIA MARSHALL	Refund 2/21 & 3/23		Cancelation of 2/21 & 3/23 Comm Room events	\$410.00
707147 Total							\$410.00
707148	4/9/2024	1977	VULCAN MATERIALS	73942689 73942690 73957989	1240082	A/V Patches on Kellog St & Amapolas St Agg & asphalt Agg & asphalt	\$243.33 \$684.58 \$196.84
707148 Total							\$1,124.75
707149	4/9/2024	7461	VY LE	993764490		Refund refuse overbilling	\$347.50
707149 Total							\$347.50
707150	4/9/2024	5500	WEST COAST ARBORISTS, INC.	212459 212461	1240192	Prospect Av Palm Pruning 2/2024 25500 blk State Street pruning 2/28-3/1/2024	\$2,880.90 \$7,042.20
707150 Total							\$9,923.10
707151	4/9/2024	1917	WILBUR E & JUNE PURVIS	13412	1240090	Sharpening chains	\$84.00
707151 Total							\$84.00
707152	4/9/2024	1919	WILLDAN	002-31420	1240092	EngineeringServicesCivil/ParcelMapReview02/24	\$560.00
707152 Total							\$560.00
707153	4/9/2024	1622	WILLDAN FINANCIAL SERVICES	010-57957 010-57956	1240115 1240114	Administrative Srvs for Streetlight Maint.Apr-Jun Engineering Services for LMD Assess Apr-Jun 2024	\$2,430.42 \$2,544.00
707153 Total							\$4,974.42
707154	4/9/2024	7013	WILLIAM T. SCHOENBORN	1904 1903	1240030	Six repairs at multiple locations Replace assembly @ 10664 Mt View Ave	\$1,541.42 \$1,050.00
707154 Total							\$2,591.42



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
707155	4/9/2024	4353	WITTMAN ENTERPRISES, LLC	2402069	1240308	Medical billing services Feb 2024	\$649.86
707155 Total							\$649.86
Grand Total							\$2,740,490.58



CITY OF LOMA LINDA
VOUCHER LIST
4/9/2024

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
359348	3/19/2024	454	Missionsquare	2024031900359348		457 Plan Contributions-02/25 through 03/09/2024	\$28,071.53
475811	4/1/2024	454	Missionsquare	2024040100475811		457 Plan Contributions-03/10 through 03/23/2024	\$21,693.08
102603814	3/21/2024	771	PERS	1002603814		457 Plan Contributions-01/14 through 01/27/2024	\$1.06
102589442	3/1/2024	771	PERS	1002589442/43/44/45		Retirement Contributions-01-28 through 02-10-2024	\$73,595.11
102606625	3/26/2024	771	PERS	1002606625/26/27/28		Retirement Contributions-02-11 through 02-24-2024	\$74,617.84
102603812	3/21/2024	771	PERS	1002603812/13		Retirement Contributions-02-01 through 02-29-2024	\$995.35
102591987	3/7/2024	773	PERS Health	1002591987		Health Insurance Premium-March 2024	\$76,186.61

Total Wires: \$275,160.58
 Total Checks (Total from previous page): \$2,740,490.58
 Grand Total = \$3,015,651.16

PAYROLL: 03/28/2024 \$368,642.43

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos. 707044 through 707106 and 707108 through 707155 and wire nos. 359348, 475811, 102603814, 102589442, 102606625, 102603812 and 102591987 for a total disbursement of \$3,015,651.16 and to the best of my knowledge, based on the information provided, they are correct and are recommended for payment.

Sonia Fabela, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on April 9, 2024 and the City Treasurer is hereby to pay except as noted.

Phillip Dupper, Mayor



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Approval of Minutes 02-13-2024 [City Clerk]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3B
To	From
City Council	Lynette Arreola, City Clerk

Approval of Minutes for Regular City Council held on 02-13-2024.

Attachments

Regular City Council-02-13-2024-minutesDraft.pdf

**** The following document is a draft of the minutes and the not the official approved minutes ****

Minutes for the Regular City Council

25541 Barton Road, Loma Linda, CA 92354

February 13, 2024, 7:00 PM - February 13, 2024, 9:27 PM

Roll Call: *(The following members were in attendance)*

- **Phillip Dupper**, Mayor
- **Ronald Dailey**, Mayor pro tempore
- **Bhavin Jindal**, Councilmember
- **John Lenart**, Councilmember
- **Rhodes Rigsby**, Councilmember

1. Call to Order

1A. Call to Order- 7:05 PM

1B. Roll Call- 7:00 PM

Staff Present:

T. Jarb Thaipejr, City Manager

Diane Robbins, City Attorney

Lynette Arreola, City Clerk

Lorena Matarrita, Community Development Director

Sonia Fabela, Finance Director

Dan Harker, Fire Chief

Nate Boucher, Battalion Chief

Kyle Mac Gavin, Information Systems Analyst III

Lt. Kaysie Smith, San Bernardino County Sheriff's Department

1C. Closed Session/Workshop- 7:00 PM

No items.

1D. Invocation and Pledge of Allegiance - Councilman Lenart- 7:00 PM

Councilman Lenart led the Invocation and Pledge of Allegiance.

1E. Items to be Added or Deleted- 7:05 PM

City Manager Thaipejr requested to pull Agenda Item No. 3F in order to provide a brief presentation of the project.

1F. Oral Reports/Public Participation - Non-Agenda Items (Each Speaker limited to 3 minutes. Pursuant to the Brown Act, no action or discussion can be taken by City Council)- 7:05 PM

Mr. Tushar Oza wished all candidates running for City Council much luck and requested more openness and transparency.

1G. Conflict of Interest Disclosure- 7:05 PM

No conflicts or interest were reported.

2. Scheduled and Related Items

2A. Presentation by Mission Elementary School [Minerva Castorena, Principal]- 7:06 PM

This item was rescheduled to March 12, 2024.

2B. Public Hearing - Community Development Block Grant (CDBG) Projects for 2024-2025 [Public Works]- 7:13 PM

Public Hearing was opened at 7:10 PM and closed at 7:18 PM

City Manager Thaipetr presented the report into evidence, explaining the annual CDBG review process for fund distribution and pointing out that a percentage of funds must be allocated to Public Services and to City Projects. For fiscal year 2024-25, he noted that the City is recommending funds be allocated to the San Bernardino County Library for their Public Service Project and City Project to Replace Access Ramps and sidewalks citywide.

The public hearing was opened.

Minky Balon, Interim Branch Manager, spoke in detail about the Library's Public Service Project, Adult Literacy Program, explaining the goal is to assist adults with reading and writing. She discussed the hours spent by their dedicated instructors and the number of adults who have and will benefit from their program. She further discussed their adult and youth digital literacy programs. She concluded by highlighting an individual who participated and succeeded in their Adult Literacy Program.

Councilman Jindal recommended the City consider funding Veteran Programs.

The public hearing was closed.

Motion by Bhavin Jindal, seconded by John Lenart, and passing by a vote of 5-0-0-0 To Approve *the Community Development Block Grant (CDBG) Fund Allocations for 2024-2025 as follows: Public Service Project - San Bernardino County Library - \$10,000; and City Projects - Replace Access Ramps and Sidewalks City Wide \$131,000.*

2C. Public Hearing - Council Bill #R-2024-03 - Resolution for the Fall 2023 Weed Abatement Program [Fire]- 7:24 PM

Public Hearing was opened at 7:22 PM and closed at 7:22 PM

Matt Dingman, Fire Inspector/Investigator, presented the report into evidence, discussing the process of inspections, notifications, and abatement work. He noted that before the meeting the list of outstanding invoices was reduced to five property owners.

The public hearing was open and closed with no participation.

Motion by Ronald Dailey, seconded by Rhodes Rigsby, and passing by a vote of 5-0-0-0 To Approve

Received report and Adopted Council Bill #R-2024-03, RESOLUTION NO. 3207, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMA LINDA ADOPTING A REPORT AND STATEMENT OF EXPENSES FOR THE FALL 2023 WEED ABATEMENT PROGRAM AND IMPOSING A LIEN UPON PROPERTY FOR PAYMENT THEREFOR.

2D. Public Hearing - Council Bill #O-2024-01 - Ordinance Amending Title 17 (Zoning) pertaining to Streamlined Housing Development Projects [Community Development]- 7:30 PM

Public Hearing was opened at 7:58 PM and closed at 7:58 PM

Community Development Director Matarrita gave a brief introduction stating that two years ago City Council adopted the City's Housing Element Update; however, since then, the City has navigated through two minor corrections letters with the State Housing and Community Development Department (HCD). She noted that the State's latest request is the Ordinance that is being presented this evening. She noted that once adopted, the City anticipates receiving the coveted certification. She introduced Laura Stetson, MIG, who has assisted the City through the Housing Element process and will be making the presentation.

Laura Stetson, Principal of MIG, presented the report explaining that the request is a minor update to the Development Code to address a particular program in the adopted Housing Element that the State HCD has indicated the City must take this final step to receive a coveted letter of certification. She discussed the purpose of the Code Amendment; the Housing Element Regional Housing Needs Assessment (RHNA) that requires zoning capacity for a range of units at various income levels totaling 2,051 units for Loma Linda, where 834 of those units must be very low, and low income; the sites suitable for redevelopment that was shown on a map; the "Reused" sites designation from prior Housing Elements noting the special conditions that apply to reuse sites and the by-right approval of projects that provide at least 20% of units to lower-income households; the qualifying zones that this would be subject to this code; the classification of ministerial (by-right) approval and the design review process and compliance requirements; the provisions of the ordinance for the targeted lower-income households noting that there would be covenants recorded for the properties to remain affordable for 45 years for ownership units and 55 years for rental units; the Housing Plan required to identify various aspects of the affordable units including restriction agreements recorded against the property. She noted the Planning Commission reviewed and recommended that the City Council adopt the ordinance. In summary, She stated that this amendment essentially removes the discretion on the part of the City to deny or make modifications to a project that proposes that level of affordable housing and meets all development requirements in the Code.

In response to Councilman Rigsby's inquiry as to whether the City Council would stand down from any discretion should the City pass an inclusionary ordinance that required 20% affordable housing, she explained that this revision of the law only applied to specific sites that were used as Housing Element sites from the last two Housing Elements, noting it is a subset of sites within Loma Linda that would be subject to the ordinance. Continued discussion ensued pertaining to the affordable housing requirements for different income brackets. In response, Ms. Stetson proposed that the city could include a provision in the Inclusionary Ordinance that would require a distribution among the various income groups.

Community Development Director Matarrita clarified that state law mandates the certification of the Housing Element and that the Attorney General's office has been reaching out to the City regularly to inquire about its status. She stated that receiving certification from the State has been a challenging task for many cities. Obtaining certification with the State would put Loma Linda as one of the few cities in compliance.

The public hearing was open and closed with no public participation.

Motion by Bhavin Jindal, seconded by John Lenart, and passing by a vote of 5-0-0-0 to Introduce on First Reading and to Set the Second Reading

to March 12, 2024, and waive the reading of Council Bill #O-2024-01 in its entirety, an Ordinance approving the amendment to Title 17 (Zoning) pertaining to streamlined housing development project on Housing Element Site to identify applicable sites, establish requirements and standards for lower-income target units and establish procedures and requirements for the ministerial review and approval of housing development projects with lower-income target units (Development Code Amendment No. P23-22).

2E. Joint Meeting of the City Council and Housing Authority Board Regarding the 2023-24 Mid-Year Budget [Finance]- 8:04 PM

The Mayor called to order the Housing Authority Board for the Joint Meeting with the City Council.

City Manager Thaipejr presented the 2023-2024 Mid-Year Budget, discussing the 2023 Actuals of revenues, expenditures, and a total of other financing sources noting the Net Change in Fund balance total \$2,317,341 and the Net Change in Fund Balance less Covid-19 funding (\$610,966). He continued going over all the General Fund Revenue changes totaling \$1,473,400; the General Fund Expenditure changes totaling \$1,182,600; the summary of changes in Fund Balance by Fund Types totaling \$18,261,277: the percentage breakdown by departments in a diagram; the other revenue changes from Enterprise Funds and Other Funds totaling (\$2,628,700) and total changes (include General Fund) to revenues is (\$553,200); the Other Expenditures Changes for Enterprise Funds, Special Revenues Funds, Special Districts, Capital funds, and Housing Authority totaling \$1,308,700; the Summary of Changes in Fund Balance by Fund Type for the Enterprise Capital Funds \$76,949; and, finally, the Summary of all Changes in Fund Balance by Fund Type of beginning balance, revenues/sources and expenditures/uses with the ending fund balance totaling \$45,904,217. He concluded by stating that the City will do okay this fiscal year, but will have to look seriously to generate more revenues for the City for upcoming years. Based on the current revenues, he anticipates the City will have to pull from the reserves to support the budget in the coming years. He stated that he cannot cut any more staff because they are working on a skeleton crew and have decided to not fill three new positions to help with the budget.

Clarification questions from Council Jindal on specific funds and expenditures were addressed.

Mayor Dupper stated that he would like to be proactive and hold more than one workshop with the Budget Committee to discuss ways/opportunities to increase the City's revenues. He mentioned revisiting the moratorium on drive-through restaurants. He noted that the City has missed a couple of opportunities with potential restaurant chains because of the City's Code on no drive-through. He would like a comprehensive report identifying areas that need adjustment and modifying policies. He noted that other cities have looked at utility tax increases. It is not an option to go, but, he believes as Council Members, the Council should have some responsibilities and work with staff with recommended ideas.

Motion by Bhavin Jindal, seconded by John Lenart, and passing by a vote of 5-0-0-0 To Approve *a net increase in General Fund Revenues of \$1,473,400.00; and a net increase in General Fund Expenditures of \$1,181,600.00; and in the City overall, approve a net decrease of \$553,200.00 in revenues; and a net increase of \$1,308,700.00 in expenditures as presented in Attachments II and III of the staff report.*

3. Consent Calendar

In regards to Item No. 3F, the purchase of two fuel management systems at the Fire and Public Works locations, City Manager Thaipejr explained the City's Ordinance requires a formal bid process for purchases over \$25,000. An informal bid process was conducted and the total cost exceeded that amount. He is requesting that the City Council in their approval, waive the formal bid process requirement for this purchase.

Battalion Chief Nate Boucher clarified that he initiated an informal bid process and determined that the lowest bidder had the capability to customize the system to the City's requirements. Additionally, they could offer an online support system without relying on external assistance and could install the system at both locations at a more budget-friendly cost.

Motion by Ronald Dailey, seconded by Bhavin Jindal, and passing by a vote of 5-0-0-0 To Approve *the Consent Calendar as submitted, waiving the formal bid process for Item No. 3F and accepting the informal bid proposals for awarding the contract.*

3A. Demands Registers - February 13, 2024 [Finance]- 8:32 PM

Approved the Demands Register dated February 13, 2024, with commercial demands totaling \$2,048,674.81 and Payroll demands dated February 1, 2024, totaling \$398,851.84.

3B. Approval of Minutes January 9, 2024- 8:32 PM

Approved Minutes of January 9, 2024, as submitted.

3C. Treasurer's Report - January 2024 [Finance]- 8:32 PM

Received the Treasurer's Report for January 2024 for filing.

3D. Fire Department's Activity Report - January 2024 [Fire]- 8:32 PM

Received the Fire Department's Activity Report for January 2024 for filing.

3E. Authorize Purchase of Street Light Poles from South Coast Lighting & Design for \$22,914.12 [Public Works]- 8:32 PM

Authorized Purchase as requested.

3F. Authorize Purchase of Two Fuel Management Systems totaling \$32,462.50 [Public Works]- 8:32 PM

Authorized purchase as requested.

3G. Declare the HME Fire Engine as surplus and authorize its donation [Fire]- 8:32 PM

Declared the HME Fire Engine as surplus and Authorized its donation.

3H. Declare the Polaris All Road Vehicle (ARV) surplus and authorize its donation [Fire]- 8:32 PM

Declared the Polaris All Road Vehicle surplus and authorized its donation.

3I. Notice of Completion - Replacement of Pressure Reducing Valves [Public Works] - 8:32 PM

Accepted the project as substantially complete and authorized the City Clerk to file the Notice of Completion.

4. Old Business

No items.

5. New Business

5A. Discussion to Close Pedestrian Bridge at the South end of Ragsdale Road [Mayor Dupper]- 8:36 PM

Mayor Dupper stated that in 2015 the City Council approved the closure of the pedestrian bridge from Bryn Mawr Veteran's Memorial Park to Mission Creek Subdivision due to several criminal activities. He stated that he has received several complaints from residents and the Mission Creek Home Owners's Association regarding the number of criminal activity and transients using the pedestrian bridge at Ragsdale Road, which is west of the other pedestrian bridge that was closed. As a result, he is recommending closing this pedestrian bridge.

Councilman Jindal noted that he had received similar complaints about the pedestrian bridge on Ohio Street and questioned whether that bridge would also need to be closed.

Discussion ensued, noting that the pedestrian bridges were installed to link the existing trails to the neighborhood on the north side; however, despite the intention to promote a walkable and livable community concept, it has become a public safety hazard. It was noted that many transients who inhabit the flood control channel area have convenient access to the pedestrian bridges as reported by residents in the Mission Creek subdivision. There was a mention that the bridge is frequently used by residents for its intended purpose, and there was concern that their voices are not being heard.

After further discussion, the Council did not take action and requested to reschedule the matter for the next agenda. Additionally, they advised staff to post a sign on the bridge indicating the upcoming discussion by the City Council regarding the potential closure of the bridge.

6. Reports

6A. Reports of Council Members- 9:22 PM

Councilman Rigsby brought up the topic of re-establishing a Senior Center Board in response to Mr. Oza's repeated requests in previous meetings. Councilman Rigsby suggested that this board could be an advisory board for the City Council.

Mayor pro tempore Dailey stated that he had done some research. He viewed the current activities of the LL Senior Center and found that there are daily activities scheduled Monday - Thursday. He also met with Penny Lilburn, Executive Director for the Senior Center in Highland, to obtain input on their senior program. He noted that Ms. Lilburn pointed out that despite the array of programs offered to seniors, many times they will have no attendees.

Councilman Jindal stated that he had received feedback from residents that they would like to see more senior programs, but had also received feedback from veterans at the Veterans Village that they would like

programs and activities available to them. He would be in support of re-establishing a Senior Board for feedback.

City Manager Thaipejr stated that he and staff are working to expand programs, but is taking time. He pointed out that the hot lunch program was reestablished; and that the City partnered with the San Bernardino County Public Health to provide free COVID and flu vaccinations weekly. He pointed out that the challenge he encounters is a lack of staff to dedicate time to manage the Senior Center; to manage the Board meetings; and to address the requests and demands that will arise from the Board meetings. He also noted that they have a limited budget.

Discussion ensued and direction was given to do a workshop and provide a survey to the seniors at the Senior Center to obtain input on interest of programs and activities and report back.

6B. Reports Of Officers- 9:22 PM

City Clerk Arreola stated that the City is being asked to provide a delegate and alternate for the SCAG's Annual General Assembly scheduled May 2-3, 2024, in Palm Desert; and a Director and alternate for the CJPIA Annual Board of Directors Meeting scheduled for July 24, 2024, in La Palma.

Ronald Dailey volunteered to be a representative for SCAG; It was the consensus that Bhavin Jindal be appointed the Delegate and Ronald Dailey as the alternate to attend SCAG Annual General Assembly on May 2-3, 2023.

Mayor Phillip Dupper volunteered as the Director and T Jarb Thaipejr volunteered as the alternate for the CJPIA Annual Board of Directors meeting on July 24, 2024.

7. Adjournment

Meeting adjourned at 9:27 pm.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Sonia Fabela

Treasurer's Report - March 2024 [Finance]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3C
To	From
City Council	Sonia Fabela, Finance Director

Accepted for filing by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council receive the report for filing.

Attachments

Mar 24 TREAS REPORT - CC.pdf

CITY OF LOMA LINDA
COMPOSITION OF CASH
March 2024

DEMAND DEPOSIT ACCOUNTS

CITY - BANK OF AMERICA - MAIN CHECKING ACCOUNT	\$	2,380,246.70
Outstanding Checks as of month-end		(1,014,185.67)
CITY - MAIN CHECKING ACCOUNT AVAILABLE BALANCE	\$	1,366,061.03
BANK OF AMERICA - PAYROLL	\$	18,061.72
HOUSING AUTHORITY - BANK OF AMERICA - CHECKING ACCOUNT		227,744.86
Outstanding Checks as of month-end		(2,012.70)
HOUSING AUTHORITY - CHECKING ACCOUNT AVAILABLE BALANCE	\$	225,732.16
SUCCESSOR AGENCY - BANK OF AMERICA - CHECKING ACCOUNT		32,855.40
Outstanding Checks as of month-end		-
SUCCESSOR AGENCY - CHECKING ACCOUNT AVAILABLE BALANCE	\$	32,855.40

DEMAND DEPOSIT ACCOUNTS - TOTAL **\$ 1,642,710.31**

INVESTMENTS	YIELD		
LOCAL AGENCY INVESTMENT FUND (LAIF)			
CITY	4.122%	\$ 52,852,364.76	
CITY - Former RDA Bond Proceeds	4.122%	429,452.43	
CITY -Total			53,281,817.19
SUCCESSOR RDA	4.122%		1,488,916.76
HOUSING AUTHORITY	4.122%		1,363,843.37
INVESTMENTS TOTALS			\$ 56,134,577.32

OTHER CASH

IMPREST ACCOUNT	\$	500.00
CASH ON HAND		1,350.00
OTHER CASH TOTAL	\$	1,850.00

CASH AND INVESTMENTS - GRAND TOTAL **57,779,137.63**

PREVIOUS MONTH		56,821,519.10
CHANGE +/-(-)	\$	957,618.53

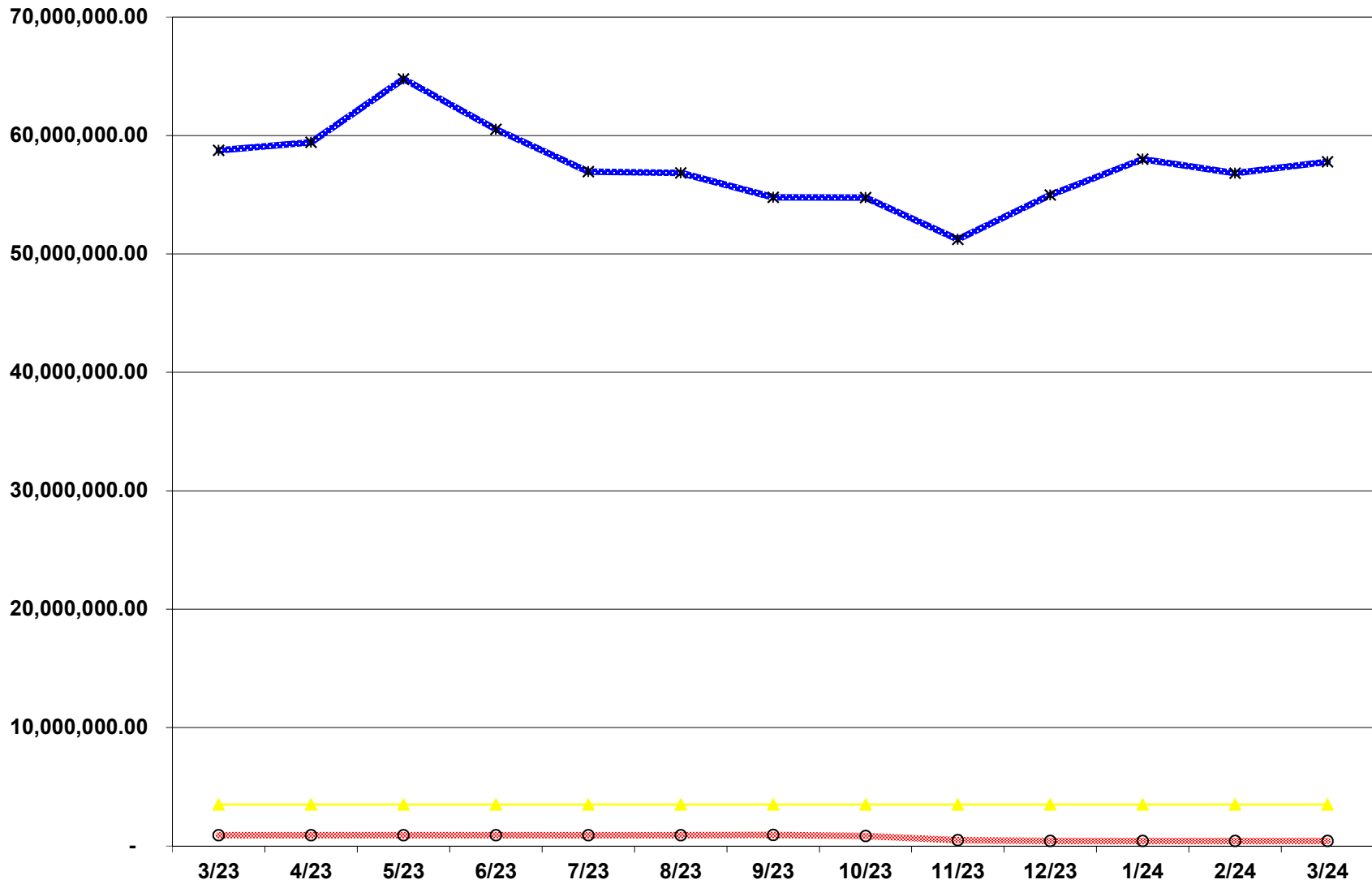
All investments are in accordance with the City Investment Policy, and as such, sufficient funds are available to meet the cash flow requirements of Loma Linda, including the next thirty days' obligations.



