



## AGENDA

Thursday, May 16, 2013

6:30 P.M.

**PUBLIC WORKS COMMISSION  
Council Chambers  
211 Hillcrest Avenue  
Marina, California**

### VISION STATEMENT

Marina will grow and mature from a small town bedroom community to a small city which is diversified, vibrant and through positive relationships with regional agencies, self-sufficient. The City will develop in a way that insulates it from the negative impacts of urban sprawl to become a desirable residential and business community in a natural setting. **(Resolution No. 2006-112 - May 2, 2006)**

### MISSION STATEMENT

The City Council will provide the leadership in protecting Marina's natural setting while developing the City in a way that provides a balance of housing, jobs and business opportunities that will result in a community characterized by a desirable quality of life, including recreation and cultural opportunities, a safe environment and an economic viability that supports a high level of municipal services and infrastructure. **(Resolution No. 2006-112 - May 2, 2006)**



1. CALL TO ORDER
2. ROLL CALL & ESTABLISHMENT OF QUORUM:  
Chair Garth Ridler, Vice Chair Demetrius Flewellen, Jaime Rincon, Jane Felton, Mike Owen
3. PLEDGE OF ALLEGIANCE (Please stand)
4. SPECIAL ANNOUNCEMENTS AND COMMUNICATIONS FROM THE FLOOR:  
*Announcements of special events or meeting of interest as information to Public Works Commission and Public. At this time any person may comment on any item, which is not on the agenda. Please state your name and address for the record. Action will not be taken on an item that is not on the agenda. If it requires action, it will be referred to staff and/or placed on the next agenda. Public Works Commission members or City staff may briefly respond to statements made or questions posed as permitted by Government Code Section 54954.2. In order that all interested parties have an opportunity to speak, please limit comments to a maximum of Four (4) minutes. Any member of the public may comment on any matter listed on this agenda at the time the matter is being considered by the Public Works Commission.*
5. CONSENT AGENDA: *Background information has been provided to the Public Works Commission on all matters listed under the Consent Agenda, and these items are considered*

*to be routine. All items under the Consent Agenda are normally approved by one motion. If discussion is requested by anyone on any item, that item will be removed from the Consent Agenda and placed at the end of Action Items if separate action is requested.*

a. Regular Meeting: April 18, 2013

6. **ACTION ITEMS:** *Action listed for each Agenda item is that which is brought forth for Public Works Commission consideration and possible action. The Public Works Commission may, at its discretion, take action on any items. The public is invited to approach the podium to provide up to four (4) minutes of public comment.*

***Note: No additional major projects or programs should be undertaken without review of the impacts on existing priorities (Resolution No. 2006-79 – April 4, 2006).***

a. PUBLIC WORKS COMMISSION CONSIDER ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER’S REPORT FOR MONTEREY BAY ESTATES LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

b. PUBLIC WORKS COMMISSION CONSIDER ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER’S REPORT FOR SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT, ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER’S REPORT FOR CYPRESS COVE II LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT, AND ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER’S REPORT FOR MARINA WOODS LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

7. **COMMISSIONERS & STAFF INFORMATIONAL REPORTS:**

a. None

8. **CORRESPONDENCE**

a. None

9. **ADJOURNMENT**

**CERTIFICATION**

I, Edna G. Gomez, Administrative Assistant for the City of Marina, do hereby certify all meetings take place in the Council Chambers unless otherwise noticed. Public notices and agendas are posted at the following locations: Monterey County Library Marina Branch, Kiosk at the corner of Del Monte Blvd. and Reservation Rd., and Marina City Council Chambers Bulletin Board on or before 6:30 P.M., Friday, May 10, 2013.

\_\_\_\_\_  
EDNA G. GOMEZ, ADMINISTRATIVE ASSISTANT II



**MINUTES**

**Thursday, April 18, 2013**

**6:30 P.M.**

**PUBLIC WORKS COMMISSION**

**Council Chambers  
211 Hillcrest Avenue  
Marina, California**

1. **CALL TO ORDER**

Chair Ridler called the meeting to order at 6:31 p.m.

2. **ROLL CALL & ESTABLISHMENT OF QUORUM**

(Public Works Commission Members)

Chair Garth Ridler, Vice Chair Demetrius Flewellen, Mike Owen, Jane Felton, Jaime Rincon

Staff Present: Nourdin Khayata, Acting City Engineer  
Roberto Filice, Commander, Marina Police Department

3. **MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE**

4. **SPECIAL ANNOUNCEMENTS AND COMMUNICATIONS FROM THE FLOOR:**

Commissioner Owen announced that Marina Tree & Garden Club will hold their Garden Tour on May 5, 2013, from 10 am-3 pm and tickets are \$15.00 each.

5. **CONSENT AGENDA:**

- a. Rescheduled Meeting of March 21, 2013

**FELTON/RINCON: TO APPROVE THE MINUTES OF MARCH 21, 2013 5-0-0-0**  
**Motion Passes**

6. **ACTION ITEMS:**

- a. CONSIDER ADOPTING RESOLUTION NO. 2013- RECOMMEND THE CITY COUNCIL TO APPROVE THE 2012 ENGINEERING AND TRAFFIC SURVEY FROM BEGUR CONSULTING OF GILROY, CA AND INCREASE THE POSTED SPEED LIMIT ON DEL MONTE BOULEVARD TO 40 MPH FROM RESERVATION ROAD TO MARINA GREENS DRIVE

Commander Filice gave the staff report.

On March 26, 2013, staff received the final 2012 Citywide Engineering and Traffic Study (E&TS) Report provided by Begur Consulting of Gilroy. The report details the survey of seven major roadways, divided into fourteen (14) street sections.

Based on the findings from the traffic & engineering survey, Begur Consulting found the majority of the existing speed limits along the seven major roadways to be sufficient to engineering standards. The survey makes the following speed limit revision recommendations for two street sections along Del Monte Blvd:

1. Del Monte Blvd: Reservation Rd to Beach Rd  
Increase from 35 mph to **40** mph. The justifications for this are: the 85th percentile speed and 5 mph reduction.
2. Del Monte Blvd: Beach Rd to City Limits (Marina Greens Dr)  
Increase from 35 mph to **40** mph. The justifications for this are: the 85th percentile speed and 5 mph reduction.

Speed limits should be established at or near the 85<sup>th</sup> percentile speed, which is defined as that speed at or below which 85% of the traffic is moving. The speed limit normally should be established at the first five mile per hour increment below the 85 percentile speed. However, in matching existing conditions with the traffic safety needs of the community, engineering judgment may indicate the need for a further reduction of five miles per hour.

Commissioner Owen asked when the survey was done in 2007, that survey was good for 5 years. So the Marina police department was able to issue radar base speeding tickets for 5 years after 2007.

Cmdr Filice replied saying yes. He continued saying that police department continued to enforced traffic laws. In 2012 the utilization of the radar was stopped.

Vice Chair Flewellen asked how/what were the criteria's selecting the 14 streets listed in the survey.

Cmdr Filice replied saying staff based it on the following criteria's: one was the prior traffic survey to see which streets was surveyed and the police department used those same streets for the simple fact that's where majority of the traffic in Marina takes place and the majority of accidents. The way the streets were selected was based on accident data and a month of traffic data.

Ms di Iorio suggested adding the modification within WHEREAS in the resolution and as follows:

Based on the findings from the Traffic & Engineering Survey, Begur Consulting found the majority of the existing speed limits along the seven major roadways to be in accordance with engineering standards. The survey makes the following speed limit revision recommendations for two street sections along Del Monte Blvd.

- a. **FLEWELLEN/FELTON: CONSIDER ADOPTING RESOLUTION NO. 2013-RECOMMEND THE CITY COUNCIL TO APPROVE THE 2012 ENGINEERING AND TRAFFIC SURVEY FROM BEGUR CONSULTING OF GILROY, CA AND INCREASE THE POSTED SPEED LIMIT ON DEL MONTE BOULEVARD TO 40 MPH FROM RESERVATION ROAD TO MARINA GREENS DRIVE TO INCLUDE MODIFICATION 4-1 (OWEN)-0-0 Motion Passes**
  
- b. CONSIDER ADOPTING RESOLUTION NO. 2013- ACCEPTING MARINA PUBLIC WORKS COMMISSION 2012 ANNUAL REPORT AND PROPOSED 2013 GOALS

Ms. di Iorio gave the staff report.

**FLEWELLEN/FELTON: CONSIDER ADOPTING RESOLUTION NO. 2013-, ACCEPTING MARINA PUBLIC WORKS COMMISSION 2012 ANNUAL REPORT AND PROPOSED 2013 GOALS 5-0-0-0 Motion Passes**

7. COMMISSIONERS AND STAFF INFORMATIONAL REPORTS:

- a. None

8. CORRESPONDENCE:

- a. None.

