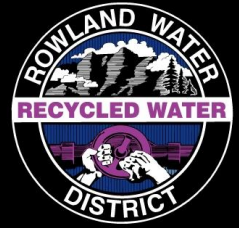
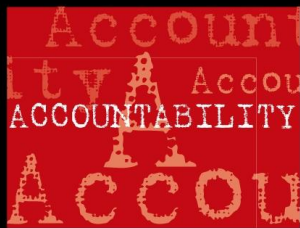
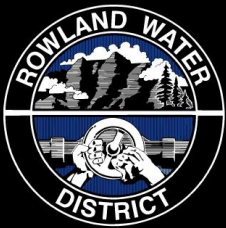


ROWLAND WATER DISTRICT

3021 Fullerton Road
Rowland Heights, CA 91748
(562) 697-1726

RWD BOARD VISION



Our Mission:

"Bound by our core values -- Accountability, Communication and Teamwork -- we are committed to providing the highest level of service to our customers --

DEDICATED-RELIABLE-OUTSTANDING-PROFESSIONAL SERVICE"

Board of Directors Regular Meeting

November 9, 2021

5:00 p.m.



AGENDA

Regular Meeting of the Board of Directors

November 9, 2021 - 5:00 PM

SPECIAL NOTICE OF TELECONFERENCE ACCESSIBILITY

Pursuant to the provisions of Assembly Bill 361, and in response to the COVID-19 outbreak and as a precaution to our Board of Directors, staff and the public, Rowland Water District will hold its Board meeting via teleconference. The public's physical attendance at the District is not allowed. Any Director, and any member of the public who desires to participate in the open session items of this meeting, may Login into <https://us02web.zoom.us/j/8759899861>, Meeting ID: 875 989 9861 or call into the Rowland Water District meeting using the call-in number (669) 900-6833 -- Passcode: 8759899861# without otherwise complying with the Brown Act's teleconference requirements. Any member of the public wishing to make any comments to the Board of Directors may do so by calling in to the call-in number referenced above and being acknowledged by the chair at the appropriate time in the meeting prior to making his or her comment(s). Materials related to items on this Agenda are available for public review at www.rowlandwater.com/agendas-minutes/.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL OF DIRECTORS

Anthony J. Lima, President

Szu Pei Lu-Yang, Vice President

John Bellah

Robert W. Lewis

Vanessa Hsu

ADDITION(S) TO THE AGENDA - PUBLIC COMMENT ON NON-AGENDA ITEMS

Any member of the public wishing to address the Board of Directors regarding items not on the Agenda within the subject matter jurisdiction of the Board should do so at this time. With respect to items on the agenda, the Board will receive public comments at the time the item is opened for discussion, prior to any vote or other Board action. A three-minute time limit on remarks is requested.

Any person may make a request for a disability-related modification or accommodation needed for that person to be able to participate in the public meeting by telephoning Rose Perea, Secretary to the Board at (562) 697-1726, or writing to Rowland Water District, at 3021 Fullerton Road, Rowland Heights, CA 91748. Requests must specify the nature of the disability and the type of accommodation requested. A telephone number or other contact information should be included, so that District staff may discuss appropriate arrangements. Anyone requesting a disability-related accommodation should make the request with adequate time prior to the meeting in order for the District to provide the requested accommodation.

Any member of the public wishing to participate in the meeting, who requires a translator to understand or communicate in English, should arrange to bring a translator with them to the meeting.

Materials related to an item on this Agenda submitted after distribution of the Agenda packet are available for public review at the District office, located at 3021 Fullerton Road, Rowland Heights, CA 91748.

TAB 1 CONSENT CALENDAR

All items under the Consent Calendar are considered to be routine matters, status reports, or documents covering previous Board instruction. The items listed on the Consent Calendar will be enacted by one motion, unless separate discussion is requested.

- 1.1 Reaffirm Resolution No. 10-2021 Authorizing Virtual Board and Committee Meetings Pursuant to AB 361**
Recommendation: The Board of Directors Reaffirm Resolution No. 10-2021.
- 1.2 Approval of the Minutes of Regular Board Meeting held on October 12, 2021**
Recommendation: The Board of Directors approve the Minutes as presented.
- 1.3 Approval of the Minutes of Special Board Meeting held on October 26, 2021**
Recommendation: The Board of Directors approve the Minutes as presented.
- 1.4 Demands on General Fund Account for September 2021**
Recommendation: The Board of Directors approve the demands on the general fund account as presented.
- 1.5 Investment Report for September 2021**
Recommendation: The Board of Directors approve the Investment Report as presented.
- 1.6 Water Purchases for September 2021**
For information purposes only.

Next Special Board Meetings:

**November 16, 2021, 5:00 p.m.
December 15, 2021, 5:00 p.m.**

Next Regular Board Meeting:

December 14, 2021, 5:00 p.m.

TAB 2 ACTION ITEMS

This portion of the Agenda is for items where staff presentations and Board discussions are needed prior to formal Board action.

- 2.1 Review and Approve Directors' Meeting Reimbursements for October 2021**
Recommendation: The Board of Directors approve the Meeting Reimbursements as presented.
- 2.2 Water Rate Study Presentation by Jordan Taylor, NBS Government Finance Group**
*No Recommendation.
Intentionally left blank.*
- 2.3 Public Hearing to Review Proposed Adjustments in Water Rates and Service Charges**
*If you would like to submit a written protest, please visit:
www.rowlandwater.com/written-protest/
Intentionally left blank.*
- 2.4 Review and Approve Resolution No. 11-2021 Adopting Rates and Service Charges for Potable and Recycled Water**
Recommendation: The Board of Directors approve Resolution No. 11-2021 as presented.

- 2.5 Public Hearing to Review Increase to Miscellaneous Rates, Fees and Penalties**
Intentionally left blank.
- 2.6 Review and Approve Resolution No. 11.1-2021 Adopting Miscellaneous Rates, Fees and Penalties**
Recommendation: The Board of Directors approve Resolution No. 11.1-2021 as presented
- 2.7 Review and Approve Ordinance No. 0-11-2021 Adopting Rates and Service Charges for Potable and Recycled Water and Miscellaneous Rates, Fees and Penalties**
 - **Staff Report***Recommendation: The Board of Directors approve Ordinance No. 0-11-2021 as presented*
- 2.8 Review and Approve Resolution No. 11.2-2021 Authorizing Designation of Applicant's Agent Resolution for Non-State Agencies (Cal OES 130)**
Recommendation: The Board of Directors approve Resolution No. 11.2-2021 as presented
- 2.9 Consider Approval of Valve Replacements on Saleroso Drive, Rowland Heights, CA, Due to Los Angeles County Street Re-Paving Program**
 - **Staff Report***Recommendation: The Board of Directors approve the Valve Replacements on Saleroso Drive, Rowland Heights, CA*
- 2.10 Review and Approve "Wireless Communications Facility Site Lease Agreement" Between Rowland Water District and Los Angeles SMSA Limited Partnership, dba Verizon Wireless**
Location: Blandford Drive, Rowland Heights, CA 91748, Assessor's Parcel No. 8269-094-900
Recommendation: The Board of Directors approve the Lease Agreement as presented

TAB 3 PUBLIC RELATIONS

- 3.1 Communications Outreach (CV Strategies)**
- 3.2 Education Update (Brittnie Van De Car)**

TAB 4 DISCUSSION OF UPCOMING CONFERENCES, WORKSHOPS, OR EVENTS (Including Items that May Have Arisen after the Posting of the Agenda)

- None
- Intentionally left blank*

TAB 5 LEGISLATIVE INFORMATION

- 5.1 Updates on Legislative Issues**
Intentionally left blank.

TAB 6 REVIEW OF CORRESPONDENCE

- MWD News Release "Metropolitan General Manager Issues Statement on Governor Newsom's Statewide Drought Declaration"

There are no tabs for the remainder of the meeting.

TAB 7 COMMITTEE REPORTS

- 7.1 Joint Powers Insurance Authority** (Director Lewis/Mr. Coleman)
- 7.2 Three Valleys Municipal Water District** (Directors Lu-Yang/Lima)
- 7.3 Association of California Water Agencies** (Directors Lewis/Bellah)
- 7.4 Puente Basin Water Agency** (Directors Lima/Lewis)
- 7.5 Project Ad-Hoc Committee** (Directors Lima/Lu-Yang)
- 7.6 Regional Chamber of Commerce-Government Affairs Committee**
(Directors Bellah/Lewis)
- 7.7 PWR Joint Water Line Commission** (Directors Lima/Bellah))
- 7.8 Sheriff's Community Advisory Council** (Director Lu-Yang)
- 7.9 Rowland Heights Community Coordinating Council**
(Directors Lu-Yang/Bellah)

TAB 8 OTHER REPORTS, INFORMATION ITEMS AND COMMENTS

- 8.1 Finance Report** (Mrs. Malner)
- 8.2 Operations Report** (Mr. Moisio)
- 8.3 Personnel Report** (Mr. Coleman)

TAB 9 ATTORNEY'S REPORT (Mr. Joseph Byrne)

TAB 10 CLOSED SESSION

- a. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8**
 - Property: Portion of Property Located at
804 S. Azusa Ave., City of Industry, CA
 - District Negotiator: Tom Coleman, General Manager
 - Negotiating Parties: City of Industry
 - Under Negotiation: Price and Terms

General Manager's and Directors' Comments

Future Agenda Items

Late Business

No action shall be taken on any items not appearing on the posted agenda, except upon a determination by a majority of the Board that an emergency situation exists, or that the need to take action arose after the posting of the agenda.

ADJOURNMENT

President ANTHONY J. LIMA, Presiding

Tab

1

Tab

1.1



**RESOLUTION NO. 10-2021
ROWLAND WATER DISTRICT**

**RESOLUTION OF THE BOARD OF DIRECTORS
AUTHORIZING VIRTUAL BOARD AND COMMITTEE MEETINGS
PURSUANT TO AB 361**

WHEREAS, the Rowland Water District ("District") is committed to preserving and nurturing public access and participation in meetings of the Board of Directors; and

WHEREAS, all meetings of the District's legislative bodies are open and public, as required by the Ralph M. Brown Act (Cal. Gov. Code 54950 – 54963), so that any member of the public may attend and participate in the Agency's meetings; and

WHEREAS, starting in March 2020, in response to the spread of COVID-19 in the State of California, the Governor issued a number of executive orders aimed at containing the COVID-19 virus; and

WHEREAS, among other things, these orders waived certain requirements of the Brown Act to allow legislative bodies to meet virtually; and

WHEREAS, pursuant to the Governor's executive orders, the District has been holding virtual meetings during the pandemic in the interest of protecting the health and safety of the public, District staff and Directors; and

WHEREAS, the Governor's executive order related to the suspension of certain provisions of the Brown Act expires on September 30, 2021; and

WHEREAS, on September 16, 2021 the Governor signed AB 361 (in effect as of October 1, 2021 – Government Code Section 54953(e)), which allows legislative bodies to meet virtually provided there is a state of emergency, and either (1) state or local officials have imposed or recommended measures to promote social distancing; or (2) the legislative body determines by majority vote that meeting in person would present imminent risks to the health and safety of attendees; and

WHEREAS, such conditions now exist in the District, specifically, a state of emergency has been proclaimed related to COVID-19, state and local officials are recommending measures to promote social distancing, and because of the ongoing threat of COVID-19, meeting in person would present imminent risks to the health and safety of attendees.

NOW, THEREFORE, BE IT RESOLVED THE BOARD OF DIRECTORS OF THE ROWLAND WATER DISTRICT DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

Section 2. Remote Teleconference Meetings: Consistent with the provisions of Government Code Section 54953(e), the Board of Directors finds and determines that (1) a state of emergency related to COVID-19 is currently in effect; (2) state and local officials have recommended measures to promote social distancing in connection with COVID-19; and (3) due to the COVID-19 emergency, meeting in person would present imminent risks to the health and safety of attendees. Based on such facts, findings and determinations, the Board authorizes staff to conduct remote teleconference meetings of the Board of Directors, including Committee meetings, under the provisions of Government Code Section 54953(e).

Section 3. Effective Date of Resolution. This Resolution shall take effect upon adoption and shall be effective for 30 days unless earlier extended by a majority vote of the Board of Directors in accordance with Section 4 of this Resolution.

Section 4. Extension by Motion. The Board of Directors may extend the application of this Resolution by motion and majority vote by up to 30 days at a time, provided that it makes all necessary findings consistent with and pursuant to the requirements of Section 54953(e)(3).

ADOPTED AT A REGULAR MEETING OF THE ROWLAND WATER DISTRICT HELD OCTOBER 12, 2021, by the following roll call vote:

AYES:	Directors Lima, Lu-Yang, Lewis, Bellah and Hsu
NOES:	None
ABSTAIN:	None
ABSENT:	None



ANTHONY J. LIMA, President

I certify that the forgoing Resolution is a true and correct copy of the Resolution of the Board of Directors of the Rowland Water District adopted on October 12, 2021.



TOM COLEMAN
General Manager/Board Secretary

Tab

1.2



Minutes of the Regular Meeting
of the Board of Directors of the Rowland Water District
October 12, 2021 – 5:00 p.m.
Location: District Office

PLEDGE OF ALLEGIANCE

ROLL CALL OF DIRECTORS

President Anthony J. Lima
Vice President Szu Pei Lu-Yang
Director John Bellah
Director Robert W. Lewis
Director Vanessa Hsu

ABSENT:

None.

OTHERS PRESENT:

Joseph P. Byrne, Legal Counsel, Best Best & Krieger
Erin Kaiman, CV Strategies
Tara Bravo, CV Strategies
Matt Litchfield, General Manager, Three Valleys Municipal Water District
Mike Ti, Director, Three Valleys Municipal Water District
Jody Roberto, Director, Three Valleys Municipal Water District
Ed Chavez, Board President, Upper San Gabriel Valley Municipal Water District

ROWLAND WATER DISTRICT STAFF

Tom Coleman, General Manager
Rose Perea, Director of Administrative Services
Myra Malner, Director of Finance
John Poehler, Project Manager
Brittnie Van De Car, Education and Community Outreach Coordinator
Gabby Sanchez, Executive Assistant
Dave Warren, Assistant General Manager (Meeting Host)

ADDITION(S) TO THE AGENDA

PUBLIC COMMENT ON NON-AGENDA ITEM

None.

TAB 1 – CONSENT CALENDAR

Mr. Coleman advised that pursuant to AB 361, a resolution authorizing virtual Board and Committee meetings has been placed on the Consent Calendar for Board consideration. He further explained that Board reaffirmation of such resolution is required every 30-days hereafter for the continuance of remote meetings. Upon motion by Director Lewis, seconded by Director Bellah, the Consent Calendar was approved as follows:

Ayes: Directors Lima, Lu-Yang, Bellah, Lewis and Hsu
Noes: None
Abstain: None
Absent: None

The approval of the Consent Calendar included:

1.1

Approval of Resolution No. 10-2021 Authorizing Virtual Board and Committee Meetings Pursuant to AB 361

1.2

Approval of the Minutes of Regular Board Meeting Held on September 14, 2021

1.3

Approval of the Minutes of Special Board Meeting Held on September 28, 2021

1.4

Demands on General Fund Account for August 2021

1.5

Investment Report for August 2021

1.6

Water Purchases for July 2021

Next Special Board Meeting

October 26, 2021, 5:00 p.m.

Next Regular Board Meeting

November 9, 2021, 5:00 p.m.

TAB 2 – ACTION ITEMS

2.1

Review and Approve Directors' Meeting Reimbursements for September 2021

Upon motion by Director Lewis, seconded by Director Bellah, the Directors unanimously approved the Directors' Meeting Reimbursement Report as presented, as follows:

Ayes: Directors Lima, Lu-Yang, Bellah, Lewis and Hsu
Noes: None
Abstain: None
Absent: None

2.2

Review and Consider Approval of Funds for the California Public Employee's Retirement System Unfunded Accrued Liability

After Discussion, and upon motion by Director Hsu, seconded by Director Lu-Yang, and unanimously carried, the Board authorized additional funds of \$1,942,040 from District bond savings to pay down the California Public Employee's Retirement System (CalPERS) Unfunded Accrued Liability. The motion was approved as follows:

Ayes: Directors Lima, Lu-Yang, Bellah, Lewis and Hsu
Noes: None
Abstain: None
Absent: None

2.3

Review and Approve Tom Coleman, Anthony J. Lima, Myra Malner, Dusty Moisio and Gabriela Sanchez as Authorized Signatories on Behalf of the Rowland Water District

After Discussion a motion was made by Director Hsu, seconded by Director Lu-Yang, and unanimously carried to approve the signatories listed above to sign on behalf of the Rowland Water District. The motion was approved as follows:

Ayes: Directors Lima, Lu-Yang, Lewis, Bellah and Hsu
Noes: None
Absent: None
Abstain: None

2.4

Approve Resolution No. 10.1-2021 Adopting Amended Conflict of Interest Code Pursuant to the Political Reform Act of 1974

After Discussion a motion was made by Director Lewis, seconded by Director Lu-Yang, and unanimously carried to approve Resolution No. 10.1-2021. The motion was approved as follows:

Ayes: Directors Lima, Lu-Yang, Lewis, Bellah and Hsu
Noes: None
Absent: None
Abstain: None

TAB 3 – PUBLIC RELATIONS (Rose Perea)

Nothing to report.

3.1

Communications Outreach (CV Strategies)

Erin Kaiman, CV Strategies, reported that Proposition 218 public hearing notification materials were mailed on September 22, 2021, to all District customers and parcel owners. She then noted that CV Strategies, on behalf of Rowland Water District, issued four press releases this past month in addition to Drought Op-Ed series focused on State and Region. Furthermore, employee videos for the October 20-21, 2021, Career Forum are complete and will be aired during Career Forum. The Board then viewed a video clip on the value of water.

3.2

Education Update

Brittnie Van De Car, Education and Community Outreach Coordinator, provided the following report to the Board:

- Sixteen classrooms (approximately 529 students) have registered for the Mini Science Challenge.
- Marketing for the Pumpkin Carving Contest continues on the District website, social media and via Constant Contact.

- Buckboard Days scavenger hunt is scheduled for Saturday, October 16, from 10am-2pm. RWD is the final stop on the scavenger hunt, which is where the participants will drop off their completed passbooks to the volunteers.
- K-3rd graders activity book, created in conjunction with CV Strategies, is in the final stage of completion and will be ready for distribution soon.
- Lastly, Ms. Van De Car advised that she received notification that Blandford Elementary School will soon allow in-person presentations. This is of importance to Ms. Van De Car as she is hopeful that other schools within the District's service area will follow suit.

TAB 4 – DISCUSSION OF UPCOMING CONFERENCES, WORKSHOPS, OR EVENTS (INCLUDING ITEMS THAT MAY HAVE ARISEN AFTER THE POSTING OF THE AGENDA)

- None.

TAB 5 – LEGISLATIVE INFORMATION

5.1

Updates on Legislative Issues

General Manager, Tom Coleman, spoke on the statutory provisions for water and wastewater arrearages signed by the Governor. He advised that the Public Water Agencies Group (PWAG), on behalf of various member agencies, will issue a comment letter pertaining to the timeframe financial assistance will be provided for COVID-related unpaid customer water bills.

TAB 6 - REVIEW OF CORRESPONDENCE

Included in the Board packet was a letter dated September 29, 2021, from La Habra Heights County Water District (LHHCWD) regarding "Notification of PFOA/PFOS." Mr. Coleman advised of a more recent correspondence received from LHHCWD regarding health-based advisory levels associated with PFOA. The notification further explained LHHCWD's plan on dealing with the remediation of PFOA in its groundwater wells.

Provided for information purposes only.

TAB 7 - COMMITTEE REPORTS

7.1

Joint Powers Insurance Authority

Mr. Lewis noted that the ACWA/JPIA Fall conference will be held November 29, 2021.

7.2

Three Valleys Municipal Water District

Director Lima reported on his virtual attendance at the October 6, 2021 Board meeting. It was noted that a public hearing was held at such meeting to receive comments regarding adoption of the 2022 TVMWD Redistricting. The next regular Board meeting will be held on October 20, 2021, at 8:00 a.m.

7.3

Association of California Water Agencies

Mr. Lewis announced he will continue serving as an ACWA Region 8 Board member for the 2022-23 term and noted that the ACWA virtual Fall conference will be held November 30-December 2, 2021.

7.4

Puente Basin Water Agency

Directors Lewis and Lima reported on their virtual attendance at the Commissioners' Meeting held on October 7, 2021, and advised that updates were provided on the Regional Water Supply Reliability Program which includes the California Domestic Water Company Project, the Pathfinder Road-Colima Interties Project and the Pomona Basin Regional Groundwater Project. The next meeting will be held on December 2, 2021.

7.5

Project Ad-Hoc Committee

Nothing to report.

7.6

Regional Chamber of Commerce

Directors Lewis reported on his virtual attendance at the October 11, 2021, Government Affairs Committee meeting.

7.7

PWR Joint Waterline Commission

Director Bellah advised that the next Board meeting will be held on October 14, 2021.

7.8

Sheriff's Community Advisory Council

Nothing to report.

7.9

Rowland Heights Community Coordinating Council (RHCCC)

Nothing to report.

TAB 8 OTHER REPORTS, INFORMATION ITEMS AND COMMENTS

8.1

Finance Report

Director of Finance, Myra Malner, presented a year-to-date Financial Dashboard containing comparative graphs of Revenue and Expense by Category and Consumption by Class through August 31, 2021. General Manager, Tom Coleman, and Ms. Malner answered questions posed by members of the Board.

8.2

Operations Report

Project Manager, John Poehler, provided the Board with the following updates:

- Slides were presented with photos highlighting the Future 3 Recycled Water Conversion Project. He indicated that 23 properties were converted from potable to recycled water. Over 100-acre feet of potable water will be saved annually with this conversion into recycled water; an estimated customer savings of just under \$60,000 annually. The project, which was fully funded by the developers at Rowland Ranch (Town Center and Hotels), contains over 7,700 linear feet of 8-inch ductile iron mainline pipe looped into the existing recycled water system. Lastly, Mr. Poehler highlighted the outstanding customer communication efforts of Mr. Alex Zaragoza, Cross-Connection Control Specialist, during the tenure of the project.

- AMI update: 13,605 meters have been converted to AMI, with a reception accuracy of 99.2%. The District is now 98.6% AMI meters.
- Field Operations Completed Tasks- Provided the Board with the following tasks completed for the month of July:
 - Water Samples – 160
 - Site Inspections - 70
 - Service Orders Completed - 269
 - Meters Replaced - 230
 - Modules Replaced - 133
 - Dig Alerts – 317
 - Service Lines Repaired- 17
 - System Valves Replaced- 3
 - Air Releases Inspections - 10
 - Recycled Water Inspections - 5

8.3

Personnel Report

General Manager, Tom Coleman, provided an update on the following recruitments currently underway at the District:

- Compliance and Safety Coordinator recruitment has closed. The successful candidate will commence on Monday, October 18, 2021.
- Internship Program
A new intern will be joining the District on November 1, 2021. Mr. Coleman took a moment to highlight the success rate of the District's Program by reporting that since its commencement in 2016, thirty-three individuals have participated, and of those thirty-three participants, 82% have completed the six- month program. He further advised that 52% of these individuals have gained full-time employment in the water industry. Mr. Coleman will be presenting on this subject matter at an upcoming CalMutuals Annual Conference.

TAB 9 - ATTORNEY'S REPORT

Legal counsel, Joseph Byrne, had nothing to report.

TAB 10 CLOSED SESSION

A Closed Session was not held in connection with the item listed below.

a. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8

Property:	Portion of Property Located at 804 S. Azusa Ave., City of Industry, CA
District Negotiator:	Tom Coleman, General Manager
Negotiating Parties:	City of Industry
Under Negotiation:	Price and Terms

General Manager's and Directors' Comments

General Manager, Tom Coleman, advised the Board that based on information received by Three Valleys MWD staff, Metropolitan Water District (MWD) announced it will be utilizing approximately 600,000-acre feet of their emergency storage supplies to meet demand this year if we do not receive enough rain or snowpack in the coming winter. MWD would be considering the implementation of their water supply allocation plan.

(President Lima momentarily stepped out of the meeting therefore Vice President Lu-Yang chaired the remainder of the meeting.)

Future Agenda Item(s)

- None.

Late Business

None.

A motion was made by Director Hsu, seconded by Director Lewis, and unanimously carried to adjourn the meeting. The meeting was adjourned at 6:36 p.m.

ANTHONY J. LIMA
Board President

Attest: _____
TOM COLEMAN
Board Secretary

Tab

1.3



Minutes of the Special Meeting of
the Board of Directors of the Rowland Water District

October 26, 2021 – 5:00 p.m.
Location: District Office

PLEDGE OF ALLEGIANCE

ROLL CALL OF DIRECTORS

President Anthony J. Lima
Vice President Szu Pei Lu-Yang
Director Robert W. Lewis
Director John Bellah
Director Vanessa Hsu

ABSENT:

None.

OTHERS PRESENT:

Jennifer Misetich, Legal Counsel, Best Best & Krieger
Erin Kaiman, CV Strategies
Diana Atkinson
Teri Malkin

ROWLAND WATER DISTRICT STAFF:

Tom Coleman, General Manager
Dave Warren, Assistant General Manager
Dusty Moisio, Director of Operations
Rose Perea, Director of Administrative Services
Gabby Sanchez, Executive Assistant
Myra Malner, Director of Finance

ADDITION(S) TO THE AGENDA

None.

PUBLIC COMMENT ON NON-AGENDA ITEMS

None.

TAB 1 – CONSENT CALENDAR

The Board was asked to reaffirm Resolution No. 10-2021 authorizing the continuance of remote Board and committee meetings pursuant to AB 361. Upon motion by Director Lewis, seconded by Director Bellah, the Consent Calendar was approved as follows:

Ayes: Directors Lima, Lu-Yang, Bellah, Lewis and Hsu
Noes: None
Abstain: None
Absent: None

The approval of the Consent Calendar included:

1.1

Reaffirm Resolution No. 10-2021 Authorizing Virtual Board and Committee Meetings Pursuant to AB 361

Next Regular Board Meeting

November 9, 2021, 5:00 p.m.

TAB 2 – ACTION ITEMS

2.1

AB 1825 Sexual Harassment Avoidance Training. Training Provided by Attorney, Jennifer Misetich, Best Best & Krieger, Pursuant to Guidelines Established by the California Attorney General

The Board and RWD staff participated in an AB 1825 Sexual Harassment Avoidance training conducted by Legal Counsel, Jennifer Misetich. The Power Point presentation provided practical guidance on preventing harassment, discrimination, and/or abusive conduct in the workplace satisfying training requirements pursuant to Government Code 12950.1.

CLOSED SESSION

A Closed Session was not held in connection with the item listed below.

a. Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8

Property: Portion of Property Located at
804 S. Azusa Ave., City of Industry, CA
District Negotiator: Tom Coleman, General Manager
Negotiating Parties: City of Industry
Under Negotiation: Price and Terms

General Manager's and Directors' Comments

General Manager, Tom Coleman, advised the Board of matters agenized for succeeding regular and special Board meetings for the remainder of calendar year 2021. The Board then confirmed their availability for a December 7, 2021, Board development workshop.

Future Agenda Items

None

Late Business

None

Next Regular Board Meeting

November 9, 2021, 5:00 p.m.

A motion was made by Director Hsu, seconded by Director Lu-Yang, and unanimously carried to adjourn the meeting. The meeting was adjourned at 6:55 p.m.

ANTHONY J. LIMA
Board President

Attest: _____
TOM COLEMAN
Board Secretary

Tab

1.4

Report Criteria:

Report type: GL detail

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29512						
09/21	09/16/2021	29512	62702	DIRECT CONNECTION MAILING	MAILING SERVICE	565.26-
Total 29512:						565.26-
29568						
09/21	09/07/2021	29568	62622	AKM CONSULTING ENGINEERS	RWD STANDARDS	270.00
09/21	09/07/2021	29568	62622	AKM CONSULTING ENGINEERS	FULLERTON BOOSTER STATION BUILDING IMPRO	4,625.00
09/21	09/07/2021	29568	62622	AKM CONSULTING ENGINEERS	TRACT 51153 POTABLE WATER SYSTEM	12,806.00
09/21	09/07/2021	29568	62622	AKM CONSULTING ENGINEERS	POTABLE WATER AND RECYCLED WATER HYDRA	8,362.00
Total 29568:						26,063.00
29569						
09/21	09/07/2021	29569	62704	ALEXANDRO ZARAGOZA	TOTAL EXPENSES-D5 CERTIFICATION	105.00
Total 29569:						105.00
29570						
09/21	09/07/2021	29570	62121	ANDREW J ANTUNEZ	TOTAL EXPENSES-TRI STATE CONFERENCE	50.27
Total 29570:						50.27
29571						
09/21	09/07/2021	29571	62093	ASTRA INDUSTRIAL SERVICES INC	BACKFLOW TEST EQUIPMENT CAL. FEE	227.00
Total 29571:						227.00
29572						
09/21	09/07/2021	29572	62716	CASEY HAYES	TOTAL EXPENSES-BOOT ALLOWANCE	345.80
Total 29572:						345.80
29573						
09/21	09/07/2021	29573	62645	CORE & MAIN LP	METER AND MODULE FOR PROJECT	1,899.40
09/21	09/07/2021	29573	62645	CORE & MAIN LP	5/8" x 3/4" MASTER METERS (ALLEGRO)	113,525.00
09/21	09/07/2021	29573	62645	CORE & MAIN LP	TAX	10,784.87
Total 29573:						126,209.27
29574						
09/21	09/07/2021	29574	2075	CROCKER SIGNS & PRINTING	RECYCLED WATER DECALS	275.63
Total 29574:						275.63
29575						
09/21	09/07/2021	29575	62351	ELITE EQUIPMENT INC.	HONDA EU2200 GENERATOR	1,330.71
09/21	09/07/2021	29575	62351	ELITE EQUIPMENT INC.	HONDA EU3000IS GENERATOR	2,550.00
09/21	09/07/2021	29575	62351	ELITE EQUIPMENT INC.	TAX	197.63
Total 29575:						4,078.34
29576						
09/21	09/07/2021	29576	2600	HACH COMPANY	WATER QUALITY TESTING SUPPLIES	284.70

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
09/21	09/07/2021	29576	2600	HACH COMPANY	WATER QUALITY TESTING SUPPLIES	1,457.45
09/21	09/07/2021	29576	2600	HACH COMPANY	WATER QUALITY TESTING SUPPLIES	2,451.75
Total 29576:						4,193.90
29577						
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	91.28
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	179.51
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	206.90
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	136.92
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	152.13
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	220.59
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	170.38
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	225.15
09/21	09/07/2021	29577	62624	HASA INC	CHEMICALS FOR RCS	152.13
Total 29577:						1,534.99
29578						
09/21	09/07/2021	29578	2724	HOME DEPOT CREDIT SERVICES	MAINTENANCE & OPERATION	239.08
09/21	09/07/2021	29578	2724	HOME DEPOT CREDIT SERVICES	TOOLS & SUPPLIES	235.12
09/21	09/07/2021	29578	2724	HOME DEPOT CREDIT SERVICES	SUPPLIES FOR RES	116.36
09/21	09/07/2021	29578	2724	HOME DEPOT CREDIT SERVICES	SUPPLIES FOR PUMPS	4.91
Total 29578:						595.47
29579						
09/21	09/07/2021	29579	244	INFOSEND INC	BILLING SERVICE	1,429.09
Total 29579:						1,429.09
29580						
09/21	09/07/2021	29580	3299	LA HABRA FENCE COMPANY INC	RETRO FIT EXISTING GATES	1,477.00
Total 29580:						1,477.00
29581						
09/21	09/07/2021	29581	62664	M & J TREE SERVICE	MONTHLY MAINTENANCE (6) SITES	5,200.00
09/21	09/07/2021	29581	62664	M & J TREE SERVICE	PODOCARPUS REMOVED	1,200.00
Total 29581:						6,400.00
29582						
09/21	09/07/2021	29582	257	MCMASTER-CARR SUPPLY CO	TOOLS & SUPPLIES	89.76
09/21	09/07/2021	29582	257	MCMASTER-CARR SUPPLY CO	PRS VALVES-WBS	22.38
Total 29582:						112.14
29583						
09/21	09/07/2021	29583	62533	NICOLAY CONSULTING GROUP	BILLING FOR ACTUARIAL AND CONSULTING	3,500.00
Total 29583:						3,500.00
29584						
09/21	09/07/2021	29584	189	NOBEL SYSTEMS	METER EXCHANGE MODULE ANNUAL SUBSCRIPT	4,400.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
Total 29584:						4,400.00
29585						
09/21	09/07/2021	29585	62448	PARS	GASBY 45 MANAGEMENT FEE	1,560.66
Total 29585:						1,560.66
29586						
09/21	09/07/2021	29586	62458	RH BUCKBOARD DAYS PARADE	BUCKBOARD DAYS PARADE SCAVENGER HUNT S	1,000.00
Total 29586:						1,000.00
29587						
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	HYDRANT AND HYDRANT EXTENSION	2,688.90
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	TAX	255.45
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	Saddles, Pex Pipe and Pex Pipe Inserts	3,934.30
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	Tax	373.76
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR SERVICES	989.44
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR SERVICES	660.00
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR METERS	2,006.98
09/21	09/07/2021	29587	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR MAINS	1,231.87
Total 29587:						12,140.70
29588						
09/21	09/07/2021	29588	5900	SOCALGAS	GAS UTILITY BILL	34.45
Total 29588:						34.45
29589						
09/21	09/07/2021	29589	2180	SWRCB-DWOCF	T2 RENEWAL-ALLEN DAVIDSON	60.00
Total 29589:						60.00
29590						
09/21	09/07/2021	29590	6500	THERMALAIR INC	SERVICE CALL FOR BLANK THERMOSTAT	720.46
Total 29590:						720.46
29591						
09/21	09/07/2021	29591	62521	TRIPEPI SMITH & ASSOCIATES	MONTHLY WEBSITE MAINTENANCE	375.00
Total 29591:						375.00
29592						
09/21	09/07/2021	29592	62665	VERIZON	SCADA ALARM MODEM	21.39
Total 29592:						21.39
29593						
09/21	09/07/2021	29593	2900	VULCAN MATERIAL COMPANY	COLD MIX	2,053.42
Total 29593:						2,053.42
29595						
09/21	09/14/2021	29595	1000	ACWA JPIA	EMPLOYEE HEALTH BENEFITS	43,805.74