Treasurer

*LAIF Yield interest rate shown is for February 2024 as the March 2024 rate has not been released as of 4/24/2024

**CITY OF LOMA LINDA
MONTHLY TREASURER'S REPORT 03/23-03/24**



x CITY, SUCCESSOR RDA & HA - TOTAL CASH AVAILABLE
 o CITY- FORMER RDA BOND PROCEEDS
 ▲ BASELINE



City of Loma Linda

Regular City Council Staff Report

Prepared By: Nataly Alvizar

Fire Department's Activity Report - March 2024 [Fire]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3D
To	From
City Council	Nataly Alvizar, Executive Aide
Via	
Tom Ingalls, Fire Marshal	

Accepted for filing by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council receive the report for filing.

Attachments

March 2024 Fire Activity Report.pdf

SUBJECT: March 2024 Fire Department Activity Report

Operations Division:

The Fire Department's Operations Division responded to 429 incidents in March 2024. There were 24 calls/incidents given or received in Mutual/Automatic Aid. The alarm types are broken down as follows:

Fire & Rescue	Month		YTD	
Medical Aid (MA)	297	69.2%	864	71.2%
Traffic Collision (TC)	15	3.5%	51	4.2%
MA + TC	312	72.7%	915	75.4%
Hazardous Conditions	6	2.40%	8	0.70%
Hazardous Material	2	0.40%	6	0.40%
Public Assistance	18	6.90%	47	5.50%
Rescue	1	0.90%	3	0.60%
Structure Fire	2	2.10%	7	1.00%
Cooking	1	0.00%	1	0.10%
Vegetation Fire	0	0.40%	1	0.70%
Vehicle Fire	2	0.00%	5	0.10%
Refuse Fire	9	1.10%	26	1.40%
All Fires	14	3.60%	40	3.30%
Good Intent/Dispatched & Cancelled Enroute	38	8.9%	92	7.6%
Fire Alarm Activation*	14	3.3%	50	4.1%

*Note: Includes accidental activation, burnt food, system malfunction, malicious, etc.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Bill #R-2024-12 - A Resolution to Amend the City Classification Plan and Salary Schedule [Human Resources]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3E
To	From
City Council	Jennifer Pearsall, Human Resources/Risk Management Analyst
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

The City recommends the City Council adopt Council Bill #R-2024-12.

Adopt a resolution to reclassify the current incumbent in the Information Systems Analyst III position in both title and salary range to Information Systems Manager and update the salary schedule to reflect that change.

BACKGROUND:

The Information Systems Analyst III has been independently managing the Loma Linda Connected Community Program (internet service) and Information Systems department. Managing the City's internet service and Information Systems department far surpasses the scope of work for the Information Analyst III job requirements.

ANALYSIS:

There is no current job description for the Information Analyst III. The current incumbent's job functions were compared to the Information Analyst IV classification, which is a classification higher, and the required duties, knowledge, skills, and abilities far exceed the job specifications. A management position is required for the level of responsibilities of administering the Loma Linda Connected Community Program and Information Systems department for the City. The Information Systems Manager classification has been updated to reflect all current responsibilities required.

FINANCIAL IMPACT:

The financial impact is an estimated increase of \$26,000 per year.

Attachment – Exhibit "A" Salary Table All Units Revised 04-09-2024

Attachment – Exhibit "B" Information Systems Analyst IV Job Description

Attachment – Exhibit "C" Information Systems Manager Job Description

Attachment - Resolution

Attachments

Exhibit A - Salary Table All Units Revised 04-09-2024.pdf

Exhibit B - Information Systems Analyst IV 2009.05.07.pdf

Exhibit C - Information Systems Manager.pdf

Resolution Reclass IS Manager.pdf

CITY OF LOMA LINDA
Pay Schedule By Classification
Fiscal Year 2023/2024
Effective April 9, 2024

TITLE	UNIT	PAY TYPE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
ACCOUNTANT	TEAM A	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
ACCOUNTING MANAGER	UMCE	Annual	24	85,419.2642	89,690.2227	94,174.7328	98,883.4653	103,827.6396	109,019.0237	111,744.4995
		Monthly		7,118.2720	7,474.1852	7,847.8944	8,240.2888	8,652.3033	9,084.9186	9,312.0416
		Bi-weekly		3,285.3563	3,449.6240	3,622.1051	3,803.2102	3,993.3708	4,193.0394	4,297.8654
		Hourly		41.0670	43.1203	45.2763	47.5401	49.9171	52.4130	53.7233
ACCOUNTING SPECIALIST	TEAM A	Annual	17	49,841.3255	52,333.3881	54,950.0544	57,697.5551	60,582.4313	63,611.5554	65,201.8433
		Monthly		4,153.4438	4,361.1157	4,579.1712	4,808.1296	5,048.5359	5,300.9630	5,433.4869
		Bi-weekly		1,916.9741	2,012.8226	2,113.4636	2,219.1367	2,330.0935	2,446.5983	2,507.7632
		Hourly		23.9622	25.1603	26.4183	27.7392	29.1262	30.5825	31.3470
ACCOUNT CLERK	TEAM A	Annual	14	39,565.6592	41,543.9375	43,621.1307	45,802.1862	48,092.2997	50,496.9152	51,759.3357
		Monthly		3,297.1383	3,461.9948	3,635.0942	3,816.8489	4,007.6916	4,208.0763	4,313.2780
		Bi-weekly		1,521.7561	1,597.8437	1,677.7358	1,761.6225	1,849.7038	1,942.1890	1,990.7437
		Hourly		19.0220	19.9730	20.9717	22.0203	23.1213	24.2774	24.8843
ACCOUNTING TECHNICIAN II	TEAM A	Annual	16	46,149.3770	48,456.8474	50,879.6892	53,423.6778	56,094.8576	58,899.6041	60,372.0985
		Monthly		3,845.7814	4,038.0706	4,239.9741	4,451.9732	4,674.5715	4,908.3003	5,031.0082
		Bi-weekly		1,774.9760	1,863.7249	1,956.9111	2,054.7568	2,157.4945	2,265.3694	2,322.0038
		Hourly		22.1872	23.2966	24.4614	25.6845	26.9687	28.3171	29.0250
ADMINISTRATIVE SPECIALIST I	TEAM A	Annual	13	36,634.8704	38,466.6134	40,389.9435	42,409.4459	44,529.9228	46,756.4148	47,925.3231
		Monthly		3,052.9059	3,205.5511	3,365.8286	3,534.1205	3,710.8269	3,896.3679	3,993.7769
		Bi-weekly		1,409.0335	1,479.4851	1,553.4594	1,631.1325	1,712.6893	1,798.3236	1,843.2817
		Hourly		17.6129	18.4936	19.4182	20.3892	21.4086	22.4790	23.0410
ADMINISTRATIVE SPECIALIST II	TEAM A	Annual	14	39,565.6592	41,543.9375	43,621.1307	45,802.1862	48,092.2997	50,496.9152	51,759.3357
		Monthly		3,297.1383	3,461.9948	3,635.0942	3,816.8489	4,007.6916	4,208.0763	4,313.2780
		Bi-weekly		1,521.7561	1,597.8437	1,677.7358	1,761.6225	1,849.7038	1,942.1890	1,990.7437
		Hourly		19.0220	19.9730	20.9717	22.0203	23.1213	24.2774	24.8843

CITY OF LOMA LINDA
Pay Schedule By Classification
Fiscal Year 2023/2024
Effective April 9, 2024

TITLE	UNIT	PAY TYPE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
ADMINISTRATIVE SPECIALIST III	TEAM A	Annual	17	49,841.3255	52,333.3881	54,950.0544	57,697.5551	60,582.4313	63,611.5554	65,201.8433
		Monthly		4,153.4438	4,361.1157	4,579.1712	4,808.1296	5,048.5359	5,300.9630	5,433.4869
		Bi-weekly		1,916.9741	2,012.8226	2,113.4636	2,219.1367	2,330.0935	2,446.5983	2,507.7632
		Hourly		23.9622	25.1603	26.4183	27.7392	29.1262	30.5825	31.3470
ASSISTANT CITY MANAGER	UMCE	Annual	32	158,105.0993	166,010.3568	174,310.8705	183,026.4192	192,177.7443	201,786.6326	206,831.2950
		Monthly		13,175.4249	13,834.1964	14,525.9059	15,252.2016	16,014.8120	16,815.5527	17,235.9413
		Bi-weekly		6,080.9654	6,385.0137	6,704.2643	7,039.4777	7,391.4517	7,761.0243	7,955.0498
		Hourly		76.0121	79.8127	83.8033	87.9935	92.3931	97.0128	99.4381
ASSISTANT PLANNER	UMCE	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
ASSISTANT PUBLIC WORKS DIRECTOR/ CITY ENGINEER	UMCE	Annual	28	116,211.9632	122,022.5567	128,123.6850	134,529.8693	141,256.3653	148,319.1846	152,027.1653
		Monthly		9,684.3303	10,168.5464	10,676.9738	11,210.8224	11,771.3638	12,359.9321	12,668.9304
		Bi-weekly		4,469.6909	4,693.1753	4,927.8340	5,174.2257	5,432.9371		5,847.1987
		Hourly		55.8711	58.6647	61.5979	64.6778	67.9117	71.3073	73.0900
ASSOCIATE ENGINEER	UMCE	Annual	26	99,633.0330	104,614.6847	109,845.4194	115,337.6883	121,104.5738	127,159.7999	130,338.7920
		Monthly		8,302.7528	8,717.8904	9,153.7850	9,611.4740	10,092.0478	10,596.6500	10,861.5660
		Bi-weekly		3,832.0397	4,023.6417	4,224.8238	4,436.0649	4,657.8682	4,890.7615	5,013.0305
		Hourly		47.9005	50.2955	52.8103	55.4508	58.2234	61.1345	62.6629
ASSOCIATE PLANNER	UMCE	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
CITY CLERK	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212

CITY OF LOMA LINDA
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Effective April 9, 2024

TITLE	UNIT	PAY TYPE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
CITY MANAGER	UMCE	Annual		263,238.9535						
		Monthly		21,936.5795						
		Bi-weekly		10,124.5751						
		Hourly		126.5572						
COUNCIL MEMBER	ELECTED OFFICIAL	Annual		12,800.7600						
		Monthly		1,066.7300						
CODE COMPLIANCE/ANIMAL CONTROL OFFICER	TEAM A	Annual	18	53,828.6319	56,520.0666	59,346.0720	62,313.3756	65,429.0465	68,700.4952	70,418.0052
		Monthly		4,485.7193	4,710.0056	4,945.5060	5,192.7813	5,452.4205	5,725.0413	5,868.1671
		Bi-weekly		2,070.3320	2,173.8487	2,282.5412	2,396.6683	2,516.5018	2,642.3267	2,708.3848
		Hourly		25.8791	27.1731	28.5318	29.9584	31.4563	33.0291	33.8548
COMMUNICATIONS INFRASTRUCTURE INSPECTOR	UMCE	Annual	23	79,091.9159	83,046.5163	87,198.8432	91,558.7807	96,136.7202	100,943.5604	103,467.1491
		Monthly		6,590.9930	6,920.5430	7,266.5703	7,629.8984	8,011.3934	8,411.9634	8,622.2624
		Bi-weekly		3,041.9968	3,194.0968	3,353.8017	3,521.4916	3,697.5662	3,882.4446	3,979.5057
		Hourly		38.0250	39.9262	41.9225	44.0186	46.2196	48.5306	49.7438
COMMUNITY DEVELOPMENT DIRECTOR	UMCE	Annual	30	135,549.6341	142,327.1142	149,443.4741	156,915.6462	164,761.4327	172,999.5048	177,324.4904
		Monthly		11,295.8028	11,860.5929	12,453.6228	13,076.3039	13,730.1194	14,416.6254	14,777.0409
		Bi-weekly		5,213.4475	5,474.1198	5,747.8259	6,035.2172	6,336.9782	6,653.8271	6,820.1727
		Hourly		65.1681	68.4265	71.8478	75.4402	79.2122	83.1728	85.2522
CUSTOMER SERVICE/ METER TECH	TEAM PW	Annual	18	53,828.6319	56,520.0666	59,346.0720	62,313.3756	65,429.0465	68,700.4952	70,418.0052
		Monthly		4,485.7193	4,710.0056	4,945.5060	5,192.7813	5,452.4205	5,725.0413	5,868.1671
		Bi-weekly		2,070.3320	2,173.8487	2,282.5412	2,396.6683	2,516.5018	2,642.3267	2,708.3848
		Hourly		25.8791	27.1731	28.5318	29.9584	31.4563	33.0291	33.8548

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Fiscal Year 2023/2024
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TITLE	UNIT	PAY TYPE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
CUSTOMER SUPPORT TECHNICIAN	TEAM A	Annual	16	46,149.3770	48,456.8474	50,879.6892	53,423.6778	56,094.8576	58,899.6041	60,372.0985
		Monthly		3,845.7814	4,038.0706	4,239.9741	4,451.9732	4,674.5715	4,908.3003	5,031.0082
		Bi-weekly		1,774.9760	1,863.7249	1,956.9111	2,054.7568	2,157.4945	2,265.3694	2,322.0038
		Hourly		22.1872	23.2966	24.4614	25.6845	26.9687	28.3171	29.0250
DISTRIBUTION SUPERINTENDENT	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
ENGINEERING TECHNICIAN/GIS ANALYST	TEAM A	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
EXECUTIVE AIDE	UMCE	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
EXECUTIVE ASSISTANT	UMCE	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
FACILITY MAINTENANCE COORDINATOR	TEAM PW	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
FIELD MAINTENANCE TECH I	TEAM PW	Annual	15	42,730.9078	44,867.4570	47,110.8299	49,466.3760	51,939.6948	54,536.6754	55,900.0913
		Monthly		3,560.9090	3,738.9548	3,925.9025	4,122.1980	4,328.3079	4,544.7230	4,658.3409
		Bi-weekly		1,643.4965	1,725.6714	1,811.9550	1,902.5529	1,997.6806	2,097.5644	2,150.0035
		Hourly		20.5437	21.5709	22.6494	23.7819	24.9710	26.2196	26.8750

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TITLE	UNIT	PAY TYPE	GRADE	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
FIELD MAINTENANCE TECH II	TEAM PW	Annual	18	53,828.6319	56,520.0666	59,346.0720	62,313.3756	65,429.0465	68,700.4952	70,418.0052
		Monthly		4,485.7193	4,710.0056	4,945.5060	5,192.7813	5,452.4205	5,725.0413	5,868.1671
		Bi-weekly		2,070.3320	2,173.8487	2,282.5412	2,396.6683	2,516.5018	2,642.3267	2,708.3848
		Hourly		25.8791	27.1731	28.5318	29.9584	31.4563	33.0291	33.8548
FIELD MAINTENANCE TECH III	TEAM PW	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
FIELD SERVICES SUPERINTENDENT	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
FINANCE DIRECTOR	UMCE	Annual	30	135,549.6341	142,327.1142	149,443.4741	156,915.6462	164,761.4327	172,999.5048	177,324.4904
		Monthly		11,295.8028	11,860.5929	12,453.6228	13,076.3039	13,730.1194	14,416.6254	14,777.0409
		Bi-weekly		5,213.4475	5,474.1198	5,747.8259	6,035.2172	6,336.9782	6,653.8271	6,820.1727
		Hourly		65.1681	68.4265	71.8478	75.4402	79.2122	83.1728	85.2522
FIRE BATTALION CHIEF	USFMC	Annual	FIRE 14	130,318.5578	136,834.4831	143,676.2057	150,860.0165	158,403.0137	162,363.0893	166,422.1626
		Monthly		10,859.8798	11,402.8736	11,973.0171	12,571.6680	13,200.2511	13,530.2574	13,868.5136
		Bi-weekly		5,012.2522	5,262.8647	5,526.0079	5,802.3083	6,092.4236	6,244.7342	6,400.8524
		40-hour		62.6532	65.7858	69.0751	72.5289	76.1553	78.0592	80.0107
		56-hour		44.7523	46.9899	49.3394	51.8063	54.3966	55.7566	57.1505
FIRE CAPTAIN	LLPF	Annual	FIRE 8	97,245.7227	102,108.0078	107,213.4041	112,574.0727	118,202.7753	121,157.8452	124,186.7934
		Monthly		8,103.8102	8,509.0007	8,934.4503	9,381.1727	9,850.2313	10,096.4871	10,348.8995
		Bi-weekly		3,740.2201	3,927.2311	4,123.5925	4,329.7720	4,546.2606	4,659.9171	4,776.4151
		40-hour		46.7528	49.0904	51.5449	54.1222	56.8283	58.2490	59.7052
		56-hour		33.3948	35.0646	36.8178	38.6587	40.5916	41.6064	42.6466

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FIRE CHIEF	USFMC	Annual	33	170,753.5031	179,291.1767	188,255.7360	197,668.5228	207,551.9448	217,929.5379	223,377.7779
		Monthly		14,229.4586	14,940.9314	15,687.9780	16,472.3769	17,295.9954	18,160.7948	18,614.8148
		Bi-weekly		6,567.4424	6,895.8145	7,240.6052	7,602.6355	7,982.7671	8,381.9053	8,591.4530
		Hourly		82.0930	86.1977	90.5076	95.0329	99.7846	104.7738	107.3932
FIRE DIVISION CHIEF	USFMC	Annual	FIRE 14	130,318.5578	136,834.4831	143,676.2057	150,860.0165	158,403.0137	162,363.0893	166,422.1626
		Monthly		10,859.8798	11,402.8736	11,973.0171	12,571.6680	13,200.2511	13,530.2574	13,868.5136
		Bi-weekly		5,012.2522	5,262.8647	5,526.0079	5,802.3083	6,092.4236	6,244.7342	6,400.8524
		40-hour		62.6532	65.7858	69.0751	72.5289	76.1553	78.0592	80.0107
		56-hour		44.7523	46.9899	49.3394	51.8063	54.3966	55.7566	57.1505
FIRE ENGINEER	LLPF	Annual	FIRE 6	88,204.7390	92,614.9775	97,245.7227	102,108.0078	107,213.4041	109,893.7436	112,641.0890
		Monthly		7,350.3949	7,717.9148	8,103.8102	8,509.0007	8,934.4503	9,157.8120	9,386.7574
		Bi-weekly		3,392.4900	3,562.1145	3,740.2201	3,927.2311	4,123.5925	4,226.6824	4,332.3496
		40-hour		42.4061	44.5264	46.7528	49.0904	51.5449	52.8335	54.1544
		56-hour		30.2901	31.8046	33.3948	35.0646	36.8178	37.7382	38.6817
FIRE MARSHAL I	USFMC	Annual	FIRE 8	97,245.7227	102,108.0078	107,213.4041	112,574.0727	118,202.7753	121,157.8452	124,186.7934
		Monthly		8,103.8102	8,509.0007	8,934.4503	9,381.1727	9,850.2313	10,096.4871	10,348.8995
		Bi-weekly		3,740.2201	3,927.2311	4,123.5925	4,329.7720	4,546.2606	4,659.9171	4,776.4151
		40-hour		46.7528	49.0904	51.5449	54.1222	56.8283	58.2490	59.7052
		56-hour		33.3948	35.0646	36.8178	38.6587	40.5916	41.6064	42.6466
FIRE MARSHAL II	USFMC	Annual	FIRE 14	130,318.5578	136,834.4831	143,676.2057	150,860.0165	158,403.0137	162,363.0893	166,422.1626
		Monthly		10,859.8798	11,402.8736	11,973.0171	12,571.6680	13,200.2511	13,530.2574	13,868.5136
		Bi-weekly		5,012.2522	5,262.8647	5,526.0079	5,802.3083	6,092.4236	6,244.7342	6,400.8524
		40-hour		62.6532	65.7858	69.0751	72.5289	76.1553	78.0592	80.0107
		56-hour		44.7523	46.9899	49.3394	51.8063	54.3966	55.7566	57.1505
FIREFIGHTER/PARAMEDIC	LLPF	Annual	FIRE 4	80,004.2994	84,004.5123	88,204.7390	92,614.9775	97,245.7227	99,676.8653	102,168.7830
		Monthly		6,667.0250	7,000.3760	7,350.3949	7,717.9148	8,103.8102	8,306.4054	8,514.0653
		Bi-weekly		3,077.0884	3,230.9428	3,392.4900	3,562.1145	3,740.2201	3,833.7256	3,929.5686
		40-hour		38.4636	40.3868	42.4061	44.5264	46.7528	47.9216	49.1196
		56-hour		27.4740	28.8477	30.2901	31.8046	33.3948	34.2297	35.0854