9. ADJOURNMENT:

The meeting was adjourned at 7:43 p.m.

ATTEST:

\_\_\_\_\_  
Garth Ridler, Chair

\_\_\_\_\_  
Edna Gomez, Administrative Assistant II

\_\_\_\_\_  
DATE

April 11, 2013

Item No. **6a**

Chair and Members  
of the Marina Public Works Commission

Public Works Commission Meeting  
of May 16, 2013

**PUBLIC WORKS COMMISSION CONSIDER ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER’S REPORT FOR MONTEREY BAY ESTATES LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT**

**REQUEST:**

It is requested that the Public Works Commission:

1. Consider adopting Resolution No. 2013-, recommending approval to City Council FY 2013-14 Engineer’s Report for Monterey Bay Estates Lighting and Landscape Maintenance Assessment District.

**BACKGROUND:**

The Monterey Bay Estates Lighting and Landscape Maintenance Assessment District was formed pursuant to the Landscaping and Lighting Act of 1972 to maintain certain improvements required of new development as a condition of the subdivision approvals.

The Landscaping and Lighting Act of 1972 requires an annual report to be prepared which includes the costs to maintain the improvements of the Districts and what the proposed assessments will be to provide for that maintenance.

**ANALYSIS:**

Staff has prepared Engineer’s Report for the Seabreeze Landscape Maintenance District for FY 2013-14. Staff has set the proposed assessment amounts as follows:

	<u>Current FY 2012-13</u>	<u>Proposed FY 2013-14</u>
Monterey Bay Estates (162 parcels)	\$77.14	\$77.14

Staff is requesting that the Public Works Commission recommend approval of the Engineer’s Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the District.

**CONCLUSION:**

This request is submitted for Commission consideration.

Respectfully submitted,

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Edrie Delos Santos  
Assistant Engineer, Engineering Division  
Community Development Department  
City of Marina

**REVIEWED/CONCUR:**

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Christine di Iorio, AICP  
Community Development Director  
City of Marina

RESOLUTION NO. 2013-

A RESOLUTION OF THE PUBLIC WORKS COMMISSION OF THE CITY OF MARINA RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR MONTEREY BAY ESTATES LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

WHEREAS, staff has prepared Engineer's Report for the Monterey Bay Estates Lighting and Landscape Maintenance Assessment District for FY 2013-14, and;

WHEREAS, staff has set the proposed assessment amounts for FY2013-14 at \$77.14, and;

WHEREAS, staff is requesting that the Public Works Commission recommend approval of the Engineer's Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the District.

THEREFORE NOW BE IT RESOLVED that the Public Works Commission of the City of Marina does hereby recommend approval to City Council FY 2013-14 Engineer's Report for Monterey Bay Estates Lighting and Landscape Maintenance Assessment District.

PASSED AND ADOPTED, at a regular meeting of the Public Works Commission of the City of Marina duly held on May 16, 2013 by the following vote:

AYES: Commission Members:  
NOES: Commission Members:  
ABSENT: Commission Members:  
ABSTAIN: Commission Members:

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Garth Ridler, Chairman

ATTEST:

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Christine di Iorio, AICP  
Community Development Director  
City of Marina



**CITY OF MARINA  
MONTEREY COUNTY  
CALIFORNIA**

**MONTEREY BAY ESTATES LIGHTING  
AND LANDSCAPE MAINTENANCE  
ASSESSMENT DISTRICT**

**ENGINEER'S REPORT**

**FY 2013-2014**

Council Members:

**B. DELGADO, MAYOR**

**F. O'CONNELL  
N. AMADEO**

**G. MORTON  
D. BROWN**

**LAYNE LONG  
ANITA SHEPHERD-SHARP  
ROBERT WELLINGTON  
CHRISTINE DI IORIO**

**City Manager  
Acting Deputy City Clerk  
City Attorney  
Community Development Department Director**

**Prepared By  
City of Marina  
Public Works Division**

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

FY 2013-2014

This report concerns the Monterey Bay Estates Lighting and Landscape Maintenance District.

The Assessment District consists of the Monterey Bay Estates Subdivision located in the northeasterly portion of the City of Marina. The subdivision contains 162 lots, a percolation pond parcel, and a park parcel.

The subdivision consists of 162 single family homes complete with underground utilities, water and wastewater facilities, public lighting facilities, street and drainage improvements, and landscaping. The Assessment District has been formed for the purpose of maintaining and servicing both the landscaping areas and public lighting facilities within the subdivision. The landscaping areas to be maintained and serviced are those in the percolation pond parcel and the street rights-of-way of De Forest Road and Quebrada Del Mar adjacent thereto; in and adjacent to the Crescent Avenue right-of-way, installed and paid for by the developer. The public lighting facilities to be maintained and serviced include all the public lighting facilities within the subdivision installed and paid for by the developer.

This report has been prepared pursuant to Sections 22500 through 22679 of the Streets and Highway Code (Landscaping and Lighting Act of 1972).

The improvements to be maintained which are the subject of this report, are briefly described as follows:

Landscaping elements within the percolation pond parcel and the street rights-of-way of De Forest Road and Quebrada Del Mar adjacent thereto, and landscaping elements within and adjacent to the Crescent Avenue right-of-way (See Exhibit A) are considered as the landscaping improvements included in the Assessment District. Landscaping elements consist of hydroseeded areas, groundcover, shrubs, trees, irrigation pipelines, controllers, valves, sprinklers, water and electrical service, and freestanding concrete block walls.

Public Lighting facilities within the street right-of-way of De Forest Road, Costa Del Mar Road, Sirena Del Mar Road, Tallmon Street, Quebrada Del Mar Road, Isla Del Sol Way, Estrella Del Mar Way and Crescent Avenue all within the boundary of the Monterey Bay Estates Subdivision (Tract no. 1102) are considered as the public lighting improvements included in the Assessment District, see Exhibit A. The public lighting facilities consist of electroliers, mast arm, ballast, electrical service, wiring and lamps.

Monterey Bay Estates Lighting and Landscape Maintenance District

This report includes the following exhibits:

EXHIBIT A - An assessment diagram and boundary map showing all of the parcels of the real property within the Assessment District. The diagram is keyed to Exhibit C by the separate "Assessment Number".

EXHIBIT B - Spreadsheet showing estimated maintenance costs for FY 2012-2013, FY 2013-2014 and FY 2014-2015.

EXHIBIT C - An assessment roll showing the amount proposed to be assessed against each parcel of real property within this Assessment District. In addition to the Assessor's Parcel Number each parcel has been assigned a separate "Assessment Number" which corresponds to that parcel's lot number.

EXHIBIT D- A statement of the method by which the undersigned determined the amount to be assessed against each parcel based on the benefits to be derived by each parcel, respectively, from the improvements.