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
09/21	09/14/2021	29595	1000	ACWA JPIA	EMPLOYEE VISION BENEFITS	617.55
09/21	09/14/2021	29595	1000	ACWA JPIA	EMPLOYEE ASSISTANCE PROGRAM	54.74
09/21	09/14/2021	29595	1000	ACWA JPIA	EMPLOYEE DENTAL BENEFITS	2,835.91
09/21	09/14/2021	29595	1000	ACWA JPIA	RETIREEES HEALTH BENEFITS	17,067.74
09/21	09/14/2021	29595	1000	ACWA JPIA	DIRECTORS HEALTH BENEFITS	9,441.36
Total 29595:						73,823.04
29596						
09/21	09/14/2021	29596	4600	AIRGAS USA LLC	PROPANE	135.52
Total 29596:						135.52
29597						
09/21	09/14/2021	29597	403	CASELLE INC	CONTRACT SUPPORT CHARGES	1,884.00
Total 29597:						1,884.00
29598						
09/21	09/14/2021	29598	62700	CITIZENS TRUST C/O CITIZEN BUSIN	TRUSTEES FEES	1,781.89
Total 29598:						1,781.89
29599						
09/21	09/14/2021	29599	62705	COMP	PHYSICAL EXAM	70.00
09/21	09/14/2021	29599	62705	COMP	LIFT TEST	49.00
09/21	09/14/2021	29599	62705	COMP	QUICK TEST	43.00
09/21	09/14/2021	29599	62705	COMP	BAT TEST	38.00
09/21	09/14/2021	29599	62705	COMP	LIFT TEST	49.00
09/21	09/14/2021	29599	62705	COMP	BAT TEST	38.00
09/21	09/14/2021	29599	62705	COMP	QUICK TEST	43.00
09/21	09/14/2021	29599	62705	COMP	PHYSICAL EXAM	70.00
Total 29599:						400.00
29600						
09/21	09/14/2021	29600	33	DUSTIN T MOISIO	TOTAL EXPENSES-GAS	419.09
Total 29600:						419.09
29601						
09/21	09/14/2021	29601	62445	EXCEL DOOR & GATE COMPANY	PERFORM PM ON (2) DOORS	560.23
09/21	09/14/2021	29601	62445	EXCEL DOOR & GATE COMPANY	PERFOR PM ON (1) DOOR	360.00
Total 29601:						920.23
29602						
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	ASPHALT	7,019.70
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	CONCRETE	1,325.00
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	ASPHALT	9,599.95
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	CONCRETE	837.50
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	ASPHALT	5,819.30
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	ASPHALT	2,026.95
09/21	09/14/2021	29602	5600	G M SAGER CONSTRUCTION	ASPHALT	5,179.10
Total 29602:						31,807.50

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29603						
09/21	09/14/2021	29603	2600	HACH COMPANY	WATER QUALITY TESTING SUPPLIES	950.63
Total 29603:						950.63
29604						
09/21	09/14/2021	29604	62526	HARRINGTON INDUSTRIAL PLASTICS	SUPPLIES FOR RES	437.41
Total 29604:						437.41
29605						
09/21	09/14/2021	29605	379	HIGHROAD INFORMATION TECHNOL	MS SPAM FILTERING	1,645.00
09/21	09/14/2021	29605	379	HIGHROAD INFORMATION TECHNOL	CRYSTAL REPORTS (5 LICENSE BUNDLE)	820.00
Total 29605:						2,465.00
29606						
09/21	09/14/2021	29606	27211	HILL BROS CHEMICAL CO	CHEMICAL FOR RES	1,277.90
Total 29606:						1,277.90
29607						
09/21	09/14/2021	29607	62777	J DE SIGIO CONSTRUCTION INC	1" LONG SIDE SVC-18941 1/2 LA GUARDIA	7,800.00
Total 29607:						7,800.00
29608						
09/21	09/14/2021	29608	62066	JANITORIAL SYSTEMS	MONTHLY JANITORIAL SERVICES	660.00
Total 29608:						660.00
29609						
09/21	09/14/2021	29609	257	MCMASTER-CARR SUPPLY CO	SUPPLIES FOR PUMPS	25.07
Total 29609:						25.07
29610						
09/21	09/14/2021	29610	189	NOBEL SYSTEMS	GEOVIEWER SUBSCRIPTION	5,000.00
Total 29610:						5,000.00
29611						
09/21	09/14/2021	29611	252	PENSOFT SOLUTIONS	2022 PENSOFT PAYROLL RENEWAL	549.00
Total 29611:						549.00
29612						
09/21	09/14/2021	29612	46201	PITNEY BOWES GLOBAL FINANCIAL S	POSTAGE METER-LEASING CHARGE	252.14
Total 29612:						252.14
29613						
09/21	09/14/2021	29613	5100	PUENTE READY MIX INC	CRUSHER BASE & WASH CON SAND	1,766.42
Total 29613:						1,766.42

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29614						
09/21	09/14/2021	29614	5740	QUINN COMPANY	PERFORM ANNUAL SERVICE PM2-DISTRICT OFFIC	797.67
09/21	09/14/2021	29614	5740	QUINN COMPANY	PERFORM ANNUAL SERVICE PM2-3021 FULLERTO	976.60
09/21	09/14/2021	29614	5740	QUINN COMPANY	PERFORM ANNUAL SERVICE PM2	929.94
Total 29614:						2,704.21
29615						
09/21	09/14/2021	29615	62796	RANDY SILGUERO	TOTAL EXPENSE-BOOT ALLOWANCE	280.14
Total 29615:						280.14
29616						
09/21	09/14/2021	29616	62062	ROBERT LEAMY	TOTAL EXPENSES-TRI STATE CONFERENCE	117.63
Total 29616:						117.63
29617						
09/21	09/14/2021	29617	62502	S & J SUPPLY COMPANY, INC	TOOLS AND SUPPLIES	711.76
Total 29617:						711.76
29618						
09/21	09/14/2021	29618	382	W A RASIC CONSTRUCTION CO INC	JOB 21SC50-FUTURE 3 SYSTEM	13,745.00
09/21	09/14/2021	29618	382	W A RASIC CONSTRUCTION CO INC	JOB 21SC38-PHASE 4 VALVE REPLACEMENTS	195,500.00
Total 29618:						209,245.00
29619						
09/21	09/16/2021	29619	62702	DIRECT CONNECTION MAILING	MAILING SERVICE	565.26
Total 29619:						565.26
29620						
09/21	09/16/2021	29620	4750	PWR JT WATER LINE COMMISSION	PM 15 Water Use	473,233.12
09/21	09/16/2021	29620	4750	PWR JT WATER LINE COMMISSION	PM 21 Water Use	198,701.88
09/21	09/16/2021	29620	4750	PWR JT WATER LINE COMMISSION	MWD CAPACITY RESERVATION CHARGE	6,084.83
09/21	09/16/2021	29620	4750	PWR JT WATER LINE COMMISSION	TVMWD CONNECTED CAPACITY CHARGE	1,230.05
09/21	09/16/2021	29620	4750	PWR JT WATER LINE COMMISSION	TVMWD WATER USE CHARGE	1,646.26
Total 29620:						680,896.14
29621						
09/21	09/27/2021	29621	1050	ACWA JOINT POWERS INSURANCE A	PROPERTY INSURANCE RENEWAL	56,360.93
Total 29621:						56,360.93
29622						
09/21	09/27/2021	29622	1000	ACWA JPIA	CUEMA JPIA EVENT SPONSOR	3,500.00
Total 29622:						3,500.00
29623						
09/21	09/27/2021	29623	4600	AIRGAS USA LLC	OXY/ACETYLENE FOR TANK	112.78
Total 29623:						112.78

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29624						
09/21	09/27/2021	29624	62622	AKM CONSULTING ENGINEERS	FULLERTON BOOSTER STATION BUILDING	1,350.00
09/21	09/27/2021	29624	62622	AKM CONSULTING ENGINEERS	TRACT 51153 POTABLE WATER SYSTEM	18,554.00
09/21	09/27/2021	29624	62622	AKM CONSULTING ENGINEERS	POTABLE WATER AND RECYCLED WATER HYDRA	14,487.00
Total 29624:						34,391.00
29625						
09/21	09/27/2021	29625	1625	ANTHEM BLUE CROSS	RETIREE HEALTH BENEFITS	1,193.02
Total 29625:						1,193.02
29626						
09/21	09/27/2021	29626	400	AT&T MOBILITY	MOBILE PHONES, IPADS & NEW DEVICES	2,380.13
Total 29626:						2,380.13
29627						
09/21	09/27/2021	29627	3850	ATHENS SERVICES (MODERN SVC)	TRASH SERVICE	395.35
Total 29627:						395.35
29628						
09/21	09/27/2021	29628	62597	BEST BEST & KRIEGER LLP	LEGAL FEES-GENERAL COUNSEL	3,861.50
09/21	09/27/2021	29628	62597	BEST BEST & KRIEGER LLP	LEGAL FEES-WATER RATES	608.40
Total 29628:						4,469.90
29629						
09/21	09/27/2021	29629	402	BOOMERANG BLUEPRINT	BLACK & WHITE SCANNING-RES	128.20
Total 29629:						128.20
29630						
09/21	09/27/2021	29630	1476	BUSINESS CARD (VISA)	VEHICLE EXPENSE	530.83
09/21	09/27/2021	29630	1476	BUSINESS CARD (VISA)	MISC EXPENSES	1,805.12
Total 29630:						2,335.95
29631						
09/21	09/27/2021	29631	62729	CA UNDERGROUND FACILITIES SAFE	CA STATE FEE	110.53
Total 29631:						110.53
29632						
09/21	09/27/2021	29632	62723	CAVANAUGH & ASSOCIATES, P.A.	2020 AWWA WATER AUDIT LEVEL 1 VALIDATION	2,500.00
Total 29632:						2,500.00
29633						
09/21	09/27/2021	29633	6966	CINTAS	UNIFORM RENTAL	3,579.36
Total 29633:						3,579.36
29634						
09/21	09/27/2021	29634	62309	CITY OF INDUSTRY CITY HALL	RECYCLED WATER SYSTEM	23,552.10

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
Total 29634:						23,552.10
29635						
09/21	09/27/2021	29635	1900	CLINICAL LAB OF S B	WATER SAMPLES	1,828.75
Total 29635:						1,828.75
29636						
09/21	09/27/2021	29636	62705	COMP	DOT PHYSICAL EXAM	92.00
Total 29636:						92.00
29637						
09/21	09/27/2021	29637	62645	CORE & MAIN LP	AMI CONVERSIONS	1,226.40
Total 29637:						1,226.40
29638						
09/21	09/27/2021	29638	1270	CORELOGIC SOLUTIONS LLC	PROPERTY DATA INFO	100.00
Total 29638:						100.00
29639						
09/21	09/27/2021	29639	62433	EMPLOYEE RELATIONS INC	BACKGROUND VERIFICATION	663.09
Total 29639:						663.09
29640						
09/21	09/27/2021	29640	62792	ESMERALDA MALNER	MILEAGE REIMBURSEMENT	125.44
Total 29640:						125.44
29641						
09/21	09/27/2021	29641	62039	FAST EDDIE'S TRUCKING	TRUCK HAULING	1,880.00
Total 29641:						1,880.00
29642						
09/21	09/27/2021	29642	2550	FRONTIER	INTERNET ACCESS	799.00
09/21	09/27/2021	29642	2550	FRONTIER	PHONE SERVICE	272.77
Total 29642:						1,071.77
29643						
09/21	09/27/2021	29643	330	FUEL PRO INC	D/O INSPECTION	170.00
Total 29643:						170.00
29644						
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	182.55
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	91.28
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	191.68
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	152.13
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	200.81
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	212.98
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	167.34

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
09/21	09/27/2021	29644	62624	HASA INC	CHEMICALS FOR RCS	228.19
Total 29644:						1,426.96
29645						
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	DOMAIN PURCHASE-RWD.ORG	7,723.99
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	MANAGED SERVICES	4,416.67
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	DATA CENTER	2,557.00
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	MICROSOFT OFFICE 365	1,200.00
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	SERVER RELIABILITY PROJECT	37,200.00
09/21	09/27/2021	29645	379	HIGHROAD INFORMATION TECHNOL	MONTHLY SUBSCRIPTION FEES-AZURE	8,680.00
Total 29645:						61,777.66
29646						
09/21	09/27/2021	29646	62811	IMS REFRIGERATION INC.	ICE MACHINE FOR WAREHOUSE	5,824.65
09/21	09/27/2021	29646	62811	IMS REFRIGERATION INC.	TAX	491.59
Total 29646:						6,316.24
29647						
09/21	09/27/2021	29647	62435	INDUSTRY PUBLIC UTILITY COMMISSI	PUMPING POWER-PUMPSTATION 2A	7,015.44
Total 29647:						7,015.44
29648						
09/21	09/27/2021	29648	244	INFOSEND INC	BILLING SERVICE	1,446.43
09/21	09/27/2021	29648	244	INFOSEND INC	BILLING SERVICE	2,217.41
Total 29648:						3,663.84
29649						
09/21	09/27/2021	29649	62777	J DE SIGIO CONSTRUCTION INC	PHASE 4 VALVE REPLACEMENTS	36,625.00
Total 29649:						36,625.00
29650						
09/21	09/27/2021	29650	6800	J G TUCKER & SONS	NEW INSTRUMENT DETECTOR VENTIS LEL 02, CO	1,343.46
Total 29650:						1,343.46
29651						
09/21	09/27/2021	29651	62128	LEWIS ENGRAVING INC	NAME PLATE & BADGE	105.13
Total 29651:						105.13
29652						
09/21	09/27/2021	29652	62664	M & J TREE SERVICE	MAINTENANCE FOR AUGUST-WBS	600.00
09/21	09/27/2021	29652	62664	M & J TREE SERVICE	MONTHLY MAINTENANCE (6) SITES	5,200.00
Total 29652:						5,800.00
29653						
09/21	09/27/2021	29653	62078	MCKINNEY CONSTRUCTION CO INC	PROJECT AT 18800 GALE	194,085.20
Total 29653:						194,085.20

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29654						
09/21	09/27/2021	29654	257	MCMaster-CARR SUPPLY CO	TOOLS & SUPPLIES	44.78
09/21	09/27/2021	29654	257	MCMaster-CARR SUPPLY CO	TOOLS & SUPPLIES	23.64
09/21	09/27/2021	29654	257	MCMaster-CARR SUPPLY CO	SUPPLIES FOR MAINS	137.73
Total 29654:						206.15
29655						
09/21	09/27/2021	29655	62735	MUTUAL OF OMAHA	LIFE INSURANCE	536.75
09/21	09/27/2021	29655	62735	MUTUAL OF OMAHA	SHORT/LONG TERM DISABILITY	1,317.04
09/21	09/27/2021	29655	62735	MUTUAL OF OMAHA	DIRECTORS LIFE INSURANCE	72.20
Total 29655:						1,925.99
29656						
09/21	09/27/2021	29656	62669	NYHART	GASB 68 REPORT	1,500.00
Total 29656:						1,500.00
29657						
09/21	09/27/2021	29657	62660	PUENTE HILLS FORD	MAINTENANCE TRUCK 39, 40	281.33
Total 29657:						281.33
29658						
09/21	09/27/2021	29658	36	ROSEMARIE PEREA	TOTAL EXPENSES-CUEMA CONFERENCE	145.83
Total 29658:						145.83
29659						
09/21	09/27/2021	29659	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR SERVICES	807.29
09/21	09/27/2021	29659	62502	S & J SUPPLY COMPANY, INC	SUPPLIES FOR MAINS	1,231.87
Total 29659:						2,039.16
29660						
09/21	09/27/2021	29660	62249	SECURE SITE SOLUTIONS INC	25 HID 26-BIT ISO PROXIMITY PRINTABLE CARDS	136.88
09/21	09/27/2021	29660	62249	SECURE SITE SOLUTIONS INC	50% DEPOSIT FOR ACCESS CONTROL AND VIDEO	10,212.50
Total 29660:						10,349.38
29661						
09/21	09/27/2021	29661	62691	SJ LYONS CONSTRUCTION INC	SCADA NETWORK TOWERS	19,000.00
Total 29661:						19,000.00
29662						
09/21	09/27/2021	29662	62481	STAPLES BUSINESS CREDIT	OFFICE SUPPLIES	1,258.49
Total 29662:						1,258.49
29663						
09/21	09/27/2021	29663	6075	STAPLES CREDIT PLAN	OFFICE SUPPLIES	586.45
Total 29663:						586.45

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
29664						
09/21	09/27/2021	29664	2180	SWRCB-DWOCF	D5 RENEWAL-ALLEN DAVIDSON	105.00
Total 29664:						105.00
29665						
09/21	09/27/2021	29665	62711	TECHNOLOGY SYSTEMS	PROGRAMMING SUPPORT	520.00
Total 29665:						520.00
29666						
09/21	09/27/2021	29666	62521	TRIEPEI SMITH & ASSOCIATES	MONTHLY WEBSITE MAINTENANCE	375.00
09/21	09/27/2021	29666	62521	TRIEPEI SMITH & ASSOCIATES	ANNUAL WEBSITE HOSTING FEE	380.00
09/21	09/27/2021	29666	62521	TRIEPEI SMITH & ASSOCIATES	SSL CERTIFICATE FEE	200.00
Total 29666:						955.00
29667						
09/21	09/27/2021	29667	6950	UNDERGROUND SERVICE ALERT	SERVICE ALERT	455.50
Total 29667:						455.50
29668						
09/21	09/27/2021	29668	62476	VERIZON CONNECT NWF INC	MONTHLY SERVICE	420.94
Total 29668:						420.94
29669						
09/21	09/27/2021	29669	7700	WALNUT VALLEY WATER DISTRICT	RECYCLED WATER	1,391.75
Total 29669:						1,391.75
29670						
09/21	09/27/2021	29670	205	WARREN GRAPHICS	QUARTERLY NEWSLETTER SUMMER 2021	4,074.50
Total 29670:						4,074.50
29671						
09/21	09/27/2021	29671	62432	WASTE MANAGEMENT COMPANY	HAUL DIRT	971.36
Total 29671:						971.36
91521						
09/21	09/15/2021	91521	62493	CADWAY INC (CAL DOMESTIC WATER	RTC	675.43
Total 91521:						675.43
9032021						
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	VEHICLE EXPENSE	896.42
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	MISC EXPENSES	797.91
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	POSTAGE EXPENSE	45.34
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	OFFICE SUPPLIES	575.83
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	TOOLS & SUPPLIES	91.05
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SERVICE CUTS	2,296.00
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SERVICE CUTS	6,445.60
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SERVICE CUTS	5,166.00
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	IT LICENSING	2,424.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Description	Check Amount
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SERVICE CUTS	574.00
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SUPPLIES FOR RES	229.64
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	MAINTENANCE AND OPERATION	1,726.16
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	CONSERVATION EXPENSE	609.68
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SEMINAR & TRAINING EXPENSE	1,815.00
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	CONFERENCE EXPENSE	4,378.68
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	COMPLIANCE FEES	454.42
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	SPECTRUM	799.00
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	DIRECTV	88.99
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	FREEDOM VOICE	1,543.67
09/21	09/03/2021	903202	1070	AMERICAN EXPRESS	CENTRAL COMMUNICATIONS	346.52
Total 9032021:						31,303.91
9152021						
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	PM 22/ PM 9 CONNECTION	366,292.80
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	TVMWD CONNECTION CAPACITY	1,524.86
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	TVMWD EQUIVALENT SMALL METER	1,957.31
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	TVMWD WATER USE CHARGE	1,954.15
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	MWD CAPACITY CHARGE	10,412.19
09/21	09/15/2021	915202	62558	PUENTE BASIN WATER AGENCY	WATER RESEARCH FOUNDATION DUES	1,030.00
Total 9152021:						383,171.31
9162021						
09/21	09/16/2021	916202	5800	SO CALIFORNIA EDISON	OFFICE & PUMPING POWER	54,832.85
09/21	09/16/2021	916202	5800	SO CALIFORNIA EDISON	OFFICE & PUMPING POWER	6,092.54
Total 9162021:						60,925.39
Grand Totals:						2,207,861.20

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
11505-0	699,881.43	.00	699,881.43
222100	565.26	2,208,426.46-	2,207,861.20-
51310-0	1,038,227.80	.00	1,038,227.80
51410-1	3,600.41	.00	3,600.41
51410-2	2,754.91	.00	2,754.91
51410-3	1,957.31	.00	1,957.31
51410-5	16,497.02	.00	16,497.02
51510-0	24,943.85	.00	24,943.85
51610-0	675.43	.00	675.43
52210-0	1,936.52	.00	1,936.52
52310-0	61,848.29	.00	61,848.29
54209-0	275.63	.00	275.63
54210-0	4,343.74	.00	4,343.74
54211-0	26,163.58	.00	26,163.58
54212-0	4,169.48	.00	4,169.48
54213-0	1,703.64	.00	1,703.64
54214-0	2,026.95	.00	2,026.95
54215-0	3,518.35	.00	3,518.35
54217-0	4,239.85	.00	4,239.85

GL Account	Debit	Credit	Proof
54219-0	622.38	.00	622.38
56210-0	2,265.40	.00	2,265.40
56211-0	3,342.55	.00	3,342.55
56214-0	2,969.77	.00	2,969.77
56215-0	1,030.00	.00	1,030.00
56216-0	843.93	565.26-	278.67
56217-0	125.44	.00	125.44
56218-0	4,469.90	.00	4,469.90
56219-0	11,974.81	.00	11,974.81
56220-0	9,622.67	.00	9,622.67
56221-0	8,574.50	.00	8,574.50
56223-0	4,692.41	.00	4,692.41
56226-0	31,892.99	.00	31,892.99
56310-0	56,360.93	.00	56,360.93
56312-0	26,344.87	.00	26,344.87
56320-0	1,815.00	.00	1,815.00
56411-0	43,805.74	.00	43,805.74
56413-0	2,835.91	.00	2,835.91
56415-0	617.55	.00	617.55
56416-0	536.75	.00	536.75
56417-0	18,260.76	.00	18,260.76
56418-0	1,317.04	.00	1,317.04
56419-0	54.74	.00	54.74
56421-0	9,513.56	.00	9,513.56
56510-0	110.53	.00	110.53
56710-0	1,579.01	.00	1,579.01
56811-0	1,500.00	.00	1,500.00
56812-0	3,892.06	.00	3,892.06
57310-0	29,094.00	.00	29,094.00
57312-0	3,943.74	.00	3,943.74
57314-0	12,613.49	.00	12,613.49
57315-0	1,828.75	.00	1,828.75
57319-0	609.68	.00	609.68
57320-0	270.00	.00	270.00
57321-0	10,104.41	.00	10,104.41
57323-0	227.00	.00	227.00
Grand Totals:	2,208,991.72	2,208,991.72-	.00

Report Criteria:

Report type: GL detail

Report Criteria:
Detail Report

Check Number	Check Issue Date	Payee				
29594	09/07/2021	VICTOR GIL				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1		PAYROLL-INTERN	22210-0	482.39	482.39	
29672	09/27/2021	LIYING XIONG				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1		PROJECT REFUND	24110-0	1,750.80	1,750.80	
29673	09/27/2021	JING WU				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1	130768-95	DEPOSIT REFUND	22810-0	161.41	161.41	
29674	09/27/2021	XIZHE TAN				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1	535414-46	DEPOSIT REFUND	22810-0	328.98	328.98	
29675	09/27/2021	KUMHIE SOON				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1	574894-01	DEPOSIT REFUND	22810-0	377.24	377.24	
29676	09/27/2021	AUTOBUILDER GENERAL CONSTRUCTING				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1	960018-01	DEPOSIT REFUND	22810-0	2,497.86		
2	960018-01	CREDIT REFUND	15210-0	86.85	2,584.71	
29677	09/27/2021	JING WU				
Sequence	Source	Description	GL Account	Amount	Check Amount	
1	130768-95	CREDIT REFUND	15210-0	79.58	79.58	
29678	09/27/2021	ANTHONY NGUYEN				

Sequence	Source	Description	GL Account	Amount	Check Amount
1	981498-94	CREDIT REFUND	15210-0	51.22	51.22
Grand Totals:					5,816.33

Report Criteria:
Detail Report

Tab

1.5



ROWLAND WATER DISTRICT

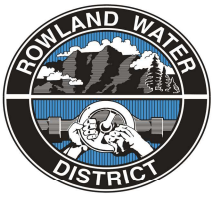
CASH INVESTMENTS

As of September 30, 2021

Description / Type	Term	Shares / Units Held	Purchase Price	Current Price	Maturity Date	Current Yield	Current Value	% of Portfolio
Cash								
Citizens Business Bank							\$ 8,381,169	
Comerica Bank MMIA							\$ 8,918	
Total Cash							\$ 8,390,087	
Comerica Securities CD Placement	Various					2.10%	\$ 361,701	2.46%
Local Agency Investment Fund (LAIF)	N/A					0.21%	\$ 2,119,965	14.41%
Citizens Trust Investments (US Bank Custodian)								
Fed'l Home Loan Mtg. Corp. - WVJ2	4 Year	300,000	100.0000	99.7210	9/30/2024	0.40%	\$ 299,163	2.03%
Fed'l National Mtg. Assn. - 06M0	4 Year	200,000	100.0000	99.6900	12/16/2024	0.50%	\$ 199,380	1.36%
Fed'l Home Loan Mtg. Corp. - 4C27	5 Year	350,000	100.0000	99.6350	7/29/2025	0.70%	\$ 348,723	2.37%
Fed'l National Mtg. Assn. - 4XZ1	5 Year	200,000	100.0000	99.8500	6/30/2025	0.74%	\$ 199,700	1.36%
Fed'l National Mtg. Assn. - 0Q89	4 Year	250,000	100.1410	100.0220	10/7/2021	1.38%	\$ 250,055	1.70%
Fed'l National Mtg. Assn. - 0T45	5 Year	625,000	101.2114	100.9190	4/5/2022	1.86%	\$ 630,744	4.29%
Fed'l National Mtg. Assn. - 0S38	5 Year	300,000	102.9350	100.4880	1/5/2022	1.99%	\$ 301,464	2.05%
Fed'l National Mtg. Assn. - 0U43	5 Year	250,000	105.7000	105.0710	9/12/2023	2.74%	\$ 262,678	1.79%
Fed'l Home Loan Bank - 0T94	5 Year	505,000	99.2492	102.8290	1/19/2023	2.31%	\$ 519,286	3.53%
Fed'l Home Loan Bank - MSE3	5 Year	500,000	99.9250	99.9150	3/1/2023	0.11%	\$ 499,575	3.40%
Fed'l Farm Cr Bks - MLT7	3 Year	200,000	99.9040	99.7840	12/28/2023	0.21%	\$ 199,568	1.36%
Fed'l Farm Cr Bks - MLT7	3 Year	25,000	99.7000	99.7840	12/28/2023	0.21%	\$ 24,946	0.17%
Fed'l Farm Cr Bks - MLV2	3 Year	150,000	99.6670	99.5730	4/5/2024	0.27%	\$ 149,360	1.02%
Fed'l Farm Cr Bks - MFP2	4 Year	500,000	99.9490	99.6630	11/4/2024	0.44%	\$ 498,315	3.39%
Fed'l Farm Cr Bks - L5S9	3 Year	350,000	99.9200	99.9490	9/3/2024	0.48%	\$ 349,822	2.38%
Fed'l Home Loan Banks - KMF0	4 Year	200,000	99.9540	99.4930	10/28/2024	0.30%	\$ 198,986	1.35%
Fed'l Home Loan Banks - JP45	3 Year	200,000	100.0000	99.8040	3/11/2024	0.50%	\$ 199,608	1.36%
Fed'l Home Loan Banks - L7D0	5 Year	200,000	99.7900	99.2350	8/26/2025	0.50%	\$ 198,470	1.35%
Fed'l Home Loan Banks - N6N5	4 Year	200,000	100.0000	99.8720	4/29/2025	0.70%	\$ 199,744	1.36%
Fed'l Home Loan Banks - LG99	5 Year	500,000	100.0000	99.6500	2/26/2026	0.85%	\$ 498,250	3.39%
Fed'l Home Loan Banks - LLD4	5 Year	250,000	99.9250	99.7880	3/17/20126	0.88%	\$ 249,470	1.70%
Fed'l Home Loan Banks - MUX8	5 Year	200,000	99.9300	99.6870	3/30/2026	0.88%	\$ 199,374	1.36%
Fed'l Home Loan Banks - P6M2	5 Year	200,000	100.0000	99.3620	9/30/2026	1.03%	\$ 198,724	1.35%
Fed'l Home Loan Bank - 7R49	5 Year	200,000	99.3337	100.7460	4/13/2022	1.47%	\$ 201,492	1.37%
Fed'l Home Loan Bank - ABG2	4 Year	750,000	99.4438	100.2930	11/29/2021	1.87%	\$ 752,198	5.11%
Fed'l National Mtg. Assn. - 1BR5	5 Year	125,000	101.0674	102.0510	12/9/2022	1.84%	\$ 127,564	0.87%
Fed'l Home Loan Bank - 0GJ0	5 Year	250,000	102.0745	101.7950	9/9/2022	1.96%	\$ 254,488	1.73%
Fed'l Home Loan Bank - 8WG2	4 Year	100,000	99.5286	101.0920	3/11/2022	2.47%	\$ 101,092	0.69%
Fed'l National Mtg. Assn. - DRG9	5 Year	250,000	100.8232	103.6940	3/10/2023	2.65%	\$ 259,235	1.76%
US Treasury Note - 82P4	5 Year	250,000	100.3750	101.4920	7/31/2022	1.85%	\$ 253,730	1.73%
Air Prods & Chems Inc. - 8BB1	5 Year	255,000	104.1940	101.8170	10/15/2025	1.47%	\$ 259,633	1.77%
Apple Inc. - 3DT4	5 Year	200,000	102.4560	100.7260	5/11/2025	1.12%	\$ 201,452	1.37%
Apple Inc. - 3CU2	5 Year	150,000	103.6730	105.5230	5/11/2024	2.70%	\$ 158,285	1.08%
Apple Inc. - 3CG3	5 Year	400,000	104.3970	105.4700	2/9/2024	2.84%	\$ 421,880	2.87%
Bank of New York Mellon Corp. - RAE7	5 Year	250,000	99.8060	103.2960	1/29/2023	2.86%	\$ 258,240	1.76%
Floria Pwr & Lt Co - 1FZ5	5 Year	800,000	108.9188	106.1460	4/1/2025	2.68%	\$ 849,168	5.77%
Paccar Financial Corp. - RQ66	5 Year	500,000	104.7908	102.9410	2/6/2025	1.75%	\$ 514,705	3.50%
Paccar Financial Corp. - RP59	3 Year	170,000	105.0550	105.4800	8/9/2023	3.22%	\$ 179,316	1.22%
United Parcel Service - 2BC9	4 Year	100,000	97.0770	101.1480	5/16/2022	2.32%	\$ 101,148	0.69%
US Bancorp Mtns. - HHV5	5 Year	200,000	102.1370	106.2960	2/5/2024	3.17%	\$ 212,592	1.45%
Cash Reserve Account						0.02%	\$ 444,410	3.02%
Total Citizens Trust Investments							\$ 12,226,030	83.13%
Total Investments							\$ 14,707,696	100.00%
Total Cash & Investments							\$ 23,097,783	

Market values determined on last business day of the month. All listed investments comply with the District's Statement of Investment Policy as established in Resolution 2-2007. The District's available cash and investment portfolio provides sufficient cash flow and liquidity to meet all normal obligations for at least a six-month period of time.