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FIREFIGHTER-EMT	LLPF	Annual	FIRE 1	69,110.7201	72,566.2512	76,194.5679	80,004.2994	84,004.5123	86,104.6205	88,257.2342
		Monthly		5,759.2267	6,047.1876	6,349.5473	6,667.0250	7,000.3760	7,175.3850	7,354.7695
		Bi-weekly		2,658.1046	2,791.0097	2,930.5603	3,077.0884	3,230.9428	3,311.7162	3,394.5090
		40-hour		33.2263	34.8876	36.6320	38.4636	40.3868	41.3965	42.4314
		56-hour		23.7331	24.9197	26.1657	27.4740	28.8477	29.5689	30.3081
FIRE PREVENTION INSPECTOR	TEAM A	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
HUMAN RESOURCES - RISK MANAGEMENT ANALYST	UMCE	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
INFORMATION SYSTEMS ANALYST I	UMCE	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
INFORMATION SYSTEMS ANALYST II	UMCE	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
INFORMATION SYSTEMS ANALYST III	UMCE	Annual	22	73,233.2570	76,894.9214	80,739.6669	84,776.6534	89,015.4855	93,466.2650	95,802.9224
		Monthly		6,102.7714	6,407.9101	6,728.3056	7,064.7211	7,417.9571	7,788.8554	7,983.5769
		Bi-weekly		2,816.6637	2,957.4970	3,105.3718	3,260.6405	3,423.6725	3,594.8563	3,684.7278
		Hourly		35.2083	36.9687	38.8171	40.7580	42.7959	44.9357	46.0591

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INFORMATION SYSTEMS ANALYST IV	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
INFORMATION SYSTEMS MANAGER	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
LEAD MECHANIC/FLEET SVCS COORDINATOR	TEAM PW	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
PARKING CONTROL OFFICER-SPECIAL EVENTS COORDINATOR	TEAM A	Annual	16	46,149.3770	48,456.8474	50,879.6892	53,423.6778	56,094.8576	58,899.6041	60,372.0985
		Monthly		3,845.7814	4,038.0706	4,239.9741	4,451.9732	4,674.5715	4,908.3003	5,031.0082
		Bi-weekly		1,774.9760	1,863.7249	1,956.9111	2,054.7568	2,157.4945	2,265.3694	2,322.0038
		Hourly		22.1872	23.2966	24.4614	25.6845	26.9687	28.3171	29.0250
PARKING ENFORCEMENT/ANIMAL CONTROL OFFICER	TEAM A	Annual	18	53,828.6319	56,520.0666	59,346.0720	62,313.3756	65,429.0465	68,700.4952	70,418.0052
		Monthly		4,485.7193	4,710.0056	4,945.5060	5,192.7813	5,452.4205	5,725.0413	5,868.1671
		Bi-weekly		2,070.3320	2,173.8487	2,282.5412	2,396.6683	2,516.5018	2,642.3267	2,708.3848
		Hourly		25.8791	27.1731	28.5318	29.9584	31.4563	33.0291	33.8548
PLANNING TECHNICIAN	UMCE	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632

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PUBLIC WORKS DIRECTOR/CITY ENGINEER	UMCE	Annual	31	146,393.6085	153,713.2941	161,398.9557	169,468.9025	177,942.3440	186,839.4627	191,510.4488
		Monthly		12,199.4674	12,809.4412	13,449.9130	14,122.4085	14,828.5287	15,569.9552	15,959.2041
		Bi-weekly		5,630.5234	5,912.0498	6,207.6521	6,518.0347	6,843.9363	7,186.1332	7,365.7865
		Hourly		70.3815	73.9006	77.5957	81.4754	85.5492	89.8267	92.0723
SENIOR ACCOUNTANT/FINANCIAL ANALYST	UMCE	Annual	23	79,091.9159	83,046.5163	87,198.8432	91,558.7807	96,136.7202	100,943.5604	103,467.1491
		Monthly		6,590.9930	6,920.5430	7,266.5703	7,629.8984	8,011.3934	8,411.9634	8,622.2624
		Bi-weekly		3,041.9968	3,194.0968	3,353.8017	3,521.4916	3,697.5662	3,882.4446	3,979.5057
		Hourly		38.0250	39.9262	41.9225	44.0186	46.2196	48.5306	49.7438
SENIOR CENTER MANAGER	UMCE	Annual	21	67,808.5736	71,199.0059	74,758.9608	78,496.9047	82,421.7489	86,542.8395	88,706.4138
		Monthly		5,650.7145	5,933.2505	6,229.9134	6,541.4087	6,868.4791	7,211.9033	7,392.2012
		Bi-weekly		2,608.0221	2,738.4233	2,875.3446	3,019.1117	3,170.0673	3,328.5707	3,411.7851
		Hourly		32.6003	34.2303	35.9418	37.7389	39.6258	41.6071	42.6473
SENIOR CODE ENFORCEMENT OFFICER	UMCE	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
SENIOR PLANNER	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
STORMWATER INSPECTOR	UMCE	Annual	18	53,828.6319	56,520.0666	59,346.0720	62,313.3756	65,429.0465	68,700.4952	70,418.0052
		Monthly		4,485.7193	4,710.0056	4,945.5060	5,192.7813	5,452.4205	5,725.0413	5,868.1671
		Bi-weekly		2,070.3320	2,173.8487	2,282.5412	2,396.6683	2,516.5018	2,642.3267	2,708.3848
		Hourly		25.8791	27.1731	28.5318	29.9584	31.4563	33.0291	33.8548
STUDENT INTERN	PT	Annual	1	33,280.0000						
		Monthly		2,773.3333						
		Bi-weekly		1,280.0000						
		Hourly		16.0000						

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SUPERVISING ACCOUNTING TECHNICIAN	UMCE	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
TREATMENT PLANT OPERATOR I	TEAM PW	Annual	17	49,841.3255	52,333.3881	54,950.0544	57,697.5551	60,582.4313	63,611.5554	65,201.8433
		Monthly		4,153.4438	4,361.1157	4,579.1712	4,808.1296	5,048.5359	5,300.9630	5,433.4869
		Bi-weekly		1,916.9741	2,012.8226	2,113.4636	2,219.1367	2,330.0935	2,446.5983	2,507.7632
		Hourly		23.9622	25.1603	26.4183	27.7392	29.1262	30.5825	31.3470
TREATMENT PLANT OPERATOR II	TEAM PW	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
TREATMENT PLANT OPERATOR III	TEAM PW	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
TREATMENT SUPERINTENDENT	UMCE	Annual	25	92,252.8103	96,865.4534	101,708.7255	106,794.1670	112,133.8769	117,740.5754	120,684.0947
		Monthly		7,687.7342	8,072.1211	8,475.7271	8,899.5139	9,344.4897	9,811.7146	10,057.0079
		Bi-weekly		3,548.1850	3,725.5944	3,911.8741	4,107.4680	4,312.8414	4,528.4837	4,641.6959
		Hourly		44.3523	46.5699	48.8984	51.3433	53.9105	56.6060	58.0212
UTILITIES AIDE	TEAM PW	Annual	15	42,730.9078	44,867.4570	47,110.8299	49,466.3760	51,939.6948	54,536.6754	55,900.0913
		Monthly		3,560.9090	3,738.9548	3,925.9025	4,122.1980	4,328.3079	4,544.7230	4,658.3409
		Bi-weekly		1,643.4965	1,725.6714	1,811.9550	1,902.5529	1,997.6806	2,097.5644	2,150.0035
		Hourly		20.5437	21.5709	22.6494	23.7819	24.9710	26.2196	26.8750

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UTILITIES MAINTENANCE TECHNICIAN I	TEAM PW	Annual	16	46,149.3770	48,456.8474	50,879.6892	53,423.6778	56,094.8576	58,899.6041	60,372.0985
		Monthly		3,845.7814	4,038.0706	4,239.9741	4,451.9732	4,674.5715	4,908.3003	5,031.0082
		Bi-weekly		1,774.9760	1,863.7249	1,956.9111	2,054.7568	2,157.4945	2,265.3694	2,322.0038
		Hourly		22.1872	23.2966	24.4614	25.6845	26.9687	28.3171	29.0250
UTILITIES MAINTENANCE TECHNICIAN II	TEAM PW	Annual	19	58,134.9254	61,041.6711	64,093.7516	67,298.4428	70,663.3623	74,196.5315	76,051.4481
		Monthly		4,844.5771	5,086.8059	5,341.1460	5,608.2036	5,888.6135	6,183.0443	6,337.6207
		Bi-weekly		2,235.9587	2,347.7566	2,465.1443	2,588.4016	2,717.8216	2,853.7127	2,925.0557
		Hourly		27.9495	29.3470	30.8143	32.3550	33.9728	35.6714	36.5632
UTILITIES MAINTENANCE TECHNICIAN III	TEAM PW	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882
UTILITIES PLANT MAINTENANCE MECHANIC	TEAM PW	Annual	20	62,785.7186	65,925.0081	69,221.2554	72,682.3161	76,316.4288	80,132.2461	82,135.5507
		Monthly		5,232.1432	5,493.7507	5,768.4380	6,056.8597	6,359.7024	6,677.6872	6,844.6292
		Bi-weekly		2,414.8353	2,535.5772	2,662.3560	2,795.4737	2,935.2473	3,082.0095	3,159.0596
		Hourly		30.1854	31.6947	33.2794	34.9434	36.6906	38.5251	39.4882

UNIT LEGEND

- Teamsters - Administrative (TEAM A)
- Teamsters - Public Works (TEAM PW)
- Loma Linda Professional Firefighters (LLPF)
- Unrepresented Safety Fire Management/Confidential Employees (USFMCE)
- Unrepresented Miscellaneous Management/Confidential Employees (UMCE)

CITY OF LOMA LINDA
INFORMATION SYSTEMS ANALYST IV

DEFINITION

Under direction, performs work involved in the analysis, design, modification, implementation and maintenance of the City's Communication Network; performs related duties as required.

CLASS CHARACTERISTICS

This class is assigned to the Department of Information Services. It is characterized by the responsibility for the analysis, planning and implementation of all components of the City's telecommunication system.

EXAMPLES OF DUTIES

Duties may include, but are not limited to, the following:

1. Analyze current and historical service levels, traffic patterns and feature usage, and recommend and implement software changes/upgrades to maximize efficiency.
2. Project and analyze user needs and developments in the telecommunications industry and develop means of accommodating future system demands.
3. Conduct comparative and cost analyses of system expansions and enhancements; formulate short and long-term plans; design network topology and develops specifications and work with contractors to implement same.
4. Evaluate the cable plant and recommend strategies for optimizing existing lines without major plant expansion.
5. Study overall switch and microwave alarm patterns and determine methods for averting patterned outages.
6. Evaluate system reports and develop cost effective recommendations to improve service delivery and system reliability.
7. Maintain and examine network history logs and alters network operations modes for the purpose of conducting performance studies.
8. Plan strategic and tactical disaster recovery survival scenarios based on different threat levels.
9. Assist with the preparation of the Information Systems and Connected Community Program budget; compile equipment and materials lists and projects costs.
10. Ensure that adequate replacement parts are kept in network equipment inventory for repairs and anticipated changes.
11. Develop and control security mechanisms to ensure against unauthorized access to the network and control equipment.
12. Maintain records and prepare and submit reports and correspondence as required by immediate supervisor.
13. Provide vacation and temporary relief as required.

QUALIFICATIONS GUIDELINES

Education and/or Experience

Any combination of education and/or experience that has provided the knowledge, skills, and abilities necessary for satisfactory job performance. Example combinations include the equivalent to graduation from a four-year college or university with major coursework in computer science, information systems management or related field; and three years of progressively responsible related experience in information systems design, implementation and operations including supervision and management. Experience in project development and implementation is highly desirable. Additional qualifying work experience may be substituted for the required education.

Knowledge, Skills, and Abilities

Knowledge of current principles, practices and techniques related to the operation of data processing equipment and peripherals; data management program development; programming languages and available hardware/ software packages; telephone, voice mail and networking programs; budget preparation/administration; research techniques, methods and procedures

Ability to accurately evaluate and prioritize hardware and software requests; recommend purchase of equipment, services and supplies; analyze, interpret and report research findings; test and debug computer systems and determine optimal system performance; coordinate data processing activities with other City departments and with outside agencies; assist other City staff in identifying data processing needs; prepare and present concise oral and written reports; organize work, set priorities, and exercise sound judgment; establish and maintain effective working relationships.

Special Requirements

Possession of or ability to obtain a valid Class C California driver's license and a satisfactory driving record.

Incumbents must pass a medical examination at time of appointment.

Incumbent must successfully complete a one-year probationary period.

WORKING CONDITIONS

Position requires sitting, standing, walking, reaching, twisting, turning, kneeling, bending, squatting, and stooping in the performance of daily activities; occasional lifting up to seventy-five pounds such as files, stack of papers, reference books, and computer components; exposure to confining work space and electrical hazards.



INFORMATION SYSTEMS MANAGER

Class specifications are intended to present a descriptive list of the range of duties performed by employees in the class. Specifications are not intended to reflect all duties performed within the job.

DEFINITION

Under general policy direction, the Information Systems Manager plans, organizes, and directs the activities of the city Information Systems Department and implements changes in approaches, methods, and processes to enhance and improve organizational efficiencies. This position oversees and executes innovation strategies, initiatives, products and services to enhance the productivity of the organization. Independently manages city information systems, integrates the delivery of citywide information technology programs and services, and has overall responsibility for managing, directing, and integrating a broad comprehensive information system.

DISTINGUISHING CHARACTERISTICS

The Information Systems Manager is a single-incumbent, management level position that is responsible for directing all citywide technology products and services in support of city staff, elected officials, and the general public. The incumbent collaborates with city leadership to identify and assess short-term and long-term strategic technology needs, budgets, and plans for new technological enhancements to deliver high-quality solutions, develops and manages the information systems strategic plan to ensure that both current and future technology needs of the city are satisfied and budgeted for. Work is broad in scope and requires seasoned judgment and a high degree of initiative and independence.

SUPERVISION RECEIVED AND EXERCISED

Receives executive direction from the City Manager. Exercises administrative direction over professional, contract, technical, and administrative support staff for the Information Systems department.

ESSENTIAL FUNCTIONS - *Essential responsibilities and duties may include, but are not limited to, the following:*

1. Designs, engineers, implements, troubleshoots, and supports various information technology systems.
2. Responsible for the development and administration of the department budget; forecasts the funds needed for staffing, equipment, materials, and supplies; reviews expenditures and requests budgetary adjustments as appropriate and necessary.
3. Drives digital transformation initiatives to modernize services, improve customer experience, and align business strategy with innovation. Implement and continuously monitor changes in approach, methods, products, and processes that enhance organizational effectiveness.
4. Oversees and guides the maintenance, administration, and upgrade of City networks; ensures that network architectures meet standards and operational requirements; tracks the establishment of corporate database architectures and data management standards and the administration of enterprise databases and data repositories.
5. Facilitates, coordinates, and fosters the delivery of systems development, network, internet applications, computer operations, and support services to City departments; directs the development, enhancement, and quality assurance testing and installation of new applications and

CITY OF LOMA LINDA
INFORMATION SYSTEMS MANAGER (Continued)

- systems upgrades and the installation, implementation, and conversion to new programs and hardware; directs user training on new applications; ensures proper documentation standards are met, determine its utility, consistency, relevance, and expected return on investment.
6. Prepares Requests for Proposals; evaluates bids and recommends the selection of vendors; negotiates contracts, administers and monitors vendor contracts to ensure compliance with performance measurements, timelines, and budget.
 7. Selects, trains, directs and evaluates assigned personnel including establishing performance requirements and personal developmental targets; monitor performance and provide coaching for performance improvement and development; approves or takes disciplinary action, up to and including termination, to address performance deficiencies, in accordance with Personnel Rules & Regulations policies and labor contract agreements.
 8. Maintains knowledge of current and future trends in information technology and reviews, evaluates, and interprets trends, legal requirements, and relevant legislation.
 9. Acts as the city's primary chief technologist and coordinates with internal and external technology users and external agencies regarding city information technology processes, procedures, issues, and initiatives.
 10. Manages the Loma Linda Connected Community Program (LLCCP) internet service; monitor performance and bandwidth; reviews low-voltage requirements and building plans for all new developments; provide back up support in the installation, troubleshooting, configuration, customer service/technical support, and removal of customer devices; plan and cultivate initiatives for expansion.
 11. Monitors city's cyber security and insurance compliance standards, strategizes and plans city's information systems environment and employees to meet said requirements.
 12. Works on various special projects and reports; directs and prepares staff reports for City Council.
 13. Perform related duties and responsibilities as required.

KNOWLEDGE, SKILLS, AND ABILITIES

Knowledge of:

- Principles, practices and techniques of complex information systems management, including methodologies, administration, best practices, tools, hardware and software applicable to the city system.
- Contract negotiation, maintenance and oversight; vendor management and bid processes.
- Hardware and software procurement, integration, and acquisition.
- Methods and techniques for the installation and configuration of hardware, software and network connectivity.
- Principles and practices of leadership, motivation, team building, and conflict resolution.
- Public administration as it relates to the management of computer systems operation and support, local and wide area data communications, and a variety of telecommunications systems.
- Personal computers including work processing, database, and spreadsheet applications; modern legal office methods, equipment, and practices.
- Methodologies of effective project management, including project cost accounting and project change management and control.

CITY OF LOMA LINDA
INFORMATION SYSTEMS MANAGER (Continued)

Skill and Ability to:

- Effectively plan, organize, direct and coordinate a comprehensive Information Systems Department including supervision of personnel, contractors, and third-party vendors.
- Delegate authority and responsibility to appropriate personnel.
- Select, train, supervise and evaluate professional and technical personnel.
- Work under the pressures of deadlines, conflicting demands, and emergencies.
- Establish and maintain working relationships with all levels of city staff, elected officials, and members of the general public.
- Install, configure, and troubleshoot network and communication systems.
- Define complex citywide management and technology issues, perform difficult and complex analyses and research, evaluate alternatives and develop effective conclusions and recommendations;
- Analyze and plan for future information technology requirements.
- Develop and manage multiple projects, including techniques utilized in needs assessment, planning critical path timelines, resource allocation, logistics and coordination.
- Communicate clearly and effectively both orally and in writing to various audiences and facilitate understanding.

QUALIFICATIONS GUIDELINES

Experience, Education, and Training Guidelines

Option One (1)

Experience:

Five (5) years of increasingly responsible professional and varied technical experience in information technology, including three (3) years in a supervisory capacity.

Education:

Bachelor's Degree from an accredited college or university in computer science, information technology, or a closely related field.

Option Two (2)

Experience:

Seven (7) years of increasingly responsible professional and varied technical experience in information technology, including three (3) years in a supervisory capacity.

Education:

Equivalent to an Associate's Degree from an accredited college or university in computer science, information technology, or a closely related field.

For Both Options

Licenses and Certifications:

A valid California Class C driver's license, acceptable driving record, and the ability to maintain insurability under the City's vehicle insurance program.

CITY OF LOMA LINDA
INFORMATION SYSTEMS MANAGER (Continued)

Special Requirements:

Availability to respond to off-hours situations; work on weekends, holidays, and during times of emergencies and disasters when required.

Preferred Certifications:

CompTIA A+

CompTIA SEC+

CompTIA NET+

MS-900 – Microsoft 365 Fundamentals

SC-900 – Microsoft Security, Compliance, and Identity Fundamentals

CISM – Certified Information Security Manager

WORKING CONDITIONS

Essential functions and duties require the following physical abilities and work environment

Physical Characteristics

The physical and mental demands described here are representative of those that must be met by employees to successfully perform the essential functions of this class. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions of the classification.

Physical Demands

Regularly required to sit for prolonged periods of time, stand, walk, bend at the waist, twist, crouch, climb, crawl, or stoop while in the office or out in the field; talk and hear; use hands and fingers to operate tools or equipment requiring a high degree of dexterity; reach with hands and arms; perform repetitive movements of hands or wrists. The employee frequently lifts and carries light objects and occasionally heavier items up to forty-five (45) pounds unaided. Specific vision abilities required for this job include close vision, color vision and the ability to adjust focus.

Mental Demands

While performing the duties of this class, an employee uses written and oral communication skills; reads and interprets data, information and documents; analyzes and solves problems; uses math and mathematical reasoning; observes and interprets people and situations; learns and applies new information and skills; performs highly detailed work; deals with changing deadlines, constant interruptions and multiple concurrent tasks; and interacts with others encountered in the course of work.

Work Environment

Work includes inside and outside environments; in varying noise levels, temperatures, and weather conditions with potential exposure to hazards. May be exposed to situations involving dogs, insects, irate customers, or other unforeseen circumstances. Incumbents will be required to travel from site to site within City of Loma Linda limits. May be required to work on call to respond to emergency and public calls after hours including nights and weekends.

CLASS INFORMATION

Pay Grade: 25

Created: February 23, 2000

Revised: April 9, 2024

Probationary Period: One (1) Year

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LOMA LINDA, CALIFORNIA, APPROVING AMENDMENT TO THE CITY CLASSIFICATION PLAN AND SALARY SCHEDULE.

WHEREAS, the Information System Analyst III is working far outside the scope of the job classification;

WHEREAS, there is a significant operational and business need to have the Information Systems Analyst III reclassified to an Information Systems Manager to ensure the continuation of efficient services of the Loma Linda Connected Community Program and Information Systems department;

WHEREAS, the City recognizes the need to properly classify positions for appropriate compensation and classification;

WHEREAS, the City of Loma Linda (“City”) contracts with the California Public Employees’ Retirement System (“CalPERS”) to provide retirement benefits for its employees; and

WHEREAS, California Code of Regulations, Title 2, Section 570.5 requires governing bodies of local agencies contracting with CalPERS to approve and adopt a publicly available pay schedule in accordance with public meeting laws; and

WHEREAS, the pay schedule must identify each position by title, the individual pay rate amount or ranges for that position, and the time base upon which the amounts are based; and

NOW THEREFORE, BE IT RESOLVED, that the City Council of the City of Loma Linda adopts the reclassification of the Information Analyst III to Information Systems Manager and the updated salary schedule as follows:

Section 1: This Resolution shall take the place of all existing Resolutions or orders of the City Council as they relate to the subject matter contained herein. However, in no event shall this Resolution rescind, supersede, alter or in any way, regarding subject matter that is not contained in this Resolution. In the event that any provision of this Resolution is in conflict with an employment contract of an unrepresented and/or unaffiliated City employee, the applicable employment contract shall supersede and govern the City’s policies and practices with regard to that particular employee.

Section 2: The pay schedule for all employees of the City, which shall be effective April 9, 2024, is hereby updated in the Salary Table, attached hereto as Exhibit A.