Respectfully submitted,

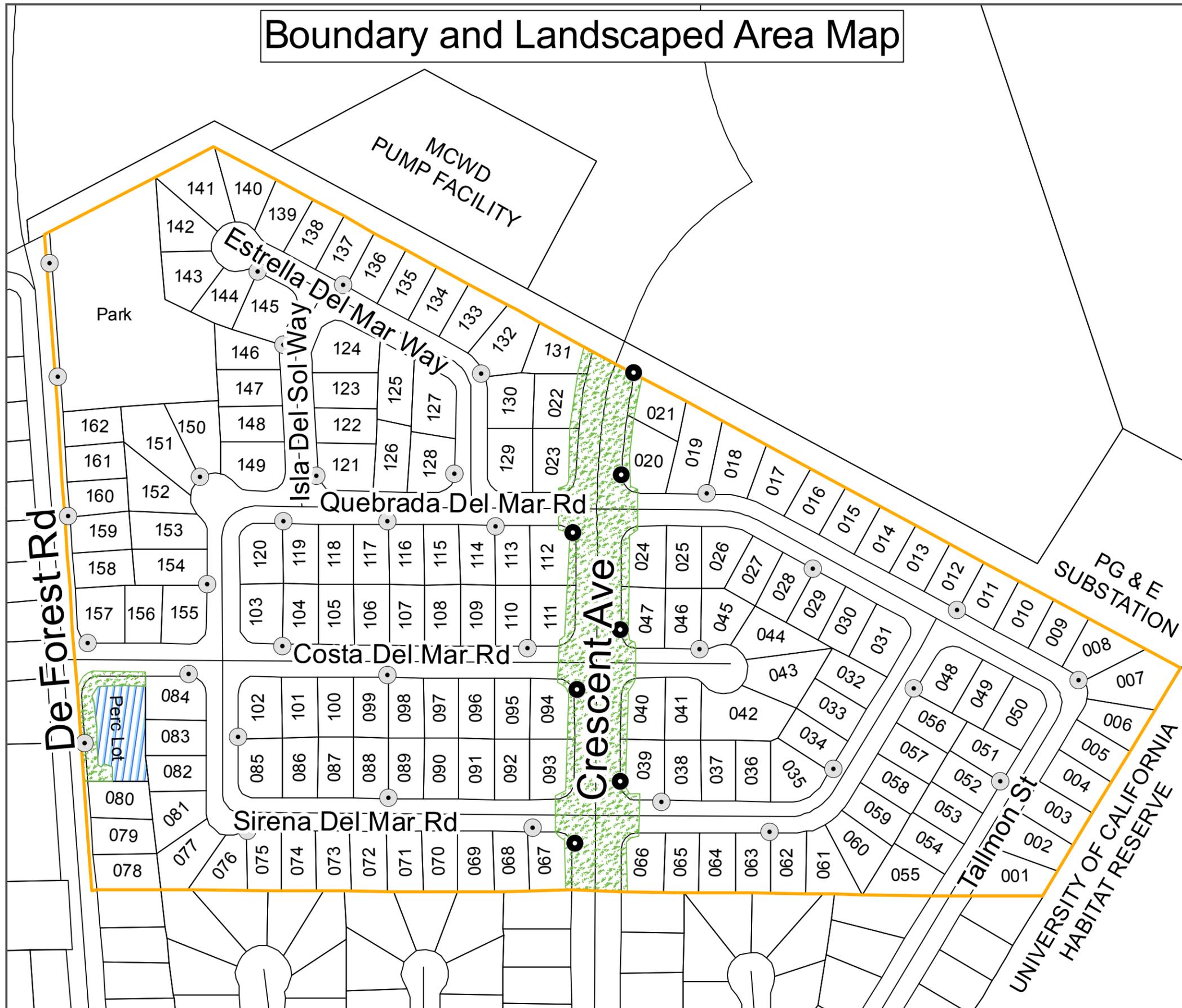


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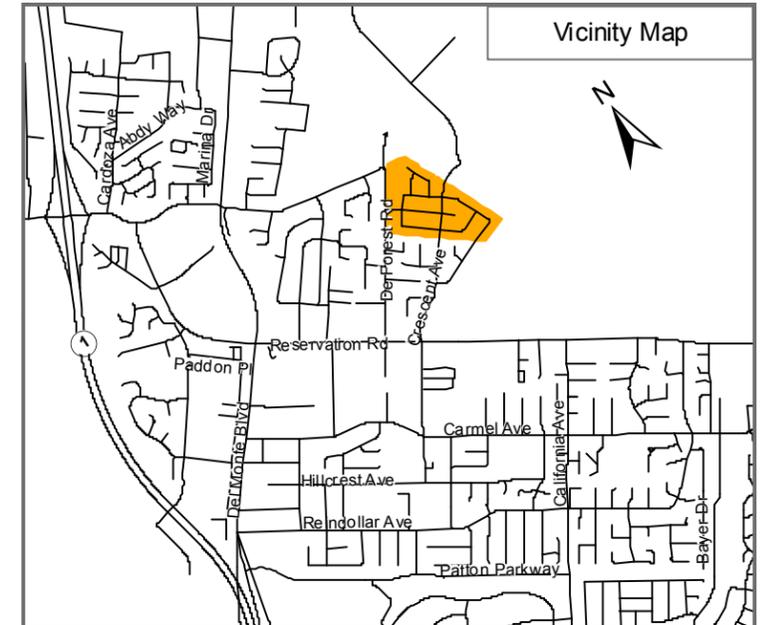
Nourdin Khayata, PE  
Acting City Engineer

APRIL 2013

# Boundary and Landscaped Area Map



## EXHIBIT A Monterey Bay Estates Lighting and Landscape Maintenance District



### Legend

- Boundary
- Landscaped Area  
2.14 Acres
- Percolation Lot
- Roads
- Parcels
- Roads

### Maintained Street Lights

- Total 34 - 100W
- Total 7 - 200W

Date: April 15th, 2009

Notes: The City of Marina assume no warranty or legal responsibility for the information contained on this map. Data and information represented on this map is subject to updates/modifications and may not be complete or appropriate for all purposes. The City of Marina and Monterey County GIS should be queried for the most current information. Parcel data is of mapping grade only and does not represent reliable locations or legal boundaries.

Sources: Monterey County GIS, City of Marina CDD  
Map Projection: California State Plane Zone IV, NAD 83 (Feet)

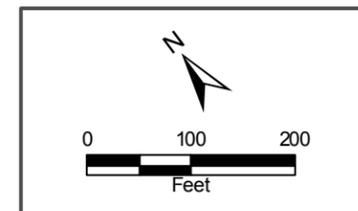




EXHIBIT C

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
1	032-541-01	\$77.14
2	032-541-02	\$77.14
3	032-541-03	\$77.14
4	032-541-04	\$77.14
5	032-541-05	\$77.14
6	032-541-06	\$77.14
7	032-541-07	\$77.14
8	032-541-08	\$77.14
9	032-541-09	\$77.14
10	032-541-10	\$77.14
11	032-541-11	\$77.14
12	032-541-12	\$77.14
13	032-541-13	\$77.14
14	032-541-14	\$77.14
15	032-541-15	\$77.14
16	032-541-16	\$77.14
17	032-541-17	\$77.14
18	032-541-18	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
19	032-541-19	\$77.14
20	032-541-20	\$77.14
21	032-541-21	\$77.14
22	032-555-38	\$77.14
23	032-555-02	\$77.14
24	032-542-01	\$77.14
25	032-542-02	\$77.14
26	032-542-03	\$77.14
27	032-542-04	\$77.14
28	032-542-05	\$77.14
29	032-542-06	\$77.14
30	032-542-07	\$77.14
31	032-542-08	\$77.14
32	032-542-09	\$77.14
33	032-542-10	\$77.14
34	032-542-11	\$77.14
35	032-542-12	\$77.14
36	032-542-13	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
37	032-542-14	\$77.14
38	032-542-15	\$77.14
39	032-542-16	\$77.14
40	032-542-17	\$77.14
41	032-542-18	\$77.14
42	032-542-25	\$77.14
43	032-542-26	\$77.14
44	032-542-21	\$77.14
45	032-542-22	\$77.14
46	032-542-23	\$77.14
47	032-542-24	\$77.14
48	032-543-01	\$77.14
49	032-543-02	\$77.14
50	032-543-03	\$77.14
51	032-543-04	\$77.14
52	032-543-05	\$77.14
53	032-543-06	\$77.14
54	032-543-07	\$77.14
55	032-543-08	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
56	032-543-09	\$77.14
57	032-543-10	\$77.14
58	032-543-11	\$77.14
59	032-543-12	\$77.14
60	032-543-13	\$77.14
61	032-543-14	\$77.14
62	032-543-15	\$77.14
63	032-543-16	\$77.14
64	032-543-17	\$77.14
65	032-543-18	\$77.14
66	032-543-19	\$77.14
67	032-551-01	\$77.14
68	032-551-02	\$77.14
69	032-551-03	\$77.14
70	032-551-04	\$77.14
71	032-551-05	\$77.14
72	032-551-06	\$77.14
73	032-551-07	\$77.14
74	032-551-08	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
75	032-551-09	\$77.14
76	032-551-10	\$77.14
77	032-551-11	\$77.14
78	032-551-12	\$77.14
79	032-551-13	\$77.14
80	032-551-14	\$77.14
81	032-551-15	\$77.14
82	032-551-16	\$77.14
83	032-551-17	\$77.14
84	032-551-18	\$77.14
85	032-552-01	\$77.14
86	032-552-02	\$77.14
87	032-552-03	\$77.14
88	032-552-04	\$77.14
89	032-552-05	\$77.14
90	032-552-06	\$77.14
91	032-552-07	\$77.14
92	032-552-08	\$77.14
93	032-552-09	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
94	032-552-10	\$77.14
95	032-552-11	\$77.14
96	032-552-12	\$77.14
97	032-552-13	\$77.14
98	032-552-14	\$77.14
99	032-552-15	\$77.14
100	032-552-16	\$77.14
101	032-552-17	\$77.14
102	032-552-18	\$77.14
103	032-553-01	\$77.14
104	032-553-02	\$77.14
105	032-553-03	\$77.14
106	032-553-04	\$77.14
107	032-553-05	\$77.14
108	032-553-06	\$77.14
109	032-553-07	\$77.14
110	032-553-08	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
111	032-553-09	\$77.14
112	032-553-10	\$77.14
113	032-553-11	\$77.14
114	032-553-12	\$77.14
115	032-553-13	\$77.14
116	032-553-14	\$77.14
117	032-553-15	\$77.14
118	032-553-16	\$77.14
119	032-553-17	\$77.14
120	032-553-18	\$77.14
121	032-554-01	\$77.14
122	032-554-02	\$77.14
123	032-554-03	\$77.14
124	032-554-04	\$77.14
125	032-554-05	\$77.14
126	032-554-06	\$77.14
127	032-554-07	\$77.14
128	032-554-08	\$77.14
129	032-555-03	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
130	032-555-39	\$77.14
131	032-555-05	\$77.14
132	032-555-06	\$77.14
133	032-555-07	\$77.14
134	032-555-08	\$77.14
135	032-555-09	\$77.14
136	032-555-10	\$77.14
137	032-555-11	\$77.14
138	032-555-12	\$77.14
139	032-555-13	\$77.14
140	032-555-14	\$77.14
141	032-555-15	\$77.14
142	032-555-16	\$77.14
143	032-555-17	\$77.14
144	032-555-18	\$77.14
145	032-555-19	\$77.14
146	032-555-20	\$77.14
147	032-555-21	\$77.14