NOTE: All interest values show above are based on annual rates of return.



ROWLAND WATER DISTRICT

PROFIT & LOSS

September 2021

	Sep-21	Year-to-Date (YTD)	Budget (Annual)	Under / (Over) Budget	YTD Budget %	Prior YTD
1 OPERATING REVENUE						
2 Water Sales	\$ 1,757,958	\$ 4,737,648	\$ 15,537,800	\$ 10,800,152	30%	\$ 4,453,203
3 Meter Charges	1,108,686	3,030,773	11,643,400	8,612,627	26%	3,034,919
4 Customer Fees	13,696	25,747	253,500	227,753	10%	18,112
5 Contract Income	13,576	38,727	167,100	128,373	23%	42,164
6 RWD Labor Sales/Reimbursements	10,599	19,488	101,200	81,712	19%	67,007
7 Capacity Fees	-	66,028	175,000	108,972	38%	-
8 Flow Tests	3,150	4,900	20,000	15,100	25%	4,550
9 Return Check Fees	360	1,110	3,600	2,490	31%	840
10 Uncollectable	-	-	(68,000)	(68,000)	0%	-
11 TOTAL OPERATING REVENUE	2,908,024	7,924,422	27,833,600	19,909,178	28%	7,620,795
12 NON-OPERATING REVENUE						
13 Property Taxes	-	-	387,600	387,600	0%	7,799
14 Shared Services	4,013	9,438	39,000	29,562	24%	8,280
15 Interest Income	17,899	60,866	247,200	186,334	25%	73,013
16 Miscellaneous Income	(28,858)	(23,596)	25,000	48,596	-94%	(22,196)
17 TOTAL NON-OPERATING REVENUE	(6,946)	46,708	698,800	652,092	7%	66,896
18 TOTAL REVENUES	2,901,078	7,971,130	28,532,400	20,561,270	28%	7,687,691
19 OPERATING EXPENSES						
20 Source of Supply						
21 Water Purchases	978,430	3,109,040	11,136,700	8,027,660	28%	3,078,487
22 Pumping Power	33,952	99,378	334,300	234,922	30%	82,254
23 Fixed Charges	25,147	75,442	327,000	251,558	23%	65,272
24 Chemicals	4,672	18,658	100,000	81,342	19%	13,390
25 Total Source of Supply	1,042,201	3,302,518	11,898,000	8,595,482	28%	3,239,403
26 Maintenance of Water System	57,857	163,725	721,700	557,975	23%	143,613
27 Service Contracts	19,633	89,715	400,800	311,085	22%	71,124
28 Assessments	125,458	49,640	280,000	230,360	18%	150,596
29 Vehicle Expense	4,556	21,429	87,600	66,171	24%	21,862
30 Tools & Supplies	2,341	9,248	55,900	46,652	17%	17,729
31 Equipment Expense	2,141	4,279	34,700	30,421	12%	3,680
32 Maintenance & Operations	9,380	24,041	98,200	74,159	24%	13,706
33 Engineering	7,841	48,205	400,000	351,795	12%	49,776
34 Water Tests	2,624	6,861	24,000	17,139	29%	5,009
35 Conservation	-	776	50,000	49,224	2%	-
36 Community Outreach	97,475	105,219	235,400	130,181	45%	48,368
37 TOTAL OPERATING EXPENSES	1,371,507	3,825,657	14,286,300	10,460,643	27%	3,764,866
38 ADMINISTRATIVE EXPENSES						
39 Liability Insurance	-	56,361	134,500	78,139	42%	122,290
40 IT Support Services	16,045	34,582	135,300	100,718	26%	38,286
41 IT Licensing	19,026	61,991	235,400	173,409	26%	19,010
42 Director Expense	13,029	37,976	201,200	163,224	19%	37,181



ROWLAND WATER DISTRICT

PROFIT & LOSS

September 2021

	Sep-21	Year-to-Date (YTD)	Budget (Annual)	Under / (Over) Budget	YTD Budget %	Prior YTD
43 Bank / Management Fees	14,052	40,041	161,800	121,759	25%	33,166
44 Legal Fees	15,920	29,105	116,700	87,595	25%	26,006
45 Compliance	4,750	25,181	114,000	88,819	22%	30,608
46 Auditing & Accounting	-	14,357	35,000	20,643	41%	23,137
47 Utility Services	15,887	27,218	123,100	95,882	22%	27,739
48 Dues & Memberships	24,753	25,833	41,600	15,767	62%	22,863
49 Conference & Meetings	9,266	15,063	35,000	19,937	43%	-
50 Office Expenses	8,270	12,513	34,100	21,587	37%	11,016
51 Seminars/Training	9,050	20,024	35,000	14,976	57%	2,369
52 Miscellaneous Expense	7,477	22,979	156,000	133,021	15%	10,747
53 TOTAL ADMINISTRATIVE EXPENSES	157,526	423,225	1,558,700	1,135,475	27%	404,418
54 PERSONNEL EXPENSES						
55 Wages						
56 Operations	64,252	199,083	1,094,100	895,017	18%	221,857
57 Distribution	90,788	262,684	1,133,100	870,416	23%	237,216
58 Administration	119,996	357,638	1,587,400	1,229,762	23%	382,727
59 Total Wages	275,037	819,405	3,814,600	2,995,195	21%	841,800
60 Payroll Taxes	17,217	53,405	258,900	205,495	21%	56,049
61 Workers Compensation	15,429	15,429	90,300	74,871	17%	32,713
62 Unemployment	372	372	7,000	6,628	5%	965
63 CalPERS	74,072	622,061	1,396,700	774,639	45%	454,282
64 OPEB Contributions	-	-	-	-	0%	105,000
65 EE & Retiree Health Insurance	67,105	197,132	984,600	787,468	20%	206,612
66 TOTAL PERSONNEL EXPENSES	449,231	1,707,804	6,552,100	4,844,296	26%	1,697,421
67 TOTAL EXPENSES	1,978,263	5,956,685	22,397,100	16,440,415	27%	5,866,705
68 NET INCOME / (LOSS) - BEFORE DEBT SERVICE & CAPITAL EXPENDITURES	922,815	2,014,445	6,135,300	4,120,855	33%	1,820,986
69 Less: Total Debt Service	(1,973)	(5,874)	(2,465,200)	(2,459,326)	0%	(4,120)
70 Less: Capital Expenses (Current Year)	(131,445)	(420,034)	(3,255,700)	(2,835,666)	13%	(31,174)
71 CASH INCREASE / (DECREASE)	\$ 789,398	\$ 1,588,537	\$ 414,400	\$ (1,174,137)		\$ 1,785,692

**No assurance is provided on these financial statements. The financial statements do not include a statement of cash flows. Substantially all disclosures required by accounting principles generally accepted in the United States are not included.*



Rowland Water District

Profit & Loss Analysis and Variance Report

September 2021

1. OPERATING REVENUE

2. Water Sales – volumetric water sales revenue from all customer types including residential, commercial, public, industrial, recycled and construction. YTD is trending high at 30% due to customer demand during warm summer months.
3. Meter Charges – the fixed monthly base rate charged to water customers each month (includes all customer types). YTD is at 26%.
4. Customer Fees – various fees conditionally charged to customers such as penalties, new service connections, reconnections, backflow administration, cross connections, connections and recycled water checks/inspections. These types of fees are unpredictable in nature and can often trend over/under expected budget. The District is currently not charging penalty fees due to COVID-19 circumstances. YTD is low at 10%.
5. Contract Income – contains revenues from tower lease contracts. YTD is currently at 23%.
6. RWD Labor Sales/Reimbursements – water sold on construction invoices, City of Industry labor sales and Pomona-Walnut-Rowland Joint Water Line Commission (PWR JWLC) treasurer fees. The frequency and amounts of these revenues are unknown and can occasionally trend over/under budget due to their unpredictable nature. YTD is at 19%.
7. Capacity Fees – fees imposed on any property or person requesting a new, additional or larger connection to the District's potable water system (fees vary by meter size). These receipts are uncertain and can trend over/under budget due to their unpredictable nature. YTD is high at 38% due to capacity fees from the Hacienda La Puente Unified School District.
8. Flow Tests – fire flow tests performed by District personnel to measure the volume of water available at a specific hydrant (\$350 per test). YTD is at 25%.
9. Return Check Fees – customers are charged a fee when the District is paid with insufficient funds checks and checks are returned by the bank. These receipts are uncertain and can trend over/under budget due to their unpredictable nature. YTD is currently at 31%.
10. Uncollectable – the District analyzes customer receivables at the end of each year and recognizes an expense equal to the estimated amount of cash that may not be collected. Uncollectable expense will be zero until assessed at year-end.

11. TOTAL OPERATING REVENUE

12. NON-OPERATING REVENUE



Rowland Water District

Profit & Loss Analysis and Variance Report

September 2021

13. Property Taxes – includes tax contributions from the County of Los Angeles. YTD is at 0% since the bulk of receipts happen between December and May each year and can cause YTD % to trend over/under expected budget %.
14. Shared Services – RWD is paid for extending Executive Director services to Bellflower-Somerset Mutual Water Company (provided by the General Manager of RWD) and accounting and treasurer services to CalMutuals Joint Powers Risk and Insurance Management Authority (provided by the Director of Finance of RWD). YTD is at 24%.
15. Interest Income – includes interest and dividends received on District investments. YTD is at 25%.
16. Miscellaneous Income – includes income from various sources such as recycling, refunds and unrealized gains or losses on investments. YTD is at -94% due to unrealized losses on investments.
17. **TOTAL NON-OPERATING REVENUE**
18. **TOTAL REVENUES**
19. **OPERATING EXPENSES**
20. **SOURCE OF SUPPLY**
21. Water Purchases – Includes variable costs of potable water from Three Valleys Municipal Water District (TVMWD) and California Domestic Water Company (CalDomestic), and recycled water purchases from City of Industry and Walnut Valley Water District (WVWD). YTD is trending high at 28% due to water purchases during warm summer months.
22. Pumping Power – the cost of electricity used for pumping water. YTD is trending high at 30% due to high electricity utilized during warm summer months.
23. Fixed Charges – includes fixed charges from TVMWD and CalDomestic. YTD is at 23%.
24. Chemicals – the cost of chemicals used to treat water sold to customers. YTD is at 19%.
25. **TOTAL SOURCE OF SUPPLY**
26. Maintenance of Water System – the costs of repairs and maintenance on elements of the District water system such as main lines, services, meters, reservoirs, valves, hydrants, and telemetry system. YTD is high at 23% due to the unpredictable nature of repairs and maintenance costs.
27. Service Contracts – includes costs for services such as billing printing and mailing, bulk paper shredding, copier leasing and services, landscaping, janitorial, uniforms, security system



Rowland Water District

Profit & Loss Analysis and Variance Report

September 2021

monitoring and maintenance, Caselle maintenance and support, Harmony renewal, water rate study and other services. YTD is high at 22% due to consulting fees for the water rate study.

28. Assessments – operating costs billed to RWD for their share of the PWR JWLC, which is billed quarterly, and the Puente Basin Water Agency (PBWA), which is billed monthly. YTD can trend over/under budget due to the timing of billing. YTD is currently at 18%.
29. Vehicle Expense – includes repair and maintenance costs for District vehicles as well as the cost of fuel. YTD can trend over/under budget due to the timing of truck maintenance and fuel purchases. YTD is currently at 24%.
30. Tools & Supplies – small tools and supplies used in the field. YTD can trend over/under budget due to the timing of tools and supplies. YTD is at 17%.
31. Equipment Expense – various costs incurred related to District equipment. YTD can trend over/under budget due to the timing of tools and supplies. YTD is at 12%.
32. Maintenance & Operations – various costs incurred for District maintenance and operations not directly related to the water system. YTD can trend over/under budget due to the timing of maintenance and operations. YTD is currently at 24%.
33. Engineering – general engineering costs related to District operations. YTD is currently at 12%.
34. Water Tests – laboratory testing and sampling of District water. YTD is at 29%.
35. Conservation – water conservation programs and efforts. YTD is low at 2% due to the timing of conservation costs.
36. Community Outreach – costs related to public relations and community outreach. YTD is at 45% due to public relations consulting fees paid for RWD video series and Prop 218.
37. **TOTAL OPERATING EXPENSES**
38. **ADMINISTRATIVE EXPENSES**
39. Liability Insurance – coverage through ACWA JPIA for the District insurance package. YTD is high at 42% due to timing of insurance bill and budgeting method used.
40. IT Support Services – information technology support services. YTD is at 26%.
41. IT Licensing – includes costs for various software licenses. YTD is at 26% due to timing of IT licensing billing.
42. Director Expense – costs for director compensation and benefits. YTD is at 19% of budget due to less meetings during the COVID-19 pandemic.



Rowland Water District

Profit & Loss Analysis and Variance Report

September 2021

- 43. Bank/Management Fees – includes various banking fees, Paymentus fees (for processing customer payments) and investment administrative fees. YTD is currently at 25%.
- 44. Legal Fees – legal costs related to RWD, PBWA and Public Water Agencies Group (PWAG). YTD is currently at 25%.
- 45. Compliance – includes costs for State Water Resources Control Board (SWRCB) compliance, LA County property taxes, various employee certifications, District permits, and maintenance costs for equipment compliance. YTD is high at 22% due to timing of District permits.
- 46. Auditing & Accounting – includes consulting services for complex accounting matters and annual audit assurance services related to District financial reporting. YTD is high at 41% due to the timing of audit billing.
- 47. Utility Services – costs related to office electricity, office phones, gas and district cell phones. YTD is at 22%.
- 48. Dues & Memberships – costs for district memberships, dues and subscriptions to various agencies such as the Water Education Foundation, Association of California Water Agencies, Urban Water Institute, California Special Districts Association and American Water Works Association. YTD is high at 62% due the timing of these billings.
- 49. Conference & Meetings – conference attendance and meeting expenses. YTD is at high at 43% of budget due to timing of conference and meeting costs for District personnel.
- 50. Office Expenses – costs for office supplies, postage, printing and stationery. YTD is high at 37% due to Prop 218 mailing to customers.
- 51. Seminars/Training – employee seminars and training. YTD is high at 57% due to employee coaching consulting fees.
- 52. Miscellaneous Expense – includes costs for travel, books & subscriptions, and miscellaneous general expenses. YTD is at 15% due to the timing of these expenses.
- 53. **TOTAL ADMINISTRATIVE EXPENSES**
- 54. **PERSONNEL EXPENSES**
- 55. **WAGES**
- 56. Operations – wages expense (regular, standby, OT) attributable to Operations. YTD is at 18%.
- 57. Distribution – wages expense (regular, standby, OT) attributable to Distribution. YTD is at 23%.
- 58. Administration – wages expense (regular) attributable to Administration. YTD is at 23%.



Rowland Water District

Profit & Loss Analysis and Variance Report

September 2021

59. **TOTAL WAGES**

60. Payroll Taxes – employer payroll taxes paid by the District. YTD is trending at 21%.
61. Workers Compensation – the District is billed quarterly for workers compensation insurance which can occasionally cause this line item to trend over/under expected budget. YTD is currently at 17%
62. Unemployment – state unemployment insurance is paid quarterly which can cause this line to occasionally trend over/under expected budget. YTD is currently low at 5% due to timing differences.
63. CalPERS – includes retirement costs for employee pension plans through the California Public Employee Retirement System. Contributions are made monthly and an annual payment is made at the beginning of each fiscal year for the plan's unfunded accrued liability. YTD is high at 45% due to payment timing of the unfunded payment (\$ 398.4K paid in July 2021).
64. OPEB Contributions – includes retirement costs for other post-employment benefits that provides medical, dental and vision coverage. There will be no OPEB contributions for the current fiscal year as the Public Agency Retirement Services (PARS) trust is fully funded.
65. EE & Retiree Health Insurance – includes the cost of health, dental, vision, life, and disability insurance for current employees as well as health insurance for retired employees. YTD is at 20%.

66. **TOTAL PERSONNEL EXPENSES**

67. **TOTAL EXPENSES**

68. **NET INCOME / (LOSS) BEFORE DEBT SERVICE & CAPITAL EXPENSES** – Financially, the District has performed as expected through September 2021.
69. Less: Total Debt Service – includes interest and principal payments on outstanding District debt as well as related administrative expenses. Interest payments on outstanding debt are made twice per year (December/June) and principal payments occur annually in December.
70. Less: Capital Expenses (Current-Year) – includes expenses related to current-year district projects and capital assets, excluding projects funded by bond proceeds (debt). YTD is at 13%.
71. **CASH INCREASE / (DECREASE)**

Tab

1.6

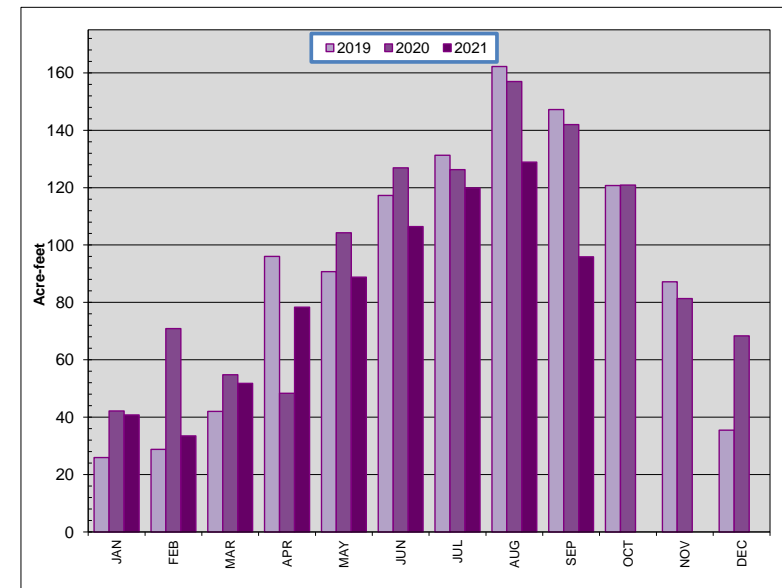
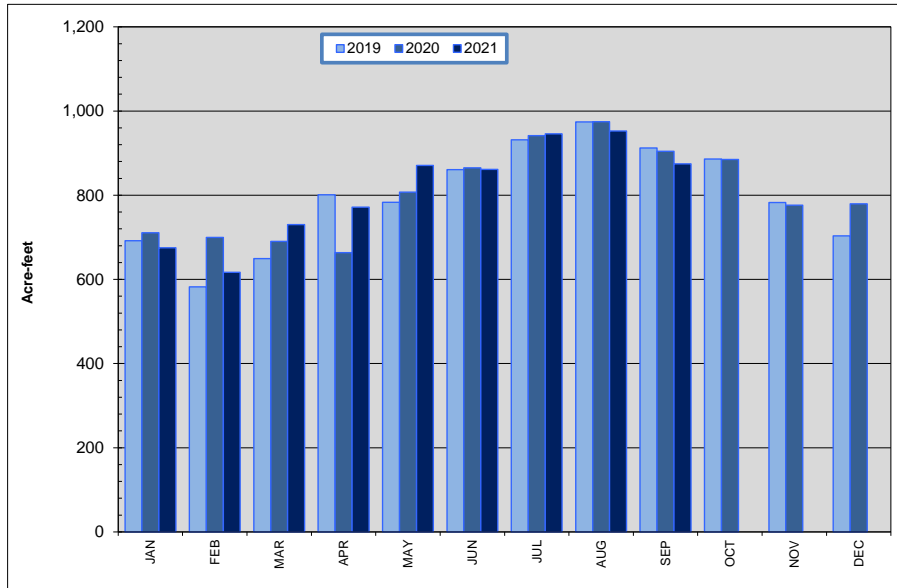


Water Purchases for CY 2021 (Acre-feet)



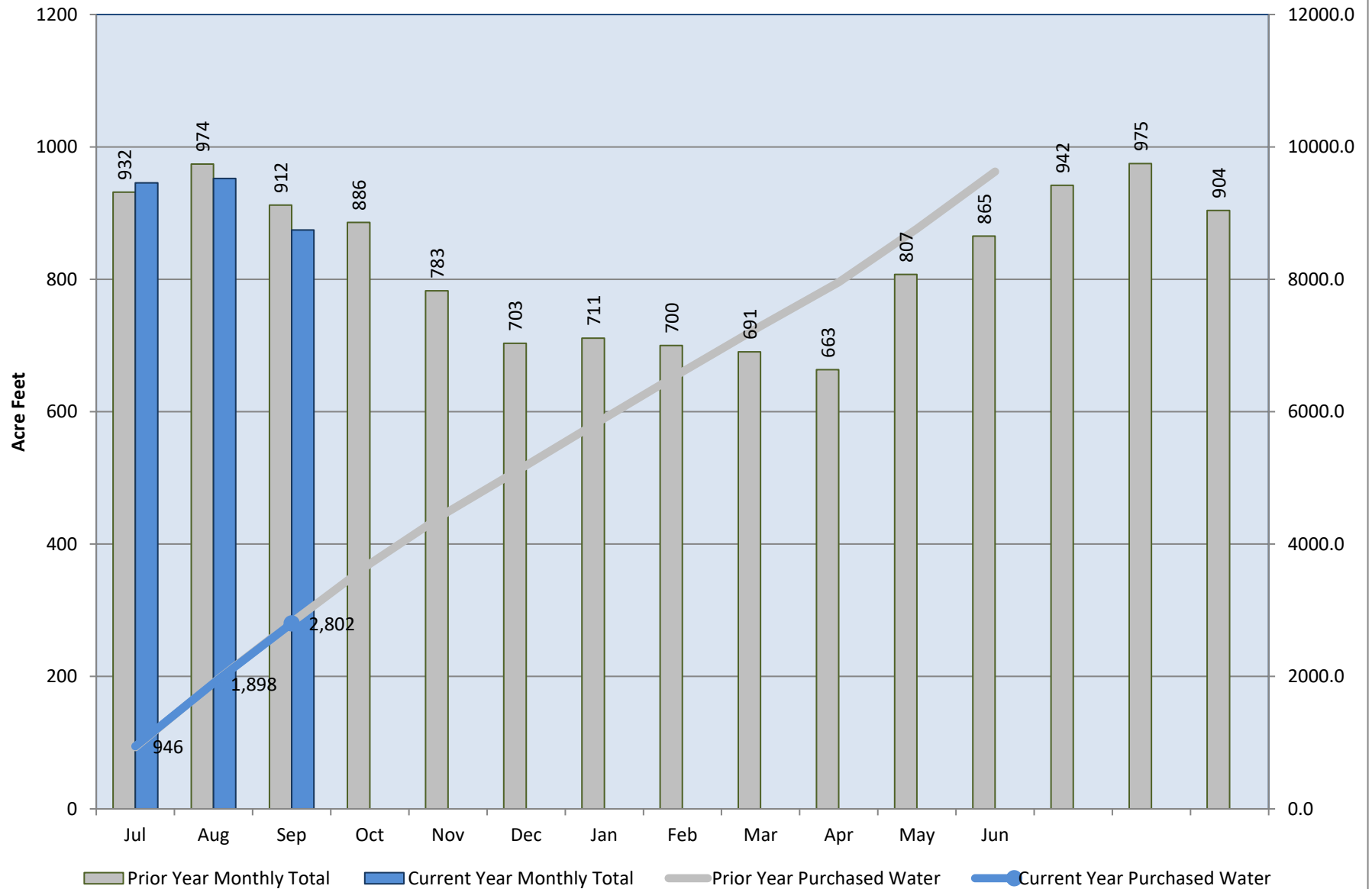
	POTABLE SYSTEM						TOTAL
	WBS	LHH	PM-9	PM-22	JWL		
					PM-15	Miramar	
JAN	164.1	0.0	0.0	235.9	180.3	94.8	675.1
FEB	157.9	0.0	0.0	194.1	76.6	188.4	617.0
MAR	182.9	0.0	0.0	246.5	74.4	226.2	730.0
APR	160.6	0.0	0.0	228.7	83.6	298.5	771.4
MAY	153.2	0.0	0.0	280.2	174.8	262.4	870.6
JUN	0.0	0.0	0.0	326.3	346.2	188.7	861.2
JUL	0.0	0.0	0.0	333.6	431.0	181.0	945.6
AUG	0.0	0.0	0.0	346.0	447.2	159.2	952.4
SEP	0.0	0.0	0.0	323.4	432.7	118.5	874.6
OCT							0.0
NOV							0.0
DEC							0.0
TOTAL	818.7	0.0	0.0	2,514.7	2,246.8	1,717.7	7,297.9

RECYCLED SYSTEM					
Well 1	Wet Well	WVWD	Industry	Potable Make-up	TOTAL
18.8	11.5	0.0	10.5	0.0	40.8
22.5	5.1	1.0	4.9	0.0	33.5
19.8	11.0	0.0	21.0	0.0	51.8
25.7	11.8	1.0	39.8	0.0	78.3
31.8	12.4	2.0	42.6	0.0	88.8
34.0	12.3	3.0	57.1	0.0	106.4
35.1	13.3	3.0	68.5	0.0	119.9
31.8	14.8	3.0	79.3	0.0	128.9
29.0	6.6	2.0	58.3	0.0	95.9
					0.0
					0.0
					0.0
248.5	98.8	15.0	382.0	0.0	744.3



Potable Water Purchases For FY 2021-2022

(Acre-feet)



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OCTOBER 2021-DIRECTOR REIMBURSEMENTS

Director	Date of Meeting/Event	Meeting/Event Attended	Reimbursement	No Charge	Additional Comments <i>(Submit expense report if claiming mileage and/or meal reimbursement)</i>
Anthony J. Lima					
	10/6/2021	Three Valleys Board Meeting	\$185.00		
	10/7/2021	PBWA Meeting	\$185.00		
	10/12/2021	RWD Board Meeting	\$185.00		
	10/14/2021	P-W-R JWL Commission Meeting	\$185.00		
	10/20/2021	Three Valleys Board Meeting	\$185.00		
	10/26/2021	RWD Board Meeting	\$185.00		
		TOTAL PAYMENT	\$1,110.00		
John Bellah					
	10/11/2021	SGV Chamber Gov Affairs Cttee	\$185.00		
	10/12/2021	RWD Board Meeting	\$185.00		
	10/26/2021	RWD Special Board Meeting	\$185.00		
		TOTAL PAYMENT	\$555.00		
Robert W. Lewis					
	10/7/2021	PBWA Meeting	\$185.00		
	10/11/2021	SGV Chamber Cttee	No Charge		
	10/12/2021	RWD Board Meeting	\$185.00		
	10/26/2021	RWD Special Board Meeting	\$185.00		
		TOTAL PAYMENT	\$555.00		
Szu Pei Lu-Yang					
	10/6/2021	TVMWD Board Meeting	\$185.00		
	10/11/2021	RHCCC	\$185.00		
	10/12/2021	RWD Board Meeting	\$185.00		
	10/20/2021	TVMWD Board Meeting	\$185.00		
	10/26/2021	RWD Special Board Meeting	\$185.00		
		TOTAL PAYMENT	\$925.00		
Vanessa Hsu					
	10/12/2021	RWD Board Meeting	\$185.00		
	10/26/2021	RWD Special Board Meeting	\$185.00		
		TOTAL PAYMENT	\$370.00		

APPROVED FOR PAYMENT:

Tom Coleman

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RESOLUTION NO. 11-2021

ROWLAND WATER DISTRICT RESOLUTION OF THE BOARD OF DIRECTORS ADOPTING RATES AND SERVICE CHARGES FOR POTABLE AND RECYCLED WATER

WHEREAS, the Rowland Water District ("District") is a county water district, organized and operating pursuant to Division 12 of the California Water Code; and

WHEREAS, the District imports potable water from the Metropolitan Water District of Southern California through its member agency, Three Valleys Municipal Water District, and also owns, operates, and maintains a recycled water system that distributes recycled water to customers within the District; and

WHEREAS, the District is authorized to fix and collect charges for the provision of services and facilities, including potable and recycled water; and

WHEREAS, the District retained NBS to conduct a water rate study, and determined that it is necessary to adopt new rates for its potable and recycled water service charges to: (1) meet revenue requirements; (2) ensure revenue stability; and (3) provide adequate funding for capital improvements; and

WHEREAS, the proposed rate structure for the potable and recycled water service charges has three customer classes: Single-Family Residential Customers, All Other Customers (commercial, industrial, governmental, institutional, and multi-family residential), and Recycled Water Customers.

WHEREAS, the rate structure consists of five components: (1) fixed monthly service charges (the "Fixed Service Charges"); (2) volumetric potable water commodity charges ("Potable Water Commodity Charges"); (3) volumetric recycled water commodity charges ("Recycled Water Commodity Charges"); (4) volumetric zonal surcharges ("Zonal Surcharges"), and (5) fixed monthly fire service charges ("Fire Service Charges") (collectively herein, the "Charges"); and

WHEREAS, the rates for the Fixed Service Charges are fixed monthly charges established on the basis of the size of the meter serving a property and are calculated to recover a portion of the District's fixed costs of operating and maintaining the water system, and are the same for potable and recycled water customers; and

WHEREAS, the rates for the Potable Water Commodity Charges are variable charges imposed per unit of potable water delivered during a billing period. One unit is equal to one hundred cubic

feet (“HCF”), or 748 gallons. For Single-Family Residential Customers, the rate structure for the Potable Water Commodity Charges consists of three tiers which impose higher rates as the level of consumption increases. For All Other Customers, the rates for Potable Water Commodity Charges are uniform charges imposed per unit of water delivered during a billing period.

WHEREAS, the rates for the Recycled Water Commodity Charges are variable charges imposed per unit of recycled water delivered during a billing period. The rates for Recycled Water Commodity Charges are uniform charges imposed per unit of water delivered during a billing period for all Recycled Water Customers; and

WHEREAS, the Zonal Surcharges are variable charges per unit of potable water delivered to customers in higher elevations across six different pressure zones and are based on the cost to maintain and pump water to customers across pressure zones; and

WHEREAS, the fire service charges (“Fire Service Charges”) are fixed monthly charges established on the basis of the size of the meter supplying private fire suppression systems/hydrants, and are only applicable to those customers with private fire suppression systems or hydrants serving their property; and

WHEREAS, on July 8, 2021, the Governor of the State of California issued Executive Order N-10-21 calling on Californians to voluntarily reduce their water consumption by 15% from their 2020 levels; and

WHEREAS, the drought rates (“Drought Rates”) for the Potable Water Commodity Charges will ensure there is sufficient revenue for the operation of the District in the event of increased or new conservation requirements and may be implemented during declared drought levels. The Drought Rates vary depending on the level or percentage of water conservation sought and the amount of water consumed while under those water use restrictions); and

WHEREAS, the Charges will take effect January 1, 2022, and will be adjusted each January 1 thereafter, through and including January 1, 2026, based on the schedule in Exhibit A; and

WHEREAS, the Charges are subject to Article XIII D, section 6 of the California Constitution (“Article XIII D”), which creates certain procedural and substantive requirements for the imposition of any new or increase in any existing property-related fees and charges, and meets these requirements as set forth below; and

WHEREAS, the revenues derived from the Charges will not exceed the funds required to provide the services and shall be used exclusively for the operation and maintenance of the water system; and

WHEREAS, the amount of the Charges will not exceed the proportional cost of the services attributable to each parcel upon which they are proposed for imposition; and

WHEREAS, the Charges will not be imposed on a parcel unless the water services are actually used by, or immediately available to, the owner of the parcel; and

WHEREAS, Article XIII D requires that prior to imposing any new Charges, the District shall provide written notice (the “Notice”) by mail of the proposed Charges to the record owner of each parcel upon which the Charges are proposed for imposition and any tenant directly liable for payment of the Charges, the amount of the Charges proposed to be imposed on each parcel, the basis upon which the Charges were calculated, the reason for the Charges, and the date time and location of a public hearing (the “Hearing”) on the proposed Charges; and

WHEREAS, pursuant to Article XIII D such Notice is required to be provided to the affected property owners and any tenant directly liable for the payment of the Charges not less than forty-five days prior to the Hearing on the proposed Charges; and

WHEREAS, the District did provide such Notice to the affected property owners and tenants in compliance with Article XIII D; and

WHEREAS, the Hearing was held on this day, November 9, 2021; and

WHEREAS, at the Hearing, the Board of Directors of the District (“Board”) considered all written materials and written protests to the proposed Charges received prior to the close of the Hearing, and heard oral testimony concerning the establishment and imposition of the proposed Charges, and at the close of the Hearing the District determined that it did not receive written protests against the establishment and imposition of the proposed Charges from a majority of the affected property owners or tenants directly liable for the payment of such Charges; and

WHEREAS, the Board now desires to establish and impose the proposed Charges as set forth in Exhibit A.