Section 3: The pay schedule contained in the Salary Table in Exhibit A is hereby adopted and will be made available for public viewing via the City website for no less than five (5) years.

PASSED AND ADOPTED by the City Council of Loma Linda, California this 9th day of April, 2024, by the following vote:

AYES:

ABSENT:

NOES:

ABSTAIN:

Phillip Dupper, Mayor

ATTEST:

Lynette Arreola, City Clerk



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Bill #R-2024-13 - A Resolution to Approve Tract Map No. 20417, Lennar Homes [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3F
To	From
City Council	T Jarb Thaipejr, City Manager

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council approve Council Bill #R 2024-13 approving final Tract Map No. 20417, north side of Mission Road, east of the SCE Easement.

BACKGROUND:

The purpose of this map is to create fifty-one (51) single-family residence lots from approximately 22.6 acres. The owner/developer will install the off-site improvements and associated infrastructure for this project. On-site improvement plans have been approved with construction underway.

ANALYSIS:

The final Tract Map has been prepared and checked for technical correctness and requirements of the Subdivision Map Act. Public Works Department plan check fees have been paid. The infrastructure improvement agreement and guarantee have been submitted.

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

No impact at this time, development fees will be due at building permit issuance. Off-site improvement plan check fees have been paid.

Attachments

Tract Map 20417 Resolution test.pdf

RESOLUTION NO. R 2024-13

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
LOMA LINDA, APPROVING FINAL TRACT MAP 20417 (North
Side of Mission Road, East of SCE Easement)

WHEREAS, the purpose of this map is to Subdivide approximately 22.6 acres of land into fifty-one (51) single family residences on the north side of Mission Road, east of the Southern California Edison Easement; and

WHEREAS, Tract Map 20417 has been filed with the Public Works Department and has been checked for technical correctness and requirements of the Subdivision Map Act; and

WHEREAS, off-site improvements have been guaranteed to be installed to City standard by an agreement and improvement bonds; and

WHEREAS, Public Right-of-Way is required and dedicated on the map; and

WHEREAS, the City Council on January 10, 2023 approved the tentative tract map subject to conditions of approval;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Loma Linda hereby approves Final Tract Map 20417.

PASSED, APPROVED AND ADOPTED this 9th day of April, 2024 by the following vote:

Ayes:

Noes:

Absent:

Phillip Dupper, Mayor

ATTEST:

Lynette Arreola, City Clerk



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Bill #R-2024-14 - A Resolution to Approve Tract Map No. 20442, Lennar Homes [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3G
To	From
City Council	T Jarb Thaipejr, City Manager

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council approve Council Bill #R 2024-14 for the final Tract Map No. 20442.

BACKGROUND:

The purpose of this map is to create a condominium base map from approximately 12.34 acres at the northwest corner of Citrus Avenue and Bryn Mawr Avenue. The owner/developer will install this project's off-site improvements and associated infrastructure. On-site improvement plans have been approved with construction underway.

ANALYSIS:

The final Tract Map has been prepared and checked for technical correctness and requirements of the Subdivision Map Act. Public Works Department plan check fees have been paid. The infrastructure improvement agreement and guarantee have been submitted. A Condominium map will follow up to subdivide the air space for development and sales.

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

No impact at this time, development fees will be due at building permit issuance. Off-site improvement plan check fees have been paid.

Attachments

Tract Map 20442 Resolution.pdf

RESOLUTION NO. R 2024-14

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
LOMA LINDA, APPROVING FINAL TRACT MAP 20442
(Northwest Corner of Citrus Avenue and Bryn Mawr Avenue)

WHEREAS, the purpose of this map is to consolidate approximately 12.34 acres of land into a base condominium map at the northwest corner of Citrus Avenue and Bryn Mawr Avenue; and

WHEREAS, Tract Map 20442 has been filed with the Public Works Department and has been checked for technical correctness and requirements of the Subdivision Map Act; and

WHEREAS, off-site improvements have been guaranteed to be installed to City standard by an agreement and improvement bonds; and

WHEREAS, Public easements are required and dedicated on the map; and

WHEREAS, the City Council on July 12, 2022 approved the tentative tract map subject to conditions of approval;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Loma Linda hereby approves Final Tract Map 20442.

PASSED, APPROVED AND ADOPTED this 9th day of April, 2024 by the following vote:

Ayes:

Noes:

Absent:

Phillip Dupper, Mayor

ATTEST:

Lynette Arreola, City Clerk



City of Loma Linda

Regular City Council Staff Report

Prepared By: Jeff Peterson

Council Bill #R-2024-15 - A Resolution Approving SB 1 Project List for Fiscal Year 2024/25 [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3H
To	From
City Council	T Jarb Thaipejr, City Manager

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that City Council adopt Council Bill #R-2024-15, including revenue of \$645,644.00 in the FY 24-25 budget for SB1, Capital Improvement Projects, to include Redlands Boulevard from Anderson Street to Mountain View Avenue, California Street from Barton Road to Orange Avenue, Beaumont Avenue from Mountain View Avenue to Bryn Mawr Avenue, Whittier Avenue from Beaumont Avenue to UPRR, Picton Street, Windsor Drive, Camelo Avenue, Crest Haven Court, George Street from Bryn Mawr Avenue to Whittier Avenue, King Edward Drive, Nottingham Drive, Royale Drive, Crown Heights Drive, Victoria Lane, Greenwich Road, Gardner Street from Bryn Mawr Avenue to Pembroke Street, Pembroke Street, Milford Haven Drive, Gwent Street, Aberdare Street, Emerald Drive, Buckingham Road, Normandy Lane, Randolph Court, Kelsey Court, Landsdown Road, Knightsbridge Place, Cambridge Road, Westminster Court, Saint Andrews Place, St. Albans Lane and Richardson Street from Redlands Boulevard to I-10 freeway for pavement rehabilitation and repeal Resolution No. 3174.

BACKGROUND:

On April 28, 2017, the Governor signed Senate Bill 1 to address basic road maintenance, rehabilitation, and critical safety needs on State and Local road systems. This effort will be funded by increases in fuel taxes and vehicle registration fees. The first step to access these funds is to provide the State with an approved project list including annual Capital Improvement budgeting. Shortly, the City Council will be presented with a Council Bill for the Capital Improvement Projects, which includes budget, specific site locations, and schedule showing project initiation in July 2024 with completion by November 2024.

ANALYSIS:

Staff has prepared the attached SB1 project list based on our current pavement management program needs. Funding is expected to be approximately \$645,644.00 and the City is required to sustain a maintenance effort similar to that required by the regional transportation funding program.

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

\$645,644.00 in revenue and expenditures will be included in the fiscal year 2024-2025 budget.

Attachments

SB-1-Project-List-Resolution 2024.pdf

proposed-project-list 2025.pdf

SB1 2024-2025 Map.pdf

RESOLUTION NO. 2024-15

RESOLUTION ADOPTING A LIST OF PROJECTS FOR FISCAL YEAR 2024-25 FUNDED BY SB 1: THE ROAD REPAIR AND ACCOUNTABILITY ACT OF 2017 AND REPEALING RESOLUTION NO. 3174

WHEREAS, Senate Bill 1 (SB 1), the Road Repair and Accountability Act of 2017 (Chapter 5, Statutes of 2017) was passed by the Legislature and Signed into law by the Governor in April 2017 in order to address the significant multi-modal transportation funding shortfalls statewide; and

WHEREAS, SB 1 includes accountability and transparency provisions that will ensure the residents of our City are aware of the projects proposed for funding in our community and which projects have been completed each fiscal year; and

WHEREAS, the City must adopt by resolution a list of all projects proposed to receive funding from the Road Maintenance and Rehabilitation Account (RMRA), created by SB 1, which must include a description and the location of each proposed project, a proposed schedule for the project's completion, and the estimated useful life of the improvement; and

WHEREAS, the City will receive an estimated \$645,644.00 in RMRA funding in Fiscal Year 2024-25 from SB 1; and

WHEREAS, the City used their on-going pavement evaluation system to develop the SB 1 project list to ensure revenues are being used on the most high-priority and cost-effective projects that also meet the communities priorities for transportation investment; and

WHEREAS, this is the eighth year in which the City is receiving SB1 funding and will enable the City to continue essential road maintenance and rehabilitation projects, safety improvements, repairing and replacing aging bridges and increasing access and mobility options for the traveling public that would not have otherwise been possible without SB1; and

WHEREAS, the funding from SB 1 will help the City maintain and rehabilitate 29 streets this year and many more similar projects into the future; and

WHEREAS, the 2018 California Statewide Local Streets and Roads Needs Assessment found that the City streets and roads are in a "Fair" condition and this revenue will help us increase the overall quality of our road system and over the next decade will bring our streets and roads into a "Good" condition; and

WHEREAS, the SB 1 project list and overall investment in our local streets and roads infrastructure with a focus on basic maintenance and safety, investing in complete streets infrastructure, and using cutting-edge technology, materials and practices, will have significant positive co-benefits statewide.

NOW, THEREFORE IT IS HEREBY RESOLVED, ORDERED AND FOUND by the City Council of the City Loma Linda, State of California, as follows:

1. The foregoing recitals are true and correct.
2. The following list of newly proposed projects planned to be funded in-part or solely with Fiscal Year 2024-25 Road Maintenance and Rehabilitation Account revenues:

See Attachment

3. Repeal resolution no. 3174

PASSED AND ADOPTED by the City Council of the City of Loma Linda, State of California

this _____ day of _____, 2024, by the following vote:

AYES:

NOES:

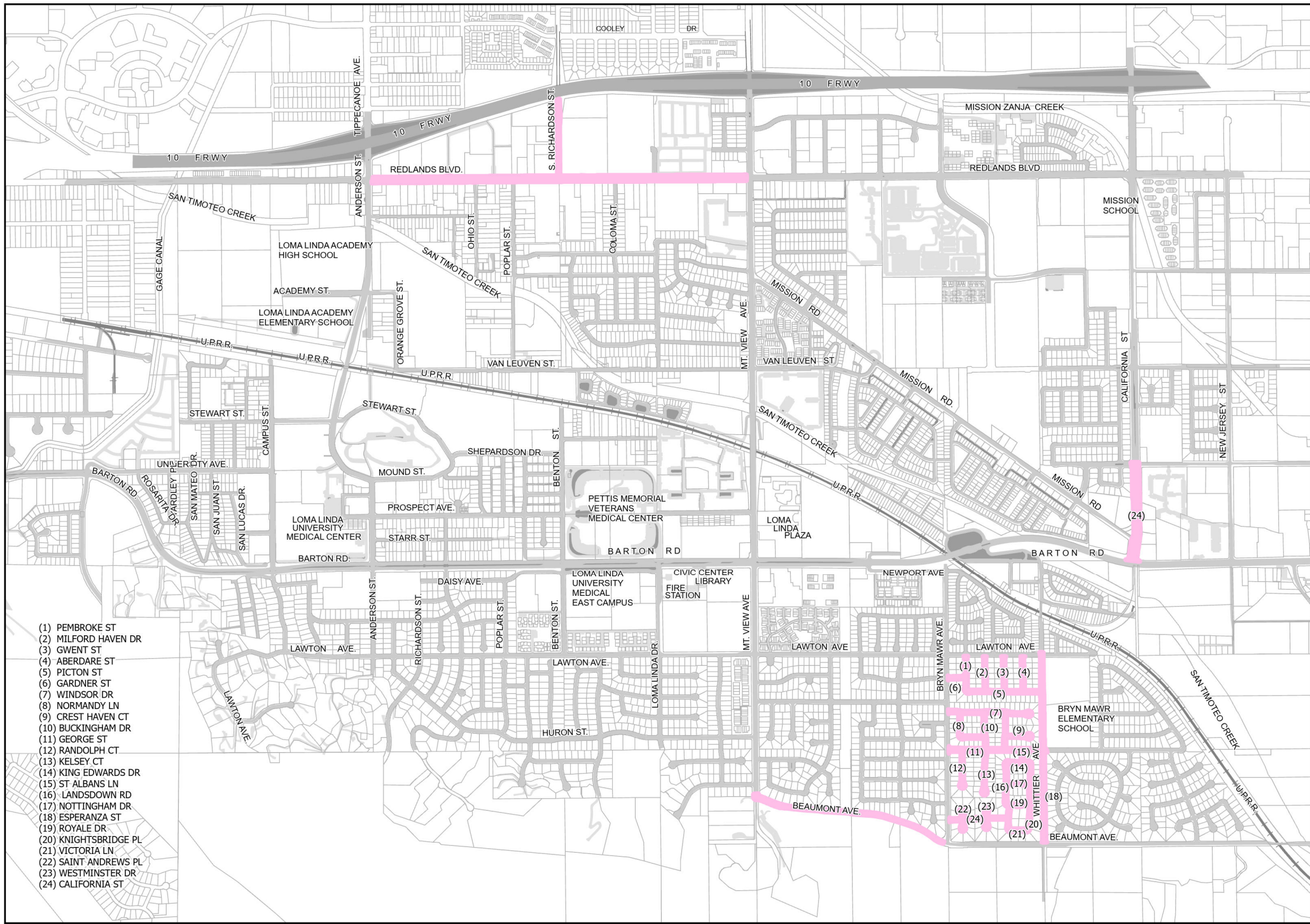
ABSENT:

Phillip Dupper, Mayor

Attest:

Lynette Arreola, City Clerk

Title	Description	Location	Life Min	Life Max	Account No.
Citywide	Repave/resurface 4.95 miles of roadway				
	Begin project July 2024, complete by Nov. 2024	Redlands Boulevard from Anderson Street to Mountain View Avenue	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	California Street from Barton Road to Orange Avenue	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Beaumont Avenue from Mountain View Avenue to Bryn Mawr Avenue	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Whittier Avenue from Beaumont Avenue to UPRR	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Picton Street	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Windsor Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Camelo Avenue	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Crest Haven Court	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	George Street from Bryn Mawr Avenue to Whittier Avenue	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	King Edward Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Nottingham Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Royale Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Crown Heights Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Victoria Lane	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Greenwich Road	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Gardner Street from Bryn Mawr Avenue to Pembroke Street	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Pembroke Street	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Milford Haven Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Gwent Street	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Aberdare Street	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Emerald Drive	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Buckingham Road	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Normandy Lane	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Randolph Court	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Kelsey Court	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Landsdown Road	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Knightsbridge Place	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Cambridge Road	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Westminster Court	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	Saint Andrews Place	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2024	St. Albans Lane	7	15	1077300-58500
	Begin project July 2024, complete by Nov. 2025	Richardson Street from Redlands Blvd to I-10 Fwy	7	15	1077300-58500



- (1) PEMBROKE ST
- (2) MILFORD HAVEN DR
- (3) GWENT ST
- (4) ABERDARE ST
- (5) PICTON ST
- (6) GARDNER ST
- (7) WINDSOR DR
- (8) NORMANDY LN
- (9) CREST HAVEN CT
- (10) BUCKINGHAM DR
- (11) GEORGE ST
- (12) RANDOLPH CT
- (13) KELSEY CT
- (14) KING EDWARDS DR
- (15) ST ALBANS LN
- (16) LANDSDOWN RD
- (17) NOTTINGHAM DR
- (18) ESPERANZA ST
- (19) ROYALE DR
- (20) KNIGHTSBRIDGE PL
- (21) VICTORIA LN
- (22) SAINT ANDREWS PL
- (23) WESTMINSTER DR
- (24) CALIFORNIA ST

- (1) (2) (3) (4)
- (6) (5)
- (7)
- (8) (10) (9)
- (11) (15)
- (12) (13) (14)
- (16) (17)
- (22) (23) (19)
- (24) (20)
- (21)

FISCAL YEAR OF CIP STREET IMPROVEMENTS
 FISCAL YEAR
 2024 - 2025

SB1
2024 / 2025





City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Notice of Completion for the Waterline Improvements on Beaumont Avenue (CIP 20-657) [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3I
To	From
City Council	Julia Loeffert, Executive Assistant
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council accept this project as substantially complete and authorize the City Clerk to file the Notice of Completion.

BACKGROUND:

On April 11, 2023, the City Council awarded the contract to MCC Equipment Rentals, Inc. of Yucaipa, CA for an amount of \$859,888.00 with an approved contingency of \$86,000.00. The final project cost was \$1,048,021.97, which exceeded the contract and contingency amount by \$102,133.97. The additional costs were due to the extra depth and length of the bore pit, the length of electrical pipe, and additional grind and cap pavement, as well as more stripping required. The contractor performed professionally and completed the work satisfactorily.

Attached is the Notice of Completion for the subject project. Upon City Council authorization, the City Clerk will submit the Notice of Completion for recordation. The one (1) year warranty provided by the contractor will commence from the date of recordation

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Funding for this project was budgeted in account number 4387200-58500. However, the project amount exceeded the contingency by \$102,133.97. Due to the unforeseen field conditions, it was anticipated that the project would exceed contingency; therefore, a supplemental appropriation was requested and approved during the mid-year budget review process. There are adequate funds in the expenditure account to cover the additional cost to complete the project.

Attachments

NOC Waterline Improvements on Beaumont Avenue (CIP 20-657).pdf

LYNETTE ARREOLA
RECORDING REQUESTED BY:

AND

WHEN RECORDED MAIL TO:

LYNETTE ARREOLA
CITY CLERK
CITY OF LOMA LINDA
25541 BARTON ROAD
LOMA LINDA CA 92354

APN# n/a

SPACE ABOVE THIS LINE FOR RECORDER'S USE
EXEMPT FROM FILING FEES, GOVERNMENT CODE SECTION 6103

NOTICE OF COMPLETION

NOTICE IS HEREBY GIVEN THAT:

1. The undersigned is OWNER or agent of the OWNER of the interest or estate stated below in the property hereinafter described:
2. The FULL NAME of the OWNER is City of Loma Linda
3. The FULL ADDRESS of the OWNER is 25541 Barton Road, Loma Linda, CA 92354
4. The NATURE OF THE INTEREST or ESTATE of the undersigned is: In fee.

(If other than fee, strike "in fee" and insert, for example "purchaser under contract of purchase" or "lessee.")

5. The FULL NAMES and FULL ADDRESSES of ALL PERSONS, if any, WHO HOLD SUCH INTEREST or ESTATE with the undersigned as JOINT TENANTS or as TENANTS IN COMMON are:

Names

Addresses

6. The full names and full addresses of the predecessors in interest of the undersigned if the property was transferred subsequent to the commencement of the work of improvement herein referred to:

Names

Addresses

7. A work of improvement on the property hereinafter described was COMPLETED March 29, 2024

8. The work of improvement completed is described as follows: Waterline improvements at Beaumont Avenue

9. The NAME OF THE ORIGINAL CONTRACTOR, if any, for such work of improvement is _____
MCC Equipment Rentals, Inc. P.O. Box 1730, Yucaipa, CA 92399

10. The street address of said property is Beaumont Avenue

11. The property on which said work of improvement was completed is in the City of Loma Linda
County of San Bernardino, State of California, and is described as follows:
Waterline improvement at Beaumont Avenue (CIP 20-657)

Signature of Owner or Agent Owner _____ Date: _____
Lynette Arreola, City Clerk

Verification of INDIVIDUAL owner _____: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the owner of the aforesaid interest or estate in the property described in the above notice; that I have read said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of owner named in paragraph 2)

Verification for NON-INDIVIDUAL owner: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the _____ City Clerk of the aforesaid interest or "PRESIDENT, PARTNER, MANAGER, AGENT, ETC."

in the above notice; that I have read the said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of person signing on behalf of owner)
Lynette Arreola, City Clerk







City of Loma Linda

Regular City Council Staff Report

Prepared By: Julia Loeffert

Notice of Completion of Installation for the Waterline Installation at Campus St. (CIP 23-667) [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3J
To	From
City Council	Julia Loeffert, Executive Assistant
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council accept this project as substantially complete and authorize the City Clerk to file the Notice of Completion.

BACKGROUND:

On September 12, 2023, the City Council awarded the contract to MCC Equipment Rentals, Inc. of Yucaipa, CA for an amount of \$142,780.00 with an approved contingency of \$14,200.00. The final project cost was \$167,134.02, which exceeded the contract and contingency amount by \$10,154.02. The additional costs were due to unforeseen field conditions discovered during construction. The contractor performed professionally and completed the work satisfactorily.

Attached is the Notice of Completion for the subject project. Upon City Council authorization, the City Clerk will submit the Notice of Completion for recordation. The one (1) year warranty provided by the contractor will commence from the date of recordation.

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Funding for this project was budgeted in account number 4657010-58500. However, the project amount exceeded the contingency by \$10,154.02. The Campus Street pressure-reducing valve project will not be replaced this fiscal year. Therefore adequate funds remain in the expenditure account to cover the additional cost to complete the project.

Attachments

NOC Waterline at Campus St CIP 23-667.pdf

Campus Waterline photo.pdf

LYNETTE ARREOLA
RECORDING REQUESTED BY:

AND

WHEN RECORDED MAIL TO:

LYNETTE ARREOLA
CITY CLERK
CITY OF LOMA LINDA
25541 BARTON ROAD
LOMA LINDA CA 92354

APN# n/a

SPACE ABOVE THIS LINE FOR RECORDER'S USE
EXEMPT FROM FILING FEES, GOVERNMENT CODE SECTION 6103

NOTICE OF COMPLETION

NOTICE IS HEREBY GIVEN THAT:

1. The undersigned is OWNER or agent of the OWNER of the interest or estate stated below in the property hereinafter described:
2. The FULL NAME of the OWNER is City of Loma Linda
3. The FULL ADDRESS of the OWNER is 25541 Barton Road, Loma Linda, CA 92354
4. The NATURE OF THE INTEREST or ESTATE of the undersigned is: In fee.

(If other than fee, strike "in fee" and insert, for example "purchaser under contract of purchase" or "lessee.")

5. The FULL NAMES and FULL ADDRESSES of ALL PERSONS, if any, WHO HOLD SUCH INTEREST or ESTATE with the undersigned as JOINT TENANTS or as TENANTS IN COMMON are:

Names

Addresses

6. The full names and full addresses of the predecessors in interest of the undersigned if the property was transferred subsequent to the commencement of the work of improvement herein referred to:

Names

Addresses

7. A work of improvement on the property hereinafter described was COMPLETED February 2, 2024

8. The work of improvement completed is described as follows: Waterline installation at Campus Street

9. The NAME OF THE ORIGINAL CONTRACTOR, if any, for such work of improvement is _____
MCC Equipment Rentals, Inc. P.O. Box 1730, Yucaipa, CA 92399

10. The street address of said property is Campus Street

11. The property on which said work of improvement was completed is in the City of Loma Linda
County of San Bernardino, State of California, and is described as follows:
Waterline installation at Campus Street (CIP 23-667)

Signature of Owner or Agent Owner _____ Date: _____
Lynette Arreola, City Clerk

Verification of INDIVIDUAL owner _____: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the owner of the aforesaid interest or estate in the property described in the above notice; that I have read said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of owner named in paragraph 2)

Verification for NON-INDIVIDUAL owner: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the _____ City Clerk of the aforesaid interest or "PRESIDENT, PARTNER, MANAGER, AGENT, ETC."

in the above notice; that I have read the said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of person signing on behalf of owner)
Lynette Arreola, City Clerk





City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Notice of Completion of Installation of Ceramic Tile Mural at Leonard Bailey Park [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3K
To	From
City Council	Julia Loeffert, Executive Assistant
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council accept this project as substantially complete and authorize the City Clerk to file the Notice of Completion.