MONTEREY BAY ESTATES  
LIGHTING AND LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
148	032-555-22	\$77.14
149	032-555-23	\$77.14
150	032-555-24	\$77.14
151	032-555-25	\$77.14
152	032-555-26	\$77.14
153	032-555-27	\$77.14
154	032-555-28	\$77.14
155	032-555-29	\$77.14
156	032-555-30	\$77.14
157	032-555-31	\$77.14
158	032-555-32	\$77.14
159	032-555-33	\$77.14
160	032-555-34	\$77.14
161	032-555-35	\$77.14
162	032-555-36	\$77.14

## EXHIBIT D

### METHOD OF DETERMINATION OF ASSESSMENT SPREAD

The maintenance of the percolation pond and Crescent Avenue landscaping together with maintenance and service of the public lighting facilities, benefits the Assessment District as a whole. The tentative subdivision map approval was conditioned on the formation of this Maintenance District. Since the creation of the lots was so conditioned, each lot equally benefits from the District. Therefore, the assessment spread just based on the number of building sites or lots contained within the district.

Assessments shall be spread over the 162 lots indicated on the Assessment Diagram (Exhibit B). Parcel B and C, which are owned in fee by the City of Marina, and Parcel A, which has been dedicated for public use, shall be exempt from the assessment spread,

April 11, 2012

Item No. **6b**

Chair and Members  
of the Marina Public Works Commission

Public Works Commission Meeting  
of May 16, 2013

**PUBLIC WORKS COMMISSION CONSIDER ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT, ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR CYPRESS COVE II LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT, AND ADOPTING RESOLUTION NO. 2013-, RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR MARINA WOODS LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT**

**REQUEST:**

It is requested that the Public Works Commission:

1. Consider adopting Resolution No. 2013-, recommending approval to City Council FY 2013-2014 Engineer's Report for Seabreeze Landscape Maintenance Assessment District, and;
2. Consider adopting Resolution No. 2013-, recommending approval to City Council FY 2013-2014 Engineer's Report for Cypress Cove II Landscape Maintenance Assessment District, and;
3. Consider adopting Resolution No. 2013-, recommending approval to City Council FY 2013-2014 Engineer's Report for Marina Woods Landscape Maintenance Assessment District.

**BACKGROUND:**

The above referenced Maintenance Districts were formed pursuant to the Landscaping and Lighting Act of 1972 to maintain certain improvements required of new development as a condition of the subdivision approvals.

The Landscaping and Lighting Act of 1972 requires an annual report to be prepared which includes the costs to maintain the improvements of the Districts and what the proposed assessments will be to provide for that maintenance.

**ANALYSIS:**

Staff has prepared Engineer's Reports for each of the three (3) affected maintenance districts for FY 2013-14. Staff has set the proposed assessment amounts as follows:

	<u>Current FY 2012-13</u>	<u>Proposed 2013-14</u>
Seabreeze (37 parcels)	\$125.00	\$125.00
Cypress Cove II (110 parcels)	\$180.78	\$180.78
Marina Woods (9 parcels)	\$385.00	\$385.00

Staff is requesting that the Public Works Commission recommend approval of the Engineer's Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the three (3) Districts.

**CONCLUSION:**

This request is submitted for Commission consideration.

Respectfully submitted,

---

Edrie Delos Santos  
Assistant Engineer, Engineering Division  
Community Development Department  
City of Marina

**REVIEWED/CONCUR:**

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Christine di Iorio, AICP  
Community Development Director  
City of Marina

RESOLUTION NO. 2013-

A RESOLUTION OF THE PUBLIC WORKS COMMISSION OF THE CITY OF MARINA RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

WHEREAS, staff has prepared Engineer's Report for the Seabreeze Landscape Maintenance Assessment District for FY 2013-14, and;

WHEREAS, staff has set the proposed assessment amounts for FY2013-14 at \$125.00, and;

WHEREAS, staff is requesting that the Public Works Commission recommend approval of the Engineer's Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the District.

THEREFORE NOW BE IT RESOLVED that the Public Works Commission of the City of Marina does hereby recommend approval to City Council FY 2013-14 Engineer's Report for Seabreeze Landscape Maintenance Assessment District.

PASSED AND ADOPTED, at a regular meeting of the Public Works Commission of the City of Marina duly held on May 16, 2013 by the following vote:

AYES: Commission Members:  
NOES: Commission Members:  
ABSENT: Commission Members:  
ABSTAIN: Commission Members:

\_\_\_\_\_  
Garth Ridler, Chairman

ATTEST:

\_\_\_\_\_  
Christine di Iorio, AICP  
Community Development Director  
City of Marina

RESOLUTION NO. 2013-

A RESOLUTION OF THE PUBLIC WORKS COMMISSION OF THE CITY OF MARINA RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR CYPRESS COVE II LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

WHEREAS, staff has prepared Engineer's Report for the Cypress Cove II Maintenance Assessment District for FY 2013-14, and;

WHEREAS, staff has set the proposed assessment amounts for FY2013-14 at \$180.78, and;

WHEREAS, staff is requesting that the Public Works Commission recommend approval of the Engineer's Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the District.

THEREFORE NOW BE IT RESOLVED that the Public Works Commission of the City of Marina does hereby recommend approval to City Council FY 2013-14 Engineer's Report for Cypress Cove II Landscape Maintenance Assessment District.

PASSED AND ADOPTED, at a regular meeting of the Public Works Commission of the City of Marina duly held on May 16, 2013 by the following vote:

AYES: Commission Members:

NOES: Commission Members:

ABSENT: Commission Members:

ABSTAIN: Commission Members:

\_\_\_\_\_  
Garth Ridler, Chairman

ATTEST:

\_\_\_\_\_  
Christine di Iorio, AICP  
Community Development Director  
City of Marina

RESOLUTION NO. 2013-

A RESOLUTION OF THE PUBLIC WORKS COMMISSION OF THE CITY OF MARINA RECOMMENDING APPROVAL TO CITY COUNCIL FY 2013-14 ENGINEER'S REPORT FOR MARINA WOODS LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

WHEREAS, staff has prepared Engineer's Report for the Marina Woods Landscape Maintenance Assessment District for FY 2013-14, and;

WHEREAS, staff has set the proposed assessment amounts for FY2013-14 at \$385.00, and;

WHEREAS, staff is requesting that the Public Works Commission recommend approval of the Engineer's Report to City Council in order to set a public hearing to hear concerns on levying and collection of the proposed assessment on the District.

THEREFORE NOW BE IT RESOLVED that the Public Works Commission of the City of Marina does hereby recommend approval to City Council FY 2013-14 Engineer's Report for Marina Woods Landscape Maintenance Assessment District.

PASSED AND ADOPTED, at a regular meeting of the Public Works Commission of the City of Marina duly held on May 16, 2013 by the following vote:

AYES: Commission Members:

NOES: Commission Members:

ABSENT: Commission Members:

ABSTAIN: Commission Members:

\_\_\_\_\_  
Garth Ridler, Chairman

ATTEST:

\_\_\_\_\_  
Christine di Iorio, AICP  
Community Development Director  
City of Marina



**CITY OF MARINA  
MONTEREY COUNTY  
CALIFORNIA**

**MARINA WOODS LANDSCAPE  
MAINTENANCE  
ASSESSMENT DISTRICT  
ENGINEER'S REPORT**

**FY 2013-2014**

Council Members:

**B. DELGADO, MAYOR**

**F. O'CONNELL  
N. AMADEO**

**G. MORTON  
D. BROWN**

**LAYNE LONG  
ANITA SHEPHERD-SHARP  
ROBERT WELLINGTON  
CHRISTINE DI IORIO**

**City Manager  
Acting Deputy City Clerk  
City Attorney  
Community Development Department Director**

**Prepared By  
City of Marina  
Public Works Division**

## MARINA WOODS

### LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

FY 2013-2014

This report concerns the Marina Woods Landscape Maintenance Assessment District.