NOW THEREFORE, BE IT RESOLVED by the Board of Directors of the Rowland Water District as follows:

1. Incorporation of Recitals. The Recitals set forth above are made findings of this Board and are incorporated herein and made an operative part of this Resolution.
2. Inconsistency with other Fees and Charges. To the extent any Charges established by this Resolution are inconsistent with water service fees and charges previously adopted, it is the explicit intention of the Board that the Charges adopted pursuant to this Resolution shall prevail.
3. Charges. The Board hereby adopts the Charges at the rates, in the amounts, and on the effective dates set forth in Exhibit A. The Drought Rates may be activated as a result of a drought, a statewide order mandating water use reductions, or other natural disaster or event that results in a water shortage and an unforeseen drop in water demand.
4. Authorization. The Board of Directors hereby authorizes and directs the General Manager of the District to collect the Charges as set forth in Exhibit A, and to take all actions necessary to effectuate and implement the rates for such Charges.
5. CEQA Compliance. The Board finds that the administration, operation, maintenance, and improvements of the District water system, which is to be funded by the Charges, is necessary to maintain service within the District’s existing water service area as described herein. The Board

further finds that the administration, operation, maintenance and improvements of the District's water system, to be funded by the Charges, will not expand the District's water system. The Board further finds that the adoption of the Charges is necessary and reasonable to fund the administration, operation, maintenance and improvement of the District's water system. Based on these findings, the Board determines that the adoption of the Charges is exempt from the requirements of the California Environmental Quality Act pursuant to section 21080(b)(8) of the Public Resources Code and section 15273(a) of the State CEQA Guidelines. The documents and materials that constitute the record of proceedings on which these findings have been based are located at the Rowland Water District, 3021 Fullerton Road, Rowland Heights, CA 91748. The custodian for these records is the Board Secretary of the District.

6. Severability. If any section, subsection, clause or phrase in this Resolution or the application thereof to any person or circumstances is for any reason held invalid, the validity of the remainder of this Resolution or the application of such provisions to other persons or circumstances shall not be affected thereby. The Board hereby declares that it would have passed this Resolution and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences, clauses or phrases or the application thereof to any person or circumstance be held invalid.

7. Effective Date. This Resolution shall become effective immediately upon its adoption.

**ADOPTED AT A REGULAR MEETING OF THE ROWLAND WATER DISTRICT HELD
November 9, 2021 by the following roll call vote:**

AYES:

NOES:

ABSTAIN:

ABSENT:

ANTHONY J. LIMA, President

I certify that the forgoing Resolution is a true and correct copy of the Resolution of the Board of Directors of the Rowland Water District adopted on November 9, 2021.

TOM COLEMAN
General Manager/Board Secretary

EXHIBIT “A” TO RESOLUTION NO. 11-2021

POTABLE AND RECYCLED WATER RATES

Table 1 - Rates for Monthly Potable and Recycled Water Service Charges (\$/Meter Size) and Effective Dates					
<i>Meter Size</i>	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
5/8 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
3/4 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
1 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
1.5 inch	\$198.78	\$206.73	\$212.93	\$219.32	\$225.90
2 inch	\$315.38	\$327.99	\$337.83	\$347.96	\$358.40
3 inch	\$626.30	\$651.35	\$670.89	\$691.01	\$711.75
4 inch	\$976.08	\$1,015.13	\$1,045.58	\$1,076.95	\$1,109.25
6 inch	\$1,947.71	\$2,025.62	\$2,086.39	\$2,148.98	\$2,213.45
8 inch	\$3,113.66	\$3,238.21	\$3,335.36	\$3,435.42	\$3,538.48
10 inch	\$8,166.13	\$8,492.77	\$8,747.55	\$9,009.98	\$9,280.28
12 inch	\$10,303.71	\$10,715.86	\$11,037.33	\$11,368.45	\$11,709.50

Table 2 - Rates for Monthly Potable Water Fire Service Charges (\$/Meter Size) and Effective Dates					
<i>Meter Size</i>	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
1 inch	\$6.46	\$6.72	\$6.92	\$7.13	\$7.34
2 inch	\$10.87	\$11.30	\$11.64	\$11.99	\$12.35
3 inch	\$18.48	\$19.22	\$19.80	\$20.39	\$21.00
4 inch	\$32.51	\$33.81	\$34.83	\$35.87	\$36.95
6 inch	\$68.58	\$71.33	\$73.47	\$75.67	\$77.94
8 inch	\$116.68	\$121.35	\$124.99	\$128.74	\$132.60
10 inch	\$180.81	\$188.04	\$193.68	\$199.49	\$205.48
12 inch	\$216.88	\$225.56	\$232.32	\$239.29	\$246.47

Table 3 - Rates for Potable Water Commodity Charges and Effective Dates ⁽¹⁾					
Customer Class	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
<i>Single-Family Residential</i>					
<u>Zone 1</u>					
Tier 1: 1-8 HCF	\$3.18	\$3.31	\$3.41	\$3.51	\$3.62
Tier 2: 9-15 HCF	\$3.59	\$3.73	\$3.84	\$3.96	\$4.08
Tier 3: 16+ HCF	\$4.66	\$4.84	\$4.99	\$5.14	\$5.29
<u>Zone 2</u>					
Tier 1: 1-8 HCF	\$3.34	\$3.47	\$3.57	\$3.68	\$3.80
Tier 2: 9-15 HCF	\$3.74	\$3.89	\$4.01	\$4.13	\$4.25
Tier 3: 16+ HCF	\$4.81	\$5.00	\$5.15	\$5.31	\$5.47
<u>Zone 3</u>					
Tier 1: 1-8 HCF	\$3.47	\$3.61	\$3.72	\$3.84	\$3.96
Tier 2: 9-15 HCF	\$3.88	\$4.03	\$4.16	\$4.28	\$4.42
Tier 3: 16+ HCF	\$4.95	\$5.15	\$5.30	\$5.47	\$5.63
<u>Zone 4</u>					
Tier 1: 1-8 HCF	\$3.82	\$3.97	\$4.10	\$4.23	\$4.36
Tier 2: 9-15 HCF	\$4.22	\$4.39	\$4.53	\$4.67	\$4.82
Tier 3: 16+ HCF	\$5.29	\$5.50	\$5.68	\$5.85	\$6.04
<u>Zone 5</u>					
Tier 1: 1-8 HCF	\$4.02	\$4.18	\$4.31	\$4.45	\$4.60
Tier 2: 9-15 HCF	\$4.42	\$4.60	\$4.75	\$4.90	\$5.05
Tier 3: 16+ HCF	\$5.49	\$5.71	\$5.89	\$6.08	\$6.27
<u>Zone 6</u>					
Tier 1: 1-8 HCF	\$4.29	\$4.46	\$4.61	\$4.76	\$4.91
Tier 2: 9-15 HCF	\$4.69	\$4.88	\$5.04	\$5.20	\$5.37
Tier 3: 16+ HCF	\$5.76	\$5.99	\$6.19	\$6.38	\$6.59
<i>All Other Customers:⁽²⁾</i>					
Zone 1 Uniform Rate	\$3.60	\$3.74	\$3.85	\$3.97	\$4.09
Zone 2 Uniform Rate	\$3.75	\$3.90	\$4.02	\$4.14	\$4.27
Zone 3 Uniform Rate	\$3.89	\$4.04	\$4.17	\$4.30	\$4.43
Zone 4 Uniform Rate	\$4.23	\$4.40	\$4.54	\$4.68	\$4.83
Zone 5 Uniform Rate	\$4.43	\$4.61	\$4.76	\$4.91	\$5.07
Zone 6 Uniform Rate	\$4.70	\$4.89	\$5.05	\$5.21	\$5.38

⁽¹⁾ The rates in Table 3 are equal to the sum of the Potable Water Commodity Charges for each tier in each year, and the applicable Zonal Surcharges.

⁽²⁾ "All Other Customers" includes commercial, industrial, governmental, institutional, and multi-family residential customers.

Table 4 - Rates for Recycled Water Commodity Charges and Effective Dates					
	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
Uniform Rate	\$2.39	\$2.51	\$2.63	\$2.77	\$2.90

Table 5 - Drought Rates for Potable Water Commodity Charges (\$/HCF) and Effective Dates ⁽¹⁾						
Drought Rates – Level 1	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026	
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.23	\$4.27	\$5.30	\$6.33	\$7.36	
Tier 2 9-15 hcf	\$3.70	\$4.74	\$5.77	\$6.80	\$7.83	
Tier 3 16+ hcf	\$5.19	\$6.23	\$7.26	\$8.29	\$9.32	
<i>All Other Customers:</i>						
Uniform Rate	\$3.69	\$4.73	\$5.76	\$6.79	\$7.82	
Drought Rates – Level 2						
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.29	\$4.33	\$5.36	\$6.39	\$7.42	
Tier 2 9-15 hcf	\$3.85	\$4.89	\$5.92	\$6.95	\$7.98	
Tier 3 16+ hcf	\$6.02	\$7.06	\$8.09	\$9.12	\$10.15	
<i>All Other Customers:</i>						
Uniform Rate	\$3.81	\$4.85	\$5.88	\$6.91	\$7.94	
Drought Rates – Level 3						
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.37	\$4.41	\$5.44	\$6.47	\$7.50	
Tier 2 9-15 hcf	\$4.07	\$5.11	\$6.14	\$7.17	\$8.20	
Tier 3 16+ hcf	\$7.42	\$8.46	\$9.49	\$10.52	\$11.55	
<i>All Other Customers:</i>						
Uniform Rate	\$3.96	\$5.00	\$6.03	\$7.06	\$8.09	
Drought Rates – Level 4						
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.48	\$4.52	\$5.55	\$6.58	\$7.61	
Tier 2 9+ hcf	\$6.17	\$7.21	\$8.24	\$9.27	\$10.30	
<i>All Other Customers:</i>						
Uniform Rate	\$4.17	\$5.21	\$6.24	\$7.27	\$8.30	
Drought Rates – Level 5						
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.62	\$4.66	\$5.69	\$6.72	\$7.75	
Tier 2 9+ hcf	\$7.95	\$8.99	\$10.02	\$11.05	\$12.08	
<i>All Other Customers:</i>						
Uniform Rate	\$4.45	\$5.49	\$6.52	\$7.55	\$8.58	
Drought Rates – Level 6						
<i>Single-Family Residential:</i>						
Tier 1 1-8 hcf	\$3.84	\$4.88	\$5.91	\$6.94	\$7.97	
Tier 2 9+ hcf	\$11.98	\$13.02	\$14.05	\$15.08	\$16.11	
<i>All Other Customers:</i>						
Uniform Rate	\$4.88	\$5.92	\$6.95	\$7.98	\$9.01	

⁽¹⁾ The Drought Rates replace the standard tiered or uniform Potable Water Commodity Charge rates set forth in Table 3, during the applicable water shortage level declared by the Board. The Drought Rates set forth in this Table 5 do not include the Zonal Surcharges set forth in Table 6, which will be added to the Drought Rates as applicable.

Table 6 - Zonal Surcharges (\$/HCF) and Effective Dates					
Applicable Pressure Zone	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
Zone 2	\$0.15	\$0.16	\$0.16	\$0.17	\$0.18
Zone 3	\$0.29	\$0.30	\$0.31	\$0.33	\$0.34
Zone 4	\$0.63	\$0.66	\$0.69	\$0.71	\$0.74
Zone 5	\$0.83	\$0.87	\$0.90	\$0.94	\$0.98
Zone 6	\$1.11	\$1.15	\$1.20	\$1.24	\$1.29

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RESOLUTION NO. 11.1-2021

**ROWLAND WATER DISTRICT
RESOLUTION OF THE BOARD OF DIRECTORS
ADOPTING MISCELLANEOUS RATES, FEES AND PENALTIES**

WHEREAS, Rowland Water District (the "District") is organized and operates pursuant to the County Water District Law, commencing with Section 30000 of the California Water Code (the County Water District Law"); and

WHEREAS, the District is the purveyor of potable water and recycled water services within its service area; and

WHEREAS, pursuant to the County Water District Law, the District has the authority to establish and impose fees to recover the costs of providing various services and regulatory activities that it provides within the District's boundaries, and penalties for violations of any of its Rules and Regulations for Potable and Recycled Water Service (the "Rules and Regulations"); and

WHEREAS, the District has determined that the costs of providing certain miscellaneous services has increased and that it is appropriate to increase the rates for such fees and to amend the District's Rules and Regulations to reflect such rate increases; and

WHEREAS, the District retained NBS to prepare a report demonstrating the reasonable costs of providing potable and recycled water service to construction customers within the District; and

WHEREAS, based on the findings set forth in NBS' report, the District has further determined to impose rates and fees for potable and recycled water service to construction customers, including one-time fees and monthly potable and recycled water rates, who connect to the potable and recycled water system on a temporary basis; and

WHEREAS, the District has further determined that it is appropriate to increase the rates of certain penalties imposed pursuant to its Rules and Regulations and amend such Rules and Regulations to reflect such increases.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of Rowland Water District as follows:

- Section 1. The matters set forth in the recitals to this Resolution are true and correct statements and by this reference incorporated herein and made findings and determinations of the Board of Directors.

- Section 2. The Board of Directors of the District has been presented with data showing the estimated reasonable costs of providing certain services for which the fees set forth in Exhibit A are imposed and the revenue sources available to recover the costs of providing such services. The fees and penalties set forth in Exhibit A are imposed in accordance with the District's Rules and Regulations.
- Section 3. The Board of Directors called a public hearing for November 9, 2021, at 5:00 p.m., at the office of the District for the purpose of receiving public comments to the proposed fees and penalties. Notice of the public hearing was given by publication in a newspaper of general circulation within the District once a week for two weeks commencing at least ten (10) days prior to the public hearing, with at least 5 days intervening between the first and last publication. On November 9, 2021, at the time and place set for the public hearing, the Board heard and considered all oral and written presentations and comments made regarding the proposed fees and penalties.
- Section 4. The Board of Directors finds and determines that:
- (a) The fees established by this Resolution:
 - (1) are imposed for a specific government service provided directly to the payer, or for reasonable regulatory costs of the District for issuing licenses and permits, performing investigations, inspections, and administrative enforcements of the District's Rules and Regulations;
 - (2) are no more than necessary to cover the reasonable costs of the governmental activity for which the fee is imposed; and
 - (3) the manner in which those costs are allocated to a payor bear a fair or reasonable relationship to the payor's burdens on, or benefits received from, the governmental activity for which the fee or is imposed.
 - (b) The penalties established by this Resolution are imposed pursuant to the District's Rules and Regulations.
 - (c) The fees and penalties are not taxes within the meaning of California Constitution article XIII C, section 1(e).
- Section 5. (a) The Board of Directors hereby finds that the administration, operation, maintenance, and improvements of the potable water and recycled water systems, which are to be funded by the fees, are necessary to maintain potable water and recycled water service within the District's existing service area. The Board further finds that the administration, operation, maintenance, and improvements of the potable water and recycled systems, to be funded by the fees will not expand the potable

water or recycled water system. The Board further finds that the fees are necessary and reasonable to fund the administration, operation, maintenance, and improvements of the potable water and recycled water systems. Based on these findings, the Board hereby determines that this Resolution as it pertains to the fees or penalties is exempt from the requirements of CEQA pursuant to California Public Resources Code section 21080(b)(8) and State CEQA Guidelines section 15273(a).

(b) The documents and materials that constitute the record of proceedings on which these findings have been based are located at 3021 Fullerton Road, Rowland Heights, California. The custodian for these records is the Secretary of the Board.

Section 6. The rates for the fees and penalties set forth in Exhibit A are hereby adopted and shall take effect on the dates set forth in Exhibit A. The General Manager of the District is hereby authorized and directed to take all actions necessary to: (a) effectuate the authorizations set forth herein; (b) collect all such fees and penalties at the rates and in the amounts set forth in Exhibit A; and (c) revise the District's Rules and Regulations to reflect the changes to the rates for the fees and penalties set forth in Exhibit A and adopted herein.

Section 7. If any section, subsection, clause or phrase in this Resolution No. 11.1-2021 or the application thereof to any person or circumstances is for any reason held invalid, the validity of the remainder of this Resolution No. 11.1-2021 or the application of such provision to other persons or circumstances shall not be affected thereby. The Board hereby declares that it would have passed this Resolution No. 11.1-2021 and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences, clauses, or phrases or the application thereof to any person or circumstance be held invalid.

Section 8. To the extent that this Resolution No. 11.1-2021 and the rates for the fees and penalties set forth herein are inconsistent with any prior resolution, ordinance, Rules and Regulations, or actions of the Board, it is the explicit intention of the Board that this Resolution No. 11.1-2021 shall prevail.

Section 9. This Resolution shall take effect immediately upon adoption.

ADOPTED at a regular meeting of the Board of Directors of the Rowland Water District held on November 9, 2021, by the following vote, to wit:

AYES:
NOES:
ABSTAIN:
ABSENT:

ATTEST:

TOM COLEMAN
Board Secretary

ANTHONY J. LIMA
Board President

EXHIBIT A
Schedule of Miscellaneous Fees and Penalties

Fee or Penalty (Effective JANUARY 1, 2022)	Amount
Application Fee	\$60.00
Termination Notice Fee (Door Hanger)	\$51.00
Turn On/Turn Off Fee	\$50.00
Reconnection Fee – After Business Hours	\$140.00
Tampering Penalty	\$200.00
Meter Test Deposit	\$238.00
Cross Connection Control Administration Fee (Per Year/Per Unit)	\$10.00
Cross Connection Control Delinquent Notice Fee	\$11.00
Cross Connection Control Termination Notice Fee	\$51.00
Cross Connection Control Turn Off/Turn On Fee – During Business Hours	\$102.00
Cross Connection Control Plan Check/Inspection Fee	\$434.00
Fee For Each Additional Cross Connection Control Assembly	\$36.00
Recycled Water Plan Check/Inspection Fee	\$893.00
Fire Flow Test Fee	\$325.00

CONSTRUCTION METER FEE SCHEDULE

Effective Date	Jan. 1, 2022	Jan. 1, 2023	Jan. 1, 2024	Jan. 1, 2025	Jan. 1, 2026
Construction Meter Deposit	\$3,165.00	\$3,259.00	\$3,357.00	\$3,458.00	\$3,562.00
Administration Fee- Construction Meter	\$213.00	\$220.00	\$226.00	\$233.00	\$240.00
Monthly Rental Fee Construction Meter	\$65.00	\$67.00	\$69.00	\$71.00	\$73.00
Relocate Construction Meter (cost per hour)	\$96.00	\$99.00	\$102.00	\$105.00	\$108.00

CONSTRUCTION POTABLE/RECYCLED WATER RATE (\$/HCF)

Effective Date	Jan. 1, 2022	Jan. 1, 2023	Jan. 1, 2024	Jan. 1, 2025	Jan. 1, 2026
Construction Rate-Potable					
Zone 1	\$5.85	\$6.12	\$6.17	\$6.27	\$6.18
Zone 2	\$6.00	\$6.28	\$6.33	\$6.44	\$6.36
Zone 3	\$6.14	\$6.42	\$6.48	\$6.59	\$6.52
Zone 4	\$6.48	\$6.78	\$6.85	\$6.98	\$6.92
Zone 5	\$6.68	\$6.99	\$7.07	\$7.21	\$7.16
Zone 6	\$6.95	\$7.27	\$7.36	\$7.51	\$7.47
Construction Rate-Recycled	\$4.26	\$4.25	\$4.25	\$4.25	\$4.25

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**ORDINANCE NO. 0-11-2021
ROWLAND WATER DISTRICT**

**ADOPTING RATES AND SERVICE CHARGES FOR POTABLE AND RECYCLED
WATER AND MISCELLANEOUS RATES, FEES AND PENALTIES**

WHEREAS, the Rowland Water District ("District") is a county water district, organized and operating pursuant to Division 12 (commencing with Section 30000) of the California Water Code (the County Water District Law"); and

WHEREAS, the District imports potable water from the Metropolitan Water District of Southern California through its member agency, Three Valleys Municipal Water District, and also owns, operates, and maintains a recycled water system that distributes recycled water to customers within the District; and

WHEREAS, the District is authorized to fix and collect charges for the provision of services and facilities, including potable and recycled water; and

WHEREAS, the District retained NBS to conduct a water rate study, and determined that it is necessary to adopt new rates for its potable and recycled water service charges to: (1) meet revenue requirements; (2) ensure revenue stability; and (3) provide adequate funding for capital improvements; and

WHEREAS, the proposed rate structure for the potable and recycled water service charges has three customer classes: Single-Family Residential Customers, All Other Customers (commercial, industrial, governmental, institutional, and multi-family residential), and Recycled Water Customers.

WHEREAS, the rate structure consists of five components: (1) fixed monthly service charges (the "Fixed Service Charges"); (2) volumetric potable water commodity charges ("Potable Water Commodity Charges"); (3) volumetric recycled water commodity charges ("Recycled Water Commodity Charges"); (4) volumetric zonal surcharges ("Zonal Surcharges"), and (5) fixed monthly fire service charges ("Fire Service Charges") (collectively herein, the "Charges"); and

WHEREAS, the rates for the Fixed Service Charges are fixed monthly charges established on the basis of the size of the meter serving a property and are calculated to recover a portion of the District's fixed costs of operating and maintaining the water system, and are the same for potable and recycled water customers; and

WHEREAS, the rates for the Potable Water Commodity Charges are variable charges imposed per unit of potable water delivered during a billing period. One unit is equal to one hundred cubic

feet (“HCF”), or 748 gallons. For Single-Family Residential Customers, the rate structure for the Potable Water Commodity Charges consists of three tiers which impose higher rates as the level of consumption increases. For All Other Customers, the rates for Potable Water Commodity Charges are uniform charges imposed per unit of water delivered during a billing period.

WHEREAS, the rates for the Recycled Water Commodity Charges are variable charges imposed per unit of recycled water delivered during a billing period. The rates for Recycled Water Commodity Charges are uniform charges imposed per unit of water delivered during a billing period for all Recycled Water Customers; and

WHEREAS, the Zonal Surcharges are variable charges per unit of potable water delivered to customers in higher elevations across six different pressure zones and are based on the cost to maintain and pump water to customers across pressure zones; and

WHEREAS, the fire service charges (“Fire Service Charges”) are fixed monthly charges established on the basis of the size of the meter supplying private fire suppression systems/hydrants, and are only applicable to those customers with private fire suppression systems or hydrants serving their property; and

WHEREAS, on July 8, 2021, the Governor of the State of California issued Executive Order N-10-21 calling on Californians to voluntarily reduce their water consumption by 15% from their 2020 levels; and

WHEREAS, the drought rates (“Drought Rates”) for the Potable Water Commodity Charges will ensure there is sufficient revenue for the operation of the District in the event of increased or new conservation requirements and may be implemented during declared drought levels. The Drought Rates vary depending on the level or percentage of water conservation sought and the amount of water consumed while under those water use restrictions); and

WHEREAS, the Charges will take effect January 1, 2022, and will be adjusted each January 1 thereafter, through and including January 1, 2026, based on the schedule in Exhibit A; and

WHEREAS, the Charges are subject to Article XIII D, section 6 of the California Constitution (“Article XIII D”), which creates certain procedural and substantive requirements for the imposition of any new or increase in any existing property-related fees and charges, and meets these requirements as set forth below; and

WHEREAS, the revenues derived from the Charges will not exceed the funds required to provide the services and shall be used exclusively for the operation and maintenance of the water system; and

WHEREAS, the amount of the Charges will not exceed the proportional cost of the services attributable to each parcel upon which they are proposed for imposition; and

WHEREAS, the Charges will not be imposed on a parcel unless the water services are actually used by, or immediately available to, the owner of the parcel; and

WHEREAS, Article XIII D requires that prior to imposing any new Charges, the District shall provide written notice (the “Notice”) by mail of the proposed Charges to the record owner of each parcel upon which the Charges are proposed for imposition and any tenant directly liable for payment of the Charges, the amount of the Charges proposed to be imposed on each parcel, the basis upon which the Charges were calculated, the reason for the Charges, and the date time and location of a public hearing (the “Hearing”) on the proposed Charges; and

WHEREAS, pursuant to Article XIII D such Notice is required to be provided to the affected property owners and any tenant directly liable for the payment of the Charges not less than forty-five days prior to the Hearing on the proposed Charges; and

WHEREAS, the District did provide such Notice to the affected property owners and tenants in compliance with Article XIII D; and

WHEREAS, the Hearing was held on this day, November 9, 2021; and

WHEREAS, at the Hearing, the Board of Directors of the District (“Board”) considered all written materials and written protests to the proposed Charges received prior to the close of the Hearing, and heard oral testimony concerning the establishment and imposition of the proposed Charges, and at the close of the Hearing the District determined that it did not receive written protests against the establishment and imposition of the proposed Charges from a majority of the affected property owners or tenants directly liable for the payment of such Charges; and

WHEREAS, pursuant to the County Water District Law, the District has the authority to establish and impose fees to recover the costs of providing various services and regulatory activities that it provides within the District’s boundaries, and penalties for violations of any of its Rules and Regulations for Potable and Recycled Water Service (the “Rules and Regulations”); and

WHEREAS, the District has determined that the costs of providing certain miscellaneous services has increased and that it is appropriate to increase the rates for such fees and to amend the District’s Rules and Regulations to reflect such rate increases; and

WHEREAS, the District retained NBS to prepare a report demonstrating the reasonable costs of providing potable and recycled water service to construction customers within the District; and

WHEREAS, based on the findings set forth in NBS’ report, the District has further determined to impose rates and fees for potable and recycled water service to construction customers, including one-time fees and monthly potable and recycled water rates, who connect to the potable and recycled water system on a temporary basis; and

WHEREAS, the District has further determined that it is appropriate to increase the rates of certain penalties imposed pursuant to its Rules and Regulations and amend such Rules and Regulations to reflect such increases.

Be it ordained by the Board of Directors of the Rowland Water District as follows:

1. Incorporation of Recitals. The Recitals set forth above are true and correct statements, made findings of this Board, and are incorporated herein and made an operative part of this Ordinance.
2. Charges. The Board hereby adopts the Charges at the rates, in the amounts, and on the effective dates set forth in Exhibit A. The Drought Rates may be activated as a result of a drought, a statewide order mandating water use reductions, or other natural disaster or event that results in a water shortage and an unforeseen drop in water demand.
3. Miscellaneous Fees and Penalties. The Board has been presented with data showing the estimated reasonable costs of providing certain services for which the fees set forth in Exhibit B are imposed and the revenue sources available to recover the costs of providing such services. The fees and penalties set forth in Exhibit B are imposed in accordance with the District's Rules and Regulations.
4. Hearing. The Board of Directors called a public hearing for November 9, 2021, at 5:00 p.m., at the office of the District for the purpose of receiving public comments to the proposed fees and penalties set forth in Exhibit B. Notice of the public hearing was given by publication in a newspaper of general circulation within the District once a week for two weeks commencing at least fourteen ten (140) days prior to the public hearing, with at least 5 days intervening between the first and last publication. On November 9, 2021, at the time and place set for the public hearing, the Board heard and considered all oral and written presentations and comments made regarding the proposed fees and penalties.
5. The Board of Directors finds and determines that:
 - a. The fees established by Exhibit B of this Ordinance:
 - i. are imposed for a specific government service provided directly to the payer, or for reasonable regulatory costs of the District for issuing licenses and permits, performing investigations, inspections, and administrative enforcements of the District's Rules and Regulations;
 - ii. are no more than necessary to cover the costs of the governmental activity for which the fee is imposed; and
 - iii. the manner in which those costs are allocated to a payor bear a fair or reasonable relationship to the payor's burdens on, or benefits received from, the governmental activity for which the fee or is imposed.
 - b. The penalties established by this Ordinance are imposed pursuant to the District's Rules and Regulations.
6. CEQA Compliance.
 - a. The Board of Directors hereby finds that the administration, operation, maintenance, and improvements of the potable water and recycled water systems, which are to be funded by the Charges, fees, and penalties, are necessary to

maintain potable water and recycled water service within the District's existing service area. The Board further finds that the administration, operation, maintenance, and improvements of the potable water and recycled systems, to be funded by the fees will not expand the potable water or recycled water system. The Board further finds that the adoption of the Charges and fees are necessary and reasonable to fund the administration, operation, maintenance, and improvements of the potable water and recycled water systems. Based on these findings, the Board hereby determines that this Ordinance as it pertains to the Charges, fees or penalties is exempt from the requirements of CEQA pursuant to California Public Resources Code section 21080(b)(8) and State CEQA Guidelines section 15273(a).

- b. The documents and materials that constitute the record of proceedings on which these findings have been based are located at 3021 Fullerton Road, Rowland Heights, California. The custodian for these records is the Secretary of the Board.

7. Authorization.

- a. The Board of Directors hereby authorizes and directs the General Manager of the District to collect the Charges as set forth in Exhibit A, and to take all actions necessary to effectuate and implement the rates for such Charges.
- b. The rates for the fees and penalties set forth in Exhibit B are hereby adopted and shall take effect on the dates set forth in Exhibit B. The General Manager of the District is hereby authorized and directed to take all actions necessary to: (a) effectuate the authorizations set forth herein; (b) collect all such fees and penalties at the rates and in the amounts set forth in Exhibit B; and (c) revise the District's Rules and Regulations to reflect the changes to the rates for the fees and penalties set forth in Exhibit B and adopted herein.

8. Inconsistency with other Fees and Charges.

- a. To the extent any Charges established by this Ordinance are inconsistent with water service fees and charges previously adopted, it is the explicit intention of the Board that the Charges adopted pursuant to this Ordinance shall prevail.
- b. To the extent that this Ordinance and the rates for the fees and penalties set forth herein are inconsistent with any prior resolution, ordinance, Rules and Regulations, or actions of the Board, it is the explicit intention of the Board that this Ordinance shall prevail.

9. Severability. If any section, subsection, clause or phrase in this Ordinance or the application thereof to any person or circumstances is for any reason held invalid, the validity of the remainder of this Ordinance or the application of such provisions to other persons or circumstances shall not be affected thereby. The Board hereby declares that it would have passed this Ordinance and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences,

clauses or phrases or the application thereof to any person or circumstance be held invalid.

10. Approval. This Ordinance requires a 2/3 vote of the Board for approval.

11. Effective Date. This Ordinance shall take effect only upon the passage of a law that would require the Charges, fees, and penalties contained herein to be approved by the Board by ordinance, with a 2/3 vote.

Said ordinance was adopted, on roll call vote, at the regular meeting of the Board of Directors held November 9, 2021, by the following vote:

AYES:
NOES:
ABSENT:
ABSTAIN:

I hereby certify that the foregoing is a true and correct copy of Ordinance No. 0-11-2021, adopted by the Board of Directors of the Rowland Water District at its regular meeting held on November 9, 2021.