BACKGROUND:

On July 11, 2023, the City Council awarded the contract to fabricate and install a ceramic tile mural at Leonard Bailey Park to Michel Angela Petersen of Bellingham, WA, in the amount of \$24,400.00, with an approved contingency of \$2,400.00. The final project cost was \$24,400.00. The contractor performed professionally and completed the work satisfactorily.

Attached is the Notice of Completion for the subject project. Upon City Council authorization, the City Clerk will submit the Notice of Completion for recordation. The one (1) year warranty provided by the contractor will commence from the date of recordation.

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Funding for this project is available Account No. 3232550-58250, Art in Public Places.

Attachments

NOC Ceramic Tile Mural at Leonard Bailey Park.pdf

Bailey Park Mural.pdf

LYNETTE ARREOLA
RECORDING REQUESTED BY:

AND

WHEN RECORDED MAIL TO:

LYNETTE ARREOLA
CITY CLERK
CITY OF LOMA LINDA
25541 BARTON ROAD
LOMA LINDA CA 92354

APN: 0293-016-05

SPACE ABOVE THIS LINE FOR RECORDER'S USE
EXEMPT FROM FILING FEES, GOVERNMENT CODE SECTION 6103

NOTICE OF COMPLETION

NOTICE IS HEREBY GIVEN THAT:

1. The undersigned is OWNER or agent of the OWNER of the interest or estate stated below in the property hereinafter described:
2. The FULL NAME of the OWNER is City of Loma Linda
3. The FULL ADDRESS of the OWNER is 25541 Barton Road, Loma Linda, CA 92354
4. The NATURE OF THE INTEREST or ESTATE of the undersigned is: In fee.

(If other than fee, strike "in fee" and insert, for example "purchaser under contract of purchase" or "lessee.")

5. The FULL NAMES and FULL ADDRESSES of ALL PERSONS, if any, WHO HOLD SUCH INTEREST or ESTATE with the undersigned as JOINT TENANTS or as TENANTS IN COMMON are:

Names

Addresses

6. The full names and full addresses of the predecessors in interest of the undersigned if the property was transferred subsequent to the commencement of the work of improvement herein referred to:

Names

Addresses

7. A work of improvement on the property hereinafter described was COMPLETED March 19, 2024
8. The work of improvement completed is described as follows: Fabricate and install ceramic tile mural at the Leonard Bailey Park.
9. The NAME OF THE ORIGINAL CONTRACTOR, if any, for such work of improvement is Michel Angela Petersen, 3310 McAlpine Rd., Bellingham, WA 98225
10. The street address of said property is Leonard Bailey Park, 11565 Whittier Ave., Loma Linda, CA 92354
11. The property on which said work of improvement was completed is in the City of Loma Linda County of San Bernardino, State of California, and is described as follows: Fabricate and install ceramic tile mural at Leonard Bailey Park.

Signature of Owner or Agent Owner _____ Date: _____
Lynette Arreola, City Clerk

Verification of INDIVIDUAL owner _____: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the owner of the aforesaid interest or estate in the property described in the above notice; that I have read said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of owner named in paragraph 2)

Verification for NON-INDIVIDUAL owner: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the _____ City Clerk _____ of the aforesaid interest or "PRESIDENT, PARTNER, MANAGER, AGENT, ETC."

in the above notice; that I have read the said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of person signing on behalf of owner)
Lynette Arreola, City Clerk







City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Notice of Completion for Installation of Electrical Wiring for New Generator (CIP 21-858) [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Consent Calendar Item: 3L
To	From
City Council	Julia Loeffert, Executive Assistant
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council accept this project as substantially complete and authorize the City Clerk to file the Notice of Completion.

BACKGROUND:

On October 10, 2023, the City Council awarded the contract to Mac GE-Electric of San Diego, CA, in the amount of \$68,314.00 with an approved contingency of \$6,800. The final project cost was \$68,314.00, which was within the approved contingency. The contractor performed professionally and completed the work satisfactorily.

Attached is the Notice of Completion for the subject project. Upon City Council authorization, the City Clerk will submit the Notice of Completion for recordation. The one (1) year warranty provided by the contractor will commence from the date of recordation.

ANALYSIS:

N/A

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Funding is available in Account No. 3162350-58250.

Attachments

NOC Electrical Wiring for New Generator (CIP 21-858).pdf

New Generator Electrical Wiring Photos.pdf

LYNETTE ARREOLA
RECORDING REQUESTED BY:

AND

WHEN RECORDED MAIL TO:

LYNETTE ARREOLA
CITY CLERK
CITY OF LOMA LINDA
25541 BARTON ROAD
LOMA LINDA CA 92354

APN# 0284-201-15

SPACE ABOVE THIS LINE FOR RECORDER'S USE
EXEMPT FROM FILING FEES, GOVERNMENT CODE SECTION 6103

NOTICE OF COMPLETION

NOTICE IS HEREBY GIVEN THAT:

1. The undersigned is OWNER or agent of the OWNER of the interest or estate stated below in the property hereinafter described:
2. The FULL NAME of the OWNER is City of Loma Linda
3. The FULL ADDRESS of the OWNER is 25541 Barton Road, Loma Linda, CA 92354
4. The NATURE OF THE INTEREST or ESTATE of the undersigned is: In fee.

(If other than fee, strike "in fee" and insert, for example "purchaser under contract of purchase" or "lessee.")

5. The FULL NAMES and FULL ADDRESSES of ALL PERSONS, if any, WHO HOLD SUCH INTEREST or ESTATE with the undersigned as JOINT TENANTS or as TENANTS IN COMMON are:

Names

Addresses

6. The full names and full addresses of the predecessors in interest of the undersigned if the property was transferred subsequent to the commencement of the work of improvement herein referred to:

Names

Addresses

7. A work of improvement on the property hereinafter described was COMPLETED April 2, 2024
8. The work of improvement completed is described as follows: Electrical wiring of new generator at City Hall (CIP 21-858)
9. The NAME OF THE ORIGINAL CONTRACTOR, if any, for such work of improvement is Mac GC-Electric, Inc., 10439 Roselle Street, San Diego, CA 92121
10. The street address of said property is City of Loma Linda, 25541 Barton Rd., Loma Linda 92354

11. The property on which said work of improvement was completed is in the City of Loma Linda
County of San Bernardino, State of California, and is described as follows:
Electrical wiring of new generator at City Hall (CIP 21-858)

Signature of Owner or Agent Owner _____ Date: _____
Lynette Arreola, City Clerk

Verification of INDIVIDUAL owner _____: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the owner of the aforesaid interest or estate in the property described in the above notice; that I have read said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of owner named in paragraph 2)

Verification for NON-INDIVIDUAL owner: I, the undersigned, declare under penalty of perjury under the laws of the State of California that I am the _____ City Clerk _____ of the aforesaid interest or "PRESIDENT, PARTNER, MANAGER, AGENT, ETC."

in the above notice; that I have read the said notice, that I know and understand the contents thereof, and that the facts stated therein are true and correct.

Date and Place (Signature of person signing on behalf of owner)
Lynette Arreola, City Clerk





City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Bill #O-2024-03 - (Second Reading) Ordinance Modifying Water Rates and Repealing Ordinance No. 754 [Public Works]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	Old Business Item: 4A
To	From
City Council	Lynette Arreola, City Clerk
Via	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council
Date: _____

RECOMMENDATION:

It is recommended that the City Council waive reading of Council Bill #O-2024-03 in its entirety; direct the Clerk to read by title only and adopt on roll call vote.

BACKGROUND:

On March 12, 2024, the City Council conducted a public hearing and introduced the proposed ordinance on First Reading. This proposed rate increase is based on the rate study that was presented at the meeting of January 9, 2024. Pursuant to Section 6 of the California Constitution, Article XIID (Prop. 218), a Notice of Public Hearing regarding this matter was sent to the record property owners and residents on January 10, 2024. The notice was sent at least 45 days before the public hearing. The notice included instructions on how to protest the proposed increase.

ANALYSIS:

4911 notices were sent to residents and owners with approximately 20 returned as undeliverable. We have received written protests representing three (4) properties. The proposed increases are to cover City costs projected for the next five years. The City's commitment is to provide the highest quality service at the lowest possible rates for our customers while meeting all legal obligations. A utility is expected to recover the costs required to provide and maintain those services. The effective date, due to the thirty-day requirement from the adoption date, will be June 1, 2024.

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Rate increases to cover City costs.

Attachments

Ordinance -Council Bill #O-2024-03 - Water Rates.pdf

Water and Wastewater Rate Study Final Rpt Rev 1-9-2024 v2 (5).pdf

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LOMA LINDA, CALIFORNIA, MODIFYING THE WATER RATES EFFECTIVE JUNE 1, 2024, AND REPEALING ORDINANCE NO. 754

WHEREAS, the City Council, in response to increased costs to provide water service, has at various times amended said water rates; and

WHEREAS, pursuant to Articles XIII B and XIII C of the California Constitution, it is the intent of the City Council to require the ascertainment and recovery of costs reasonably borne from fees and charges levied therefor in providing the regulation, products or services hereinafter enumerated in this ordinance; and

WHEREAS, the City is allowed to recover the operational costs, including the ability to maintain the operations and financial stability of the water system; and

WHEREAS, the City commissioned a comprehensive water and wastewater rate study to determine the suitability of the City's utility rate structure and to determine its ability to comply with the bonding agency's regulations; and

WHEREAS, the study revealed a need to increase water rates for the next five (5) years beginning in June 2024 in order to be in compliance with the bonding agency's regulations and meet expenses; and

WHEREAS, Article XIII D, Section 6(a) of the State Constitution (Proposition 218), passed by the voters of California on November 5, 1996, requires municipalities to give written notice to the owners of parcels upon which proposed water-, refuse- and/or sewer-related fees or charges are to be applied; and

WHEREAS, Proposition 218 requires that a public hearing shall be conducted not less than 45 days after the mailing of a notice of a public hearing on property-related fee adjustments to the record owners of each identified parcel upon which the fee is proposed for imposition; and

WHEREAS, Proposition 218 provides that, if written protests against proposed property-related fees are presented by a majority of the property owners of record upon which the proposed fees would be imposed, the fee adjustment shall not be implemented; and

WHEREAS, the City has considered all comments and correspondence, and the findings and conclusions made by the City pursuant to this Ordinance are based upon all of the oral and written evidence presented to it and taken as a whole.

NOW, THEREFORE, the City Council of the City of Loma Linda does ordain as follows:

SECTION 1. FINDINGS.

The City Council finds:

- a. Notice of the proposed amended water rates and of the public hearing thereon was given pursuant to Proposition 218 to record owners of all affected parcels on January 18, 2024. 4911 notices were sent to residents and owners with 24 returned as undeliverable.
- b. The public hearing required by Proposition 218 was duly held by the City Council on March 12, 2024, pursuant to notice.
- c. Three (3) written protests were received in opposition to the proposed amended water rates, constituting less than a majority of the affected property owners.
- d. Revenues derived shall not exceed the funds required to provide the property-related service.
- e. Revenues derived shall not be used for any purpose other than that for which the fee is imposed.
- f. The fee imposed shall not exceed the proportional cost of the service.
- g. No fee may be imposed unless the service is actually used by, or immediately available to, the owner of the property.
- h. No fee may be imposed for general governmental services such as police, fire, ambulance, or library services where the service is available to the public at large in substantially the same manner as it is to property owners.

SECTION 2. CONCLUSIONS

- a. The minimum water rates are hereby established pursuant to Exhibit "A" attached hereto and made a part hereof.
- b. Rates for private fire lines used exclusively for commercial fire protection, whether said lines are connected with automatic sprinkling systems or hose attachments are hereby established pursuant to Exhibit "A" attached hereto and made a part hereof.
- c. Rates for agricultural water shall be determined by a separate agreement.
- d. The City of Loma Linda retains the right to be the retail water purveyor for all domestic water service within the City limits of the City of Loma Linda and areas beyond the City limits by written agreement with the exception of those institutionally related services which at any time receive water from the Loma Linda University Water System.
- e. Ordinance No. 754 is hereby repealed.

f. The effective date of the rates shall be June 1, 2024.

SECTION 3. POSTING AND PUBLICATION. The City Clerk is directed to cause copies of this ordinance to be posted at three (3) prominent places in the City of Loma Linda and to cause publication once in The Sun, the official newspaper of the City of Loma Linda, of a notice setting forth the date of adoption, the title of this ordinance, and a list of places where copies of this ordinance are posted, within fifteen (15) days after adoption of this ordinance.

This Ordinance was introduced at a regular meeting of the City Council of the City of Loma Linda, California, held on the 12th day of March, 2024, and adopted as an Ordinance the on the _____ day of _____, 2024, by the following vote to wit:

Ayes:

Noes:

Abstain:

Absent:

Phillip Dupper, Mayor

ATTEST:

Lynette Arreola, City Clerk



Report For:
City of Loma Linda

25541 Barton Road
Loma Linda, CA 92354
(909) 799-2811

Report on
Water and Wastewater
Rate Study

Submitted By:

Tuckfield & Associates

Contact: Mr. G. Clayton Tuckfield
2549 Eastbluff Dr, #450B
Newport Beach, CA 92660
(949) 760-9454

www.tuckfieldassociates.com



January 2024

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Tuckfield & Associates

2549 Eastbluff Drive, Suite 450B, Newport Beach, CA 92660

Phone (949) 760-9454 Fax (949) 760-2725

Email ctuckfield@tuckfieldassociates.com

January 4, 2024

Mr. Jarb Thaipejr
City Manager
City of Loma Linda
25541 Barton Road
Loma Linda, CA 92354

Dear Mr. Thaipejr:

I am pleased to present this Water and Wastewater Rate Study (Study) report for the City of Loma Linda (City). The water and wastewater rates presented in this report have been developed based on cost of service principles following industry methods. The rates are fair and equitable for the users of the water and wastewater systems and have been established in accordance with Proposition 218.

This study included a review and analysis of the water and wastewater enterprise revenue and revenue requirements, number of customers, volumes, and current rate structure. The major objectives of the Study include the following.

- Generate positive levels of income in the Study period
- Maintain operating and capital reserves at or greater than target levels
- Maintain debt service coverage ratios at or greater than the minimum required
- Meet annual capital replacement spending from enterprise rate revenue

This report documents the findings and recommendations for the financial plans and rates for the City's water and wastewater enterprises. Tables and figures are provided throughout the report to demonstrate the calculations.

It has been a pleasure to work with City staff during the performance of this study. If there are any questions, please contact me at (949) 760-9454.

Very Truly Yours,

TUCKFIELD & ASSOCIATES



G. Clayton Tuckfield
Principal Consultant

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Water and Wastewater Rate Study

CITY OF LOMA LINDA

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Water and Wastewater Rate Study

CITY OF LOMA LINDA

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Water and Wastewater Rate Study

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Executive Summary

The City of Loma Linda (City) engaged Tuckfield & Associates to conduct a comprehensive Water and Wastewater Rate Study (Study) for its water and wastewater enterprise systems. The major objectives of the Study were to develop forward-looking financial plans of revenues and revenue requirements for each system, perform analyses to determine the costs of providing service, and design new water and wastewater rates and charges for implementation.

Water Financial Plan

The revenue and revenue requirements of the water system were identified and projected to create a forward looking financial plan for the water enterprise. Annual costs of the water system include operation and maintenance expense (O&M), capital improvement funding, and debt service. Projected O&M expenses of the financial plan include the City's FY 2023-24 budget expenses for the first year of the financial plan, with future O&M expenses being projected through application of inflation factors to budget year expenses.

The City has prepared a five-year Capital Improvement Program (CIP) that includes replacements and other capital improvements. The majority of the CIP includes spending on various structures, improvements, and equipment including the South Hills 1.6 MG Reservoir, waterline replacements, and meter replacements. The construction costs of the CIP total about \$6.3M over the period FY 2023-24 to FY 2027-28. The CIP is expected to be financed through water revenues, development impact fees, and capital reserves.

An analysis was performed that compared the projected revenue using the City's current water rates with the projected revenue requirements (costs) of the water system. The analysis indicated that the current level of revenue being received is not sufficient to meet future obligations and needs to be increased by approximately 4.0 percent on June 1, 2024 and on each January 1 for the remaining years of the Study period. Revenue increases are recommended to adequately meet future obligations, debt coverage requirements, and other financial planning criteria. The water financial plan is presented in Table 10.

Current Water Rates

The current water rates consist of fixed charges by meter size and variable charges for water consumption. Single-family Residential (SFR) customers have a tiered variable rate structure for blocks of water consumption while all other customers have a uniform variable charge. Table ES-1 provides the current water rates charged to water customers of the City.

Proposed Water Rate Structure and Rates

The proposed rate structure for the City maintains the current rate structure in place. The proposed water rate structure keeps the fixed charge structure by meter size and maintains the consumption tiered structure for SFR

customers and uniform volume rates for all other customers. A discussion of the proposed rate structure is provided on page 18. Table ES-1 presents the water rates for June 1, 2024 and for future years.

Table ES-1
Proposed Water Fixed and Variable Charges

	Current Rate	June 1, FY 23-24	January 1, FY 24-25	January 1, FY 25-26	January 1, FY 26-27	January 1, FY 27-28
Meter Size		Fixed Charge (\$ per bi-month)				
3/4"	\$39.15	\$41.82	\$43.49	\$45.23	\$47.04	\$48.92
1"	\$54.47	\$57.54	\$59.84	\$62.23	\$64.72	\$67.31
1.5"	\$86.44	\$90.53	\$94.15	\$97.92	\$101.84	\$105.91
2"	\$136.00	\$141.28	\$146.93	\$152.81	\$158.92	\$165.28
3"	\$361.38	\$369.50	\$384.28	\$399.65	\$415.64	\$432.27
4"	\$504.65	\$516.33	\$536.98	\$558.46	\$580.80	\$604.03
6"	\$977.44	\$1,003.49	\$1,043.63	\$1,085.38	\$1,128.80	\$1,173.95
8"	\$1,517.81	\$1,560.23	\$1,622.64	\$1,687.55	\$1,755.05	\$1,825.25
10"	\$2,175.22	\$2,238.19	\$2,327.72	\$2,420.83	\$2,517.66	\$2,618.37
Fireline Size		Fixed Charge (\$ per bi-month)				
1"	\$1.01	\$1.06	\$1.10	\$1.14	\$1.19	\$1.24
1.5"	\$2.96	\$3.08	\$3.21	\$3.34	\$3.47	\$3.61
2"	\$6.31	\$6.57	\$6.83	\$7.10	\$7.38	\$7.68
2.5"	\$25.55	\$11.81	\$12.29	\$12.78	\$13.29	\$13.82
3"	\$39.06	\$19.08	\$19.85	\$20.64	\$21.47	\$22.33
4"	\$113.47	\$40.66	\$42.29	\$43.98	\$45.74	\$47.57
6"	\$241.78	\$118.12	\$122.85	\$127.76	\$132.87	\$138.18
8"	\$434.82	\$251.72	\$261.79	\$272.26	\$283.15	\$294.48
10"	\$702.35	\$452.68	\$470.79	\$489.62	\$509.20	\$529.57
		Variable Charge (\$ per HCF)				
Single-family Residential						
Tier 1 - 0 to 18 HCF	\$1.91	\$2.23	\$2.32	\$2.41	\$2.51	\$2.61
Tier 2 - 18 to 50 HCF	\$2.74	\$2.82	\$2.93	\$3.05	\$3.17	\$3.30
Tier 3 - Over 50 HCF	\$3.87	\$3.95	\$4.11	\$4.27	\$4.44	\$4.62
Multiunit Residential	\$2.11	\$2.23	\$2.32	\$2.41	\$2.51	\$2.61
Commercial	\$2.75	\$2.79	\$2.90	\$3.02	\$3.14	\$3.27
Irrigation	\$3.02	\$3.13	\$3.25	\$3.38	\$3.52	\$3.66

Water Bill Impacts

Table ES-2 presents the impacts to SFR bills from the implementation of the proposed June 1, 2024 water rates. For a SFR customer with a 3/4-inch meter using the average consumption of 35 hundred cubic feet (HCF) bi-monthly, the bill will increase from \$120.11 to \$129.90, an increase of \$9.79, or 8.2 percent. The 8.2 percent increase is higher than the overall 4.0 percent revenue increase required due to cost of service rate changes in this first year.

Table ES-2
Comparison of Current Single-family Residential Bi-monthly Water Bill with 3/4 -inch Meter
Size with Proposed Bill Using June 2024 Water Rates

Description	Use (HCF)	Current Bill			Proposed FY 23-24 Bill				
		Service Charge	Volume Charge	Current Bill	Service Charge	Volume Charge	Proposed Bill	Dollar Difference	Percent Change
	0	\$39.15	\$0.00	\$39.15	\$41.82	\$0.00	\$41.82	\$2.67	6.8%
Very Low	5	\$39.15	\$9.55	\$48.70	\$41.82	\$11.15	\$52.97	\$4.27	8.8%
Low	10	\$39.15	\$19.10	\$58.25	\$41.82	\$22.30	\$64.12	\$5.87	10.1%
Median	24	\$39.15	\$50.82	\$89.97	\$41.82	\$57.06	\$98.88	\$8.91	9.9%
Average	35	\$39.15	\$80.96	\$120.11	\$41.82	\$88.08	\$129.90	\$9.79	8.2%
	50	\$39.15	\$122.06	\$161.21	\$41.82	\$130.38	\$172.20	\$10.99	6.8%
High	60	\$39.15	\$160.76	\$199.91	\$41.82	\$169.88	\$211.70	\$11.79	5.9%
	75	\$39.15	\$218.81	\$257.96	\$41.82	\$229.13	\$270.95	\$12.99	5.0%
Very High	100	\$39.15	\$315.56	\$354.71	\$41.82	\$327.88	\$369.70	\$14.99	4.2%

Chart ES-1 has been prepared to compare the City’s average SFR water bill with those of other communities at the same consumption. The chart indicates that with the proposed June 2024 rates, a SFR customer with a monthly consumption of 35 HCF will experience a bill that is in the mid to upper range of the communities listed.

Chart ES-1
Single-family Residential Bi-monthly Water Bills with 3/4-inch Meter Using 37 HCF
For Rates in Effect November 2023



Note: Above table uses water rates in effect November 2023. City’s June 2024 bill is based on the rate structure and rates in Table ES-1.