The Assessment District encompasses the Marina Woods subdivision located along Oak Circle off DeForest Road in the City of Marina, County of Monterey, State of California.

The subdivision consists of 9 residential lots, with all underground utilities (water, sewer, gas and electric), street and drainage improvements. The Assessment District has been formed for the purpose of maintaining the proposed landscaped area adjacent to Oak Circle and the sidewalk not in front of any lot. These improvements were installed and paid for by the developer.

This report has been prepared pursuant to Section 22265 through 22574 of the Streets and Highway Code (Landscaping and Landscaping Act 1972).

A brief description of the improvements that are to be maintained by the Assessment District are:

All exterior landscaping elements and service thereto adjacent to Oak Circle. Landscaping elements consist of ground cover, shrubs, trees, irrigation pipelines, controllers, valves, emitters, and sprinklers, and sidewalk to the east and west of Lot 1 as shown on exhibit A.

This report includes the following attached exhibits:

EXHIBIT A - An Assessment Diagram and Boundary Map showing all the parcels of the real property within the Assessment District and location of the landscaped areas to be maintained by the Assessment District. The Diagram is keyed to Exhibit C by the separate "Assessment District".

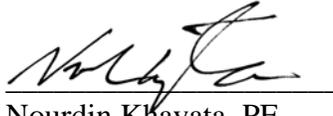
EXHIBIT B - Spreadsheet showing estimated costs for FY 2012-2013, FY 2013-2014 and FY 2014-2015.

EXHIBIT C - An assessment roll showing the amount proposed to be assessed against each parcel of real property within this Assessment District. In addition to the Assessors Parcel Number each parcel has been assigned a separate Assessment Number which corresponds to that parcel lot number.

EXHIBIT D - Method of determination of assessment spread.

Page Two  
Engineer's Report  
Marina Woods Landscape Maintenance Assessment District

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Nourdin Khayata', written over a horizontal line.

Nourdin Khayata, PE  
Acting City Engineer

APRIL 2013

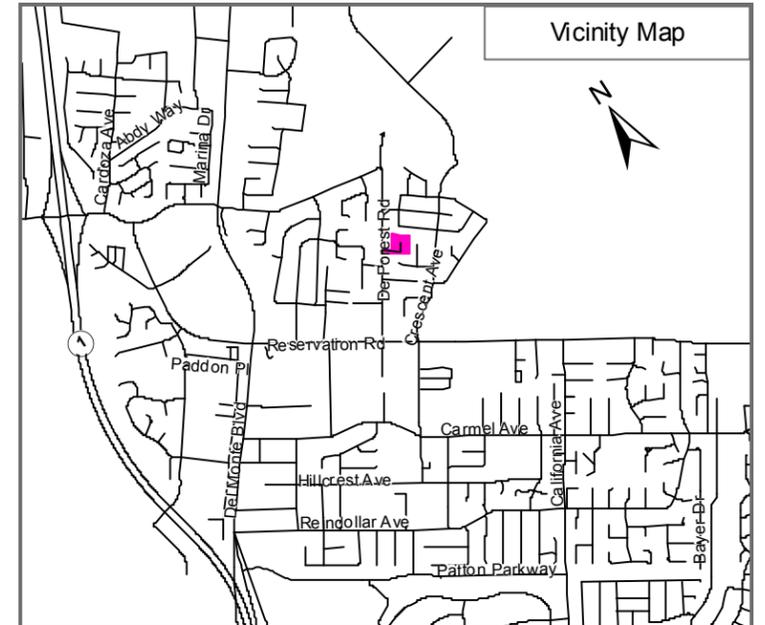
# Boundary and Landscaped Area Map

De Forest Rd

Oak Cir

001  
002  
003  
004  
005  
006  
007  
008  
009

## EXHIBIT A Marina Woods Landscape Maintenance District



### Legend

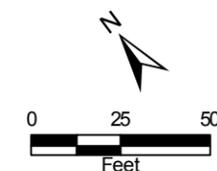
#### Marina Woods

- Boundary
- Landscaped Area  
7,312 SQ FT
- Parcels
- Percolation Lot
- Roads

Date: April 15th, 2009

Notes: The City of Marina assume no warranty or legal responsibility for the information contained on this map. Data and information represented on this map is subject to updates/modifications and may not be complete or appropriate for all purposes. The City of Marina and Monterey County GIS should be queried for the most current information. Parcel data is of mapping grade only and does not represent reliable locations or legal boundaries.

Sources: Monterey County GIS, City of Marina CDD  
Map Projection: California State Plane Zone IV, NAD 83 (Feet)



**EXHIBIT B**  
**MARINA WOODS LANDSCAPE MAINTENANCE DISTRICT**

EXPENDITURES	FY 2012-2013	FY 2013-2014	FY 2014-2015
Landscape Maintenance Contract* (Including sprinkler repair fertilizing, pruning and weed control)	\$971	\$1,260	\$1,260
Utilities	\$858	\$550	\$550
Large Tree Trimming Extraordinary Maintenance			
Plant Replacement			
Supervision	\$0	\$800	\$800
Administration including Engineers Report	\$2,400	\$800	\$800
Cost Allocation Plan Charges	\$326	\$326	\$326
Legal Advertising	\$203	\$203	\$203
<b>Total Expenditures</b>	\$4,758	\$3,939	\$3,939
 <b><u>Funding Analysis</u></b>			
Beginning Cash Balance	\$2,830	\$1,538	\$1,064
Estimated Assessment Revenues	\$3,465	\$3,465	\$3,465
Estimated Interest Earnings	0	0	0
<b>Total Funds Available</b>	\$6,295	\$5,003	\$4,529
Less Expenditures	\$4,758	\$3,939	\$3,939
<b>Ending Cash Balance</b>	\$1,538	\$1,064	\$590

Maximum Assessment per Prop 218 is \$385.00

The assessment amount for 13-14, consistent with 12-13, is \$385.00 per parcel.

EXHIBIT C

MARINA WOODS LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
1	032-111-027	\$385.00
2	032-111-028	\$385.00
3	032-111-029	\$385.00
4	032-111-030	\$385.00
5	032-111-031	\$385.00
6	032-111-032	\$385.00
7	032-111-033	\$385.00
8	032-111-034	\$385.00
9	032-111-035	\$385.00

## EXHIBIT D

### METHOD OF DETERMINATION OF ASSESSMENT SPREAD

The maintenance of the landscaped areas within the Assessment District benefits the Assessment District as a whole. Therefore, the assessment should be equally apportioned over the 9 residential building sites or lots contained within the district as indicated on the Assessment Diagram, Exhibit A.



**CITY OF MARINA  
MONTEREY COUNTY  
CALIFORNIA**

**SEABREEZE LANDSCAPE  
MAINTENANCE  
ASSESSMENT DISTRICT  
  
ENGINEER'S REPORT**

**FY 2013-14**

Council Members:

**B. DELGADO, MAYOR**

**F. O'CONNELL  
N. AMADEO**

**G. MORTON  
D. BROWN**

**LAYNE LONG  
ANITA SHEPHERD-SHARP  
ROBERT WELLINGTON  
CHRISTINE DI IORIO**

**City Manager  
Acting Deputy City Clerk  
City Attorney  
Community Development Department Director**

**Prepared By  
City of Marina  
Public Works Division**

SEABREEZE  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

FY 2013-2014

This report concerns the Seabreeze Landscape Maintenance Assessment District.

This report has been prepared pursuant to Section 22265 through 22574 of the Streets and Highway Code (Landscaping and Landscaping Act 1972).

The Assessment District encompasses the Seabreeze subdivision located on the north side of Beach Road and west of Marina Drive in the City of Marina, County of Monterey, State of California.

The subdivision consists of 37 residential lots, with all underground utilities (water, sewer, gas and electric) street and drainage improvements. The Assessment District has been formed for the purpose of maintaining the proposed landscape areas including the street scape along the Northerly side of Beach Road adjacent to Seabreeze Subdivision, Tract No. 1251 and the buffer along the westerly side of the Southern Pacific Railroad within the rear portion of Lots 18 through 21 of the Seabreeze subdivision. Lot 38 is dedicated to the City for the maintenance of drainage percolation basin. These improvements were installed and paid for by the developer.

A brief description of the improvements that are to be maintained by the Assessment District are:

All landscaping elements, irrigation systems and services thereto located along the Northerly side of Beach Road, the westerly of Southern Pacific Railroad and the easterly of the percolation pond. Also included is the maintenance, repair and replacement of the sound walls. Landscaping elements consist of ground cover, shrubs, trees, irrigation pipelines, controllers, valves, emitters, sprinklers and appurtenant improvements all as delineated on the plans with the City of Marina and titled Seabreeze Streetscape and Buffer Plans prepared by Isaacson Wood & Associates, Landscape Architecture.