Anthony J. Lima
Board President

ATTEST:

Tom Coleman
Board Secretary

EXHIBIT A

POTABLE AND RECYCLED WATER RATES

Table 1 - Rates for Monthly Potable and Recycled Water Service Charges (\$/Meter Size) and Effective Dates					
<i>Meter Size</i>	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
5/8 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
3/4 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
1 inch	\$43.32	\$45.05	\$46.40	\$47.80	\$49.23
1.5 inch	\$198.78	\$206.73	\$212.93	\$219.32	\$225.90
2 inch	\$315.38	\$327.99	\$337.83	\$347.96	\$358.40
3 inch	\$626.30	\$651.35	\$670.89	\$691.01	\$711.75
4 inch	\$976.08	\$1,015.13	\$1,045.58	\$1,076.95	\$1,109.25
6 inch	\$1,947.71	\$2,025.62	\$2,086.39	\$2,148.98	\$2,213.45
8 inch	\$3,113.66	\$3,238.21	\$3,335.36	\$3,435.42	\$3,538.48
10 inch	\$8,166.13	\$8,492.77	\$8,747.55	\$9,009.98	\$9,280.28
12 inch	\$10,303.71	\$10,715.86	\$11,037.33	\$11,368.45	\$11,709.50

Table 2 - Rates for Monthly Potable Water Fire Service Charges (\$/Meter Size) and Effective Dates					
<i>Meter Size</i>	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
1 inch	\$6.46	\$6.72	\$6.92	\$7.13	\$7.34
2 inch	\$10.87	\$11.30	\$11.64	\$11.99	\$12.35
3 inch	\$18.48	\$19.22	\$19.80	\$20.39	\$21.00
4 inch	\$32.51	\$33.81	\$34.83	\$35.87	\$36.95
6 inch	\$68.58	\$71.33	\$73.47	\$75.67	\$77.94
8 inch	\$116.68	\$121.35	\$124.99	\$128.74	\$132.60
10 inch	\$180.81	\$188.04	\$193.68	\$199.49	\$205.48
12 inch	\$216.88	\$225.56	\$232.32	\$239.29	\$246.47

Table 3 - Rates for Potable Water Commodity Charges and Effective Dates ⁽¹⁾					
Customer Class	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
<i>Single-Family Residential</i>					
<u>Zone 1</u>					
Tier 1: 1-8 HCF	\$3.18	\$3.31	\$3.41	\$3.51	\$3.62
Tier 2: 9-15 HCF	\$3.59	\$3.73	\$3.84	\$3.96	\$4.08
Tier 3: 16+ HCF	\$4.66	\$4.84	\$4.99	\$5.14	\$5.29
<u>Zone 2</u>					
Tier 1: 1-8 HCF	\$3.34	\$3.47	\$3.57	\$3.68	\$3.80
Tier 2: 9-15 HCF	\$3.74	\$3.89	\$4.01	\$4.13	\$4.25
Tier 3: 16+ HCF	\$4.81	\$5.00	\$5.15	\$5.31	\$5.47
<u>Zone 3</u>					
Tier 1: 1-8 HCF	\$3.47	\$3.61	\$3.72	\$3.84	\$3.96
Tier 2: 9-15 HCF	\$3.88	\$4.03	\$4.16	\$4.28	\$4.42
Tier 3: 16+ HCF	\$4.95	\$5.15	\$5.30	\$5.47	\$5.63
<u>Zone 4</u>					
Tier 1: 1-8 HCF	\$3.82	\$3.97	\$4.10	\$4.23	\$4.36
Tier 2: 9-15 HCF	\$4.22	\$4.39	\$4.53	\$4.67	\$4.82
Tier 3: 16+ HCF	\$5.29	\$5.50	\$5.68	\$5.85	\$6.04
<u>Zone 5</u>					
Tier 1: 1-8 HCF	\$4.02	\$4.18	\$4.31	\$4.45	\$4.60
Tier 2: 9-15 HCF	\$4.42	\$4.60	\$4.75	\$4.90	\$5.05
Tier 3: 16+ HCF	\$5.49	\$5.71	\$5.89	\$6.08	\$6.27
<u>Zone 6</u>					
Tier 1: 1-8 HCF	\$4.29	\$4.46	\$4.61	\$4.76	\$4.91
Tier 2: 9-15 HCF	\$4.69	\$4.88	\$5.04	\$5.20	\$5.37
Tier 3: 16+ HCF	\$5.76	\$5.99	\$6.19	\$6.38	\$6.59
<i>All Other Customers:⁽²⁾</i>					
Zone 1 Uniform Rate	\$3.60	\$3.74	\$3.85	\$3.97	\$4.09
Zone 2 Uniform Rate	\$3.75	\$3.90	\$4.02	\$4.14	\$4.27
Zone 3 Uniform Rate	\$3.89	\$4.04	\$4.17	\$4.30	\$4.43
Zone 4 Uniform Rate	\$4.23	\$4.40	\$4.54	\$4.68	\$4.83
Zone 5 Uniform Rate	\$4.43	\$4.61	\$4.76	\$4.91	\$5.07
Zone 6 Uniform Rate	\$4.70	\$4.89	\$5.05	\$5.21	\$5.38

⁽¹⁾ The rates in Table 3 are equal to the sum of the Potable Water Commodity Charges for each tier in each year, and the applicable Zonal Surcharges.

⁽²⁾ "All Other Customers" includes commercial, industrial, governmental, institutional, and multi-family residential customers.

Table 4 - Rates for Recycled Water Commodity Charges and Effective Dates					
	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
Uniform Rate	\$2.39	\$2.51	\$2.63	\$2.77	\$2.90

Table 5 - Drought Rates for Potable Water Commodity Charges (\$/HCF) and Effective Dates⁽¹⁾					
Drought Rates – Level 1	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.23	\$4.27	\$5.30	\$6.33	\$7.36
Tier 2 9-15 hcf	\$3.70	\$4.74	\$5.77	\$6.80	\$7.83
Tier 3 16+ hcf	\$5.19	\$6.23	\$7.26	\$8.29	\$9.32
<i>All Other Customers:</i>					
Uniform Rate	\$3.69	\$4.73	\$5.76	\$6.79	\$7.82
Drought Rates – Level 2					
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.29	\$4.33	\$5.36	\$6.39	\$7.42
Tier 2 9-15 hcf	\$3.85	\$4.89	\$5.92	\$6.95	\$7.98
Tier 3 16+ hcf	\$6.02	\$7.06	\$8.09	\$9.12	\$10.15
<i>All Other Customers:</i>					
Uniform Rate	\$3.81	\$4.85	\$5.88	\$6.91	\$7.94
Drought Rates – Level 3					
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.37	\$4.41	\$5.44	\$6.47	\$7.50
Tier 2 9-15 hcf	\$4.07	\$5.11	\$6.14	\$7.17	\$8.20
Tier 3 16+ hcf	\$7.42	\$8.46	\$9.49	\$10.52	\$11.55
<i>All Other Customers:</i>					
Uniform Rate	\$3.96	\$5.00	\$6.03	\$7.06	\$8.09
Drought Rates – Level 4					
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.48	\$4.52	\$5.55	\$6.58	\$7.61
Tier 2 9+ hcf	\$6.17	\$7.21	\$8.24	\$9.27	\$10.30
<i>All Other Customers:</i>					
Uniform Rate	\$4.17	\$5.21	\$6.24	\$7.27	\$8.30
Drought Rates – Level 5					
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.62	\$4.66	\$5.69	\$6.72	\$7.75
Tier 2 9+ hcf	\$7.95	\$8.99	\$10.02	\$11.05	\$12.08
<i>All Other Customers:</i>					
Uniform Rate	\$4.45	\$5.49	\$6.52	\$7.55	\$8.58
Drought Rates – Level 6					
<i>Single-Family Residential:</i>					
Tier 1 1-8 hcf	\$3.84	\$4.88	\$5.91	\$6.94	\$7.97
Tier 2 9+ hcf	\$11.98	\$13.02	\$14.05	\$15.08	\$16.11
<i>All Other Customers:</i>					
Uniform Rate	\$4.88	\$5.92	\$6.95	\$7.98	\$9.01

⁽¹⁾ The Drought Rates replace the standard tiered or uniform Potable Water Commodity Charge rates set forth in Table 3, during the applicable water shortage level declared by the Board. The Drought Rates set forth in this Table 5 do not include the Zonal Surcharges set forth in Table 6, which will be added to the Drought Rates as applicable.

Table 6 - Zonal Surcharges (\$/HCF) and Effective Dates					
Applicable Pressure Zone	1/1/2022	1/1/2023	1/1/2024	1/1/2025	1/1/2026
Zone 2	\$0.15	\$0.16	\$0.16	\$0.17	\$0.18
Zone 3	\$0.29	\$0.30	\$0.31	\$0.33	\$0.34
Zone 4	\$0.63	\$0.66	\$0.69	\$0.71	\$0.74
Zone 5	\$0.83	\$0.87	\$0.90	\$0.94	\$0.98
Zone 6	\$1.11	\$1.15	\$1.20	\$1.24	\$1.29

EXHIBIT B
Schedule of Miscellaneous Fees and Penalties

Fee or Penalty (Effective JANUARY 1, 2022)	Amount
Application Fee	\$60.00
Termination Notice Fee (Door Hanger)	\$51.00
Turn On/Turn Off Fee	\$50.00
Reconnection Fee – After Business Hours	\$140.00
Tampering Penalty	\$200.00
Meter Test Deposit	\$238.00
Cross Connection Control Administration Fee (Per Year/Per Unit)	\$10.00
Cross Connection Control Delinquent Notice Fee	\$11.00
Cross Connection Control Termination Notice Fee	\$51.00
Cross Connection Control Turn Off/Turn On Fee – During Business Hours	\$102.00
Cross Connection Control Plan Check/Inspection Fee	\$434.00
Fee For Each Additional Cross Connection Control Assembly	\$36.00
Recycled Water Plan Check/Inspection Fee	\$893.00
Fire Flow Test Fee	\$325.00

CONSTRUCTION METER FEE SCHEDULE

Effective Date	Jan. 1, 2022	Jan. 1, 2023	Jan. 1, 2024	Jan. 1, 2025	Jan. 1, 2026
Construction Meter Deposit	\$3,165.00	\$3,259.00	\$3,357.00	\$3,458.00	\$3,562.00
Administration Fee- Construction Meter	\$213.00	\$220.00	\$226.00	\$233.00	\$240.00
Monthly Rental Fee Construction Meter	\$65.00	\$67.00	\$69.00	\$71.00	\$73.00
Relocate Construction Meter (cost per hour)	\$96.00	\$99.00	\$102.00	\$105.00	\$108.00

CONSTRUCTION POTABLE/RECYCLED WATER RATE (\$/HCF)

Effective Date	Jan. 1, 2022	Jan. 1, 2023	Jan. 1, 2024	Jan. 1, 2025	Jan. 1, 2026
Construction Rate-Potable					
Zone 1	\$5.85	\$6.12	\$6.17	\$6.27	\$6.18
Zone 2	\$6.00	\$6.28	\$6.33	\$6.44	\$6.36
Zone 3	\$6.14	\$6.42	\$6.48	\$6.59	\$6.52
Zone 4	\$6.48	\$6.78	\$6.85	\$6.98	\$6.92
Zone 5	\$6.68	\$6.99	\$7.07	\$7.21	\$7.16
Zone 6	\$6.95	\$7.27	\$7.36	\$7.51	\$7.47
Construction Rate-Recycled	\$4.26	\$4.25	\$4.25	\$4.25	\$4.25

November 9, 2021

ITEM NO. 2.7

ROWLAND WATER DISTRICT

TO: Honorable President and Members of the Board

SUBMITTED BY: Tom Coleman, General Manager

SUBJECT: *Ordinance Adopting Rates and Service Charges for Potable and Recycled Water and Miscellaneous Rates, Fees and Penalties*

PURPOSE:

On October 1, 2021, a proposed initiative to amend the California Constitution, entitled "The Taxpayer Protection and Government Accountability Act," was submitted to the Attorney General's office for a title and summary of the measure. If the initiative is placed on the ballot and approved by voters, portions of the initiative apply retroactively to October 1, 2021.

Background:

The proposed initiative creates a new category of fees called "exempt charges" under Article XIII C, section 1, of the California Constitution. The miscellaneous fees and penalties would qualify as "exempt charges." However, the initiative is internally inconsistent as to whether "exempt charges" include property-related fees under Article XIII D, section 6 (Proposition 218).

The initiative would require a local governing body to impose an exempt charge by ordinance specifying the type of exempt charge and the amount or rate of the exempt charge to be imposed. The ordinance would require a 2/3 vote for approval. The initiative provides that any "exempt charge" adopted October 1, 2021 but before the effective date of the initiative, that does not comply with the initiative, would be void 12 months after the effective date of the initiative unless the exempt charge is reenacted in compliance with the initiative.

To avoid the concern that the charges for the potable and recycled water, and the miscellaneous rates, and penalties that the District adopts tonight by resolution could be retroactively voided if the initiative were to be approved by voters, staff recommends that the Board of Directors, out of an abundance of caution, adopt this Ordinance using the standards set forth in the initiative.

If the Board approves two resolutions to 1) adopt charges for the potable and recycled water, and 2) adopt the miscellaneous rates, and penalties, those resolutions would take effect immediately. This Ordinance, however, would only take effect upon the approval of the initiative in order to prevent the rates, fees, and penalties from lapsing.

RECOMMENDATION:

Staff recommends that the Board of Directors adopt this Ordinance.

Attachment

Tab

2.8



**RESOLUTION NO. 11.2-2021
ROWLAND WATER DISTRICT**

**RESOLUTION OF THE BOARD OF DIRECTORS
AUTHORIZING DESIGNATION OF APPLICANT'S
AGENT RESOLUTION FOR NON-STATE AGENCIES
(CalOES 130)**

**BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE ROWLAND
WATER DISTRICT:**

THAT: GENERAL MANAGER, OR
ASSISTANT GENERAL MANAGER, OR
DIRECTOR OF FINANCE

is hereby authorized to execute for and on behalf of the Rowland Water District, a public entity established under the laws of the State of California, this application and to file it with the California Governor's Office of Emergency Services for the purpose of obtaining certain federal financial assistance under Public Law 93-288 as amended by the Robert T. Stafford Disaster Relief and Emergency Assistance Act of 1988, and/or state financial assistance under the California Disaster Assistance Act;

That the Rowland Water District, a public entity established under the laws of the State of California, hereby authorizes its agent(s) to provide to the Governor's Office of Emergency Services for all matters pertaining to such state disaster assistance the assurances and agreements required;

This is a universal resolution and is effective for all open and future disasters up to three (3) years following the date of approval below:

**ADOPTED AT A REGULAR MEETING OF THE ROWLAND WATER
DISTRICT HELD NOVEMBER 9, 2021, by the following roll call vote:**

**AYES:
NOES:
ABSTAIN:
ABSENT:**

ANTHONY J. LIMA, President

I, TOM COLEMAN, duly appointed and Board Secretary of Rowland Water District, do hereby certify that the above is a true and correct copy of a Resolution passed and approved by the Board of Directors of the Rowland Water District adopted on November 9, 2021.

TOM COLEMAN
Board Secretary

Tab

2.9

ROWLAND WATER DISTRICT

TO: Honorable President and Members of the Board

SUBMITTED BY: Tom Coleman, General Manager

SUBJECT: *Consider Approval of Funds for Valve Replacements on Saleroso Drive,
Due to Los Angeles County Public Works Sustainable Road
Reconstruction Program*

PURPOSE:

To request that the Board of Directors authorize additional funds of \$115,000.00 from District reserves and further direct staff to proceed with the construction of these projects.

Background:

1. As of October 2021, the County of Los Angeles Public Works (County) has commenced their Sustainable Road Construction Process in Rowland Heights. Their scope of work consists of reconstructing approximately three (3) miles of mostly residential roadway on Saleroso Drive between Sunrise Drive and Calle Barcelona.
2. The County has commenced Phase I constructing ADA ramps, curbs and gutters, and concrete along the three (3) mile residential roadway on Saleroso Drive and will commence Phase II on November 10, 2021, with asphalt pulverization and reconstruction that will be completed in May of 2022.
3. The County's Sustainable Road Construction Process consists of four (4) steps: removal of existing asphalt, construction of cement stabilized treated base, cold central plant asphalt paving, and asphalt rubberized hot mix paving.
4. Due to the four-step process described above, the County will be placing a three-year moratorium on all roadwork in this area. In addition to the moratorium, all future waterline repairs and replacements will be more costly to perform due to the treated cement base and rubberized asphalt.
5. Owing to the three (3) year moratorium and increased construction costs, staff is requesting funds to install nine (9) new isolation and hydrant valves at the following locations:
 - Calle Barcelona at Saleroso Dr. Install one 10" & two 8" isolation valves
 - Calle Barcelona at Calle La Paz Install two 8" & one 6" isolation valves
 - Cap Court at Saleroso Dr. Install one 10" line valve for Artigas BPS
 - Cap Court at Saleroso Dr. Install one 6" fire hydrant valve
 - Sunrise Dr. at Whippoorwill Dr. Install one 6" fire hydrant valve

6. Staff has worked with the District's suppliers and has reviewed recent valve replacement costs to develop the estimated costs for the installation of the nine (9) new valves.
7. Staff is prepared, upon approval of funds by the Board, to solicit bids from a list of approved contractors to perform this work in coordination with the County and its contractors.

RECOMMENDATION:

It is recommended that the Board of Directors approve the additional funds of \$115,000.00 from District reserves and direct staff to proceed with soliciting bids for the installation of nine (9) new isolation and hydrant valves on Saleroso Drive. In addition to approving the additional funds of \$115,000.00, staff is also requesting that the Board authorize an additional ten percent (10%) contingency of \$11,500.00 for possible change orders.

Tab

2.10

WIRELESS COMMUNICATIONS FACILITY SITE LEASE AGREEMENT

THIS WIRELESS COMMUNICATIONS FACILITY SITE LEASE AGREEMENT ("Agreement"), dated as of the ____ day of _____, 2021 ("Effective Date"), is entered into by **Rowland Water District**, an agency holding title as Rowland Area County Water District, a political subdivision formed and operating pursuant to Sections 30000 et seq. of the California Water Code, having a mailing address of 3021 Fullerton Road, Rowland Heights, CA, 91748, (hereinafter referred to as "Landlord") and **Los Angeles SMSA Limited Partnership, dba Verizon Wireless**, with its principal offices located at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920 (telephone number 866-862-4404) (hereinafter referred to as "Tenant").

WHEREAS, Landlord is the owner of two adjacent parcels of land located in Los Angeles County, California at Blandford Dr, Rowland Heights, CA 91748 known as Assessor's Parcel Numbers 8269-094-900, with the legal description(s) set forth in Exhibit "A" attached hereto (the entirety of Landlord's property is referred to hereinafter as the "Property") on which Landlord has constructed, and operates and maintains two water tanks and associated improvements ("District Facilities"); and

WHEREAS, Tenant desires to utilize a portion of the Property for the construction, installation, operation and maintenance of a wireless communications facility and associated improvements and Landlord is willing to grant such use to Tenant upon the terms and conditions of this Agreement.

NOW THEREFORE, the parties agree as follows:

1. LEASE OF PREMISES

Subject to the following terms and conditions, Landlord hereby leases to Tenant a certain portion of the Property being described as: (i) an eighteen foot (18') by twelve foot (12') parcel on the Property containing approximately two hundred sixteen (216) square feet for installation, operation and maintenance of Tenant's equipment cabinets, batteries, a standby generator and

other associated improvements ("Equipment Area"); and (ii) additional ground space on the Property for the installation, operation and maintenance of Tenant's mono-eucalyptus tower structure ("Tower Area"). Tower Area will be in an amount to be determined and mutually agreed in writing by the parties not to exceed one hundred (100) square feet (the Equipment Area and Tower Area are referred to herein collectively as the "Land Space"). Further, Landlord hereby grants to Tenant: (i) an aerial easement extending over and beyond the Tower Area above the Property over which the antennas, related appurtenances, and mono-eucalyptus branches of Tenant's proposed antenna structure may extend, as more particularly depicted in Exhibit "B" attached hereto and made a part hereof (the "Aerial Space"). And further, Landlord hereby grants Tenant the non-exclusive licenses (the "Access Rights of Way"): (a) for ingress and egress, seven (7) days a week twenty four (24) hours a day, on foot or motor vehicle, including trucks over or along an existing asphalt driveway extending across the Property, and including space for temporarily parking one vehicle on the existing asphalt driveway during technician visits; and (b) for ingress and egress, seven (7) days a week twenty four (24) hours a day, on foot only along a footpath to be installed and maintained by Tenant. Landlord also hereby grants Tenant the non-exclusive license, subject to the requirements of this Agreement and further discussed in and subject to Section 12 below, for the installation and maintenance of utility wires, cables, conduits, and pipes under, or along one or more rights of way among and between the Tower Area and Equipment Area and across to an adjacent parcel to the necessary utility points of connection, as shown in Exhibit "B" ("Utility Rights of Way"). The said Land Space, Aerial Space, Landscaping Area, the Access Rights of Way and Utility Rights of Way (hereinafter collectively referred to as the "Premises") are substantially as described and depicted herein in Exhibit "B" attached hereto and made a part hereof.

2. PERMITTED USE

(a) Tenant may use the Premises for the transmission and reception of communications signals licensed to Tenant by the Federal Communications Commission, and for the installation, construction, maintenance, operation, repair and replacement of its communications fixtures and related equipment, cables, accessories and improvements as specified in Exhibit "B" hereto, including an approximate 35' foot mono-eucalyptus support structure with fronds branches, antennas and related equipment, one equipment enclosure, including a generator, equipment

cabinets, a transformer and related equipment located in the Equipment Area, and any other items necessary to the successful and secure use of the Premises (collectively, the "Communication Facility"), as well as the right to test, survey and review title on the Property. Tenant further has the right but not the obligation to add, modify and/or replace equipment in, under, on the Premises in order to be in compliance with any current or future federal, state or local mandated application, including, but not limited to, emergency 911 communication services, at no additional cost to Landlord (collectively, the "Permitted Use").

(b) Landlord's execution of this Agreement will signify Landlord's approval of Exhibit "B" attached hereto. Prior to zoning submittal, Landlord shall have the right to review and approve any modifications to the approved Communication Facility, which approval shall not be unreasonably withheld, conditioned or delayed.

(c) Tenant agrees to comply at its sole cost and expense with Conditional Use Permit No. 201400134 and all applicable governmental laws, rules, statutes, and regulations, relating to its use of the Communication Facility on the Property. Before commencing any subsequent alterations to the Premises or Communication Facility, Tenant shall submit plans and specifications to Landlord for Landlord's written approval, which approval shall not be unreasonably withheld or conditioned. In the event Landlord does not either (i) object to the plans in writing or (ii) furnish Tenant with written approval, within thirty (30) days of the date of submission of the plans, Landlord will be deemed to have approved them. All work to be done by Tenant shall be performed in accordance with the approved plans unless otherwise approved in writing by Landlord, which approval shall not be unreasonably withheld, conditioned or delayed. Notwithstanding the foregoing, Landlord's approval shall not be required in connection with replacements, repairs, or modifications that consist of upgrades or replacements of "like-kind" equipment which is comparable in dimensions and weight or is wholly contained within or on Tenant's support structure, equipment shelter(s) and/or cabinet(s). All alterations, modifications, construction and installation work in connection with the Communications Facility shall be performed at Tenant's sole cost and expense and in a good and workmanlike manner in accordance with all applicable rules, regulations and codes. Title to the Communications Facility and any equipment placed on the Premises by Tenant shall be held by the Tenant. The Communications Facility and Tenant improvements on the Property shall be removed from the Property at Tenant's sole expense within the time set forth in Section 13 hereof.

(d) In the event Tenant desires to modify or upgrade the Communication Facility, and Tenant requires an additional portion of the Property (the "Additional Premises") for such modification or upgrade, Tenant may request, and Landlord may consider, leasing to Tenant the Additional Premises in Landlord's sole discretion. If Landlord agrees to lease to Tenant the Additional Premises, such lease shall be upon the same terms and conditions set forth herein, except that the Rent shall increase, in conjunction with the lease of the Additional Premises, by an amount to be agreed by Landlord and Tenant. Landlord agrees to take such actions and enter into and deliver to Tenant such documents as Tenant reasonably requests in order to effect and memorialize the lease of the Additional Premises to Tenant.

(e) Tenant acknowledges that the primary purpose of the Property is for the Landlord's operation of District Facilities for the purpose of providing public water service, and conducting the business of the Landlord, and Tenant agrees that at no time shall the Tenant's use of the Premises or its Communication Facility interfere with the Landlord's operation of District Facilities on the Property, or the use or enjoyment of the Property by Landlord's invitees or other lessees or tenants. If Landlord determines that Tenant is interfering with such use, Landlord shall notify Tenant via telephone to Tenant's Network Operations Center (at (800) 264-6620) and Tenant shall cease such interference within forty-eight (48) hours following notification. In case of an emergency presenting imminent risk of harm to persons or property, Landlord may take steps to eliminate such interference without prior notice to Tenant and within thirty (30) days following receipt of an invoice and reasonable supporting documentation, Tenant shall reimburse Landlord for any and all costs incurred to eliminate such interference.

(f) Tenant shall have the right to enter the Premises for non-intrusive testing activities upon full execution of this Agreement. Under no circumstances shall the Premises be used as a dwelling unit.

3. TERM AND RENT

(a) This Agreement shall be effective as of the Effective Date, provided, however, the initial term ("Initial Term") shall be for five (5) years and shall commence on the Commencement Date (as hereinafter defined) at which time rental payments shall commence and be due at a total annual rental of Forty-Two Thousand Dollars (\$42,000.00) to be paid in equal monthly installments on the first day of the month, in advance, to Rowland Water District. The

Commencement Date will be based upon when the Tenant begins installation of the equipment on the Property. If Tenant commences installation of equipment between the 1st and 15th of the month, the Commencement Date shall be the 1st of that month, and if the installation commences between the 16th and end of the month, then the Commencement Date shall be the first day of the following month. (the "Commencement Date"). Tenant and Landlord agree that they shall acknowledge in writing the Commencement Date based upon the date Tenant commences installation of the equipment on the Property.

(b) Rent shall be due in advance on the first day of each calendar month and will be delinquent if not paid on or before the tenth (10th) day of each calendar month of the term. Rent not paid by the 10th day of the month in which it becomes due, shall incur a late charge of ten percent (10%) of the overdue amount. In addition, interest shall accrue on the past due amount until paid in full at the rate of one percent (1%) per month or the maximum allowable by law, whichever is less. Notwithstanding the foregoing, Landlord and Tenant acknowledge and agree that the first and second monthly rental payments may not actually be sent by Tenant until forty-five (45) days after the Commencement Date.

(c) Upon agreement of the Parties, Tenant may pay rent by electronic funds transfer and in such event, Landlord agrees to provide to Tenant bank routing information for such purpose upon request of Tenant.

(d) The annual rent shall increase annually each year of the term, including throughout each and every extension term, on each anniversary of the Commencement Date by an amount equal to three percent (3%) of the previous year's annual rent.

4. EXTENSIONS

(a) This Agreement will automatically renew for four (4) additional five (5) year terms, upon the same terms and conditions (subject to the annual adjustment of rent), unless the Agreement has been terminated pursuant to Section 6 hereof, or the Tenant notifies the Landlord in writing of the Tenant's intention not to renew this Agreement at least ninety (90) days prior to the expiration of the existing term. Each five (5) year term shall be defined as the "Extension Term" and the Initial Term and any Extension Terms are collectively referred to as the "Term".

(b) The lease of the Premises and this Agreement shall terminate upon the expiration of the Term ("Expiration Date") or upon any earlier termination, provided that Tenant shall vacate

the Premises and restore the Premises as nearly as possible to the condition as it existed before the Commencement Date, reasonable wear and tear excepted, on or before the sixtieth (60th) day following any such Expiration Date or earlier termination (the "Removal Period"). Tenant's activities and use during the Removal Period will be subject to all of the terms and conditions of this Agreement, and the rent payable by Tenant shall continue during the Removal Period in an amount equal to one hundred percent (100%) of the amount of rent that was applicable in the last year of this Agreement prior to expiration or termination, subject to the annual escalator of three percent (3%), if applicable. If Tenant fails to vacate and restore the Premises as required herein by expiration of the Removal Period, Tenant will be deemed to be occupying the Premises on a month-to-month basis (the "Holdover Term"), subject to all of the terms and conditions of this Agreement, and the rent amount due shall be one hundred fifty percent (150%) of the amount of rent that was applicable in the last year of this Agreement prior to expiration or termination, subject to the annual escalator of three percent (3%). Notwithstanding the payment of rent during the Holdover Term, Landlord shall have the right to evict Tenant at any time during the Holdover Term upon prior written notice to Tenant.

5. APPROVALS

(a) Tenant shall be solely responsible for securing and maintaining any and all government licenses, permits and approvals, (collectively, the "Government Approvals") required to construct and operate the Communication Facility, at Tenant's expense. Landlord makes no representation or warranty regarding the suitability of the Premises for Tenant's use or the feasibility of obtaining Government Approvals. Landlord authorizes Tenant to prepare, execute and file all required applications to obtain Governmental Approvals for Tenant's Permitted Use under this Agreement and agrees to reasonably assist Tenant with such applications and with obtaining and maintaining the Government Approvals, provided that Tenant shall reimburse Landlord for any and all cost and expense incurred by Landlord in providing assistance to Tenant. In addition, Tenant shall have the right to initiate the ordering and/or scheduling of necessary utilities. Tenant represents that it has received zoning approval for a ten (10) year period for the installation of the Communications Facility as depicted in Exhibit "B" hereto from the Los Angeles County Department of Regional Planning as documented in Conditional Use Permit No. RPPL2019006905 for Project No. 2019-003864-(4)

(b) Tenant has the right to obtain, at Tenant's sole cost and expense, a title report or commitment for a leasehold title policy from a title insurance company of its choice and to have the Property surveyed by a surveyor of Tenant's choice. In the event Tenant determines, in its sole discretion, due to the title report results or survey results, that the condition of the Premises is unsatisfactory, Tenant will have the right to terminate this Agreement prior to the Commencement Date upon notice to Landlord. If Tenant terminates this Agreement prior to the Commencement Date pursuant to this section, Tenant will be responsible for restoring the Premises as near as possible to its condition as it existed immediately prior to the Effective Date.

(c) Tenant may also perform and obtain, at Tenant's sole cost and expense, soil borings, percolation tests, engineering procedures, environmental investigation or other tests or reports on, over, and under the Property, necessary to determine if the Tenant's use of the Premises will be compatible with Tenant's engineering specifications, system, design, operations or Governmental Approvals.

6. TERMINATION This Agreement may be terminated, without penalty or further liability, as follows:

(a) by the non-defaulting party on ten (10) days prior written notice, if the defaulting party remains in default under Section 15 Default and Right to Cure of this Agreement after the applicable cure period provided that no such notice of termination shall be permitted if the defaulting party has commenced to cure such default within such cure period and prosecutes such cure to completion with reasonable diligence;

(b) by Tenant prior to the Commencement Date upon written notice to Landlord, if Tenant is unable to obtain, or maintain, any required approval(s) or the issuance of a license or permit by any agency, board, court or other governmental authority necessary for the construction or operation of the Communication Facility as now or hereafter intended by Tenant;

(c) by Tenant upon sixty (60) days prior written notice to Landlord for any reason, so long as Tenant restores the Premises to the condition which existed before the Effective Date and pays Landlord a termination fee equal to six (6) months rent, at the then current rate, provided, however, that no such termination fee will be payable on account of the termination of this Agreement by Tenant under any one or more of Paragraphs 5(b) Approvals, 6(a) Termination, 6(b)

Termination, 8 Interference, 11(d) Environmental, 18 Severability, 19 Condemnation or 20 Casualty of this Agreement.

(d) by Landlord any time following the Fifteenth (15th) annual anniversary of the Commencement Date by giving written notice to Tenant, at least ninety (90) days in advance, of Landlord's intent to terminate the Agreement. If notice is given by the Landlord of Landlord's intent not to renew, Landlord may, in its sole discretion, give Tenant the option to relocate the Communication Facility to another location on the Landlord's Property at Tenant's sole cost and expense. If Tenant elects to relocate the Communication Facility, then this Agreement shall continue in full force and effect, except that the description of the Premises shall be changed to reflect the new location of the Communications Facility.

(e) Relocation. In the event that the Landlord determines in good faith that the Premises are permanently needed by the Landlord for its Primary Purpose, Landlord shall notify Tenant, and the Parties shall work for up to sixty (60) days following Tenant's receipt of such notice to identify a mutually feasible relocation site on the Property ("Relocation Site"). Landlord, in its sole but reasonable discretion, retains final authority to approve or deny Tenant's use of the Relocation Site. If the Parties cannot identify, and the Landlord does not approve, a Relocation Site on the Property within sixty (60) days of the aforementioned notice to Tenant, then the Landlord shall have the right, upon two (2) years' written notice to Tenant, to terminate this Agreement. The cost of such relocation shall be shared as follows, dependent on when the relocation takes place:

If before the tenth (10th) annual anniversary of the Commencement Date, the Landlord pays either: (a) 100% of relocation costs, if the alternate location is on the Landlord's Property; or (b) \$50,000 towards relocation costs if there is no space on the Landlord's Property and Landlord elects to terminate this Agreement in accordance with this Paragraph.

If such relocation is requested after the tenth (10th) annual anniversary of the Commencement Date, Tenant pays 100% of relocation costs. If such relocation occurs, then this Agreement shall continue in full force and effect, except that the description of the Premises shall be changed to reflect the new location of the Communications Facility.

7. INSURANCE

(a) Tenant will carry during the Term, at Tenant's own cost and expense, the following insurance: (i) "All Risk" property insurance for its property's replacement cost; (ii) commercial general liability insurance, as broad as Insurance Services Office (ISO) Commercial General Liability Occurrence Form or equivalent with a limit of liability of \$5,000,000 per occurrence for bodily injury or death/property damage and \$10,000,000 general aggregate; and (iii) Commercial Automobile Liability at least as broad as Insurance Services Office (ISO) Form or equivalent covering all owned, non-owned and hired vehicles with a combined single limit of \$1,000,000 each accident for bodily injury and property damage; (iv) Workers' Compensation Insurance as required by law and Employer's Liability Insurance with limits of \$1,000,000.00 each accident/disease/policy limit.

(b) The insurer(s) providing workers' compensation insurance agrees to waive all rights of subrogation against Landlord, its elected or appointed officers, officials, and employees for losses paid under the terms of this policy which arise from work performed by the named insured.

(c) The coverage afforded by Tenant's commercial general liability insurance shall include Landlord as an additional insured (at least as broad as ISO Forms or their equivalent) as their interest may appear under this Agreement. Tenant shall require any subtenant of the Premises to provide the same policies with substantially the same limits, also including the Landlord as an additional insured as their interest may appear. For any claims related to this Agreement, Tenant's insurance coverage shall be primary as respects to Landlord, its directors, officers, and employees. Any insurance or self-insurance maintained by Landlord, its directors, officers, and employees shall be excess of Tenant's insurance and shall not contribute with it. Certificates of insurance including Landlord as an additional insured shall be provided to Landlord. Upon receipt of notice from its insurer(s), Tenant shall provide Landlord with thirty (30) days' prior written notice of cancellation of any required coverage. All insurance is to be placed with insurers having a current A.M. Best rating of no less than A:VII or better.