Wastewater Financial Plan

The revenue and revenue requirements of the wastewater system were identified and projected to create a forward-looking financial plan of the wastewater enterprise. Annual costs include operation and maintenance expense (O&M), San Bernardino wastewater treatment expense, capital improvement funding, and repayment of advances from the Water Fund to the Sewer Fund. Projected O&M expenses include the City's FY 2023-24 Budget expenses for the first year of the financial plan, with future expenses projected through application of inflation factors to budget year expenses. San Bernardino wastewater treatment expenses are offset by charges from the City of San Bernardino to Loma Linda customers. Revenues collected from these charges are remitted to the City of San Bernardino.

The City has prepared a five-year capital improvement program (CIP) spending plan for the wastewater system. Major projects of the CIP include Juanita Street Sewer Pump Station, sewer line casing, and sewer line replacements. The CIP expenditures total about \$713,000 for the period FY 2023-24 to FY 2027-28. The CIP is planned to be funded through the sewer revenues and capital reserves.

The wastewater system currently does not have any outstanding debt. However, in the recent past the Sewer Fund borrowed funds from the Water Fund, and the wastewater financial plan includes repayment of those funds over a five-year period. Payments to the Water Fund are included at \$500,000 in FY 23-24 with \$165,600 paid annually for four years.

An analysis was performed that compared the projected revenue using the City's current wastewater rates with the projected revenue requirements (costs) of the wastewater system. The analysis indicated that the current level of revenue being received is sufficient to meet revenue requirements for the Study period. No changes to wastewater rates are proposed in this Study. The wastewater financial plan is presented in Table 29.

Current Wastewater Rates

The current wastewater rates consist of fixed charges for all customers and a variable charge based on water consumption for Non-residential customers. Residential customers are charged a bi-monthly flat charge per billing cycle. Non-residential customers are charged a bi-monthly fixed charge and a variable charge based on water consumption depending on the rate classification. Table ES-3 provides the current wastewater charges by customer classification.

Proposed Wastewater Rate Structure and Rates

The proposed wastewater rates are the same as the current rates. Residential customers are charged a fixed charge per bi-month. Non-residential customer charges include a bi-monthly fixed charge and a variable rate for water consumption. Charges related to treatment of the City's wastewater is recovered in the San Bernardino charges to City's customers and are not included in the City's wastewater rates in this Study. Table ES-3 presents the proposed wastewater rates for the next five years.

Table ES-3
Proposed Wastewater Fixed and Variable Charges

Classification	Jan 1, 2023
	\$/bi-month
Residential	\$38.47
Commercial	\$8.57

Classification	Jan 1, 2023
	\$/HCF
Class I: MHP (>=4 units)	\$1.58
Class II: Category a	1.98
Class II: Category b	1.84
Class III: Auto Service	2.00
Class IV: Laundry, Mortuary	2.11
Class V: Restaurant	2.11
Class VI	\$1.89

Wastewater Bill Impacts

There is no impact to wastewater bills from the City's proposed rates. For a SFR customer, the wastewater bill remains at \$38.47 bi-monthly for the Study period. Chart ES-2 has been prepared to compare the City's SFR wastewater bill with those of other communities. The City's bill includes the City of San Bernardino treatment charge. The chart indicates that the City's SFR wastewater bill is in the mid-range of the communities listed.

Chart ES-2
 Single-family Residential Bi-monthly Wastewater Bills
 For Rates in Effect November 2023



Note: Above table uses wastewater rates in effect November 2023. City's June 2024 bill is based on the rate structure and rates in Table ES-3 and includes the San Bernardino Treatment charge.

Introduction

The City of Loma Linda (City) engaged Tuckfield & Associates to conduct a comprehensive Water and Wastewater Rate Study (Study) for its water and wastewater enterprise systems. The major objectives of the Study are to develop forward-looking financial plans for each enterprise, perform analyses to determine the cost of providing service, and design new water and wastewater rates and charges for implementation.

Background

The City of Loma Linda is an incorporated City located in San Bernardino County in the San Bernardino-Ontario Metropolitan area. The City was formed in 1970 and provides water and wastewater service to a population of over 25,200 in a service area of approximately 7.5 square miles. The City's customer base consists primarily of residential customers with additional commercial, retail, and public facility customers. Loma Linda University and the Loma Linda University Medical Center are within the City's service area; however, water service is provided by their own water production and distribution system while wastewater collection is provided to these facilities by the City. The City's water and wastewater service is identified in separate enterprise funds of the City.

The City obtains its water supply from groundwater, replenishment water, and imported water. Groundwater is pumped from the San Bernardino Basin Area (SBBA) from six wells. The City purchases replenishment water that is injected into the basin to maintain safe yield and the health of the basin. A small amount of water is imported from the San Bernardino Valley Municipal Water District (SBVMWD). Water is delivered through a distribution system consisting of pump stations, storage tanks, pressure reducing valves, and water pipelines.

The City's wastewater is collected through a system of sewer gravity mains and several lift stations. Wastewater treatment service is provided by the City of San Bernardino at the San Bernardino Water Reclamation Plant treatment plant that provides secondary treatment.

Objectives

The objectives of this Study are to (1) review the current and future financial status of each of the water and wastewater enterprises, (2) make any adjustments to the revenue being received to ensure that the financial obligations are being met now and in the future, including adequate reserves and debt service coverage, and (3) design water and wastewater rates that generate the required revenue while being fair and equitable for its customers. Additionally, the Study also sought to provide the following.

- Revenue sufficiency to fund operating and capital needs
- Appropriate levels of operating and capital reserves
- Cost of service allocations following appropriate standards, regulations, and guidelines
- Rates that are consistent with industry practice
- Rates that are easy to understand and administrate

Scope of the Study

This Study includes the findings and recommendations of analyzing each of the water and wastewater enterprise's financial status. Historical trends were analyzed from data supplied by the City showing the number of customers, volumes, revenue, and revenue requirements.

Revenue requirements of each enterprise include operation and maintenance expenses, routine capital outlays, replacement transfers, debt service, and additions to reserves. Changing conditions such as additional facilities, system growth, employee staffing levels, and non-recurring maintenance expenditures are recognized. Inflation for ongoing expenditures is included to reflect cost escalation.

The financial plan and rates developed herein are based on funding of the capital improvement plan as stated as well as estimates of operation and maintenance expenses developed from information provided by the City. Deviation from the financial plans, construction cost estimates and funding requirements, major operational changes, or other financial policy changes that were not foreseen, may result in the need for lower or higher revenue than anticipated. It is suggested that the City conduct an update to the rate study at least every five years for prudent rate planning.

Assumptions

Several assumptions were used to conduct the Study for the period FY 2023-24 to FY 2027-28. The assumptions included growth rates in customer accounts and annual consumption, interest earnings on reserve balances, and expense inflation factors used for making projections. The financial planning assumptions are provided below in Table 1.

Table 1
Assumptions and Planning Factors

Description	Value
Annual Account & Demand growth [1]	
Residential	0.5%
All Other	0.0%
Interest earnings on fund reserves (annual)	
	2.5%
Cost Escalation	
Personnel Services [2]	4.0%
Benefits	8.0%
Electrical Power	3.0%
Chemicals	3.0%
Purchased Water	5.0%
All Other Operations & Maintenance	3.0%
Capital	3.0%

[1] Annualized growth in water accounts is based on future growth information provided by staff.

[2] Personnel Services growth in staffing, promotions, and inflation

City Reserve Policy

A reserve policy sets forth goals for maintaining various reserves for water and wastewater operations and capital spending. The reserve policy provides guidelines to maintain the financial health and stability of the enterprise funds, allowing the enterprises to meet unanticipated reductions in revenues, changes in the costs of providing services, fixed asset repair and replacement needs, natural disasters, and other issues.

The City has established various reserve types for the water and wastewater enterprises. The City's goals for the amount of the reserves to be held are discussed below.

Operating Reserve – The purpose of the Operating Reserve is to provide working capital to meet cash flow needs during normal operations and support the operation, maintenance and administration of the utility. This reserve ensures that operations can continue should there be significant events that impact cash flow. The target balance to be maintained is 180 days of annual operation and maintenance expenses.

Capital Replacement Reserve – The Capital Replacement Reserve is used to fund future replacement of assets and capital projects. The target balance is equal to 50 percent of annual depreciation expense for both enterprises.

Expansion Reserve – The Expansion Reserve is funds held in an account separate from all other funds. The reserve is accumulated from the collection of capacity charges and may only be spent on capital projects that increase capacity. There is no specific target balance to be maintained for this reserve.

Emergency Reserve – The Emergency Reserve is intended to provide recovery from natural disasters and allow timely repair of capital infrastructure. The target balance to be maintained is equal to 3 percent of fixed asset value.

City Beginning Reserve Balances and Reserve Targets

The reserve balances discussed above are used in developing the financial plans for the water and wastewater utilities. The City's beginning reserve balances are listed in Table 2 below as of June 30, 2023.

Table 2
June 30, 2023 Estimated Beginning Reserve Balances and Reserve Targets

Reserve Type	Water		Wastewater	
	Reserve Balance	Reserve Target	Reserve Balance	Reserve Target
Operating Fund Reserve	\$2,259,300	\$3,775,000	\$1,618,807	\$1,073,000
Capital Replacement Reserve	\$708,000	\$708,000	\$163,000	\$163,000
Construction/Expansion Fund Reserve	\$2,916,700	n/a	\$450,450	n/a
Emergency Reserve	\$998,000	\$998,000	\$100,000	\$100,000
Total	\$6,882,000	\$5,481,000	\$2,332,257	\$1,336,000

Target Reserves discussed above are also stated in the table. The financial plans developed in this Study increase and/or maintain the various reserve types such that the goals are achieved over a ten-year planning period.

Water Financial Planning

Financial planning for the water system includes identifying and projecting revenues and revenue requirements for a five-year planning period. Estimates of revenue from various sources are compared with the projected revenue requirements of the water system. This comparison allows the review of the sufficiency of existing revenue to meet annual revenue requirements and provides the basis for any rate adjustments. New water rates and charges are created to recover the City's annual operating and capital costs associated with the water system.

This financial planning section of the report discusses current water rates, current user classifications, projected revenues and revenue requirements, capital improvement expenditures and financing sources, and proposed revenue adjustments.

Current Water Fixed and Variable Charges

The current water rates consist of fixed and variable charges to residential and non-residential customers. All customers are charged a bi-monthly fixed charge by meter size and are charged for water consumption. SFR customers are charged a three-tier rate structure while all other customers are charged a uniform variable rate structure. Table 3 provides the current water rates of the water enterprise.

Table 3
Current Water Rates

Meter Size	Water Service (\$/Bi-mo)	Private Fire Protection (\$/Bi-mo)	Customer Class/Tier	Variable Rate (\$/HCF)
5/8"	\$39.15	\$0.00	Single-Family	
3/4"	\$39.15	\$0.00	Tier 1 - 0 to 18 HCF	\$1.91
1"	\$54.47	\$0.00	Tier 2 - 19 to 50 HCF	\$2.74
1.5"	\$86.44	\$0.00	Tier 3 - Over 50 HCF	\$3.87
2"	\$136.00	\$21.78	Multifamily/Apartments	\$2.11
3"	\$361.38	\$25.55	Commercial	\$2.75
4"	\$504.65	\$31.24	Irrigation	\$3.02
6"	\$977.44	\$41.29		
8"	\$1,517.81	\$61.93		
10"	\$2,175.22	\$85.55		

Water User Classifications

Number of Customers

The City currently classifies water customers as Single-family, Multifamily/Apartments, Commercial, and Irrigation. Residential customers account for more than 84 percent of the total customers served by the water system. Growth in Residential accounts (including single-family and multifamily dwelling units) is projected to occur at a rate of 0.50 percent annually, following the assumptions listed in Table 1. Table 4 provides the historical and projected number of customers by classification.

Table 4
Historical and Projected Water Customers by Classification

Customer Class	Historical	Projected				
	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Number of Accounts						
Single Family [1]	4,784	4,808	4,832	4,856	4,880	4,904
Multifamily/Apartments [1]	398	400	402	404	406	408
Commercial	268	268	268	268	268	268
Irrigation	170	170	170	170	170	170
Total Accounts	5,620	5,646	5,672	5,698	5,724	5,750
Fire Protection						
Public Fire Protection	873	873	873	873	873	873
Private Fire Protection	90	90	90	90	90	90
Total Fire Protection Accounts	963	963	963	963	963	963

[1] Residential accounts are forecast to increase based on the assumed growth rate of 0.5% annually.

Number of Water Meters

Table 5 provides a summary of the number of projected meters by size. The majority of customers have 3/4-inch and 1-inch meters installed at the service location. The growth in residential accounts is assumed to occur with 1-inch meters. All new single-family residential construction will have 1-inch meters due to fire code and this is the minimum size for installation for residential customers in the City's customer base.

Table 5
Projected Number of Water Meters by Size

Description	Projected				
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Active Water Meters/Accounts [1]					
3/4"	3,200	3,200	3,200	3,200	3,200
1"	1,936	1,960	1,986	2,010	2,036
1.5"	159	160	160	161	161
2"	303	304	304	305	305
3"	21	21	21	21	21
4"	14	14	14	14	14
6"	8	8	8	8	8
8"	3	3	3	3	3
10"	2	2	2	2	2
Total Accounts	5,646	5,672	5,698	5,724	5,750

[1] Historical water accounts for FY 22-23 were provided through City billing records.

Water Financial Plan

The financial plan provides the means of analyzing the revenue and revenue requirements of the water system and its impact on reserves as well as the ability to fund on-going operation and maintenance expense and capital infrastructure requirements. Below is a discussion of the projection of revenue, operation and maintenance expenses, capital improvement needs of the water system and its financing, debt service requirements, and revenue adjustments needed to maintain a sustainable water enterprise.

Revenues

The City receives revenue from operating and miscellaneous sources. Operating revenue is received from rates and charges for water service. Revenue from water rates is projected by applying the current water rates to the projected number of accounts and consumption volume. Projected revenues from water service rates are presented in Table 6.

Table 6
Projected Rate-based Water Revenue

Description	Projected				
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Water Service Revenues					
Fixed Charges ^[1]	\$1,902,380	\$1,911,558	\$1,920,056	\$1,929,234	\$1,937,731
Variable Charges ^[2]	5,399,990	5,417,287	5,434,589	5,451,889	5,469,188
Subtotal Revenues From Current Rates	\$7,302,370	\$7,328,845	\$7,354,645	\$7,381,123	\$7,406,919
Fire Protection Revenues	130,561	130,561	130,561	130,561	130,561
Total Revenues From Current Rates	\$7,432,931	\$7,459,406	\$7,485,206	\$7,511,684	\$7,537,480

[1] FY 23-24 and forecast revenue calculated by multiplying current water rates by the number of projected customers.

[2] FY 23-24 and forecast revenue calculated by multiplying projected water sales by the current variable rates.

Miscellaneous revenue is a source of revenue that includes lease income, repayment advances, meter installations, set-up fees, hydrant rental, reimbursements, and other sources. Table 7 presents the projected miscellaneous revenue.

Table 7
Projected Water Miscellaneous Revenue

Description	Budget	Projected			
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Lease Income	\$70,600	\$72,000	\$73,400	\$74,900	\$76,400
Advances Repayment from Sewer Fund	500,000	165,600	165,600	165,600	165,600
Installation - Connection Fees	10,000	26,600	26,600	26,600	26,600
Utility Account Set Up Fee	25,000	25,500	26,000	26,500	27,000
Miscellaneous Services	84,200	85,900	87,600	89,400	91,200
Hydrant Meter Rental	10,000	10,200	10,400	10,600	10,800
Refunds and Reimbursements	440,000	440,000	440,000	440,000	440,000
Miscellaneous Revenue	50,000	5,000	5,000	5,000	5,000
Damage Claim Recoveries	2,000	-	-	-	-
Total Miscellaneous Revenues	\$1,191,800	\$830,800	\$834,600	\$838,600	\$842,600

Revenue Requirements

Revenue requirements of the water system include operation and maintenance expense, capital improvement funding, and debt service payments. Each of these items are discussed below.

Operation and Maintenance Expense

Operation and maintenance expenses (O&M) are an on-going obligation of the water system and such costs are normally met from water service revenue. O&M includes the cost to operate and maintain the water supply,

reservoirs, and distribution system facilities. Costs also include technical services and other general and administrative expenses.

O&M has been projected recognizing the major expense categories of personnel services, electric power expense, chemicals, purchased water, capital outlay, all other expenses following the inflation factors presented in Table 1. Table 8 provides a summary of the O&M expenses for the Study period.

Table 8
Budget and Projected Water Operation and Maintenance Expense

Description	Budget		Projected		
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Operation and Maintenance Expense					
Water Administration	1,530,700	1,595,496	1,663,532	1,735,002	1,810,113
Water Production	4,224,200	4,382,807	4,548,052	4,720,249	4,899,741
Water Transmission and Distribution	1,389,500	1,448,923	1,511,359	1,576,993	1,646,013
Water Meters	404,700	396,228	412,463	429,493	447,366
Total Operation and Maintenance Exp	7,549,100	7,823,454	8,135,406	8,461,737	8,803,233

Capital Improvement Funding

The City pays for water system replacements and capital improvements from the water and water acquisition funds. The City plans for these expenses through its capital improvement planning during the fiscal year. The annual amount necessary to fund the improvements is included in the water financial plan such that revenue from water rates, as well as from reserves, are providing funding to aid in the cost of these replacements and improvements. Any money not spent accumulates into reserves to be used for future capital improvement spending. Project management overhead expenses are also incurred with each project of the CIP.

Annual Debt Service

The City has one outstanding loan on the water system. The 2016 Water Revenue Refunding Bonds issue has annual debt service payments of about \$374,000 and will be retired in FY 2036. A new \$4.35M loan from the Special Projects Construction Fund is providing funding to construct the 1.6 MG South Hills reservoir. The loan has a variable interest rate and will be repaid when the City receives Development Impact Fees (DIF) into the Water Acquisitions Fund. An estimated loan payment is used in the Study at 4 percent for 30 years and assumes projections of DIF revenue from the projected customer growth are similar in amount to the estimated payments.

Water Capital Improvement Program

The City has developed a water Capital Improvement Program (CIP) provided in Table 9 that lists capital expenditures for FY 2023-24 through FY 2027-28. Over this period the City projects that it will spend approximately \$6,300,000. The major improvements include the South Hill Reservoir, waterline replacements, and other replacements and rehabilitations. The CIP is funded through water revenue, capital reserves, and DIFs.

Table 9
Water Capital Improvement Program

Description	Budget		Projected		
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Current Capital Improvement Program (CIP) Projects [1]					
Replace water meters	\$10,000	\$5,200	\$5,300	\$0	\$0
Campus St. - Replace water line	150,000	-	-	-	-
South Hill - Install 1.6 MG reservoir	4,500,000	-	-	-	-
Mt. View well No. 3 - Rehabilitation	180,000	-	-	-	-
Mt. View Ave. - Install new PRV	100,000	-	-	-	-
Install new 12" waterline, Beaumont Ave	200,000	-	-	-	-
Poplar St - Replace 6" with 8" waterline, Shepardson Dr.	-	618,000	-	-	-
Prospect Ave.- Replace 6" with 8" waterline , Poplar St.	-	-	530,500	-	-
Total Water CIP	\$5,140,000	\$623,200	\$535,800	\$0	\$0

Water Financial Plan

A financial plan has been prepared that includes the revenues and revenue requirements that were identified for the water system and is presented in Table 10. The plan incorporates specific financial planning goals to provide guidance to maintain the health of the water utility on an on-going basis. The goals included the following.

- Generate positive levels of income in each year of the Study period
- Maintain the operating and capital reserves at or greater than target levels
- Maintain debt service coverage ratios at or greater than the minimum required
- Meet annual capital replacement and improvement spending requirements

Proposed Revenue Adjustments

Table 10 provides the annual revenue increases recommended to meet the financial planning criteria for the five-year Study period. The financial plan indicates that a 4.0 percent increase is recommended on June 1, 2024 and then for each January for the remainder of the Study period. The increases are necessary to meet the planning criteria discussed above.

Table 10
Water Financial Plan

Description	Projected				
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Proposed Revenue Increase (June 1)	4.0%				
Proposed Revenue Increase (January 1)		4.0%	4.0%	4.0%	4.0%
Revenue					
Revenues from Existing Water Rates [1]	\$7,432,931	\$7,459,406	\$7,485,206	\$7,511,684	\$7,537,480
Total Additional Water Sales Revenue [2]	-	427,672	745,726	1,078,765	1,427,269
Miscellaneous Income	1,191,800	830,800	834,600	838,600	842,600
Interest Income [3]	171,315	167,754	163,123	168,594	183,034
Total Revenues	\$8,796,046	\$8,885,632	\$9,228,655	\$9,597,643	\$9,990,383
Operations					
Operation and Maintenance Expense	\$7,549,100	\$7,823,454	\$8,135,406	\$8,461,737	\$8,803,233
Capital Outlay	-	-	-	-	-
2016 Water Bonds Debt Service	371,756	372,381	367,725	367,788	368,875
New Debt Service [4]	-	251,600	251,600	251,600	251,600
Net Funds Available Before Capital	\$7,920,856	\$8,447,435	\$8,754,731	\$9,081,125	\$9,423,708
Capital					
<u>Sources of Funds</u>					
Development Impact Fees	\$979,600	\$209,736	\$209,736	\$209,736	\$209,736
Interest from Other Agencies	25,000	-	-	-	-
New Debt Proceeds	4,350,000	-	-	-	-
Total Capital Sources of Funds	\$5,354,600	\$209,736	\$209,736	\$209,736	\$209,736
<u>Uses of Funds</u>					
Capital Improvement Projects (CIP)	\$5,140,000	\$623,200	\$535,800	\$0	\$0
Repairs and Maintenance	122,400	-	-	-	-
Project Management Overhead	1,026,200	121,524	104,481	-	-
Total Capital Uses of Funds	6,288,600	744,724	640,281	-	-
Net Funds Available After Capital	(\$58,810)	(\$96,791)	\$43,379	\$726,255	\$776,411
Available Reserves					
Beginning available reserves [5]	\$6,882,000	\$6,823,190	\$6,726,399	\$6,769,778	\$7,496,032
Additions (reductions)	(58,810)	(96,791)	43,379	726,255	776,411
Rate Stabilization Set Aside	-	-	-	-	-
Ending available reserves	\$6,823,190	\$6,726,399	\$6,769,778	\$7,496,032	\$8,272,443
Target Reserves [6]	\$5,481,000	\$5,769,000	\$5,919,000	\$6,074,000	\$6,222,000
Above (below) Target	\$1,342,190	\$957,399	\$850,778	\$1,422,032	\$2,050,443
Debt Service Coverage					
Net Revenues [7]	\$1,102,946	\$1,150,390	\$1,198,504	\$1,345,642	\$1,396,886
Annual Debt Service	371,756	623,981	619,325	619,388	620,475
Coverage [8]	297%	184%	194%	217%	225%

[1] Projected using the existing rates.

[2] Additional revenue from proposed rate adjustments.

[3] Interest earnings on the average fund balance calculated at 2.50%.