This report includes the following attached exhibits:

EXHIBIT A - An Assessment Diagram and Boundary Map showing all the parcels of the real property within the Assessment District and location of the landscaped areas to be maintained by the Assessment District. The Diagram is keyed to Exhibit C by the separate "Assessment District".

EXHIBIT B - Spreadsheet showing estimated costs for FY 2012-2013, FY 2013-2014 and FY 2014-2015.

EXHIBIT C - An assessment roll showing the amount proposed to be assessed against each parcel of real property within this Assessment District. In addition to the Assessors Parcel Number each parcel has been assigned a separate "Assessment Number" which corresponds to the lot number of each parcel.

Seabreeze Landscape Maintenance Assessment District

EXHIBIT D - Method of determination of assessment spread.

Respectfully submitted



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Nourdin Khayata, PE  
Acting City Engineer

APRIL 2013

# Boundary and Landscaped Area Map

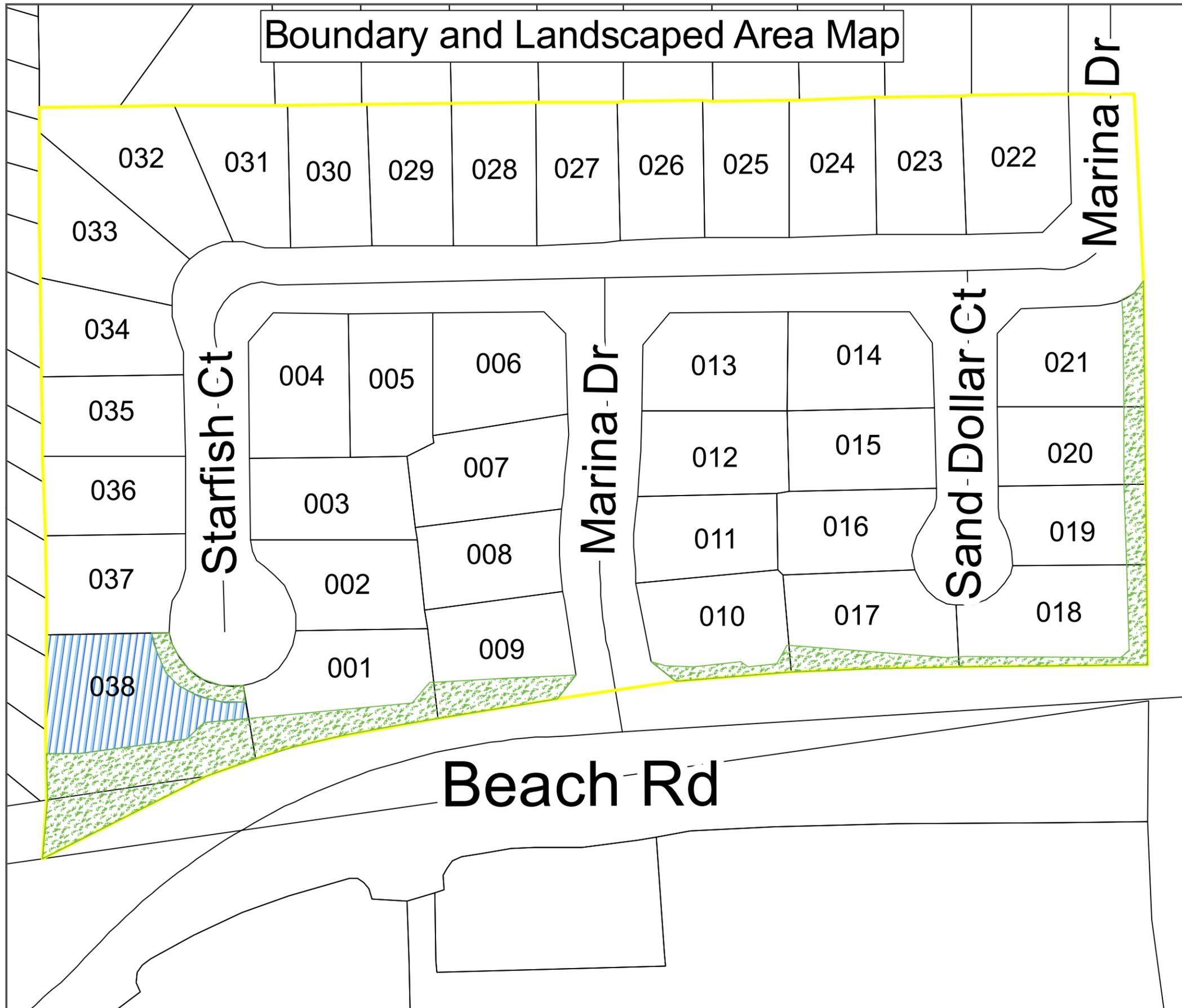
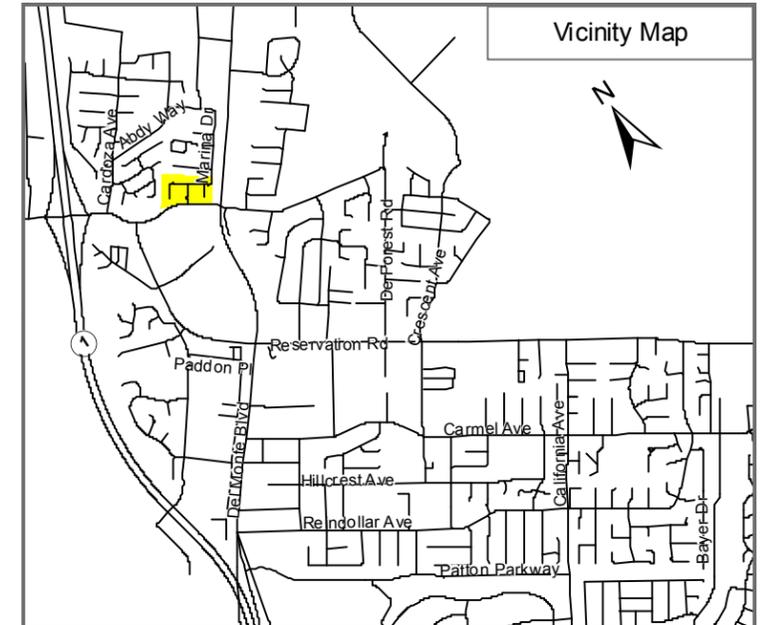


EXHIBIT A  
Seabreeze  
Landscape Maintenance District



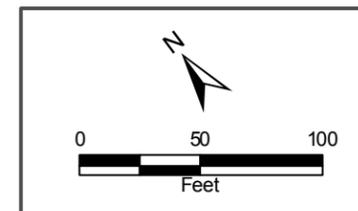
### Legend

- Seabreeze**
- Boundary
  - Landscaped Area  
**20,470 SQ FT**
  - Parcels
  - Percolation Lot
  - Roads

Date: April 15th, 2009

Notes: The City of Marina assume no warranty or legal responsibility for the information contained on this map. Data and information represented on this map is subject to updates/modifications and may not be complete or appropriate for all purposes. The City of Marina and Monterey County GIS should be queried for the most current information. Parcel data is of mapping grade only and does not represent reliable locations or legal boundaries.

Sources: Monterey County GIS, City of Marina CDD  
Map Projection: California State Plane Zone IV, NAD 83 (Feet)



**EXHIBIT B**  
**SEABREEZE LANDSCAPE MAINTENANCE DISTRICT**

EXPENDITURES	FY 2012-2013	FY 2013-2014	FY 2014-2015
Landscape Maintenance Contract (Including sprinkler repair, fertilizing, pruning and weed control)	\$1,578	\$2,100	\$2,100
Utilities	\$1,010	\$1,200	\$1,200
Large Tree Trimming			
Extraordinary Maintenance			
Plant Replacement			
Supervision	\$0	\$1,500	\$1,500
Administration including Engineers Report	\$2,400	\$1,200	\$1,200
Cost Allocation Plan Charges	\$1,740	\$1,740	\$1,740
Legal Advertising	\$235	\$235	\$235
<b>Total Expenditures</b>	<b>\$6,963</b>	<b>\$7,975</b>	<b>\$7,975</b>

**Funding Analysis**

Beginning Cash Balance	\$8,105	\$5,768	\$2,418
Estimated Assessment Revenues	\$4,625	\$4,625	\$4,625
Estimated Interest Earnings	\$0	\$0	\$0
<b>Total Funds Available</b>	<b>\$12,730</b>	<b>\$10,393</b>	<b>\$7,043</b>
Less Expenditures	\$6,963	\$7,975	\$7,975
<b>Ending Cash Balance</b>	<b>\$5,768</b>	<b>\$2,418</b>	<b>(\$932)</b>