8. INTERFERENCE

(a) The following are preexisting radio frequencies licensed for use by Landlord on the Property: Licensed - 453.5375MHz and 458.5375 MHz, Unlicensed - 902-928MHz ISM Band. Tenant shall be responsible for evaluating the potential for interference with these frequencies. The Communication Facility shall not disturb the communications configurations, equipment and frequencies which exist on Landlord's Property on the Commencement Date ("Preexisting Communications") and the Communication Facility shall comply with all noninterference rules of the Federal Communications Commission ("FCC"). In the event any Tenant equipment causes such interference, and after Landlord has notified Tenant in writing of such interference, Tenant will take all commercially reasonable steps necessary to correct and eliminate the interference, including but not limited to, at Tenant's option, powering down such equipment and later powering up such equipment for intermittent testing. If such interference cannot be corrected within seven (7) days of Tenant's receipt of written notice of such interference which notice shall be to Tenant's Network Operations Center (at (800) 264-6620), Landlord may require that Tenant cease (or cause the cessation of) operation of the interfering equipment until such interference can be so corrected at which time the operation of such equipment may resume. In no event will Landlord be entitled to terminate this Agreement or relocate the equipment as long as Tenant is making a good faith effort to remedy the interference issue.

(b) Landlord shall permit the installation only such equipment that is of the type and frequency which will not cause harmful interference which is measurable in accordance with then existing industry standards to the communications operations of Tenant described in Section 2, above, with the exception of Preexisting Communications and any existing or future communication equipment required solely for the Landlord's business operations which shall not be deemed to cause interference.

(c) Unless such activity is necessary to Landlord's use of the Property for the purpose of providing public water service, or conducting the business of the Water District, Landlord will not use, nor will Landlord permit its employees, tenants, licensees, invitees or agents to use, any portion of the Property in any way which unreasonably interferes with the Communication Facility, the operations of Tenant or the rights of Tenant under this Agreement. Landlord will cause

such interference to cease within twenty-four (24) hours after receipt of notice of interference from Tenant. In the event any such interference does not cease within the aforementioned cure period then the parties acknowledge that Tenant will suffer irreparable injury, and therefore, Tenant will have the right, in addition to any other rights that it may have at law or in equity, for Landlord's breach of this Agreement, to elect to enjoin such interference or to terminate this Agreement upon notice to Landlord.

9. INDEMNIFICATION

(a) Tenant agrees to indemnify, defend and hold Landlord, its successors and assigns and its officers, agents, employees, invitees, engineers, contractors and subcontractors, harmless from and against any and all injury, loss, damage or liability (and any claims in respect of the foregoing), costs or expenses (including reasonable attorneys' fees and court costs) arising from Tenant's or its officers', agents', employees', contractors', or subcontractors' installation, use, maintenance, repair or removal of the Communication Facility or Tenant's or its officers', agents', employees', contractors', or subcontractors' breach of any provision of this Agreement, or resulting from or arising out of the negligence or willful misconduct or omission of Tenant, its officers, agents, employees, contractors, or subcontractors, except to the extent that such claim is proximately caused by the active negligence or willful misconduct of Landlord or its officers, agents, employees, engineers, contractors or subcontractors who are directly responsible to Landlord.

(b) Landlord agrees to indemnify, defend and hold Tenant, its successors and assigns and its officers, agents, employees, engineers, contractors and subcontractors, harmless from and against any and all injury, loss, damage or liability (or any claims in respect of the foregoing), costs or expenses (including reasonable attorneys' fees and court costs) arising directly from the active negligence or willful misconduct of Landlord or its employees or agents, or Landlord's breach of any provision of this Agreement, except to the extent attributable to the negligent or intentional act or omission of Tenant, its employees, agents or independent contractors.

10. REPRESENTATIONS AND WARRANTIES

(a) Tenant represents that it is duly organized, validly existing and in good standing and has the right, power and authority to enter into this Agreement and bind itself hereto through the party set forth as signatory for the party below. Tenant represents and warrants that its execution and performance of this Agreement will not violate any laws, ordinances, or covenants.

(b) Landlord represents and warrants that: (i) Landlord solely owns the Property as a legal lot in fee simple, or controls the Property by lease or license; (ii) the Property is not encumbered by any liens, restrictions, mortgages, covenants, conditions, easements, leases, or any other agreements of record or not of record, which would adversely affect Tenant's Permitted Use and enjoyment of the Premises under this Agreement; (iii) as long as Tenant is not in default beyond applicable notice and cure periods, and this Agreement has not been terminated, then Landlord grants to Tenant quiet and peaceful use, enjoyment and possession of the Premises; and (iv) if the Property is or becomes encumbered by a deed to secure a debt, mortgage or other security interest, Landlord shall provide promptly to Tenant a mutually agreeable Subordination, Non-Disturbance and Attornment Agreement for the benefit of Tenant confirming that Tenant's right to quiet possession of the Premises during this Agreement shall not be disturbed so long as Tenant has not defaulted under this Agreement and the Agreement has not been terminated.

(c) LANDLORD MAKES NO WARRANTY OR REPRESENTATION WHATSOEVER CONCERNING THE PROPERTY OR THE PREMISES, INCLUDING WITHOUT LIMITATION, THE CONDITION, FITNESS OR UTILITY FOR ANY PURPOSE THEREOF, OF ANY IMPROVEMENTS THERETO WITH APPLICABLE LAWS, ORDINANCES OR GOVERNMENTAL REGULATIONS. TENANT'S RIGHT TO USE PREMISES IS STRICTLY ON AN "AS IS" BASIS WITH ALL FAULTS. LANDLORD HEREBY DISCLAIMS ALL WARRANTIES WHATSOEVER, EXPRESS OR IMPLIED, THE CONDITION OF THE SOIL (OR WATER), GEOLOGY, AND ANY WARRANTY OF MERCHANTABILITY OR HABITABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE.

11. ENVIRONMENTAL.

(a) Landlord and Tenant each agree that they will not use, generate, store or dispose of any Hazardous Material on, under, about or within Landlord's Property in violation of any law or regulation as may now or at any time hereafter be in effect. "Hazardous Material" shall mean any substance, chemical or waste identified as hazardous, toxic or dangerous in any applicable federal, state or local law or regulation (including petroleum and asbestos).

(b) Landlord and Tenant agree to hold harmless and indemnify the other from, and to assume all duties, responsibilities and liabilities at the sole cost and expense of the indemnifying party for, payment of penalties, sanctions, forfeitures, losses, costs or damages, and for responding to any action, notice, claim, order, summons, citation, directive, litigation, investigation or proceeding - which is related to the indemnifying party's failure to comply with any environmental or industrial hygiene law, including without limitation any regulations, guidelines, standards or policies of any governmental authorities regulating or imposing standards of liability or standards of conduct with regard to any environmental or industrial hygiene conditions or matters as may now or hereafter be in effect.

(c) The indemnifications of this Paragraph 11 Environmental specifically include reasonable costs, expenses and fees incurred in connection with any investigation of Property conditions or any clean-up, remediation, removal or restoration work required by any governmental authority.

(d) In the event Tenant becomes aware of any hazardous materials on the Property, or any environmental or industrial hygiene condition or matter relating to the Property that was not caused by Tenant and which, in Tenant's sole determination, renders the condition of the Premises or Property unsuitable for Tenant's use, or if Tenant believes that the leasing or continued leasing of the Premises would expose Tenant to undue risks of government action, intervention or third-party liability, Tenant will have the right, in addition to any other rights it may have at law or in equity, to terminate the Agreement upon notice to Landlord.

(e) Tenant shall, within forty-eight (48) hours of the discovery by Tenant of the presence of, or believed presence of, a Hazardous Material as defined herein on, under, about or within Premises, give written notice to Landlord. The failure to disclose in a timely manner the release of a Hazardous Material, including but not limited to, an amount which is required to be

reported to a state or local agency pursuant to law (e.g., California's Hazardous Materials Storage and Emergency Response Act, Health and Safety Code Section 25550 et seq.) shall be grounds for termination of this Agreement by Landlord in addition to actual damages and other remedies provided by law. Tenant shall immediately clean up and completely remove all Hazardous Substances placed by Tenant on, under, about or within Premises, in a manner that is in all respects safe and in accordance with all applicable laws, rules and regulations.

(f) Notwithstanding the foregoing, Landlord acknowledges that Tenant may use backup generator fuel, backup batteries, cables, electronics, and common cleaning supplies on the Premises, provided that it does so in a manner that complies with Section 11(e) of this Agreement and complies with all laws and regulations regulating such equipment and materials, if any, and that no notice is necessary for their use.

(g) The provisions of this Paragraph 11 Environmental will survive the expiration or termination of this Agreement.

12. ACCESS TO PROPERTY AND PREMISES

(a) All access to the Premises by Tenant shall be subject in each instance to the security requirements, rules and regulations in effect at the Property. At all times throughout the Term of this Agreement, and at no additional charge to Tenant, Tenant and its employees, agents, and subcontractors, will have twenty-four (24) hour per day, seven (7) day per week pedestrian and vehicular access over the Property to the Premises, for the installation, maintenance and operation of the Communication Facility and any utilities serving the Premises. Tenant shall have access during normal business hours (8:00 AM to 5:00 PM, Monday through Friday, excluding holidays) for the installation, maintenance and normal operation of the Communication Facility. After-hours access shall be for emergency purposes only. Landlord agrees to provide to Tenant such codes, keys and other instruments necessary for such access at no additional cost to Tenant. In the event any public utility is unable to use the access or easement provided to Tenant then the Landlord agrees to grant additional access or an easement either to Tenant or to the public utility, for the benefit of Tenant, at no cost to Tenant.

(b) Tenant acknowledges that pursuant to a 25 foot roadway and general utility easement over Lots 58, 65, 69, 70 and 78 in Tract No. 26048 ("Third Party Properties") which was

recorded in the Official Records of Los Angeles County on August 21, 1974, Landlord maintains and uses a gated and paved access driveway from the nearest public roadway on Blandford Drive to the Property. Subject to Tenant obtaining any necessary approvals, licenses or easements from the owners of the Third Party Properties at its sole cost and expense, Landlord grants Tenant the non-exclusive license to use Landlord's paved access driveway twenty-four (24) hour per day, seven (7) day per week for pedestrian and vehicular access to the Property, for the installation, maintenance and operation of the Communication Facility, including Tenant's utilities serving the Premises. Tenant shall have such access during normal business hours (8:00 AM to 5:00 PM, Monday through Friday, excluding holidays) for the installation, maintenance and normal operation of the Communication Facility. After-hours access shall be for emergency purposes only. Tenant must obtain locks and keys for the gates to the Property, or other instruments necessary for such access, and provide Landlord with copies of the key(s) or security code(s). Landlord shall be responsible for maintaining and repairing such paved driveway, except for damage caused by Tenant's use of such paved driveway. If Tenant causes any such damage, it shall promptly repair the same using like materials, and if Tenant fails to make repairs within thirty (30) days following receipt of notice from Landlord, Landlord may make such repairs at Tenant's cost. Tenant shall reimburse Landlord the costs of such repairs within thirty (30) days following receipt of an invoice and reasonable supporting documentation for the same. If any sums due to Landlord pursuant to this paragraph (b) are not paid by Tenant within thirty (30) days of receipt of an invoice and supporting documentation, interest shall accrue on the past due amount until paid in full at the rate of one percent (1%) per month or the maximum allowable by law, whichever is less.

(c) Tenant shall have the right to install utilities, at Tenant's expense, within the Utility Right of Way and the Premises, all as shown in Exhibit "B" attached hereto. Any additional utilities to be installed by Tenant in order to serve the Premises and the Communication Facility shall be subject to Landlord's prior written approval in accordance with Section 2(c) above.

(d) Upon prior notice to Tenant and Tenant's opportunity to have its representative present, Landlord, its officers, employees and agents shall have the right to enter the Premises at any time for purposes of inspection. Tenant acknowledges that Landlord may enter without prior notice and/or without Tenant's opportunity to have its representative present in the event of an

emergency or danger to public health and safety. Tenant shall provide Landlord a copy of any keys or access codes necessary to enter the Premises.

13. RESTORATION/REMOVAL BOND

(a) All portions of the Communication Facility brought onto the Property by Tenant will be and remain Tenant's personal property and, at Tenant's option, may be removed by Tenant at any time during the Term. Landlord covenants and agrees that no part of the Communication Facility constructed, erected, or placed on the Premises by Tenant will become, or be considered as being affixed to or a part of, the Property, it being the specific intention of the Landlord that all improvements of every kind and nature constructed, erected or placed by Tenant on the Premises will be and remain the property of the Tenant and may be removed by Tenant at any time during the Term. Tenant shall remove all of the Communication Facility at its sole expense within one hundred twenty (120) days after the expiration, cancellation, or early termination of the Term. Tenant shall repair any damage to the Premises caused by such removal and shall return the Premises to the condition which existed before the Commencement Date, reasonable wear and tear excepted.

(b) On or before the Commencement Date hereunder, Tenant shall obtain a faithful performance bond, in the amount of Three Hundred Twenty-Five Thousand and No/100 Dollars (\$325,000.00), from a bond company duly licensed to do business in the state of California in favor of the Landlord (the "Bond"). The Bond shall secure Tenant's removal of its equipment from the Premises following the expiration or earlier termination of the Lease, and shall be maintained in force by Tenant throughout the Term. Tenant agrees to deliver to Landlord a copy of the Bond prior to commencement of construction activities on the Premises. Prior to the commencement of any Extension Term, Landlord and Tenant shall review the amount of the Bond to assess whether the amount of the Bond is reasonably sufficient to cover removal and restoration costs. If it is reasonably determined to be insufficient, Tenant shall obtain and maintain in force a Bond for such additional amount that Landlord reasonably determines to be sufficient.

14. MAINTENANCE/UTILITIES

(a) Tenant will keep and maintain the Premises in good condition, reasonable wear and tear and damage from the elements excepted. Landlord will maintain and repair the Property and access thereto, in good and tenantable condition, subject to reasonable wear and tear and damage from the elements.

(b) Tenant will be responsible for securing separately metered services and paying on a monthly or quarterly basis all utilities charges for electricity, telephone service or any other utility used or consumed by Tenant on the Premises.

15. DEFAULT AND RIGHT TO CURE

(a) The following will be deemed a default by Tenant and a breach of this Agreement: (i) non-payment of rent if such rent and any applicable late charges remain unpaid for more than twenty (20) days after receipt of written notice from Landlord of such failure to pay; (ii) Tenant's failure to perform any other term or condition under this Agreement within thirty (30) days after receipt of written notice from Landlord specifying the failure or, within an extended time period set by Landlord if, in its sole discretion, it determines that extending the time to act is warranted based on a showing of good cause and the nature of the remedy; or (iii) any failure to perform any term or condition of this Agreement by a subtenant of Tenant which is not cured within thirty (30) days after written notice from the Landlord to the Tenant specifying the nature of the failure. Delay in curing a default will be excused if due to causes beyond the reasonable control of Tenant. If Tenant remains in default beyond any applicable cure period, Landlord will have the right to exercise any and all rights and remedies available to it under this Agreement and under law and equity.

(b) The following will be deemed a default by Landlord and a breach of this Agreement: Landlord's failure to perform any term, condition or breach of any warranty or covenant under this Agreement within thirty (30) days after receipt of written notice from Tenant specifying the failure, or, within an extended time period set by Tenant if, in its sole discretion, it determines that extending the time to act is warranted based on a showing of good cause and the nature of the remedy. Delay in curing a default will be excused if due to causes beyond the reasonable control of Landlord. If Landlord remains in default beyond any applicable cure period,

Tenant will have the right to exercise any and all rights available to it under this Agreement and under law and equity.

16. ASSIGNMENT/SUBLEASE

(a) Tenant may not assign or otherwise transfer all or any part of its interest in this Agreement or in the Premises without the prior written consent of Landlord, which consent shall not be unreasonably withheld, conditioned, or delayed; provided however, that Tenant may, upon 30 day's prior written notice to Landlord but without Landlord's consent, assign its interest to its parent company or any subsidiary or affiliate. Landlord may assign this Agreement upon written notice to Tenant, subject to the assignee assuming all of Landlord's obligations herein.

(b) Tenant may not sublet any portion of the Communication Facility or sublease ground space or space on Tenant's antenna structure within the Premises to a third party or otherwise allow a third party to use the Communications Facility or Premises.

(c) Notwithstanding Landlord's consent to Tenant's assignment of this Agreement and its rights herein, in whole or in part, and the assumption of Tenant's obligations by the assignee, Tenant will remain jointly liable for all future performance, liabilities and obligations under this Agreement. Landlord's consent to an assignment in one instance shall not be deemed consent to additional or future assignments.

17. NOTICES

All notices hereunder must be in writing and shall be deemed validly given if sent by certified mail, return receipt requested or by commercial courier, provided the courier's regular business is delivery service and provided further that it guarantees delivery to the addressee by the end of the next business day following the courier's receipt from the sender, addressed as follows (or any other address that the Party to be notified may have designated to the sender by like notice):

Landlord: Rowland Water District
3021 Fullerton Road
Rowland Heights, CA 91748
Attention: General Manager

Tenant: Los Angeles SMSA Limited Partnership,
dba Verizon Wireless
180 Washington Valley Road
Bedminster, New Jersey 07921
Attention: Network Real Estate
Site: Ridgeview

Notice shall be effective upon actual receipt or refusal as shown on the receipt obtained pursuant to the foregoing. Either party hereto may change the place for the giving of notice to it by thirty (30) days prior written notice to the other as provided herein.

18. SEVERABILITY

If any term or condition of this Agreement is found unenforceable, the remaining terms and conditions will remain binding upon the parties as though said unenforceable provision were not contained herein. However, if the invalid, illegal or unenforceable provision materially affects this Agreement then the Agreement may be terminated by either party on thirty (30) days prior written notice to the other party hereto.

19. CONDEMNATION

In the event Landlord receives notification of any condemnation proceedings affecting the Property, Landlord will provide notice of the proceeding to Tenant within seven (7) days. If a condemning authority takes all of the Property, or a portion sufficient, in Tenant's sole determination, to render the Premises unsuitable for Tenant, this Agreement will terminate as of the date the title vests in the condemning authority. The parties will each be entitled to pursue their own separate awards in the condemnation proceeds, which for Tenant will include, where

applicable, the value of its Communication Facility, moving expenses, prepaid rent, and business dislocation expenses, provided that any award to Tenant will not diminish Landlord's recovery.

20. CASUALTY

If any part of the Communication Facility or Property is damaged by fire or other casualty so as to render the Premises unsuitable, in Tenant's sole determination, then Tenant may terminate this Agreement by providing written notice to the Landlord, which termination will be effective as of the date of such damage or destruction. Upon such termination, Tenant will be entitled to collect all insurance proceeds payable to Tenant on account thereof and to be reimbursed for any prepaid rent on a prorata basis. If notice of termination is given, Tenant shall remove the Communication Facility and restore the Premises pursuant to Section 13. If Tenant elects not to give notice of termination and Tenant undertakes to rebuild the Communications Facility, Tenant shall continue to pay the applicable rent and Landlord agrees to use its reasonable efforts to permit Tenant to place temporary transmission and reception facilities on the Property at no additional rent until such time as the reconstruction of the Communication Facility is completed. The temporary transmission and reception facilities shall be removed and the Property restored within thirty (30) days of the completion of the rebuilding of the Communications Facility.

21. TAXES

Landlord hereby provides notice pursuant to California Revenue and Taxation Code Section 107.6, and Tenant acknowledges that this Agreement may create a possessory interest and Tenant may be subject to property taxes levied on such interest, as described in California Revenue and Taxation Code Section 107. Tenant shall pay, when due, all real and personal property taxes, fees and assessments, assessed against the Premises and the Communication Facility and Landlord shall pay when due, all real property taxes and all other taxes, fees and assessments, if any attributable to the Property, exclusive of the Premises and the Communication Facility. Landlord shall provide Tenant with copies of all assessment notices on or including the Premises and Communication Facility immediately upon receipt, but in no event less than fifteen (15) business days after receipt by Landlord. Tenant shall have the right to contest, in good faith, the validity or the amount of any tax or assessment levied against the Premises and the Communication Facility

by such appellate or other proceedings as may be appropriate in the jurisdiction, and may pay same under protest, or take such other steps as Tenant may deem appropriate. This right shall include the ability to institute any legal, regulatory or informal action in the name of Landlord, Tenant, or both, with respect to the valuation of the Premises and the Communication Facility. Landlord shall cooperate in the institution and prosecution of any such proceedings and will execute any documents required therefore, provided Landlord shall not be obligated to incur any cost or expense in connection therewith. All cost and expense of any such proceedings shall be borne by Tenant and any refunds or rebates secured as a result of Tenant's action shall belong to Tenant.

22. SECURITY

Tenant acknowledges that the security of Landlord's Property and the District Facilities, and other equipment and structures on the Property are of the highest public importance. Tenant shall at all times monitor and limit access to the Premises to Tenant's employees, agents and contractors engaged directly in the installation, construction, operation, and maintenance of the Communication Facility and shall prevent access or use of the Premises by any other person or for any purpose not directly related to the installation, construction, operation, or maintenance of the Communication Facility. Tenant shall indemnify Landlord against any losses, damage or injury to Landlord to the extent arising out of Tenant's failure to provide adequate restricted access measures by locking all access gates to the Property during and following Tenant's access to the Premises, including but not limited to vandalism, malicious mischief, or theft. Repeated Violation of this provision after receipt of notice of violation from District will be grounds for termination of this Agreement. "Repeated Violation" means three violations within a 12-month period.

23. WAIVER OF LANDLORD'S LIENS

Landlord waives any and all lien rights it may have, statutory or otherwise, concerning the Communication Facility or any portion thereof. The Communication Facility shall be deemed personal property for purposes of this Agreement, regardless of whether any portion is deemed real or personal property under applicable law, and Landlord consents to Tenant's right to remove all or any portion of the Communication Facility from time to time in Tenant's sole discretion and without Landlord's consent.

24. SALE OF PROPERTY

If during Term of this Agreement Landlord decides to sell the Property to a purchaser other than Tenant, Landlord shall promptly notify Tenant in writing, and such sale shall be subject to this Agreement and Tenant's rights hereunder. In the event the Property is transferred, the new landlord shall have a duty at the time of such transfer to provide Tenant with a completed IRS Form W-9, or its equivalent, a completed IRS CA Form 590, or its equivalent, and other related paperwork to effect a transfer in rent to the new landlord.

25. MISCELLANEOUS

(a) Amendment/Waiver. This Agreement cannot be amended, modified or revised unless done in writing and signed by an authorized agent of the Landlord and an authorized agent of the Tenant. No provision may be waived except in a writing signed by both parties.

(b) Memorandum/Short Form Lease. Either party will, at any time upon twenty (20) business days prior written notice from the other, execute, acknowledge and deliver to the other a recordable Memorandum or Short Form of Lease. Either party may record this Memorandum or Short Form of Lease at any time, in its absolute discretion.

(c) Bind and Benefit. The terms and conditions contained in this Agreement will run with the Property and bind and inure to the benefit of the parties, their respective heirs, executors, administrators, successors and assigns.

(d) Entire Agreement. This Agreement and the exhibits attached hereto, all being a part hereof, constitute the entire agreement of the parties hereto and will supersede all prior offers, negotiations and agreements with respect to the subject matter of this Agreement.

(e) Governing Law and Venue. This Agreement will be governed by the laws of the State of California without regard to conflicts of laws. Venue for any disputes shall be in the state or federal courts located in Los Angeles County.

(f) Interpretation. Unless otherwise specified, the following rules of construction and interpretation apply: (i) captions are for convenience and reference only and in no way define or limit the construction of the terms and conditions hereof; (ii) use of the term "including" will be interpreted to mean "including but not limited to"; (iii) whenever a party's consent is required under this Agreement, except as otherwise stated in the Agreement or as same may be duplicative, such

consent will not be unreasonably withheld, conditioned or delayed; (iv) exhibits are an integral part of the Agreement and are incorporated by reference into this Agreement; and (v) reference to a default will take into consideration any applicable notice, grace and cure periods.

(g) Estoppel. Either party will, at any time upon twenty (20) business days prior written notice from the other, execute, acknowledge and deliver to the other a statement in writing certifying that this Agreement is unmodified and in full force and effect (or, if modified, stating the nature of such modification and certifying this Agreement, as so modified, is in full force and effect) and the date to which the rent and other charges are paid in advance, if any. Any such statement may be conclusively relied upon by any prospective purchaser or encumbrancer of the Premises.

(h) No Electronic Signature/No Option. The submission of this Agreement to any party for examination or consideration does not constitute an offer, reservation of or option for the Premises based on the terms set forth herein. This Agreement will become effective as a binding Agreement only upon the handwritten legal execution, acknowledgment and delivery hereof by Landlord and Tenant.

(i) Attorneys Fees. The prevailing party in any legal claim arising hereunder shall be entitled to recover from the other party its reasonable attorneys' fees and court costs, including appeals, if any.

(j) Survival. Terms and conditions of this Agreement, which by their sense and context survive the termination, cancellation, or expiration of this Agreement, will so survive.

(k) One Time Payment. Within forty-five (45) days after this Agreement is fully executed, Tenant shall deliver a check in the amount of Seven Thousand Five Hundred 00/100 Dollars (\$7,500.00) to cover Landlord's costs associated with processing this Agreement, which payment shall be non-refundable.

IN WITNESS WHEREOF, the Parties hereto have set their hands and affixed their respective seals the day and year first above written.

LANDLORD:

Rowland Water District

By: _____
Name: Tom Coleman
Its: General Manager
Date: _____

TENANT:

Los Angeles SMSA Limited Partnership,
a California limited partnership,
dba Verizon Wireless

By: AirTouch Cellular Inc.
Its: General Partner

By: Jim Wales
Name: Jim Wales
Its: Executive Director-Network
Date: Oct 28, 2021

EXHIBIT "A"

LEGAL DESCRIPTION OF THE PROPERTY

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THAT CERTAIN PARCEL OF LAND SITUATED, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, BEING A PORTION OF LOT 2 OF TRACT NO. 3941, AS SHOWN ON A MAP RECORDED IN BOOK 43, PAGE 11 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE ROWLAND AREA COUNTY WATER DISTRICT PER DOCUMENT RECORDED MARCH 13, 1963 AS INSTRUMENT NO. 3936, IN BOOK D1951, PAGE 859 OF OFFICIAL RECORDS, IN SAID OFFICE OF THE COUNTY RECORDER, SAID CORNER BEING IN THE WESTERLY LINE OF SAID LOT 2 OF TRACT NO. 3941 AS SHOWN ON A MAP OF TRACT NO. 49324 RECORDED IN BOOK 1193, PAGES 40 THROUGH 58, INCLUSIVE OF MAPS, IN SAID OFFICE OF THE COUNTY RECORDER; THENCE ALONG THE EASTERLY LINE OF SAID LAND AND SAID WESTERLY LINE OF LOT 2 OF TRACT NO. 3941, NORTH 12° 03' 06" WEST 318.28 FEET TO THE NORTHEAST CORNER OF SAID LAND TO THE ROWLAND AREA COUNTY WATER DISTRICT; THENCE NORTH 60° 37' 00" EAST 107.00 FEET; THENCE SOUTH 44° 55' 00" EAST 149.31 FEET; THENCE SOUTH 28° 15' 00" EAST 90.74 FEET; THENCE SOUTH 113.51 FEET; THENCE SOUTH 69° 43' 00" WEST 185.77 FEET TO THE POINT OF BEGINNING.

EXCEPT THEREFROM PRECIOUS METALS AND ORES UPON SAID LAND AND THE RIGHT OF ENTRY TO EXTRACT AND REMOVE THE SAME, AS SET FORTH IN THE DEED OF PARTITION EXECUTED BY AND BETWEEN JOHN ROWLAND AND WILLIAM WORKMAN, IN DEED RECORDED IN BOOK 10 PAGE 39 OF DEEDS.

APN: 8269-094-900

EXHIBIT "B"

THE PREMISES

SITE DEVELOPMENT NOTES

1. THE ARCHITECT/ENGINEER AND REPRESENTATIVES OF THE LESSEE AND OWNER, MUST BE NOTIFIED AT LEAST TWO FULL DAYS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
2. DO NOT EXCAVATE OR DISTURB SOILS BEYOND THE PROPERTY LINES OR LEASE LINES, UNLESS SPECIFICALLY INSTRUCTED, IN WRITING, BY THE ARCHITECT/ENGINEER AND LESSEE.
3. DO NOT SCALE BUILDING DIMENSIONS FROM DRAWINGS.
4. ANY DRAIN AND/OR FIELD TILE ENCOUNTERED DURING CONSTRUCTION SHALL BE RETURNED TO ITS ORIGINAL CONDITION PRIOR TO COMPLETION OF WORK. SIZE, LOCATION AND TYPE OF ANY UNDERGROUND UTILITIES OR IMPROVEMENTS SHALL BE ACCURATELY NOTED AND PLACED ON AS-CONSTRUCTED DRAWINGS BY GENERAL CONTRACTOR AND ISSUED TO ARCHITECT/ENGINEER AT COMPLETION OF PROJECT.
5. ALL EXISTING UTILITIES, FACILITIES, CONDITIONS, AND THEIR DIMENSIONS SHOWN ON PLANS HAVE BEEN PLOTTED FROM AVAILABLE RECORDS. THE ARCHITECT/ENGINEER, LESSEE, AND OWNER ASSUME NO RESPONSIBILITY WHATSOEVER AS TO THE SUFFICIENCY OR ACCURACY OF THE INFORMATION SHOWN ON THE PLANS OR THE MANNER OF THEIR REMOVAL OR ADJUSTMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL EXISTING UTILITIES AND FACILITIES PRIOR TO START OF CONSTRUCTION. CONTRACTOR SHALL ALSO OBTAIN FROM EACH UTILITY COMPANY DETAILED INFORMATION RELATIVE TO WORKING SCHEDULES AND METHODS OF REMOVING OR ADJUSTING EXISTING UTILITIES.
6. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES BOTH HORIZONTALLY AND VERTICALLY PRIOR TO START OF CONSTRUCTION. ANY DISCREPANCIES OR DOUBTS AS TO THE INTERPRETATION OF PLANS SHOULD BE IMMEDIATELY REPORTED TO THE ARCHITECT/ENGINEER FOR RESOLUTION AND INSTRUCTION, AND NO FURTHER WORK SHALL BE PERFORMED UNTIL THE DISCREPANCY IS CHECKED AND CORRECTED BY THE ARCHITECT/ENGINEER. FAILURE TO SECURE SUCH INSTRUCTION MEANS CONTRACTOR WILL HAVE WORKED AT HIS/HER OWN RISK AND EXPENSE. CONTRACTOR SHALL CALL LOCAL DIGGER HOT LINE FOR UTILITY LOCATIONS 48 HOURS PRIOR TO START OF CONSTRUCTION.
7. ALL NEW AND EXISTING UTILITY STRUCTURES ON SITE AND IN AREAS TO BE DISTURBED BY CONSTRUCTION SHALL BE ADJUSTED TO FINISH ELEVATIONS PRIOR TO FINAL INSPECTION OF WORK.
8. THE BUILDING DEPARTMENT ISSUING THE BUILDING PERMIT SHALL BE NOTIFIED AT LEAST TWO WORKING DAYS PRIOR TO THE COMMENCEMENT OF WORK OR AS STIPULATED BY THE CODE ENFORCEMENT OFFICIAL HAVING JURISDICTION.
9. GRADING OF THE SITE WORK AREA IS TO BE SMOOTH AND CONTINUOUS IN SLOPE AND IS TO FEATHER INTO EXISTING GRADES AT THE GRADING LIMITS.
10. ALL TEMPORARY EXCAVATIONS FOR THE INSTALLATION OF FOUNDATIONS, UTILITIES, ETC., SHALL BE PROPERLY LAID BACK OR BRACED IN ACCORDANCE WITH CORRECT OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REQUIREMENTS.
11. STRUCTURAL FILLS SUPPORTING PAVEMENTS SHALL BE COMPACTED TO 100% OF MAXIMUM STANDARD PROCTOR DRY DENSITY.
12. NEW GRADES NOT IN BUILDING AND DRIVEWAY IMPROVEMENT AREA TO BE ACHIEVED BY FILLING WITH APPROVED CLEAN FILL AND COMPACTED TO 95% OF STANDARD PROCTOR DENSITY.
13. ALL FILL SHALL BE PLACED IN UNIFORM LIFTS. EACH LIFT'S THICKNESS SHOULD NOT EXCEED THAT WHICH CAN BE PROPERLY COMPACTED THROUGHOUT ITS ENTIRE DEPTH WITH THE EQUIPMENT AVAILABLE.
14. ANY FILLS PLACED ON EXISTING SLOPES THAT ARE STEEPER THAN 10 HORIZONTAL TO 1 VERTICAL SHALL BE PROPERLY BENCHED INTO THE EXISTING SLOPE AS DIRECTED BY A GEOTECHNICAL ENGINEER.
15. THE GRADES WITHIN FENCED AREAS ARE TO BE ACHIEVED BY COMPACTING CLEAN FILL TO A DENSITY OF 90% OF STANDARD PROCTOR COVERING THE AREA WITH TWO (2) LAYERS OF SIX (6) MIL VISQUENE (12" MIN. OVERLAP AT ALL SEAMS) FOR WEED SUPPRESSION, THEN ACHIEVING FINISH GRADE BY ADDING 6" OF 3/4" CRUSHED STONE, NO FINES.
16. CONTRACTOR SHALL CLEAN ENTIRE SITE AFTER CONSTRUCTION SUCH THAT NO PAPERS, TRASH, WEEDS, BRUSH OR ANY OTHER DEPOSITS WILL REMAIN. ALL MATERIALS COLLECTED DURING CLEANING OPERATIONS SHALL BE DISPOSED OF OFF-SITE BY THE GENERAL CONTRACTOR.
17. ALL TREES AND SHRUBS WHICH ARE NOT IN DIRECT CONFLICT WITH THE IMPROVEMENTS SHALL BE TRIMMED AS REQUIRED AND PROTECTED IN PLACE BY THE GENERAL CONTRACTOR.
18. DRIVEWAY CONSTRUCTION, GRADING AND DRAINAGE WORK SHALL CONFORM TO CALIFORNIA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATION FOR ROAD AND BRIDGE CONSTRUCTION", LATEST EDITIONS, AND ALL APPLICABLE PROVISIONS OF LOCAL COUNTY ORDINANCES.
19. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO OBTAIN, READ, AND FOLLOW THE GEO-TECHNICAL REPORT FOR EACH PROJECT SITE. ALL PROVISIONS WITHIN SAID REPORT SHALL BE ACCOMMODATED BY THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS. CONTINUOUS ONSITE SUPERVISION BY THE GEO-TECHNICAL/SOILS ENGINEER SHALL BE ARRANGED FOR BY THE CONTRACTOR PRIOR TO THE START OF ANY EXCAVATION AND/OR GRADING OPERATIONS. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY THE GEO-TECHNICAL/SOILS ENGINEER PRIOR TO THE START OF CONSTRUCTION. OBTAIN WRITTEN APPROVAL FROM THE SUPERVISING GEO-TECHNICAL ENGINEER PRIOR TO PROCEEDING WITH PLACEMENT OF ANY FORMS AND/OR MATERIALS.
20. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO PROVIDE AND INSTALL ALL REQUIRED SIGNS FOR THIS PROJECT. THE CONTRACTOR SHALL OBTAIN WRITTEN INSTRUCTIONS FROM THE IMPLEMENTATION ENGINEER AS TO THE EXACT MATERIAL, SIZE, WORDING, AND LOCATION FOR ALL SIGNS. SIGNS THAT MAY BE REQUIRED INCLUDE, BUT ARE NOT LIMITED TO, THE FOLLOWING:
 - a. 7x24 ACCESS SIGN.
 - b. SITE ENTRY SIGN.
 - c. ANTENNA STRUCTURE COMPLIANCE SIGN.
 - d. NEPA RF EXPOSURE SIGN(S).
 - e. ANY ADDITIONAL SIGNS AS REQUIRED BY VERIZON AND/OR GOVERNMENTAL AGENCIES.