[4] Loan from Special Projects Construction Fund at 4.0% for 30 years.

[5] The available beginning FY 23-24 cash balance provided by District.

[6] Target reserve includes Operating, Capital, and Emergency Capital reserves.

[7] Includes capacity charge revenue, property tax revenue, and miscellaneous and interest income.

[8] Minimum coverage is 125 percent.

Cost of Service

This section of the report discusses how the water system's operating and capital costs are allocated for use in designing rates. Establishing rates in California requires that the agency responsible for imposing property-related fees create a nexus between the cost of providing service and the rates to be imposed.

Industry Methodology

This Study uses methodologies from the American Water Works Association (AWWA) to allocate costs in an appropriate manner. AWWA is an industry trade organization that provides guidance on operations and management of water utilities. General principles are provided to assist agencies with the design of water rates such that the rates may be consistent with local requirements while also recognizing state laws and legal framework. The AWWA guidelines have been used to conduct this Study and have been used in the design of the City's water rates while also following Proposition 218 and the recent San Juan Capistrano court decision.

The annual costs of providing water service from the financial plan are allocated to cost components according to industry standards provided in the AWWA Manual M1. The methodology provides the basis to design rates to generate adequate revenue to meet estimated annual revenue requirements from the financial plan. Costs are then recovered through the design of fixed and variable charges.

Costs of Service to be Allocated

The annual cost of providing service consists of O&M expenses and capital costs of the water system. O&M expenses include costs related to water supply, water distribution, maintenance of the facilities, and general and administrative costs. Capital costs include annual capital improvement funding and debt service discussed in the financial plan.

Water rates are designed from cost allocations to water system cost components, based on the operating characteristics and design of the water system facilities. Cost allocations consider the average rate of water consumed as well as the peak rate at which water is consumed based on the design of the water system. Costs are recovered through fixed and variable charges that are related to average and peak demands as well as customer related costs.

The cost allocation components for water service are Water Supply (groundwater, replenishment, and import), Delivery, Peaking, Meters and Services, Customer, and Direct Fire Protection. FY 2023-24 operating and capital costs of the water system are assigned to each of these components. The total cost to be recovered from the users of the water system by cost component for FY 2023-24 is presented in Table 11. Appendix A provides a detailed allocation of revenue requirements to cost component.

Table 11
Allocation of Water Revenue Requirements to Cost Component

Year	Total Revenue Requirement	Water Supply			Delivery	Peaking		Customer		Direct Fire Protection
		Imported	Replenish	Groundwater		Max Day	Max Hour	Meters/Serv	Customer	
FY 23-24	\$7,730,248	\$78,540	\$270,000	\$1,290,060	\$2,375,752	\$1,660,845	\$743,127	\$879,512	\$222,200	\$210,212

Water Rate Design

The cost of service analyses described in the previous section provides the basis for water rate design. The goal of the design of rates is to achieve fairness while ensuring that each customer class pays its fair share of costs. Rates should be simple to administer, easy to understand, and comply with regulatory requirements. This section describes how water rates and charges are designed and includes the proposed schedule of water rates for implementation.

Proposed Rate Structure

The proposed water rate structure maintains the current rate structure. The current rate structure includes fixed charges by meter size, and a three-tier variable charge for SFR customers and a uniform volume charge for all other customers. The design of the fixed charges and variable charges are discussed below.

Proposed Fixed Charges

The proposed fixed charges recover the Meters and Services and Customer costs of service identified in Table 11, and additionally recover capacity costs related to public fire protection. Meters and Services costs are recovered on meter and service ratios provided by AWWA. Customer costs are recovered on the number of bills issued. Public fire protection costs are recovered based on meter capacity ratios provided by AWWA. Public fire protection costs are developed through the allocations presented in Appendix A-2.

Table 12 below presents the design of the proposed monthly fixed charges for water customers. The current fixed charges generate about 25 percent of revenue from water rates. The proposed fixed charges also generate approximately 25 percent of the revenue from water rates.

Table 12
Design of Water Fixed Charges

Customer Service Cost		FY 23-24
Customer Cost		\$222,200
Number of Bills		33,876
Customer Cost per Unit		\$6.56
Meters and Services Cost		FY 23-24
Meters and Services Cost		\$879,512
Number of Equivalent Meters & Services		44,473
Meters and Services Cost per Unit		\$19.78
Public Fire Capacity Costs		FY 23-24
Public Fire Protection		\$905,837
Number of Equivalent Meters		58,500
Public Fire Capacity Costs per Unit		\$15.48
Base Fixed Charge - 3/4" meter		\$41.82

Fixed charges for meter sizes greater than 3/4 inch are increased through application of cost ratios as shown below in Table 13. The Meter and Service charge is increased through meter and service ratios while the public fire protection charge is increased through meter capacity ratios. The Customer charge is a charge per bill and does not increase with meter size. The charges are summed to provide the total bi-monthly charge by meter size as shown in the last column of Table 13.

Table 13
Design of Water Fixed Charges by Meter Size

Meter Size	Meter & Service Ratio	Meter & Services Charge	Meter Capacity Ratio	Public Fire Protection	Customer Charge	Total Bi-monthly Charge
inches						
3/4"	1.00	\$19.78	1.00	\$15.48	\$6.56	\$41.82
1"	1.27	\$25.17	1.67	\$25.81	\$6.56	\$57.54
1.5"	1.64	\$32.36	3.33	\$51.61	\$6.56	\$90.53
2"	2.64	\$52.14	5.33	\$82.58	\$6.56	\$141.28
3"	10.00	\$197.77	10.67	\$165.17	\$6.56	\$369.50
4"	12.73	\$251.70	16.67	\$258.07	\$6.56	\$516.33
6"	19.09	\$377.55	40.00	\$619.38	\$6.56	\$1,003.49
8"	26.36	\$521.38	66.67	\$1,032.29	\$6.56	\$1,560.23
10"	34.55	\$683.19	100.00	\$1,548.44	\$6.56	\$2,238.19

The fixed charges for years beyond FY 2023-24 are increased at the percentages identified in the financial plan in Table 10 and are presented in Table 14.

Table 14
Proposed Water Fixed Charges by Meter Size

	Current Rate	June 1, FY 23-24	January 1, FY 24-25	January 1, FY 25-26	January 1, FY 26-27	January 1, FY 27-28
Meter Size	Fixed Charge (\$ per bi-month)					
3/4"	\$39.15	\$41.82	\$43.49	\$45.23	\$47.04	\$48.92
1"	\$54.47	\$57.54	\$59.84	\$62.23	\$64.72	\$67.31
1.5"	\$86.44	\$90.53	\$94.15	\$97.92	\$101.84	\$105.91
2"	\$136.00	\$141.28	\$146.93	\$152.81	\$158.92	\$165.28
3"	\$361.38	\$369.50	\$384.28	\$399.65	\$415.64	\$432.27
4"	\$504.65	\$516.33	\$536.98	\$558.46	\$580.80	\$604.03
6"	\$977.44	\$1,003.49	\$1,043.63	\$1,085.38	\$1,128.80	\$1,173.95
8"	\$1,517.81	\$1,560.23	\$1,622.64	\$1,687.55	\$1,755.05	\$1,825.25
10"	\$2,175.22	\$2,238.19	\$2,327.72	\$2,420.83	\$2,517.66	\$2,618.37

Private Fire Protection Fixed Charges. Annual costs allocated to the Fire Protection cost component are separated into Public and Private Fire Protection costs. Public Fire Protection costs are included in the service charges as shown in Table 12 and Table 13. Private Fire Protection costs are recovered from those customers that receive the direct fire protection benefit. The cost by equivalent (6") private fireline size is provided in Table 15.

Table 15
Design of Private Fire Protection Charge

Fire Protection Cost	FY 23-24
Private Fire Protection	\$63,786
Private Fire Protection Eq. Hydrants	540
Private Fire Protection 6" Charge	\$118.12

The 6" Private Fire Protection charge is increased or decreased based on fire hydrant ratios provided by the AWWA as provided in Table 16. The private fire protection charges for years beyond FY 2023-24 are increased with the percentages identified in Table 10 and are shown in Table 16.

Table 16
Proposed Bi-monthly Private Fire Protection Charges

Fireline Size	Hydrant Ratio	Current Charge	May 1, FY 23-24	January 1, FY 24-25	January 1, FY 25-26	January 1, FY 26-27	January 1, FY 27-28
inches							
1"	0.01	\$1.01	\$1.06	\$1.10	\$1.14	\$1.19	\$1.24
1.5"	0.03	\$2.96	\$3.08	\$3.21	\$3.34	\$3.47	\$3.61
2"	0.06	\$6.31	\$6.57	\$6.83	\$7.10	\$7.38	\$7.68
2.5"	0.10	\$25.55	\$11.81	\$12.29	\$12.78	\$13.29	\$13.82
3"	0.16	\$39.06	\$19.08	\$19.85	\$20.64	\$21.47	\$22.33
4"	0.34	\$113.47	\$40.66	\$42.29	\$43.98	\$45.74	\$47.57
6"	1.00	\$241.78	\$118.12	\$122.85	\$127.76	\$132.87	\$138.18
8"	2.13	\$434.82	\$251.72	\$261.79	\$272.26	\$283.15	\$294.48
10"	3.83	\$702.35	\$452.68	\$470.79	\$489.62	\$509.20	\$529.57

Proposed Variable Charges

Variable charges are designed to recover the Water Supply, Delivery, and Peaking costs from Table 11. Consumption and peaking characteristics of water system customers were analyzed to allocate costs to customer classification as well as between each tier. Water Supply costs, consisting of groundwater, replenishment, and imported water, were allocated to each tier based on water availability and the demand of each tier.

Tier Definitions. For Single-family Residential (SFR) customers, Tier 1 is defined as consumption to provide basic indoor water use and is based on an assumed 4 persons per household (pph) using 55 gallons per capita per day (gpcpd) resulting in a Tier 1 breakpoint of 18 HCF ($4 \text{ pph} \times 55 \text{ gpcpd} \div 748 \text{ gal/HCF} \times 365 \text{ days} \div 6 \text{ bi-monthly billing periods}$). Tier 2 is defined as consumption related to outdoor water use and is all water consumed beyond Tier 1 and below Tier 3. Tier 3 is defined as excessive use beyond Tier 2 to encourage water conservation. The Tier 3 breakpoint is defined as the SFR summer peak demand, determined from billing information to be 50 HCF.

For the other customer classes of Multifamily/Apartments, Commercial, and Irrigation, these classes will have an individual uniform volume rate structure, however each also recognizes the peaking characteristics of each class in their variable rate. A uniform variable rate structure is recommended for these classes as most of the Multifamily and Commercial customers have separate Irrigation meters.

Delivery Costs. Delivery costs are those operating and capital costs that tend to vary with the total quantity of water consumed associated with service to customers under average-load conditions, without the cost elements of water supply or costs to meet peak system demands. These costs include a portion of O&M expense and capital costs related to treatment, pumping, and distribution and are shared uniformly by all customers of the system. Table 17 provides the per unit Delivery cost.

Table 17
Design of Uniform Volume Rate for Delivery Costs

Customer Class	Delivery Costs	Volume	Uniform Rate
Single Family	\$1,150,017	1,012,290	\$1.14
Multifamily/Apartments	465,360	409,628	\$1.14
Commercial	340,543	299,759	\$1.14
Irrigation	419,834	369,554	\$1.14
Total Cost of Service	\$2,375,752	2,091,231	\$1.14

Peaking Costs. Peaking costs are costs associated with meeting peak demand rates of use requirements of the water system and include operating and capital costs beyond that required for average rates of use. Water system facilities are designed to meet peak characteristics and are apportioned to customer classes based on their system use characteristics. Peaking costs may be assigned to tiers in a tiered-rate structure based on the customers within the tier that are causing the peak demand.

Peaking costs are first allocated to each customer class based on their total demand. Then for SFR, peaking costs are allocated to the defined tiers based on the peaking factors that occur from customer use within the tiers based on the tier break points discussed above. Tier 1 is considered to have a peaking factor of 1.0, Tier 2 and Tier 3 have peaking factors that reflect the average use per customer within these tiers as a ratio to Tier 1.

Table 18 presents the SFR consumption, peaking factor, peaking cost allocation, and the resulting rate by tier for SFR customers.

Table 18
Design of Single-family Residential Peaking Rate

Tier	Percent Consumption in Tier	Consumption	Peaking Factor	Weighted Consumption	Peaking Cost Allocation	Rate in Tier
Tier 1 - 0 to 18 HCF	47.3%	478,657	1.00	478,657	205,632	\$0.43
Tier 2 - 18 to 50 HCF	36.7%	371,241	2.06	766,130	329,132	\$0.89
Tier 3 - Over 50 HCF	16.0%	162,392	4.46	724,948	311,440	\$1.92
	100.0%	1,012,290		1,969,735	\$846,204	

Water Supply Costs. The City's water supply consists of three sources including groundwater, replenishment water, and imported water. Groundwater accounts for about 77 percent of the total water supply. Recently, the City has implemented a Groundwater Replenishment Program to ensure the reliability of the groundwater source. The Replenishment water is the least expensive source and accounts for nearly 22 percent of the total water

supply. The most expensive water is imported water purchased from SBVMWD consisting of less than 500 acre-feet (AF) annually, and accounts for less than 1 percent of the total water supply.

The sources of water supply are allocated to each tier assuming the least expensive source of water is used first, followed by remaining sources in order of cost to meet the demand. Table 19 provides the City's demand by tier, the water supply source used to meet the demand in the tier, the costs associated with the water supply, and the resulting water supply rate in the tier.

Table 19
Design of Water Supply Costs by Tier

Tier	Projected	Consumption Met By			Water	Water
	Consumption HCF	Groundwater HCF	Replenish HCF	Imported HCF	Supply Costs \$	Supply Rates \$/HCF
Tier 1 - 0 to 18 HCF	783,561	310,417	473,144		\$517,552	\$0.66
Tier 2 - 18 to 50 HCF	491,466	491,466			391,936	\$0.80
Tier 3 - Over 50 HCF	816,203	815,781		423	729,112	\$0.89
Total	2,091,230	1,617,665	473,144	423	\$1,638,600	

Table 20 provides a summary of the variable rate components from Tables 17 through 19 applicable to each customer classification. Each class pays for the same Delivery costs; however, each class pays for their individual peaking requirements and differentiated water supply costs. SFR pays for a more expensive water supply in Tier 3 due to the customers in that tier causing the City to obtain more expensive water to meet that demand. Other customers pay for a blend of water supply based on their consumption within the defined tiers.

Table 20
Design of Water Rate Structure

Customer Class	Delivery Costs	Peaking Costs	Differentiated Supply Costs	Proposed Volume Rate
Single Family				
Tier 1 - 0 to 18 HCF	\$1.14	\$0.43	\$0.66	\$2.23
Tier 2 - 18 to 50 HCF	\$1.14	\$0.89	\$0.80	\$2.82
Tier 3 - Over 50 HCF	\$1.14	\$1.92	\$0.89	\$3.95
Multifamily/Apartments [1]	\$1.14	\$0.37	\$0.73	\$2.23
Commercial [1]	\$1.14	\$0.78	\$0.87	\$2.79
Irrigation [1]	\$1.14	\$1.12	\$0.87	\$3.13

[1] Peaking Differentiated Supply costs represent a blended rate.

Proposed Water Rates

Table 21 presents the proposed fixed and variable charges for the water system for the next five years. Current fixed charges are provided as well as the proposed fixed charges for June 1, 2024 developed in the tables above, and the proposed fixed charges for each January 1 through January 1, 2028. The table also includes the current and proposed uniform volume rates for SFR customers all other customers developed in this Study. SFR customers have a tiered rate structure while all other customers have a uniform volume rate structure. The variable charges are proposed for implementation beginning on June 1, 2024 and each January 1 through January 1, 2028.

Table 21
Proposed Water Fixed and Variable Charges

	Current Rate	June 1, FY 23-24	January 1, FY 24-25	January 1, FY 25-26	January 1, FY 26-27	January 1, FY 27-28
Meter Size		Fixed Charge (\$ per bi-month)				
3/4"	\$39.15	\$41.82	\$43.49	\$45.23	\$47.04	\$48.92
1"	\$54.47	\$57.54	\$59.84	\$62.23	\$64.72	\$67.31
1.5"	\$86.44	\$90.53	\$94.15	\$97.92	\$101.84	\$105.91
2"	\$136.00	\$141.28	\$146.93	\$152.81	\$158.92	\$165.28
3"	\$361.38	\$369.50	\$384.28	\$399.65	\$415.64	\$432.27
4"	\$504.65	\$516.33	\$536.98	\$558.46	\$580.80	\$604.03
6"	\$977.44	\$1,003.49	\$1,043.63	\$1,085.38	\$1,128.80	\$1,173.95
8"	\$1,517.81	\$1,560.23	\$1,622.64	\$1,687.55	\$1,755.05	\$1,825.25
10"	\$2,175.22	\$2,238.19	\$2,327.72	\$2,420.83	\$2,517.66	\$2,618.37
Fireline Size		Fixed Charge (\$ per bi-month)				
1"	\$1.01	\$1.06	\$1.10	\$1.14	\$1.19	\$1.24
1.5"	\$2.96	\$3.08	\$3.21	\$3.34	\$3.47	\$3.61
2"	\$6.31	\$6.57	\$6.83	\$7.10	\$7.38	\$7.68
2.5"	\$25.55	\$11.81	\$12.29	\$12.78	\$13.29	\$13.82
3"	\$39.06	\$19.08	\$19.85	\$20.64	\$21.47	\$22.33
4"	\$113.47	\$40.66	\$42.29	\$43.98	\$45.74	\$47.57
6"	\$241.78	\$118.12	\$122.85	\$127.76	\$132.87	\$138.18
8"	\$434.82	\$251.72	\$261.79	\$272.26	\$283.15	\$294.48
10"	\$702.35	\$452.68	\$470.79	\$489.62	\$509.20	\$529.57
		Variable Charge (\$ per HCF)				
Single-family Residential						
Tier 1 - 0 to 18 HCF	\$1.91	\$2.23	\$2.32	\$2.41	\$2.51	\$2.61
Tier 2 - 18 to 50 HCF	\$2.74	\$2.82	\$2.93	\$3.05	\$3.17	\$3.30
Tier 3 - Over 50 HCF	\$3.87	\$3.95	\$4.11	\$4.27	\$4.44	\$4.62
Multiunit Residential	\$2.11	\$2.23	\$2.32	\$2.41	\$2.51	\$2.61
Commercial	\$2.75	\$2.79	\$2.90	\$3.02	\$3.14	\$3.27
Irrigation	\$3.02	\$3.13	\$3.25	\$3.38	\$3.52	\$3.66

Water Bill Impact Analysis

An impact analysis was performed to evaluate the change in SFR customer bills that would occur from the implementation of the proposed water rates for the June 2024 rate implementation. The impacts are provided in Table 22 below. For a SFR customer with a 3/4-inch meter size using the average consumption of 35 hundred cubic feet (HCF) bi-monthly, the bill will increase from \$120.11 to \$129.90, an increase of \$9.79 or 8.2 percent. The 8.2 percent increase is higher than the overall 4.0 percent revenue increase required in the water financial plan due to cost of service adjustments the first year of the rate plan. Subsequent year rates increase at the percentages from the water financial plan in Table 10. Current and the proposed water bills for a SFR customer with a ¾-inch meter using various levels of consumption are shown in Table 22.

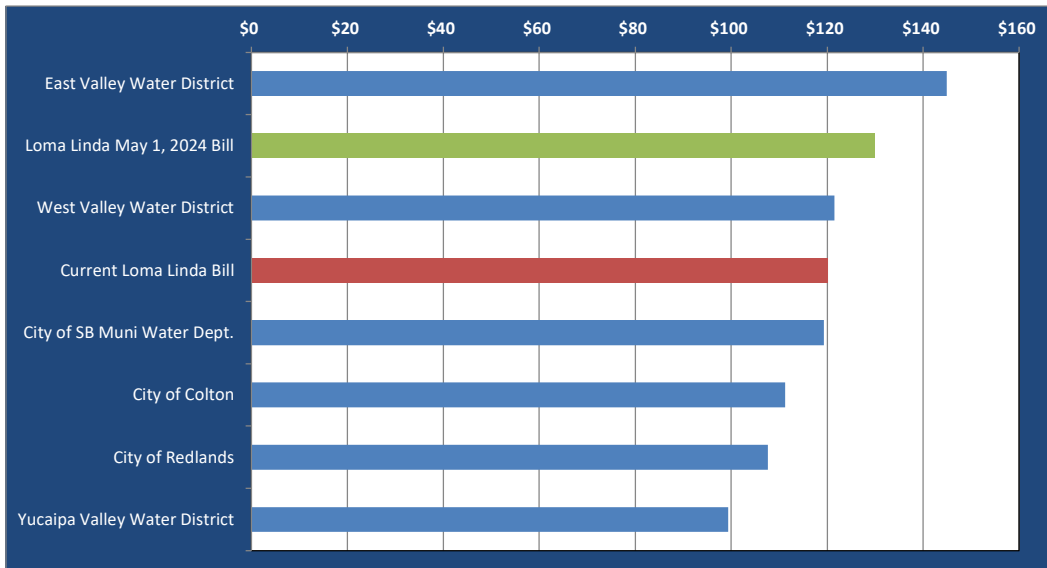
Table 22
Comparison of Current Single-family Residential Bi-monthly Water Bill with 3/4-inch Meter Size with Proposed Bill Using June 2024 Water Rates

Description	Use (HCF)	Current Bill			Proposed FY 23-24 Bill				
		Service Charge	Volume Charge	Current Bill	Service Charge	Volume Charge	Proposed Bill	Dollar Difference	Percent Change
	0	\$39.15	\$0.00	\$39.15	\$41.82	\$0.00	\$41.82	\$2.67	6.8%
Very Low	5	\$39.15	\$9.55	\$48.70	\$41.82	\$11.15	\$52.97	\$4.27	8.8%
Low	10	\$39.15	\$19.10	\$58.25	\$41.82	\$22.30	\$64.12	\$5.87	10.1%
Median	24	\$39.15	\$50.82	\$89.97	\$41.82	\$57.06	\$98.88	\$8.91	9.9%
Average	35	\$39.15	\$80.96	\$120.11	\$41.82	\$88.08	\$129.90	\$9.79	8.2%
	50	\$39.15	\$122.06	\$161.21	\$41.82	\$130.38	\$172.20	\$10.99	6.8%
High	60	\$39.15	\$160.76	\$199.91	\$41.82	\$169.88	\$211.70	\$11.79	5.9%
	75	\$39.15	\$218.81	\$257.96	\$41.82	\$229.13	\$270.95	\$12.99	5.0%
Very High	100	\$39.15	\$315.56	\$354.71	\$41.82	\$327.88	\$369.70	\$14.99	4.2%

Water Rate Survey

A water rate survey was conducted for neighboring communities to the City of Loma Linda. Chart 1 compares the City's SFR bi-monthly water bill with those of neighboring communities at the same consumption of 35 HCF bi-monthly (the City's SFR average consumption). The rate survey includes rate schedules in effect November 2023. Water bills for the City are shown using the current rates and the proposed rates for implementation June 1, 2024. The chart indicates that with the proposed June 2024 water rates, a SFR customer using the average monthly consumption of 35 HCF will experience a bill that is in the mid to upper range of the communities listed.