Maximum Assessment per Prop 218 is \$182.42

The assessment amount for 13-14, consistent with 12-13, is \$125

EXHIBIT C

SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
1	033-082-001	\$125.00
2	033-082-002	\$125.00
3	033-082-003	\$125.00
4	033-082-004	\$125.00
5	033-082-005	\$125.00
6	033-082-006	\$125.00
7	033-082-007	\$125.00
8	033-082-008	\$125.00
9	033-082-009	\$125.00
10	033-082-010	\$125.00
11	033-082-011	\$125.00
12	033-082-012	\$125.00
13	033-082-013	\$125.00
14	033-082-014	\$125.00
15	033-082-015	\$125.00
16	033-082-016	\$125.00
17	033-082-017	\$125.00

SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
18	033-082-018	\$125.00
19	033-082-019	\$125.00
20	033-082-020	\$125.00
21	033-082-021	\$125.00
22	033-082-022	\$125.00
23	033-082-023	\$125.00
24	033-082-024	\$125.00
25	033-082-025	\$125.00
26	033-082-026	\$125.00
27	033-082-027	\$125.00
28	033-082-028	\$125.00
29	033-082-029	\$125.00
30	033-082-030	\$125.00
31	033-082-031	\$125.00
32	033-082-032	\$125.00
33	033-082-033	\$125.00
34	033-082-034	\$125.00

SEABREEZE LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL FOR  
FISCAL YEAR 2013-2014

DIAGRAM AND ASSESSMENT NO.	ASSESSOR'S NET PARCEL NUMBER	ASSESSMENT
35	033-082-035	\$125.00
36	033-082-036	\$125.00
37	033-082-037	\$125.00

## EXHIBIT D

### METHOD OF DETERMINATION OF ASSESSMENT SPREAD

The maintenance of the landscaped areas within the Assessment District benefits the Assessment District as a whole. Therefore, the assessment should be equally apportioned over the 37 residential building sites or lots contained within the district as indicated on the Assessment Diagram, Exhibit A.



CITY OF MARINA  
MONTEREY COUNTY  
CALIFORNIA

# **CYPRESS COVE II LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT**

## **ENGINEER'S REPORT**

**FY 2013-2014**

Council Members:

**B. DELGADO, MAYOR**

**F. O'CONNELL  
N. AMADEO**

**G. MORTON  
D. BROWN**

**LAYNE LONG  
ANITA SHEPHERD-SHARP  
ROBERT WELLINGTON  
CHRISTINE DI IORIO**

**City Manager  
Acting Deputy City Clerk  
City Attorney  
Community Development Department Director**

**Prepared By  
City of Marina  
Public Works Division**

**CYPRESS COVE II**

## LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT

FY 2013-2014

This report concerns the Cypress Cove II Landscape Maintenance Assessment District.

The Assessment District consists of the Cypress Cove II Subdivision located in the westerly portion of the City of Marina just east of the Highway I and Reservation Road interchange. The subdivision is bounded on three sides by Abdy Way, Cardoza Avenue, and Beach Road, contains 110 lots, a percolation pond parcel (Parcel B), and an emergency access road (Parcel C).

The subdivision consists of 110 single family homes complete with underground utilities, water and wastewater facilities, street and drainage improvements, and landscaping. The Assessment District has been formed for the purpose of maintaining the exterior boundary landscaping and retaining walls, installed and paid for by the developer.

This report has been prepared pursuant to Sections 22565 through 22574 of the Streets and Highways Code (Landscaping and Lighting Act of 1972).

The existing improvements to be maintained which are the subject of this report, are briefly described as follows:

All exterior landscaping elements located adjacent to the subdivision boundaries along Abdy Way, Cardoza Avenue, and Beach Road and outside the chain link fence on Parcel B are considered as the improvements included in the Assessment District. Landscaping elements consist of hydroseeded areas, groundcover, shrubs, trees, irrigation pipelines, controllers, valves, sprinklers, masonry retaining walls, and electrical service. Plans and specifications showing these existing improvements which are to be maintained are on file in the City of Marina Public Works Division.

This report includes the following attached exhibits:

EXHIBIT A - An assessment diagram and boundary map showing all of the parcels of the real property within the Assessment District. The diagram is keyed to Exhibit C by the separate "Assessment Number".

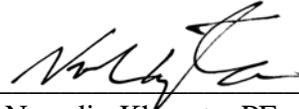
EXHIBIT B - Spreadsheet showing estimated costs for FY 2012-2013 and estimated costs for FY 2013-2014 and FY 2014-2015.

EXHIBIT C - An assessment roll showing the amount proposed to be assessed against each parcel of real property within this Assessment District. In addition to the Assessor's Parcel Number each parcel has been assigned a separate "Assessment Number" which corresponds to that parcels lot number.

Page Two  
Engineer's Report  
Cypress Cove II Landscape Maintenance Assessment District

EXHIBIT D - Method of determination of assessment spread.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read 'Nourdin Khayata', is written over a horizontal line.

Nourdin Khayata, PE  
Acting City Engineer

APRIL 2013

# Boundary and Landscaped Area Map

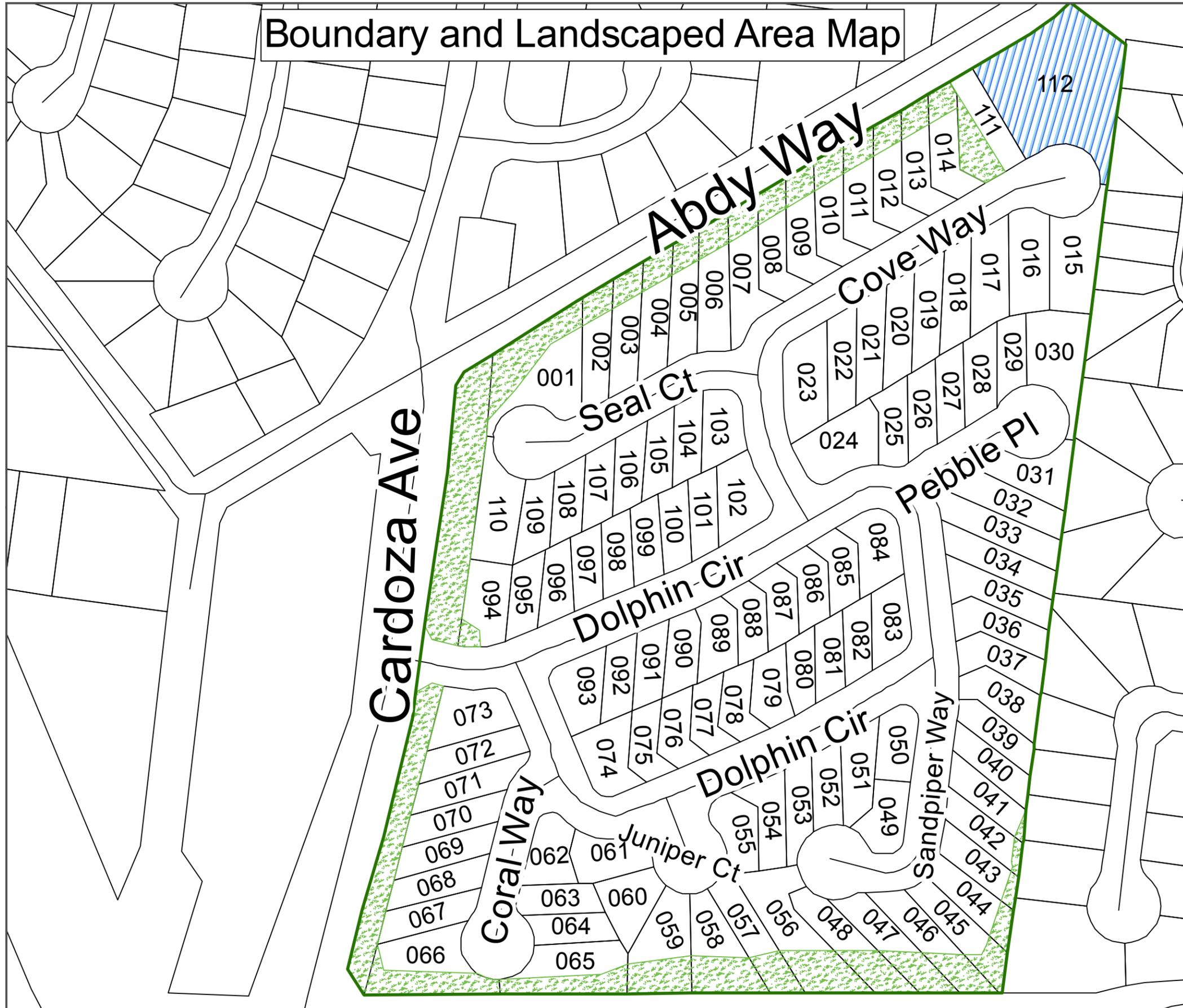
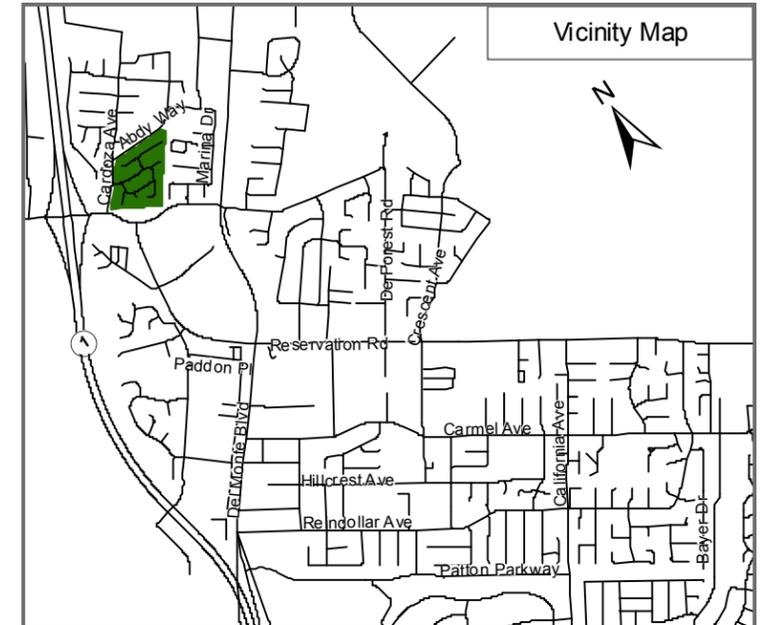