GENERAL NOTES

1. THE LATEST EDITION OF THE AMERICAN INSTITUTE OF ARCHITECTS DOCUMENT A201 "GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION" ARE INCLUDED IN THESE SPECIFICATIONS AS IF COMPLETELY REPRODUCED HERE IN.
2. THIS FACILITY IS AN UNOCCUPIED PCS TELECOMMUNICATIONS SITE AND IS EXEMPT FROM DISABLED ACCESS REQUIREMENTS.
3. PRIOR TO THE SUBMISSION OF BIDS, THE CONTRACTORS PARTICIPATING SHALL VISIT THE JOB SITE AND FAMILIARIZE THEMSELVES WITH ALL FIELD CONDITIONS AFFECTING THE PROPOSED PROJECT INCLUDING DEMOLITION, ELECTRICAL, MECHANICAL AND STRUCTURAL INSTALLATIONS, AS WELL AS WITH THE CONSTRUCTION AND CONTRACT DOCUMENTS AND SHALL CONFIRM THAT THE PROJECT CAN BE ACCOMPLISHED AS SHOWN PRIOR TO PROCEEDING WITH CONSTRUCTION. SHOULD ANY ERRORS, OMISSION, OR DISCREPANCIES BE FOUND, THE GENERAL CONTRACTOR SHALL IMMEDIATELY NOTIFY VERIZON CONSTRUCTION MANAGER AND THE ARCHITECT IN WRITING. IN THE EVENT OF DISCREPANCIES THE CONTRACTOR SHALL INCLUDE THE MORE COSTLY OR EXTENSIVE WORK IN THE BID, UNLESS SPECIFICALLY DIRECTED OTHERWISE. IF A DISCREPANCY EXISTS AND THE PROJECT MANAGER AND ARCHITECT ARE NOT NOTIFIED, THE GENERAL CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ALL COSTS INCURRED TO REPAIR OR CORRECT ALL PROBLEMS THAT RESULT.
4. DRAWINGS SHALL NOT BE SCALED. THESE DRAWINGS ARE INTENDED TO BE DIAGRAMMATIC ONLY. FIGURED DIMENSIONS HAVE PRECEDENCE OVER DRAWING SCALE AND DETAIL DRAWINGS HAVE PRECEDENCE OVER SMALL SCALE-DRAWINGS. CONTRACTOR SHALL CHECK ACCURACY OF ALL DIMENSIONS IN THE FIELD. UNLESS SPECIFICALLY NOTED, DO NOT FABRICATE ANY MATERIALS, OR BEGIN ANY CONSTRUCTION UNTIL THE ACCURACY OF DRAWING DIMENSIONS HAVE BEEN VERIFIED AGAINST ACTUAL FIELD DIMENSIONS.
5. THE CONTRACTOR SHALL INCLUDE IN HIS OR HER BID ALL MATERIALS, EQUIPMENT, APPURTENANCES AND LABOR NECESSARY TO COMPLETE THE WORK AS INDICATED OR IMPLIED BY THESE DRAWINGS.
6. CONTRACTOR SHALL NOTIFY THE VERIZON CONSTRUCTION MANAGER, THE PROPERTY OWNER AND THE ARCHITECT IF ANY DETAILS ARE CONSIDERED IMPRACTICAL, UNSUITABLE, UNSAFE, NOT WATERPROOF, OR NOT WITHIN CUSTOMARY TRADE PRACTICE. IF WORK IS PERFORMED, IT WILL BE ASSUMED THAT THERE IS NO OBJECTION TO ANY DETAIL. DETAILS ARE INTENDED TO SHOW THE END RESULT OF THE DESIGN. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT JOB CONDITIONS, AND SHALL BE INCLUDED AS PART OF THE WORK.
7. EXISTING ELEVATIONS AND LOCATIONS TO BE JOINED SHALL BE VERIFIED BY THE CONTRACTOR BEFORE CONSTRUCTION. IF THEY DIFFER FROM THOSE SHOWN ON THE PLANS, THE CONTRACTOR SHALL NOTIFY THE VERIZON CONSTRUCTION MANAGER AND THE ARCHITECT SO THAT MODIFICATIONS CAN BE MADE BEFORE PROCEEDING WITH THE WORK.
8. THE CONTRACTOR SHALL VERIFY ALL TELEPHONE & RADIO EQUIPMENT LAYOUTS, SPECIFICATIONS, PERFORMANCE, INSTALLATION AND FINAL LOCATIONS WITH VERIZON CONSTRUCTION MANAGER PRIOR TO BEGINNING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING HIS WORK WITH ERICSSON RADIO SYSTEMS.
9. ALL SYMBOLS AND ABBREVIATIONS USED ON THE DRAWINGS ARE CONSIDERED CONSTRUCTION STANDARDS. IF THE CONTRACTOR HAS QUESTIONS REGARDING THEIR EXACT MEANING, THE VERIZON CONSTRUCTION MANAGER AND THE ARCHITECT SHALL BE NOTIFIED FOR CLARIFICATION BEFORE THE CONTRACTOR PROCEEDS WITH THE WORK.
10. THE CONTRACTOR SHALL OBTAIN AND PAY FOR PERMITS, LICENSES AND INSPECTIONS NECESSARY FOR PERFORMANCE OF THE WORK AND INCLUDE THOSE IN THE COST OF THE WORK TO VERIZON.
11. THE CONTRACTOR SHALL PROVIDE CONTINUOUS SUPERVISION WHILE ANY SUBCONTRACTORS OR WORKMEN ARE ON THE SITE AND SHALL SUPERVISE AND DIRECT ALL WORK, USING HIS BEST SKILL AND ATTENTION. HE SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES AND SEQUENCES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
12. WORKMANSHIP THROUGHOUT BE OF THE BEST QUALITY OF THE TRADE INVOLVED, AND SHALL MEET OR EXCEED THE FOLLOWING MINIMUM REFERENCE STANDARDS FOR QUALITY AND PROFESSIONAL CONSTRUCTION PRACTICE:

SMACNA	NATIONAL ROOFING CONTRACTORS ASSOCIATION O'HARE INTERNATIONAL CENTER 10255 W. HIGGINS ROAD, SUITE 600 ROSEMONT, IL 60018
NRCA	SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION 4201 LAFAYETTE CENTER DRIVE CHATILLY, VA 22021-1209
ITLP	INTERNATIONAL INSTITUTE FOR LATH AND PLASTER 820 TRANSFER ROAD ST. PAUL, MN 55114-1406
13. INSTALL ALL EQUIPMENT AND MATERIALS PER THE LATEST EDITION OF THE MANUFACTURER'S INSTALLATION SPECIFICATIONS UNLESS SPECIFICALLY OTHERWISE INDICATED, OR WHERE LOCAL CODES OR REGULATIONS TAKE PRECEDENCE.
14. THE CONTRACTOR SHALL VERIFY, COORDINATE, AND PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR OTHER SUPPORTS FOR ALL ITEMS REQUIRING THE SAME.
15. THE CONTRACTOR AND ALL SUBCONTRACTORS SHALL GIVE ALL NOTICES AND SHALL COMPLY WITH ALL APPLICABLE LOCAL CODES, REGULATIONS, LAWS AND ORDINANCES AS WELL AS STATE DEPARTMENT OF INDUSTRIAL REGULATIONS AND DIVISION OF INDUSTRIAL SAFETY (OSHA) REQUIREMENTS.
16. THE CONTRACTOR SHALL PROTECT THE PROPERTY OWNERS, AND VERIZON PROPERTY FROM DAMAGE WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW AND EXISTING FINISHES, CONSTRUCTION, STRUCTURE, LANDSCAPING, CURBS, STAIRS, OR EQUIPMENT, ETC. SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF VERIZON, AND THE PROPERTY OWNER, OR THE OWNER'S REPRESENTATIVE, AT THE EXPENSE OF THE CONTRACTOR.
17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR, AND SHALL REPLACE OR REMEDY, ANY FAULTY, IMPROPER, OR INFERIOR MATERIALS OR WORKMANSHIP OR ANY DAMAGE WHICH SHALL APPEAR WITHIN ONE YEAR AFTER THE COMPLETION AND ACCEPTANCE OF THE WORK BY VERIZON UNDER THIS CONTRACT.
18. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO LOCATE ALL EXISTING UTILITIES, OR CONTACT AN OUTSIDE AGENCY TO LOCATE ALL EXISTING UTILITIES. WHETHER SHOWN HERE IN OR NOT, AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL EXPENSES FOR REPAIR OR REPLACEMENT OF UTILITIES OR OTHER PROPERTY DAMAGE IN CONJUNCTION WITH THE EXECUTION OF WORK.

GENERAL NOTES (CONT.)

19. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE PROJECT SITE WHILE THE JOB IS IN PROGRESS AND UNTIL THE JOB IS COMPLETED AND ACCEPTED BY VERIZON.
20. THE CONTRACTOR SHALL PROVIDE TEMPORARY WATER, POWER AND TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER, VERIZON AND THE CITY OR GOVERNING AGENCY.
21. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REDLINING THE CONSTRUCTION DOCUMENTS TO ILLUSTRATE THE AS-BUILT CONDITION OF THE SITE. THIS SHALL BE DONE AFTER THE SITE HAS BEEN AWARDED FINAL INSPECTION BY THE RESPONSIBLE BUILDING AGENCY. ONE SET OF REDLINED DRAWINGS SHALL BE PROVIDED TO THE VERIZON CONSTRUCTION MANAGER. THE LATEST EDITION OF ALL PERMITTED AND APPROVED PLANS PERTAINING TO THIS PROJECT SHALL BE KEPT IN A PLAN BOX AND NOT BE USED BY WORKERS. ALL CONSTRUCTION SETS SHALL REFLECT THE SAME INFORMATION. THE CONTRACTOR SHALL ALSO MAINTAIN IN GOOD CONDITION, ONE COMPLETE SET OF PLANS WITH ALL REVISIONS, ADDENDA AND CHANGE ORDERS ON THE PREMISES AT ALL TIMES. THESE ARE TO BE UNDER THE CARE OF THE JOB SUPERINTENDENT.
23. THE CONTRACTOR SHALL REMOVE ALL RUBBISH AND WASTE MATERIALS ON A DAILY BASIS, EXCEPT FOR THAT SPECIFIED AS REMAINING THE PROPERTY OF THE BUILDING OR PROPERTY OWNER AND SHALL EXERCISE STRICT CONTROL OVER JOB CLEANING THROUGHOUT CONSTRUCTION, INCLUDING FINAL CLEAN-UP UPON COMPLETION OF WORK. ALL AREAS ARE TO BE LEFT IN A BROOM CLEAN CONDITION AT THE END OF EACH DAY AND VACUUM CLEAN CONDITION, FREE FROM PAINT, SPOTS, DUST OR SMUDGES OF ANY NATURE TO COMPLETION OF WORK.
24. THE GENERAL CONTRACTOR MUST PERFORM WORK DURING PROPERTY OWNER'S PREFERRED HOURS TO AVOID DISRUPTION OF NORMAL ACTIVITY.
25. ALL EXPOSED METAL SHALL BE HOT-DIPPED GALVANIZED.
26. SEAL ALL PENETRATIONS THROUGH FIRE-RATED AREAS WITH U.L. LISTED OR FIRE MARSHALL APPROVED MATERIALS IF AND WHERE APPLICABLE TO THIS FACILITY AND PROJECT SITE.
27. PROVIDE A PORTABLE FIRE EXTINGUISHER WITH A RATING OF NOT LESS THAN 2-A OR 2-A10BC WITHIN 75 FEET TRAVEL DISTANCE TO ALL PORTIONS OF THE PROJECT AREA CONSTRUCTION.
28. ELECTRICAL AND POWER SYSTEM SHALL BE GROUNDED PER NEC ARTICLES 250 AND 810.
29. ALL NEW OPENINGS IN THE EXTERIOR ENVELOPE OF CONDITIONED SPACES SUCH AS AT WALL AND ROOF PENETRATIONS SHALL BE CAULKED OR SEALED TO LIMIT INFILTRATION OF AIR AND MOISTURE.
30. UPON COMPLETION OF CONSTRUCTION, VERIZON CONSTRUCTION MANAGER SHALL CONDUCT A WALK-THRU WITH PROPERTY OWNER OR REPRESENTATIVE OF PROPERTY OWNER.
31. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL SYSTEM EQUIPMENT IN A CLEAN WORKING ORDER UNTIL ACCEPTANCE OF THE PROJECT BY VERIZON.
32. INSTALL ALL EQUIPMENT AND MATERIALS PER THE LATEST EDITION OF THE MANUFACTURER'S INSTALLATION SPECIFICATIONS UNLESS SPECIFICALLY OTHERWISE INDICATED, OR WHERE LOCAL CODES OR REGULATION TAKE PRECEDENCE. PRIOR TO BIDDING, CONTRACTORS SHALL BECOME FAMILIAR WITH ALL PROJECT DOCUMENTS AND SURVEY THE SITE TO BECOME AWARE OF ALL EXISTING CONDITIONS. NO EXTRA COMPENSATION SHALL BE AWARDED FOR THE CONTRACTOR'S FAILURE TO ALLOW FOR ANY EXISTING CONDITIONS THAT EFFECT HIS WORK. SUBMISSION OF A PROPOSAL WILL BE CONSIDERED EVIDENCE OF THE FACT THAT THE CONTRACTOR IS FULLY AWARE OF THESE CONDITIONS AND IS ABLE TO COMPLETE ALL WORK REQUIRED.
33. THE CONTRACTOR SHALL REVIEW ALL PROJECT DOCUMENTS INCLUDING, BUT NOT LIMITED TO, THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, CIVIL AND STRUCTURAL DRAWINGS. THE CONTRACTOR SHALL CONFIRM ALL NECESSARY DIMENSIONS, SYSTEM COMPONENT SPACE REQUIREMENTS, AND POINTS OF CONNECTIONS TO ALL EXISTING SYSTEM COMPONENTS, FIXTURES, AND EQUIPMENT.
- 34.

SOIL COMPACTION NOTES FOR SLAB ON GRADE

1. EXCAVATE AS REQUIRED TO REMOVE VEGETATION & TOPSOIL EXPOSE UNDISTURBED NATURAL SUBGRADE AND PLACE CRUSHED STONE AS REQUIRED.
 - 2a.COMPACTION CERTIFICATION: AN INSPECTION AND WRITTEN CERTIFICATION BY A QUALIFIED GEOTECHNICAL TECHNICIAN OR ENGINEER IS ACCEPTABLE.
 - 2b.AS AN ALTERNATIVE TO ITEM 2a. THE "UNDISTURBED SOIL" BASE SHALL BE COMPACTED WITH "COMPACTION EQUIPMENT", LISTED BELOW, TO AT LEAST 90% MODIFIED PROCTOR MAXIMUM DENSITY PER ASTM D 1557 METHOD C.
 - 2c.AS AN ALTERNATIVE TO ITEMS 2a AND 2b PROOFROLL THE SUBGRADE SOILS WITH 5 PASSES OF A MEDIUM SIZED VIBRATORY PLATE COMPACTOR (SUCH AS BOMAG BPR 30/38) OR HAND-OPERATED SINGLE DRUM VIBRATORY ROLLER (SUCH AS BOMAG BW 55E). ANY SOFT AREAS THAT ARE ENCOUNTERED SHOULD BE REMOVED AND REPLACED WITH A WELL-GRADED GRANULAR FILL, AND COMPACTED AS STATED ABOVE.
3. COMPACTED SUBBASE SHALL BE UNIFORM & LEVELED. PROVIDE 6" MINIMUM CRUSHED STONE OR GRAVEL COMPACTED IN 3" LIFTS ABOVE COMPACTED SOIL. GRAVEL SHALL BE NATURAL OR CRUSHED WITH 100% PASSING 1" SIEVE.

COMPACTION EQUIPMENT:
HAND OPERATED DOUBLE DRUM, VIBRATORY ROLLER, VIBRATORY PLATE COMPACTOR OR JUMPING JACK COMPACTOR.

STRUCTURAL NOTES

1. DESIGN CRITERIA:

DESIGN CODE: 2016 CALIFORNIA BUILDING CODE (CBC)	
SS =2.219	SDC = 1.479
S1 =0.812	WIND SPEED = 110 M.P.H.
FA =1.00	WIND EXPOSURE = C
FV =1.50	
2. ALL MATERIALS AND WORK PERFORMED SHALL CONFORM WITH THE REQUIREMENTS OF THE CODE AND GOVERNING BUILDING ORDINANCES.
3. NOTES AND DETAILS ON DRAWINGS SHALL TAKE PRECEDENCE OVER THESE GENERAL NOTES.
4. WHERE A SECTION OR TYPICAL DETAIL IS SHOWN FOR ONE CONDITION, IT SHALL APPLY FOR ALL LIKE OR SIMILAR CONDITIONS UNLESS OTHERWISE NOTED.
5. NO CHANGES ARE TO BE MADE TO THESE PLANS WITHOUT THE KNOWLEDGE AND WRITTEN CONSENT OF THIS ENGINEER. UNAUTHORIZED CHANGES RENDER THESE DRAWINGS VOID.
6. ANY REFERENCE TO THE WORDS APPROVED, OR APPROVAL IN THESE DOCUMENTS SHALL BE HERE DEFINED TO MEAN GENERAL ACCEPTANCE OR REVIEW AND SHALL NOT RELIEVE THE CONTRACTOR AND/OR HIS SUB-CONTRACTORS OF ANY LIABILITY IN FURNISHING THE REQUIRED MATERIALS OF LABOR SPECIFIED.
7. THE CONTRACT DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE AND DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES INCLUDING, BUT NOT LIMITED TO, BRACING AND SHORING. OBSERVATION VISITS TO THE SITE BY FIELD REPRESENTATIVES OF THE ARCHITECT SHALL NOT INCLUDE INSPECTIONS OF THE PROTECTIVE MEASURES OR THE CONSTRUCTION PROCEDURES.
8. GENERAL CONTRACTOR SHALL VISIT THE JOB SITE AND VERIFY ALL GRADES, DIMENSIONS, AND CONDITIONS PRIOR TO BIDDING AND COMMENCING CONSTRUCTION. ALL DIMENSIONS CONTROLLED BY EXISTING CONDITIONS SHALL BE VERIFIED BY THE CONTRACTOR AT THE SITE.
9. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES WHETHER SHOWN HEREON OR NOT, AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL EXPENSE OF REPAIR OR REPLACEMENT IN CONJUNCTION WITH THE EXECUTION OF THIS WORK.
10. GENERAL CONTRACTOR SHALL NOTIFY THE ENGINEER AND ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES FOUND WITHIN THE CONTRACT DOCUMENTS, PRIOR TO STARTING WORK.

REINFORCING STEEL

1. REINFORCING STEEL SHALL CONFORM TO ASTM A-615 GRADE 60 UNLESS OTHERWISE NOTED.
2. BARS SHALL BE CLEAN OF MUD, OIL, OR OTHER COATINGS LIKELY TO IMPAIR BONDING.
3. ALL REINFORCING SHALL BE SECURED IN PLACE PRIOR TO INSPECTIONS, PLACING CONCRETE, OR GROUTING MASONRY.
4. REINFORCING STEEL SHALL BE SPLICED AS SHOWN OR NOTED. SPLICES AT OTHER LOCATIONS SHALL BE REVIEWED BY THE ARCHITECT/STRUCTURAL ENGINEER. ALL VERTICAL WALL REINFORCEMENT SHALL BE CONTINUOUS BETWEEN SPLICE LOCATIONS SHOWN IN THE DETAILS.

CONCRETE

1. ALL CONCRETE MATERIALS AND WORKMANSHIP SHALL CONFORM TO CHAPTER 19 OF THE CBC AND TO ALL REQUIREMENTS OF THE CURRENT EDITION OF ACI 301, "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS", EXCEPT AS SPECIFIED HEREIN.
2. MIX DESIGN REQUIREMENTS:
 - A. CEMENT SHALL BE TYPE II.
 - B. COMPRESSIVE STRENGTH = 2500 PSI
 - C. CONCRETE SLUMP SHALL NOT EXCEED 5".
 - D. WATER CEMENT RATIO SHALL NOT EXCEED 0.45.
3. ALL REINFORCING STEEL SHALL BE SECURED IN POSITION AND INSPECTED BY THE BUILDING OFFICIAL PRIOR TO PLACING CONCRETE.
4. SPECIAL INSPECTION IS NOT REQUIRED FOR CONCRETE FOUNDATIONS OR REBAR PLACEMENT. ALL CONCRETE HAS BEEN DESIGNED FOR 2500 PSI.

MASONRY

1. ALL MASONRY MATERIALS AND CONSTRUCTION SHALL CONFORM TO CHAPTER 21 OF THE CODE AND TO ALL REQUIREMENTS OF "SPECIFICATIONS FOR MASONRY STRUCTURES" (ACI 530.1/ASCE 6-02/TMS 602-02) PUBLISHED BY THE AMERICAN CONCRETE INSTITUTE.
2. CONCRETE MASONRY UNITS FOR HOLLOW UNIT MASONRY CONSTRUCTION SHALL BE MEDIUM WEIGHT GRADE "N" UNITS CONFORMING WITH ASTM C-90. SEE ARCHITECTURAL FOR TYPE (FINISH), PATTERN, AND JOINT DETAILS. PROVIDE RUNNING BOND UON. CONCRETE MASONRY UNITS SHALL HAVE AN ULTIMATE COMPRESSIVE STRENGTH = 1900 PSI.
3. MORTAR SHALL BE FRESHLY PREPARED AND UNIFORMLY MIXED. MORTAR SHALL BE TYPE "M" OR "S" WITH A MINIMUM ULTIMATE COMPRESSIVE STRENGTH OF 1,800 PSI AT 28 DAYS.
4. GROUT SHALL BE PROPORTIONED BY VOLUME AND SHALL HAVE SUFFICIENT WATER ADDED TO PRODUCE CONSISTENCY FOR POURING WITHOUT SEGREGATION. GROUT SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH (F'c) OF 2,000 PSI AT 28 DAYS. PROVIDE CLEAN OUT OPENINGS WHERE GROUT LIFT EXCEED 4'-0"
5. GROUT ALL CELLS, UNLESS OTHERWISE NOTED.
6. ALL REINFORCING STEEL SHALL BE SECURED IN POSITION PRIOR TO GROUTING.
7. PROVIDE CONTROL JOINTS AT 48'-0" O.C. MAX.

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

DCI PACIFIC
A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

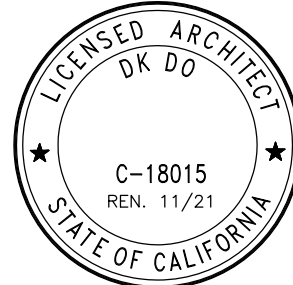
PROPRIETARY INFORMATION

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verizon

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IRVINE, CA 92618



RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)

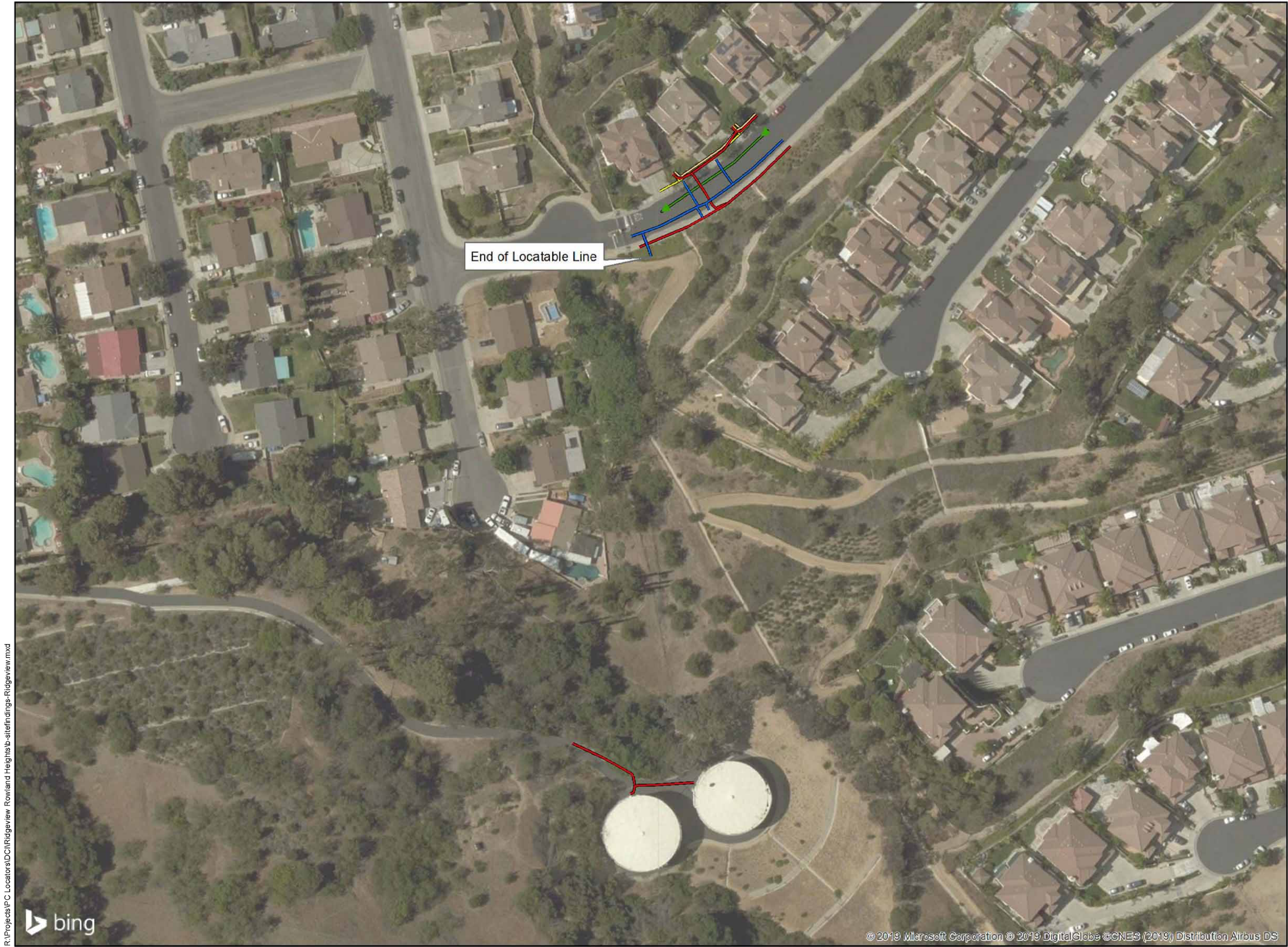
ROWLAND HEIGHTS, CA 91748

(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

GENERAL NOTES AND
CONSTRUCTION NOTES

T-2



R:\Projects\PC Locators\DCI\Ridgeview Rowland Heights\sitefindings-Ridgeview.mxd



PACIFIC COAST
LOCATORS

2606 Foothill Boulevard, Suite G
La Crescenta, CA. 91214

SITE UTILITY FINDINGS
Overview

Verizon Site #MTX51/BSC2
Ridgeview
Blandford Dr.
Rowland heights, CA

LEGEND

Electric

- Meter
- Panel
- Street Light
- Vault

Telecom

- Vault, CATV
- Vault, Telephone

Water

- Hydrant
- Marker
- Meter
- Valve

Utilities

- CATV
- Electric
- Natural Gas
- Sewer
- Telephone
- Water



0 50 100 200
Feet

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
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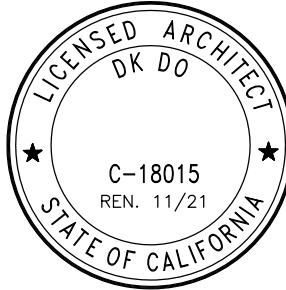
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RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748

(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

UNDERGROUND LOCATOR
REPORT
(FOR REFERENCE)