Chart 1
Single-family Residential Bi-monthly Water Bills with 3/4-inch Meter Using 37 HCF
For Rates in Effect November 2023



Note: Above table uses water rates in effect November 2023. City's June 2024 bill is based on the rate structure and rates in Table 21.

Wastewater Financial Planning

Financial planning for the wastewater enterprise includes identifying and projecting revenues and revenue requirements of the wastewater system for a five-year planning period. Estimates of revenue from various sources are compared with the projected revenue requirements. This comparison allows the review of the adequacy of existing revenue to meet annual obligations and provide the basis for revenue adjustments. New wastewater rates and charges may be created to recover the City's annual operating and capital costs associated with the wastewater system.

This section discusses the current wastewater rates, user classifications, revenues and revenue requirements, planned capital improvement expenditures and financing sources, and proposed revenue adjustments.

Current Wastewater Rates

The current wastewater rates consist of fixed charges and variable charges. Residential (including single-family dwellings and multifamily with 1 to 3 dwellings) customers are charged a fixed charge per month. Non-Residential customer rates include a fixed charge and variable charge based on water consumption depending on a classification into one of seven classifications. The current rates are presented in Table 23.

Table 23
Current Wastewater Fixed and Variable Charges

Classification	Jan 1, 2023
	\$/bi-month
Residential	\$38.47
Commercial	\$8.57

Classification	Jan 1, 2023
	\$/HCF
Class I: MFR (>=4 units)	\$1.58
Class II: Category a	1.98
Class II: Category b	1.84
Class III: Auto Service	2.00
Class IV: Laundry, Mortuary	2.11
Class V: Restaurant	2.11
Class VI	\$1.89

Wastewater User Classifications

Number of Customers

The City currently classifies wastewater customers as Single-family Residential, Multifamily Residential, and Commercial, with Commercial being further classified into one of seven classifications. Residential customers account for about 87 percent of the total customers served by the wastewater system. Residential accounts and dwelling units are projected to grow at a rate of 0.50 percent annually following the assumptions listed in Table 1. Table 24 provides the historical and projected number of customers by classification.

Table 24
Historical and Projected Wastewater Customers by Classification

Customer Class	Historical		Projected			
	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Number of Accounts						
Single-family [1]	4,542	4,565	4,588	4,611	4,634	4,657
Multi Family (4+ units, Mobile Home Parks)	359	361	363	365	367	369
Commercial Class IIA- Non Offices (Retail,	80	80	80	80	80	80
Commercial Class IIB	60	60	60	60	60	60
Commercial Class III (Auto Repair, Car Wash)	11	11	11	11	11	11
Commercial Class IV (Laundromat)	2	2	2	2	2	2
Commercial Class V (Restaurants, Hotels)	28	28	28	28	28	28
Class VI (Institutional, LLU)	1	1	1	1	1	1
Class VI (Hospital, Convalescent Homes)	0	0	0	0	0	0
Class VI (Churches)	6	6	6	6	6	6
VA	3	3	3	3	3	3
Class VI (Hospitals)	24	24	24	24	24	24
Class VI (Schools)	6	6	6	6	6	6
Sewer Flat Rate	565	565	565	565	565	565
Total Accounts	5,687	5,712	5,737	5,762	5,787	5,812
Number of Dwelling Units						
Single-family [1]	4,542	4,565	4,588	4,611	4,634	4,657
Multi Family (4+ units, Mobile Home Parks) [1]	4,515	4,538	4,561	4,584	4,607	4,630
Total Dwelling Units	9,057	9,103	9,149	9,195	9,241	9,287

[1] Accounts are forecast to increase based on the assumed growth rate of 0.5% annually from Table 1.

Wastewater Financial Plan

The financial plan provides the means of analyzing the revenue and revenue requirements of the wastewater system and its impact on reserves as well as the ability to fund on-going operation and maintenance expense and capital infrastructure requirements. Below is a discussion of the projection of revenue, operation and maintenance expenses, capital improvement needs of the wastewater system and its financing, debt service, and revenue adjustments needed to maintain a sustainable wastewater enterprise.

Revenues

The City receives wastewater revenue from operating and miscellaneous sources. Operating revenue is received from rates and charges for wastewater service. The revenue is projected by applying the current wastewater rates from Table 23 to the projected number of accounts and non-residential water consumption. Table 25 presents the projected fixed and variable charge revenue from current wastewater rates of the wastewater system.

Table 25
Projected Rate-based Wastewater Revenue Using Current Rates

Description	Projected				
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Wastewater Service Revenues					
Fixed Charges [1]	\$1,112,672	\$1,118,084	\$1,123,495	\$1,128,907	\$1,134,319
Variable Charges [2]	1,416,335	1,419,486	1,422,636	1,425,788	1,428,939
Total Revenues From Current Rates	\$2,529,007	\$2,537,570	\$2,546,131	\$2,554,695	\$2,563,258

[1] FY 23-24 and forecast revenue calculated by multiplying current wastewater service charges by the number of projected customers and units.

[2] FY 23-24 and forecast revenue calculated by multiplying projected water sales volume of wastewater customers by the current variable rates.

Miscellaneous revenue includes City of San Bernardino pass-through revenue and miscellaneous income. The City collects revenue for wastewater treatment to its customers from charges and remits this to the City of San Bernardino. Projected revenue collected from City of San Bernardino wastewater treatment charges and other miscellaneous revenue is presented in Table 26.

Table 26
Projected Wastewater Miscellaneous Revenue

Description	Budget	Projected			
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Miscellaneous Income	\$60,000	\$0	\$0	\$0	\$0
Refund and Reimbursements	600	500	500	500	500
San Bernardino Pass-Through Revenue	\$3,502,200	\$3,642,288	\$3,787,980	\$3,939,499	\$4,097,079
Total Miscellaneous Revenues	\$3,562,800	\$3,642,788	\$3,788,480	\$3,939,999	\$4,097,579

Revenue Requirements

Revenue requirements of the wastewater system include operation and maintenance expense, capital improvement funding, City of San Bernardino treatment expense, and advances repayment. Each of these items are discussed below.

Operation and Maintenance Expense

Operation and maintenance expenses (O&M) are an on-going obligation of the wastewater system and such costs are normally met from wastewater service revenue. O&M includes the cost to operate and maintain the wastewater collection system. Costs also include technical services and other general and administrative expenses.

O&M has been projected recognizing the major expense categories of personnel services, electric power expense, chemicals, purchased water, capital outlay, all other expenses following the inflation factors presented in Table 1. Table 27 provides a summary of the wastewater O&M expenses for the Study period.

Table 27
Projected Wastewater Operation and Maintenance Expense

Description	Budget		Projected		
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Maintenance Personnel Services	\$807,700	\$851,164	\$897,258	\$946,161	\$998,061
Maintenance and Operations	4,839,800	5,020,016	5,207,040	5,401,129	5,602,557
Total	\$5,647,500	\$5,871,180	\$6,104,298	\$6,347,290	\$6,600,618

Capital Improvement Funding

The City pays for wastewater system replacements and capital improvements from the sewer and sewer capital funds. The City plans for these expenses through its capital improvement planning during the fiscal year. The annual amount necessary to fund the improvements is included in the wastewater financial plan such that revenue from wastewater rates, as well as from reserves, are providing funding to aid in the cost of these replacements and improvements. Any money not spent accumulates into reserves to be used for future capital improvement spending. Project management overhead expenses are also incurred with each project of the CIP.

Advances Repayment

In the past, the City borrowed funds from the water enterprise to meet annual wastewater revenue requirements. The wastewater financial plan proposes to repay the borrowed funds to the Water Fund in an amount of \$500,000 in FY 2023-24, then about \$165,600 annually for four years.

Wastewater Capital Improvement Program

The City has developed a wastewater CIP that lists capital expenditures for FY 2023-24 through FY 2027-28, presented in Table 28. Major projects include only collection system improvements including pump station installation and repairs and sewer line replacements since the City does not own treatment facilities. The CIP is funded through wastewater revenues, capital reserves, and DIFs.

Table 28
Wastewater Capital Improvement Program

Description	Budget		Projected		
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Current Capital Improvement Projects (CIP) [1]					
Install sewer pump station at the end of Juanita St.	\$250,000	\$0	\$0	\$0	\$0
Campus St. - Jack and bore steel pipe casing at UPRR	-	206,000	-	-	-
Lilac St. - Pipe bursting from 8" to 12" sewerline	-	257,500	-	-	-
Total Wastewater CIP	\$250,000	\$463,500	\$0	\$0	\$0

Wastewater Financial Plan

A financial plan has been prepared for the wastewater utility that includes the revenues and revenue requirements that were identified for the wastewater system and is presented in Table 29. The plan incorporates specific financial planning goals to provide guidance to maintain the health of the wastewater utility on an on-going basis. The goals included the following.

- Generate positive levels of income in each year of the Study period
- Maintain the operating and capital reserves at or greater than target levels
- Maintain debt service coverage ratios at or greater than the minimum required
- Meet annual capital replacement and improvement spending requirements

Proposed Revenue Adjustments

Analysis of the revenues and revenue requirements of the wastewater financial plan indicates that no revenue increases are necessary. Revenue currently being received is sufficient to meet the financial planning criteria discussed above. Table 29 provides the wastewater financial plan.

Table 29
Wastewater Financial Plan

Description	Projected				
	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28
Proposed Revenue Increase (June 1)	0.0%				
Proposed Revenue Increase (January 1)		0.0%	0.0%	0.0%	0.0%
Sources of Funds					
Rate-based Revenues, Existing Rates [1]	\$2,529,007	\$2,537,570	\$2,546,131	\$2,554,695	\$2,563,258
Total Additional Water Sales Revenue [2]	0	0	0	0	0
Miscellaneous Income	60,600	500	500	500	500
Invoiced San Bernardino Charges	3,502,200	3,642,288	3,787,980	3,939,499	4,097,079
Interest Income [3]	78,284	76,400	69,839	73,943	75,997
Total Sources of Funds	\$6,170,091	\$6,256,758	\$6,404,450	\$6,568,637	\$6,736,834
Operations					
O&M and Capital Outlay	\$2,145,300	\$2,228,892	\$2,316,318	\$2,407,791	\$2,503,539
San Bernardino Treatment Service	3,502,200	3,642,288	3,787,980	3,939,499	4,097,079
Advances Repayment	500,000	165,600	165,600	165,600	165,600
Net Funds Before Capital	\$6,147,500	\$6,036,780	\$6,269,898	\$6,512,890	\$6,766,218
Capital					
Sources of Funds					
Development Impact Fees	\$176,900	\$69,000	\$69,000	\$69,000	\$69,000
Total Sources of Capital Funds	\$176,900	\$69,000	\$69,000	\$69,000	\$69,000
Uses of Funds					
Capital Improvements	\$250,000	\$463,500	\$0	\$0	\$0
Project Management Overhead	48,800	90,383	0	0	0
Total Uses of Capital Funds	\$298,800	\$553,883	\$0	\$0	\$0
Net Funds Available After Capital	(\$99,309)	(\$264,905)	\$203,552	\$124,747	\$39,616
Available Reserves					
Beginning available reserves [4]	\$3,056,000	\$2,956,691	\$2,691,786	\$2,895,338	\$3,020,085
Additions (reductions)	(99,309)	(264,905)	203,552	124,747	39,616
Ending available reserves	\$2,956,691	\$2,691,786	\$2,895,338	\$3,020,085	\$3,059,701
Target Reserves [5]	\$1,261,000	\$1,305,000	\$1,351,000	\$1,400,000	\$1,450,000
Above (below) Target	\$1,695,691	\$1,386,786	\$1,544,338	\$1,620,085	\$1,609,701
Debt Service Coverage					
Net Revenues	\$650,691	\$364,195	\$369,152	\$290,347	\$205,216
Annual Debt Service	\$0	\$0	\$0	\$0	\$0
Coverage	0%	0%	0%	0%	0%

[1] Projected using the existing rates.

[2] Additional revenue from revenue adjustments.

[3] Interest earnings on the average fund balance calculated at 2.50%.

[4] The available FY 23-24 reserve balance provided by the City.

[5] Target reserve includes Operating, Capital, and Emergency Capital reserves.

Wastewater Rate Survey

A wastewater rate survey was conducted for neighboring communities to the City of Loma Linda. Chart 2 compares the City’s current and proposed SFR bi-monthly wastewater bill with those of neighboring communities. The chart indicates that a City SFR customer will experience a bill that is in the mid-range of the communities surveyed.

Chart 2
Single-family Residential Bi-monthly Wastewater Bills
For Rates in Effect November 2023



Note: Above table uses wastewater rates in effect November 2023. City’s June 2024 bill is based on the rate structure and rates in Table 23 and includes the San Bernardino Treatment charge.

Appendix A

Water Cost of Service Allocation is provided in Appendix A.

Appendix A-1 Allocation of Water Revenue Requirements to Cost Component

Line No.	Description	Total FY 23-24	Water Supply				Peaking		Customer		Direct Fire Protection
			Imported	Replenish	Groundwater	Delivery	Max Day	Max Hour	Meters/Serv	Customer	
Water Production											
1	Salaries and Benefits	\$840,400	\$0	\$0	\$0	\$494,353	\$346,047	\$0	\$0	\$0	\$0
2	Utilities	1,292,500	2,440	-	1,290,060	-	-	-	-	-	-
3	Replenishment Water Purchases	270,000	-	270,000	-	-	-	-	-	-	-
4	Imported San Bernardino Water Purchases	76,100	76,100	-	-	-	-	-	-	-	-
5	Repairs and Maintenance	14,900	-	-	-	8,765	6,135	-	-	-	-
6	Materials & Other Services	3,000	-	-	-	1,765	1,235	-	-	-	-
7	All Other	1,727,300	-	-	-	1,016,059	711,241	-	-	-	-
8	Total Water Production	\$4,224,200	\$78,540	\$270,000	\$1,290,060	\$1,520,941	\$1,064,659	\$0	\$0	\$0	\$0
Water Transmission and Distribution											
9	Salaries and Benefits	\$730,600	\$0	\$0	\$0	\$129,691	\$90,784	\$269,758	\$153,426	\$0	\$86,941
10	Repairs and Maintenance	105,900	-	-	-	18,799	13,159	39,101	22,239	-	12,602
11	Capital Asset Acquisition	53,700	-	-	-	9,532	6,673	19,828	11,277	-	6,390
12	All Other	497,000	-	-	-	88,224	61,757	183,506	104,370	-	59,143
13	Total Water Transmission and Distribution	\$1,389,500	\$0	\$0	\$0	\$246,655	\$172,658	\$513,042	\$291,795	\$0	\$165,351
Water Meters											
14	Salaries and Benefits	\$158,600	\$0	\$0	\$0	\$0	\$0	\$0	\$158,600	\$0	\$0
15	Repairs and Maintenance	78,600	-	-	-	-	-	-	78,600	-	-
16	Cap Cont -Transf Of Cap Assets	64,100	-	-	-	-	-	-	64,100	-	-
17	All Other	103,400	-	-	-	-	-	-	103,400	-	-
18	Total Water Meters	\$404,700	\$0	\$0	\$0	\$0	\$0	\$0	\$404,700	\$0	\$0
19	Water Administration	1,530,700	0	0	0	525,095	367,566	152,408	206,906	229,605	49,120
20	Total Operation and Maintenance Expense	\$7,549,100	\$78,540	\$270,000	\$1,290,060	\$2,292,691	\$1,604,883	\$665,449	\$903,401	\$229,605	\$214,471
Capital Costs											
21	2016 Water Bonds Debt Service	371,756	-	-	-	156,999	107,718	99,138	5,245	-	2,657
22	Total Capital Costs	\$371,756	\$0	\$0	\$0	\$156,999	\$107,718	\$99,138	\$5,245	\$0	\$2,657
Adjustments											
23	Revenue Offsets	(\$1,363,115)	\$0	\$0	\$0	(\$528,754)	(\$370,128)	(\$153,470)	(\$208,348)	(\$52,953)	(\$49,462)
24	Adjustments for Annual Cash Balance	(58,810)	-	-	-	(22,812)	(15,969)	(6,621)	(8,989)	(2,285)	(2,134)
25	Adjustments to Annualize Rate Increase (1)	1,231,317	-	-	-	477,629	334,341	138,631	188,203	47,833	44,680
26	Total Adjustments	(\$190,608)	\$0	\$0	\$0	(\$73,937)	(\$51,756)	(\$21,460)	(\$29,134)	(\$7,405)	(\$6,916)
27	Total Cost of Service	\$7,730,248	\$78,540	\$270,000	\$1,290,060	\$2,375,752	\$1,660,845	\$743,127	\$879,512	\$222,200	\$210,212

[1] Adjustment accounts for a partial year rate increase.

Appendix A-2
Allocation of Costs to Public and Private Fire Protection

Description	Allocated Total Cost	Peaking		Direct Fire Protection
		Max Day	Max Hour	
Unit Costs of Service		\$651.24	\$36.01	\$35.70
Units of Measure		Ccf/day	Ccf/day	Eq. Hyd
Public Fire Protection				
Units of Service		770	5,390	5,889
Allocated Cost of Service	\$905,837	\$501,493	\$194,132	\$210,212
Private Fire Protection				
Units of Service		71	494	0
Allocated Cost of Service	\$63,786	\$45,985	\$17,801	\$0



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Remove Mr. Heath Nicola from the Traffic Advisory Committee and replace with Mr. Art Walls and other Board and Committee Vacancies [City Manager]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	New Business Item: 5A
To	From
City Council	T Jarb Thaipejr, City Manager

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is recommended that the City Council remove Mr. Heath Nicola from the Traffic Advisory Committee due to non-attendance and appoint Mr. Art Walls to fill Mr. Nicola's seat.

It is also recommended that the City Council declare vacancies for the following Boards and Committees: one (1) vacancy in the Budget Committee; , four (4) vacancies for the Parks, Recreation and Beautification Committee; two (2) in the Traffic Advisory Committee; and two (2) in the Trails Development Committee and direct the Clerk to post the vacancy notice.

BACKGROUND:

Mr. Heath Nicola had not attended a Traffic Advisory Committee meeting in over a year. The Committee has recommended removing Mr. Nicola from the Committee.

Mr. Art Walls previously served as a member but resigned due to personal reasons. The Committee Chairman, T. Milford Harrison, proposed appointing Mr. Walls to fill Mr. Nicola's seat. Mr. Walls has shown interest in the membership and brings considerable knowledge and experience from his prior tenure as a member.

On July 1, 2024, there are Board and Committee members vacancies as follows:

Budget Committee:

Jay Gallant, Term Expires July 1, 2024

Parks Recreation and Beautification Committee:

Kurt Swigart, Resigned, Term Expires July 1, 2024

Valerie Gallant, Term Expires July 1, 2024

Janet Razzouk, Term Expires July 1, 2024

Robert Alfaro, Term Expires July 1, 2024

Traffic Advisory Committee:

T. Milford Harrison, Term Expires July 1, 2024

William Chapman, Term Expires July 1, 2024

Trails Development Committee:

James Earson, Term Expires July 1, 2024

Jaime Dupper, Term Expires July 1, 2024

FINANCIAL IMPACT:

No financial impact.

Attachments

Vacancy Notice 2024.pdf



VACANCY NOTICE LOCAL APPOINTMENT LIST

PLEASE TAKE NOTICE that pursuant to Government Code Sections 54970 et seq., attached is a list of regular and ongoing boards, commissions, and committees which are appointed by the City Council of the City of Loma Linda, including a list of all appointive terms which have expired, the name of the incumbent appointee, the date of appointment, the date the term expires, and the necessary qualifications for the position. Also listed are the vacancies noticed and not filled due to insufficient applications.

APPLICATIONS to serve on the committees/commissions listed below may be obtained from the City Clerk or the City's Website: www.lomalinda-ca.gov and submitted to the City Clerk, City of Loma Linda 25541 Barton Road, Loma Linda, CA 92354 by May 30, 2024.

COMMITTEE APPOINTMENTS will be scheduled for the City Council meeting of June 11, 2024.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Direction Regarding Revenue Enhancement Taxation [City Manager]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	New Business Item: 5B
To	From
City Council	T Jarb Thaipejr, City Manager

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is requested that the City Council provide direction regarding revenue enhancement via taxation.

BACKGROUND:

A Budget information workshop was held on March 13, 2024. A suggestion of increasing taxation for revenue enhancement was brought up. Taxation requires a general election vote to install. Staff will reach out to other agencies that have successfully passed new taxation as well as consultants that specialize in this type of campaign.

ANALYSIS:

Staff is looking for guidance regarding this item.

- 1) Does the Council wish to direct staff to prepare a "request for quote" to bring on a consulting firm to assist?
- 2) What parameters does the Council wish to set? Such as the type of tax, i.e. utility or sales.

ENVIRONMENTAL IMPACT:

N/A

FINANCIAL IMPACT:

Not at this time.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Direction Regarding Drive-through Food Service [City Manager]

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	New Business Item: 5C
From	
T Jarb Thaipejr, City Manager	

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

It is requested that City Council provide direction regarding drive-through food service.

BACKGROUND:

In 2013, City Council adopted an ordinance to regulate and prohibit fast-food restaurants with drive-through services in the city.

ANALYSIS:

Currently, there are eight drive-through restaurants in our city. Despite the prohibition, fast-food establishments with drive-through services continue to express interest in locating within our city, including Dunkin' Donuts, Dutch Bros Coffee, Jack in the Box, and Chipotle. It is evident that Loma Linda meets their business profile needs and demographic preferences, suggesting a conducive environment for successful operations.

Although Loma Linda has a relatively small population of 25,000 residents, its daytime population grows to 70,000 commuters that frequent the University and other medical-related institutions. Discussions during the recent budget workshop on March 13 highlighted the need for drive-through facilities to accommodate these commuters and to generate revenue for the city.

ENVIRONMENTAL IMPACT:

Not applicable.

FINANCIAL IMPACT:

This discussion and review has no impact upon current revenue or expenditure levels. It should be noted, however, that the eight (8) fast food restaurants with a drive-through generated approximately \$10,000.00 per year in sales tax revenue. The 29 sit-in restaurants without drive-through service generate approximately \$6,200.00 per year.



City of Loma Linda

Regular City Council Staff Report

Prepared By: Lynette Arreola

Council Direction to discuss permitting emotional support dogs for the Fire Department

Meeting	Agenda Group
Tuesday, April 9, 2024, 7:00 PM	New Business Item: 5D
To	From
City Council	Dan Harker, Fire Chief

Approved/Continued/Denied by City Council

Date: _____

RECOMMENDATION:

Direction from City Council on direction to permit emotional dog support services for the Fire Department.