EXHIBIT A

## Cypress Cove II Landscape Maintenance District



### Legend

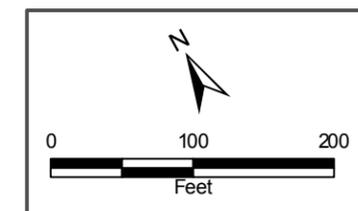
#### Cypress Cove II

-  Boundary
-  Landscaped Area  
**2.00 Acres**
-  Parcels
-  Percolation Lot
-  Roads

Date: April 15th, 2009

Notes: The City of Marina assume no warranty or legal responsibility for the information contained on this map. Data and information represented on this map is subject to updates/modifications and may not be complete or appropriate for all purposes. The City of Marina and Monterey County GIS should be queried for the most current information. Parcel data is of mapping grade only and does not represent reliable locations or legal boundaries.

Sources: Monterey County GIS, City of Marina CDD  
Map Projection: California State Plane Zone IV, NAD 83 (Feet)



**EXHIBIT B**  
**CYPRESS COVE II LANDSCAPE MAINTENANCE DISTRICT**

EXPENDITURES	FY 2012-2013	FY 2013-2014	FY 2014-2015
Landscape Maintenance Contract (Including sprinkler repair fertilizing, pruning and weed control)	\$4,196	\$5,160	\$5,160
Utilities	\$3,850	\$3,850	\$3,850
Large Tree Trimming			
Extraordinary Maintenance	\$350		
Plant Replacement			
Supervision	\$550	\$550	\$550
Administration including Engineers Report	\$2,400	\$3,000	\$3,000
Cost Allocation Plan Charges	\$2,751	\$2,751	\$2,751
Legal Advertising	\$203	\$203	\$203
<b>Total Expenditures</b>	<b>\$14,300</b>	<b>\$15,514</b>	<b>\$15,514</b>

**Funding Analysis**

Beginning Cash Balance	\$20,351	\$25,937	\$30,309
Estimated Assessment Revenues	\$19,886	\$19,886	\$19,886
Estimated Interest Earnings	0	0	0
<b>Total Funds Available</b>	<b>\$40,237</b>	<b>\$45,823</b>	<b>\$50,195</b>
Less Expenditures	\$14,300	\$15,514	\$15,514
<b>Ending Cash Balance</b>	<b>\$25,937</b>	<b>\$30,309</b>	<b>\$34,681</b>

Maximum Assessment per Prop 218 is \$180.78

The assessment amount for 13-14 consistent with 12-13 is \$180.78 per parcel.

EXHIBIT C

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT  
ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
1	33-076-01	\$180.78
2	33-076-02	\$180.78
3	33-076-03	\$180.78
4	33-076-04	\$180.78
5	33-076-05	\$180.78
6	33-076-06	\$180.78
7	33-076-07	\$180.78
8	33-076-08	\$180.78
9	33-076-09	\$180.78
10	33-076-10	\$180.78
11	33-076-11	\$180.78
12	33-076-12	\$180.78
13	33-076-13	\$180.78
14	33-076-14	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
15	33-076-15	\$180.78
16	33-076-16	\$180.78
17	33-076-17	\$180.78
18	33-076-18	\$180.78
19	33-076-19	\$180.78
20	33-076-20	\$180.78
21	33-076-21	\$180.78
22	33-076-22	\$180.78
23	33-076-23	\$180.78
24	33-076-24	\$180.78
25	33-076-25	\$180.78
26	33-076-26	\$180.78
27	33-076-27	\$180.78
28	33-076-28	\$180.78
29	33-076-29	\$180.78
30	33-076-30	\$180.78
31	33-076-31	\$180.78
32	33-076-32	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
33	33-076-33	\$180.78
34	33-076-34	\$180.78
35	33-076-35	\$180.78
36	33-076-36	\$180.78
37	33-076-37	\$180.78
38	33-076-38	\$180.78
39	33-076-39	\$180.78
40	33-076-40	\$180.78
41	33-076-41	\$180.78
42	33-076-42	\$180.78
43	33-076-43	\$180.78
44	33-076-44	\$180.78
45	33-076-45	\$180.78
46	33-076-46	\$180.78
47	33-076-47	\$180.78
48	33-076-48	\$180.78
49	33-076-49	\$180.78
50	33-076-50	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
51	33-076-51	\$180.78
52	33-076-52	\$180.78
53	33-076-53	\$180.78
54	33-076-54	\$180.78
55	33-076-55	\$180.78
56	33-076-56	\$180.78
57	33-076-57	\$180.78
58	33-076-58	\$180.78
59	33-076-59	\$180.78
60	33-076-60	\$180.78
61	33-076-61	\$180.78
62	33-076-62	\$180.78
63	33-076-63	\$180.78
64	33-076-64	\$180.78
65	33-076-65	\$180.78
66	33-076-66	\$180.78
67	33-076-67	\$180.78
68	33-076-68	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
69	33-076-69	\$180.78
70	33-076-70	\$180.78
71	33-076-71	\$180.78
72	33-076-72	\$180.78
73	33-076-73	\$180.78
74	33-075-01	\$180.78
75	33-075-02	\$180.78
76	33-075-03	\$180.78
77	33-075-04	\$180.78
78	33-075-05	\$180.78
79	33-075-06	\$180.78
80	33-075-07	\$180.78
81	33-075-08	\$180.78
82	33-075-09	\$180.78
83	33-075-10	\$180.78
84	33-075-11	\$180.78
85	33-075-12	\$180.78
86	33-075-13	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
87	33-075-14	\$180.78
88	33-075-15	\$180.78
89	33-075-16	\$180.78
90	33-075-17	\$180.78
91	33-075-18	\$180.78
92	33-075-19	\$180.78
93	33-075-20	\$180.78
94	33-076-74	\$180.78
95	33-076-75	\$180.78
96	33-076-76	\$180.78
97	33-076-77	\$180.78
98	33-076-78	\$180.78
99	33-076-79	\$180.78
100	33-076-80	\$180.78
101	33-076-81	\$180.78
102	33-076-82	\$180.78
103	33-076-83	\$180.78
104	33-076-84	\$180.78

CYPRESS COVE II  
LANDSCAPE MAINTENANCE ASSESSMENT DISTRICT ASSESSMENT ROLL  
FOR FISCAL YEAR 2013-2014

DIAGRAM & ASSESSMENT NO.	ASSESSOR'S PARCEL NUMBER	NET ASSESSMENT
105	33-076-85	\$180.78
106	33-076-86	\$180.78
107	33-076-87	\$180.78
108	33-076-88	\$180.78
109	33-076-89	\$180.78
110	33-076-90	\$180.78
111		EXEMPT
112		EXEMPT

## EXHIBIT D

### METHOD OF DETERMINATION OF ASSESSMENT SPREAD

The maintenance of the subdivision exterior boundary landscaping benefits the Assessment District as a whole. Therefore, the assessment spread should be based on the number of building sites or lots contained within the district.

Assessments shall be spread over the 110 lots indicated on the Assessment Diagram (Exhibit B). Parcel B, which is owned in fee by the City of Marina, and Parcel C, which has been dedicated for public use, shall be exempt from the assessment spread.