UG-1



PACIFIC COAST
LOCATORS

2606 Foothill Boulevard, Suite G
La Crescenta, CA. 91214

SITE UTILITY FINDINGS
Detail

Verizon Site #MTX51/BSC2
Ridgeview
Blandford Dr.
Rowland heights, CA

LEGEND

Electric

- Meter
- Panel
- Street Light
- Vault

Telecom

- Vault, CATV
- Vault, Telephone

Water

- Hydrant
- Marker
- Meter
- Valve

Utilities

- CATV
- Electric
- Natural Gas
- Sewer
- Telephone
- Water



0 12.5 25 50
Feet

Note:
Depth to Utility Line is Shown When Available in Inches

ISSUE STATUS

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DCI PACIFIC
A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
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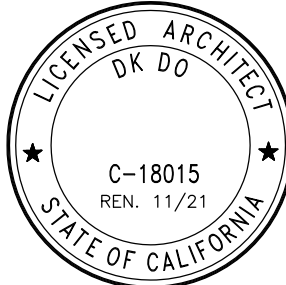
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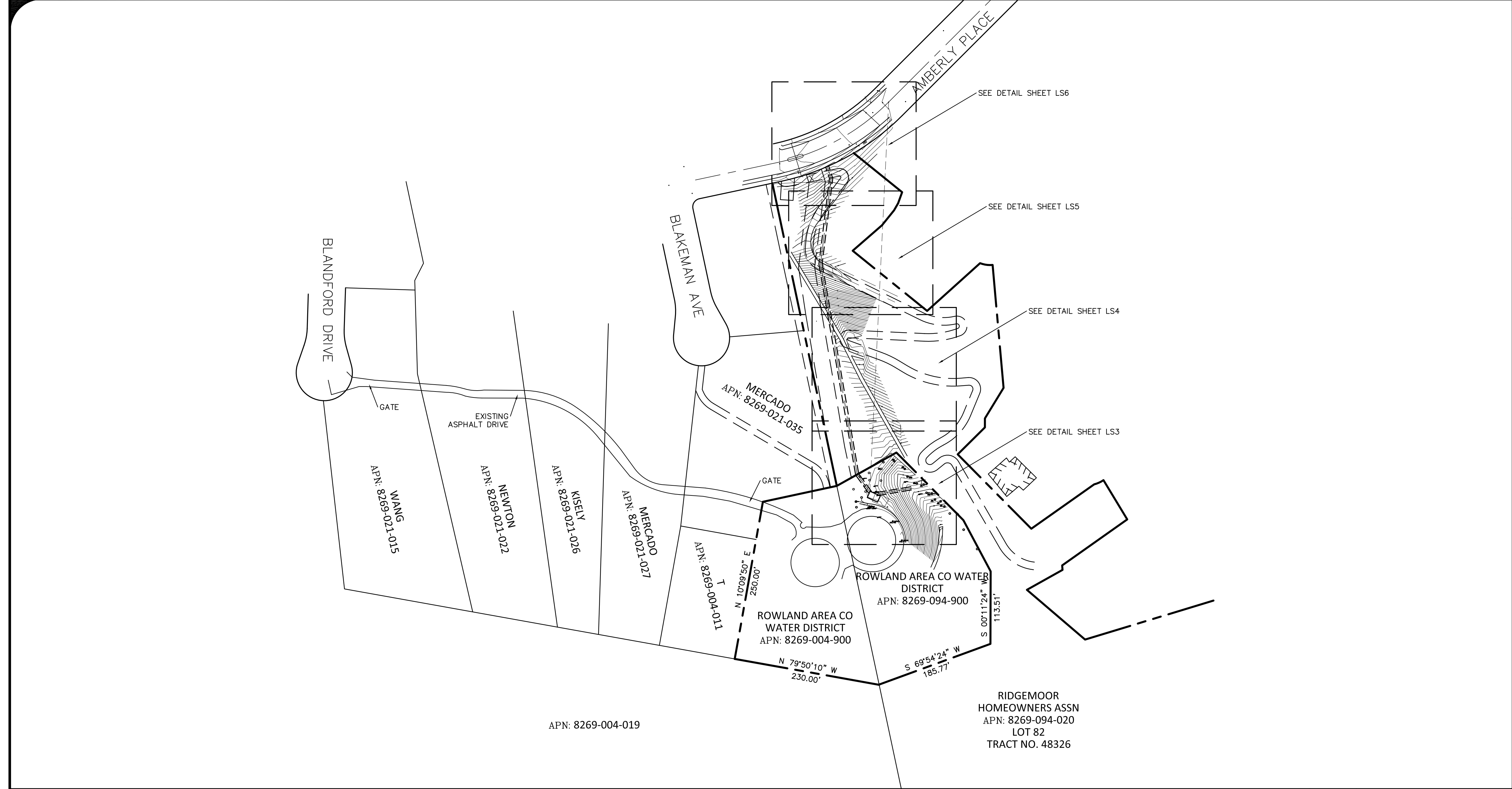
SHEET TITLE:

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REPORT
(FOR REFERENCE)

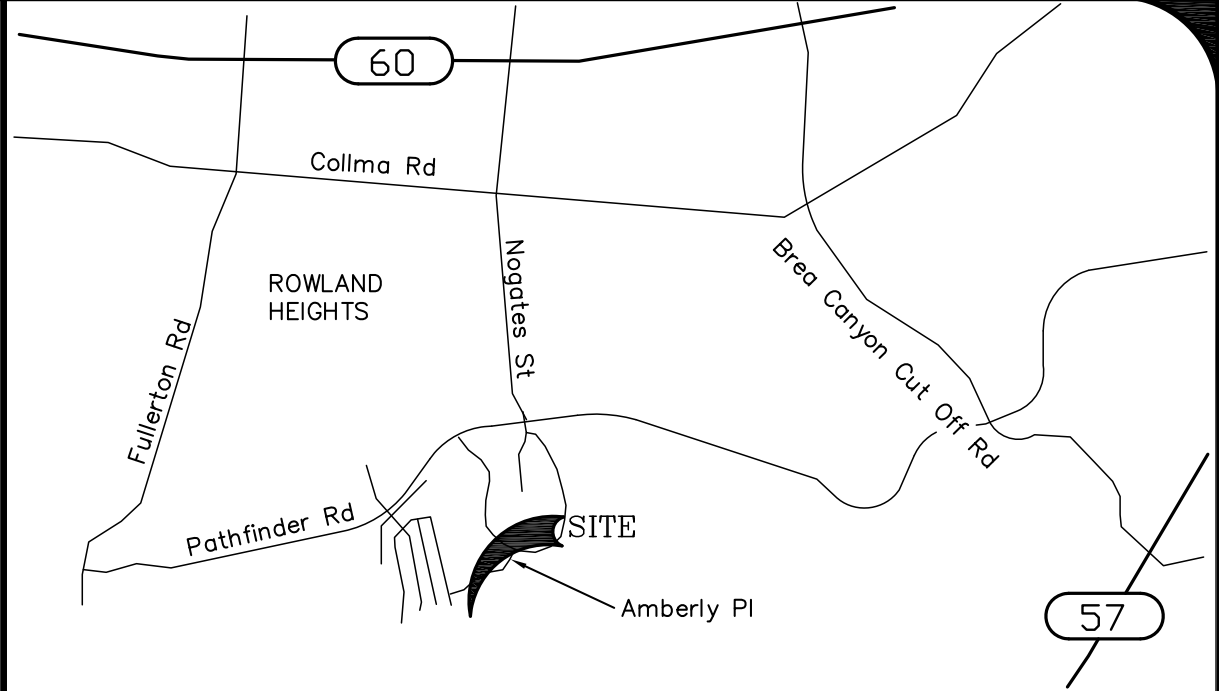
UG-2

R:\Projects\PC Locators\DCI\Ridgeview Rowland Heights\to-sitefindings-Ridgeview.mxd





OVERALL SITE PLAN				
DESCRIPTION FOR APN: 8269-094-020 LOT 82 OF TRACT NO. 49326, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1215 PAGES 89 TO 97 INCLUSIVE OF MAPS, AND WAS AMENDED BY A CERTIFICATE OF CORRECTION RECORDED AUGUST 15, 1996 AS INSTRUMENT NO. 96-1319400 OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THEREFROM ALL OIL, GAS, PETROLEUM AND OTHER HYDROCARBON SUBSTANCES IN AND UNDER SUCH PROPERTY, GRANTOR, ITS SUCCESSORS AND ASSIGNS, RETAINING THE EXCLUSIVE TITLE AND RIGHT TO REMOVE SAID SUBSTANCES, TOGETHER WITH THE SOLE RIGHT TO NEGOTIATE AND CONCLUDE LEASES AND AGREEMENTS WITH RESPECT TO ALL SUCH SUBSTANCES UNDER THE PROPERTY, AND TO USE THOSE PORTIONS OF THE PROPERTY WHICH UNDERLIE A PLANE PARALLEL TO, AND 500 FEET BELOW THE PRESENT SURFACE OF THE PROPERTY FOR THE PURPOSE OF PROSPECTING FOR, DEVELOPING AND/OR EXTRACTING SUCH SUBSTANCES FROM THE PROPERTY BY MEANS OF WELLS DRILLED INTO OR THROUGH SAID PORTIONS OF THE PROPERTY FROM DRILL SITES LOCATED ON OTHER PROPERTY, IT BEING EXPRESSLY UNDERSTOOD AND AGREED THAT GRANTOR, ITS SUCCESSORS AND ASSIGNS, SHALL HAVE NO RIGHT TO ENTER UPON THE SURFACE OF THE PROPERTY OR TO USE THE PROPERTY OR ANY PORTION THEREOF ABOVE THE LEVEL OF THE AFORESAID PLANE, AS EXCEPTED BY FRANK W. ALVARADO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, ANNA M. VILOTT, AN UNMARRIED WOMAN AND WILLIAM P. ALVARADO, A SINGLE MAN, IN DEED RECORDED NOVEMBER 2, 1978 AS INSTRUMENT NO. 78-1219922, OFFICIAL RECORDS.	SEE TITLE NOTES PAGE LS2		OWNER'S NAME: ROWLAND AREA CO WATER DISTRICT ASSESSOR'S PARCEL NUMBER(S) 8269-094-900 OWNER'S NAME: RIDGEMOOR HOMEOWNERS ASSN ASSESSOR'S PARCEL NUMBER(S) 8269-094-020 BASIS OF BEARINGS: (NAD 83; Epoch 2010) THE BEARINGS SHOWN HEREON ARE BASED ON NAD 1983 CALIFORNIA STATE PLANE COORDINATE SYSTEM - ZONE 5, AS DETERMINED BY G.P.S. OBSERVATIONS, USING TRIMBLE 5700/5800 RECEIVERS AND TRIMBLE GEODETIC OFFICE 1.60 SOFTWARE. BASIS OF ELEVATIONS: NAVD 1988 ELEVATIONS ARE BASED ON GPS OBSERVATIONS FROM TWO NATIONAL GEODETIC SURVEY C.O.R.S. REFERENCE STATIONS: 1) JPLM, ELEVATION = 1503.49' AND 2) PIN1, ELEVATION = 4233.46' WITH GEOID 2012 CORRECTIONS APPLIED.	SCALE: 100 50 0 100 1"=100'
PROPERTY LEGAL DESCRIPTION	TITLE REPORT NOTES		SITE DATA	FEMA FLOOD ZONE INFORMATION
			FEMA FLOOD ZONE DESIGNATION: County: LOS ANGELES Effective Date: 9/26/2008 Map/Panel: 06037C1875F The Flood Zone Designation for this site is: ZONE: X	



VICINITY MAP

LEGEND

These standard symbols will be found in the drawing.

	FIRE HYDRANT
	LIGHT POLE STREET
	MONUMENT FOUND
	STORM DRAIN MANHOLE
	SIGN
	SANITARY SEWER MANHOLE
	TELEPHONE BOX
	TREE DECIDUOUS
	WATER METER
	WATER VALVE
	BOTTOM OF CURB
	ELECTRICAL CABINET
	EDGE OF DIRT ROAD
	FLOWLINE CURB & GUTTER
	FENCE TOP
	IRRIGATION CABINET
	LIGHT POLE TOP
	GROUND SPOT ELEVATION
	SIDEWALK
	TOP OF CURB
	TREE TOP DECIDUOUS
	Y-GUTTER
	WATER TANK RIM
	BOUNDARY LINE
	CENTER LINE
	MISC. PROPERTY LINE
	MISC. TIE LINE
	RIGHT-OF-WAY LINE
	EASEMENT LINE
	FENCE LINE
	BUILDING EDGE
	OVERHEAD WIRES

LEGEND
1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.
2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.
3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.
4) Field survey completed on JULY 19, 2017.

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
0	8/01/2017	SITE SURVEY	DF
1	6/12/2019	SITE APN	DF
2	4/15/2020	ADD TREE HIEGHTS	DF

FLOYD SURVEYING

34006 GALLERON STREET
TEMECULA, CA 92592
OFFICE: (949) 200-0626
EMAIL: fsi@floydsurveying.com

PROPRIETARY INFORMATION

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IRVINE, CA 92618

RIDGEVIEW

UNADDRESSED (APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(Entrance off Blandford Dr & Arba St)

SHEET TITLE:

SITE SURVEY
GENERAL INFORMATION

LS1

THE FOLLOWING EASEMENTS EFFECT SAID PARCEL AND ARE SHOWN
HEREON. SEE PRELIMINARY TITLE REPORT NO.
09204038-920-CMM-CM8 PREPARED BY COMMONWEALTH LAND TITLE
COMPANY AND DATED MAY 19, 2017 FOR OTHER DOCUMENTS
(NON-EASEMENTS) EFFECTING SAID PROPERTY.

ITEM #3 – Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

ITEM #4 – Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document: Purpose: Poles, towers, conduits and road
Recording Date: September 25, 1941
Recording No: 774 in Book 18770 Page 241 Official Records
(DOES NOT CROSS PROJECT AREA –PER TRACT MAP 49326)

Entitled: Final Decree of Condemnation
 Court: Superior Court
 Case No.: 1142-57
 Purpose: Safety area purposes Recording Date: September 30, 195
 Recording No: 2868 in Book 55729 Page 345 Official Records
 (DOES NOT CROSS PROJECT AREA -PER TRACT MAP 49326)

Purpose: The establishment, maintenance, operation and use of a safety area
Recording Date: April 8, 1958
Recording No: 251 in Book D65 Page 553 Official Records
(DOES NOT CROSS PROJECT AREA -PER TRACT MAP 49326)

ITEM #8 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document: Granted to: Southern California Edison Company, a Corporation
Purpose: Public utilities
Recording Date: August 16, 1960
Recording No: 1561 in Book D945 Page 936 Official Records
(DOES NOT CROSS PROJECT AREA –PER TRACT MAP 49326)

ITEM #11 - Cable Television easement and service agreement created by
Document entitled: Cable Television Installation and Wiring Agreement
Recording Date: June 23, 1992
Recording No: 92-1136763 Official Records
(BLANKET IN NATURE)

ITEM #13 – Recitals as shown on that certain map/plot
Map/Plot: Tract No. 49326
Recording No: In Book 1215 Pages 89 to 97 inclusive of Maps Which
among other things recites.
We hereby dedicate to the County of Los Angeles the right to
prohibit the construction of residential buildings or other structures
within Lot 82.
(BLANKET IN NATURE OVER SAID LOT)

ITEM #15 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as delineated on or as offered for dedication on Map/Plat: Tract No. 49326
Recording No: In Book 1215 Pages 89 to 97 inclusive of Maps
Purpose: Hiking and riding.
(AS SHOWN HEREON -VERY CLOSE TO PROJECT AREA)

TITLE REPORT NOTES

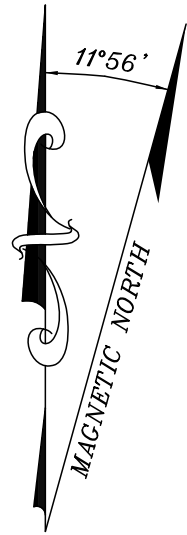
ITEM #16 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as delineated on or as offered for dedication on Map/Plat: Tract No. 49326
Recording No: In Book 1215 Pages 89 to 97 inclusive of Maps
Purpose: Covered storm drain, appurtenant structures, ingress and egress.
(AS SHOWN HEREON –VERY CLOSE TO PROJECT AREA)

ITEM #18 - Cable Television easement and service agreement created by
Document entitled: De Of Subordination Recording Date: June 27, 1994
Recording No: 94-1219514 Official Records
(BLANKET IN NATURE OVER SAID LOT)











Recording Date: April 29, 1994
Recording No: 94-829534 Official Records
(EXACT LOCATION IS NOT DISCLOSED OF RECORD)










END OF EASEMENTS

TITLE REPORT NOTES



These standard symbols will be found in the drawing.

- | | |
|---|------------------------|
|  | FIRE HYDRANT |
|  | LIGHT POLE STREET |
|  | MONUMENT FOUND |
|  | STORM DRAIN MANHOLE |
|  | SIGN |
|  | SANITARY SEWER MANHOLE |
|  | TELEPHONE BOX |
|  | TREE DECIDUOUS |
|  | WATER METER |
|  | WATER VALVE |
| BC | BOTTOM OF CURB |
| ELCB | ELECTRICAL CABINET |
| ER | EDGE OF DIRT ROAD |
| FL | FLOWLINE CURB & GUTTER |
| FNCP | FINISH TOP |
| IRCB | IRRIGATION CABINET |
| LP | LIGHT POLE TOP |
| NG | GROUND SPOT ELEVATION |
| SW | SIDEWALK |
| TC | TOP OF CURB |
| TRTP | TREE TOP DECIDUOUS |
| VVG | V-GUTTER |
| WT | WATER TANK RIM |

- | | |
|---|------------------------|
| BC | BOTTOM OF CURB |
| ELCB | ELECTRICAL CABINET |
| ER | EDGE OF DIRT ROAD |
| FL | FLOWLINE CURB & GUTTER |
| FNCP | FENCE TOP |
| IRCB | IRRIGATION CABINET |
| LP | LIGHT POLE TOP |
| NG | GROUND SPOT ELEVATION |
| SW | SIDEWALK |
| TC | TOP OF CURB |
| TRTP | TREE TOP DECIDUOUS |
| VG | V-GUTTER |
| WT | WATER TANK RIM |
|  | BOUNDARY LINE |
|  | CENTER LINE |
|  | MISC. PROPERTY LINE |
|  | MISC. TIE LINE |
|  | RIGHT-OF-WAY LINE |
|  | EASEMENT LINE |
|  | FENCE LINE |
|  | BUILDING EDGE |
|  | OVERHEAD WIRES |

LEGEND

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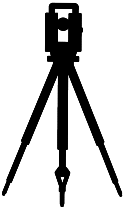
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4) Field survey completed on JULY 19, 2017.

LEGEND

REV.	DATE	DESCRIPTION	BY
0	8/01/2017	SITE SURVEY	DF
1	6/12/2019	SITE APN	DF
2	4/15/2020	ADD TREE HIEGHTS	DF



FLOYD
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MAIL: fsi@floydsurveying.com

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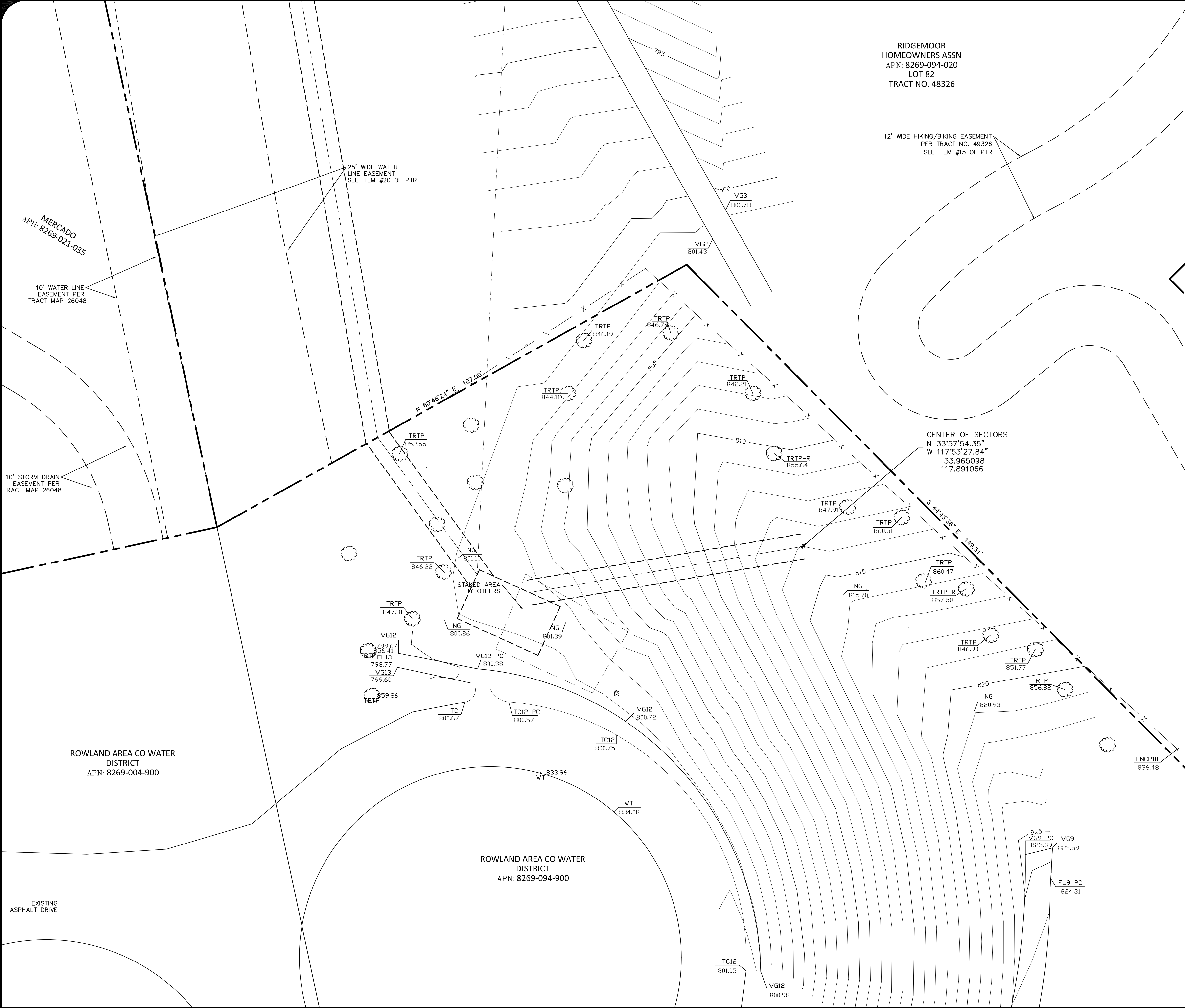
RIDGEVIEW

UNADDRESSED (APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(Entrance off Blandford Dr & Arba St)

SHEET TITLE:

SITE SURVEY GENERAL INFORMATION

LS2



RIDGEVIEW
HOMEOWNERS ASSN
APN: 8269-094-020
LOT 82
TRACT NO. 48326

12' WIDE HIKING/BIKING EASEMENT
PER TRACT NO. 49326
SEE ITEM #15 OF PTR

25' WIDE WATER
LINE EASEMENT
SEE ITEM #20 OF PTR

MERCADO
APN: 8269-021-035

10' WATER LINE
EASEMENT PER
TRACT MAP 26048

10' STORM DRAIN
EASEMENT PER
TRACT MAP 26048

CENTER OF SECTORS
N 33°57'54.35"
W 117°53'27.84"
33.965098
-117.891066

STAKED AREA
BY OTHERS

ROWLAND AREA CO WATER
DISTRICT
APN: 8269-004-900

ROWLAND AREA CO WATER
DISTRICT
APN: 8269-094-900

EXISTING
ASPHALT DRIVE



LEGEND

These standard symbols will
be found in the drawing.

- FIRE HYDRANT
- LIGHT POLE STREET
- MONUMENT FOUND
- STORM DRAIN MANHOLE
- SIGN
- SANITARY SEWER MANHOLE
- TELEPHONE BOX
- TREE DECIDUOUS
- WATER METER
- WATER VALVE
- BC BOTTOM OF CURB
- ELCB ELECTRICAL CABINET
- ER EDGE OF DIRT ROAD
- FL FLOWLINE CURB & GUTTER
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- SW SIDEWALK
- TC TOP OF CURB
- TRTP TREE TOP DECIDUOUS
- VG V-GUTTER
- WT WATER TANK RIM

- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X FENCE LINE
- /// BUILDING EDGE
- OHP OVERHEAD WIRES

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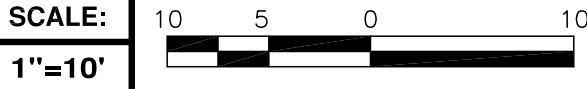
RIDGEVIEW

UNADDRESSED (APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(Entrance off Blandford Dr & Arba St)

SHEET TITLE:
SITE SURVEY
GENERAL INFORMATION

LS3

DETAIL SITE PLAN



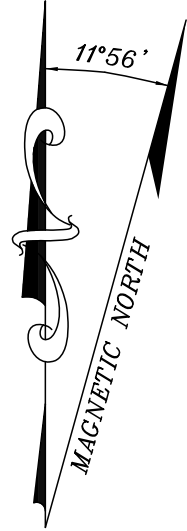
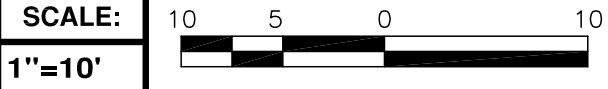
LEGEND



NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

MERCADO
APN: 8269-021-035

DETAIL SITE PLAN



LEGEND

These standard symbols will be found in the drawing.

- Fire Hydrant
- Light Pole Street
- Monument Found
- Storm Drain Manhole
- 4 Sign
- Sanitary Sewer Manhole
- Telephone Box
- Tree Deciduous
- Water Meter
- Water Valve
- BC Bottom of Curb
- ELCB Electrical Cabinet
- ER Edge of Dirt Road
- FL Flowline Curb & Gutter
- FNCP Fence Top
- IRCB Irrigation Cabinet
- LP Light Pole Top
- NG Ground Spot Elevation
- SW Sidewalk
- TC Top of Curb
- TRTP Tree Top Deciduous
- VG V-Gutter
- WT Water Tank Rim
- Boundary Line
- Center Line
- Misc. Property Line
- Misc. Tie Line
- Right-of-Way Line
- Easement Line
- X Fence Line
- /// Building Edge
- OHP Overhead Wires

LEGEND

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- 4) Field survey completed on JULY 19, 2017.

LEGEND

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
0	8/01/2017	SITE SURVEY	DF
1	6/12/2019	SITE APN	DF
2	4/15/2020	ADD TREE HIEGHTS	DF



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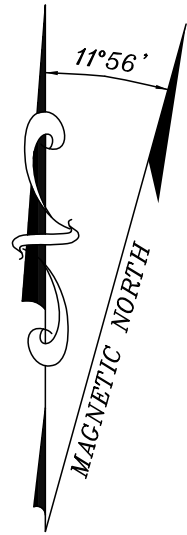
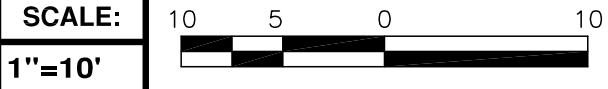
SHEET TITLE:
SITE SURVEY
GENERAL INFORMATION

LS4



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DETAIL SITE PLAN



LEGEND

These standard symbols will be found in the drawing.

- FIRE HYDRANT
- LIGHT POLE STREET
- MONUMENT FOUND
- STORM DRAIN MANHOLE
- SIGN
- SANITARY SEWER MANHOLE
- TELEPHONE BOX
- TREE DECIDUOUS
- WATER METER
- WATER VALVE
- BC BOTTOM OF CURB
- ELCB ELECTRICAL CABINET
- ER EDGE OF DIRT ROAD
- FL FLOWLINE CURB & GUTTER
- FNCP FENCE TOP
- IRCB IRRIGATION CABINET
- LP LIGHT POLE TOP
- NG GROUND SPOT ELEVATION
- SW SIDEWALK
- TC TOP OF CURB
- TRTP TREE TOP DECIDUOUS
- VG V-GUTTER
- WT WATER TANK RIM
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X- FENCE LINE
- ////// BUILDING EDGE
- DHP- OVERHEAD WIRES

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- Field survey completed on JULY 19, 2017.

LEGEND

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
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1	6/12/2019	SITE APN	DF
2	4/15/2020	ADD TREE HIEGHTS	DF



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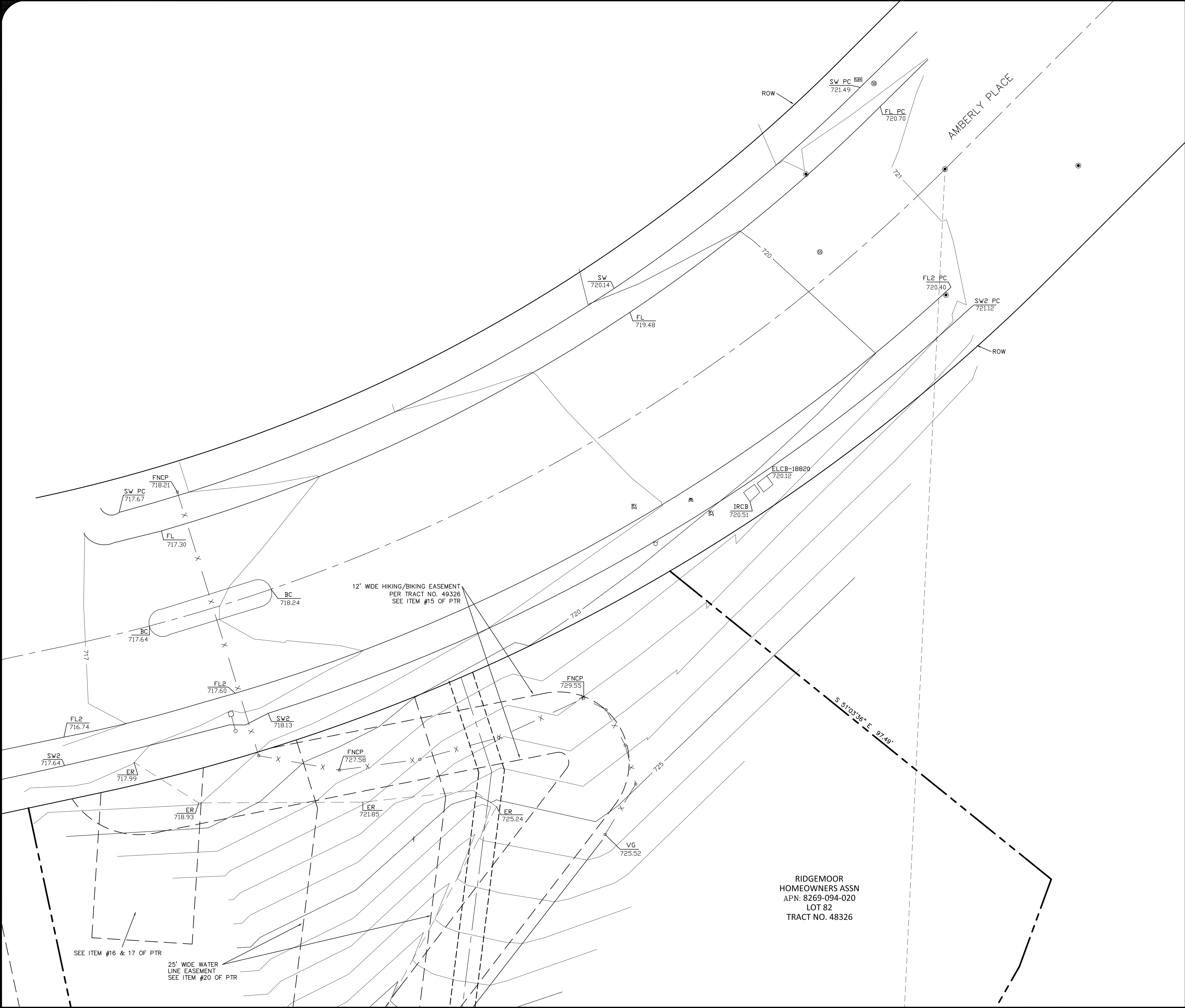
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SHEET TITLE:

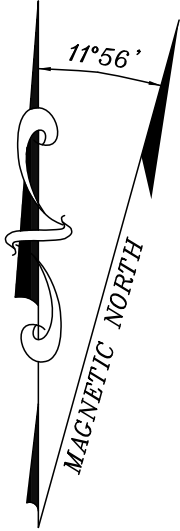
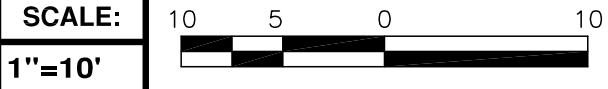
SITE SURVEY
GENERAL INFORMATION

LS5



NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

DETAIL SITE PLAN



LEGEND

These standard symbols will be found in the drawing.

- FIRE HYDRANT
- LIGHT POLE STREET
- MONUMENT FOUND
- STORM DRAIN MANHOLE
- SIGN
- SANITARY SEWER MANHOLE
- TELEPHONE BOX
- TREE DECIDUOUS
- WATER METER
- WATER VALVE
- BC BOTTOM OF CURB
- ELCB ELECTRICAL CABINET
- ER EDGE OF DIRT ROAD
- FL FLOWLINE CURB & GUTTER
- FNCP FENCE TOP
- IRCB IRRIGATION CABINET
- LP LIGHT POLE TOP
- NG GROUND SPOT ELEVATION
- SW SIDEWALK
- TC TOP OF CURB
- TRTP TREE TOP DECIDUOUS
- VG V-GUTTER
- WT WATER TANK RIM
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X FENCE LINE
- /// BUILDING EDGE
- DHP OVERHEAD WIRES

LEGEND

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LEGEND

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
0	8/01/2017	SITE SURVEY	DF
1	6/12/2019	SITE APN	DF
2	4/15/2020	ADD TREE HIEGHTS	DF



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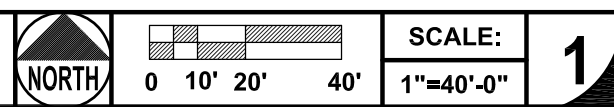


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SHEET TITLE:
SITE SURVEY
GENERAL INFORMATION

LS6

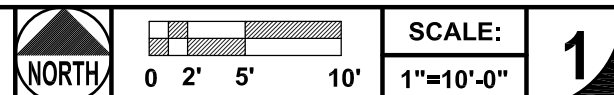
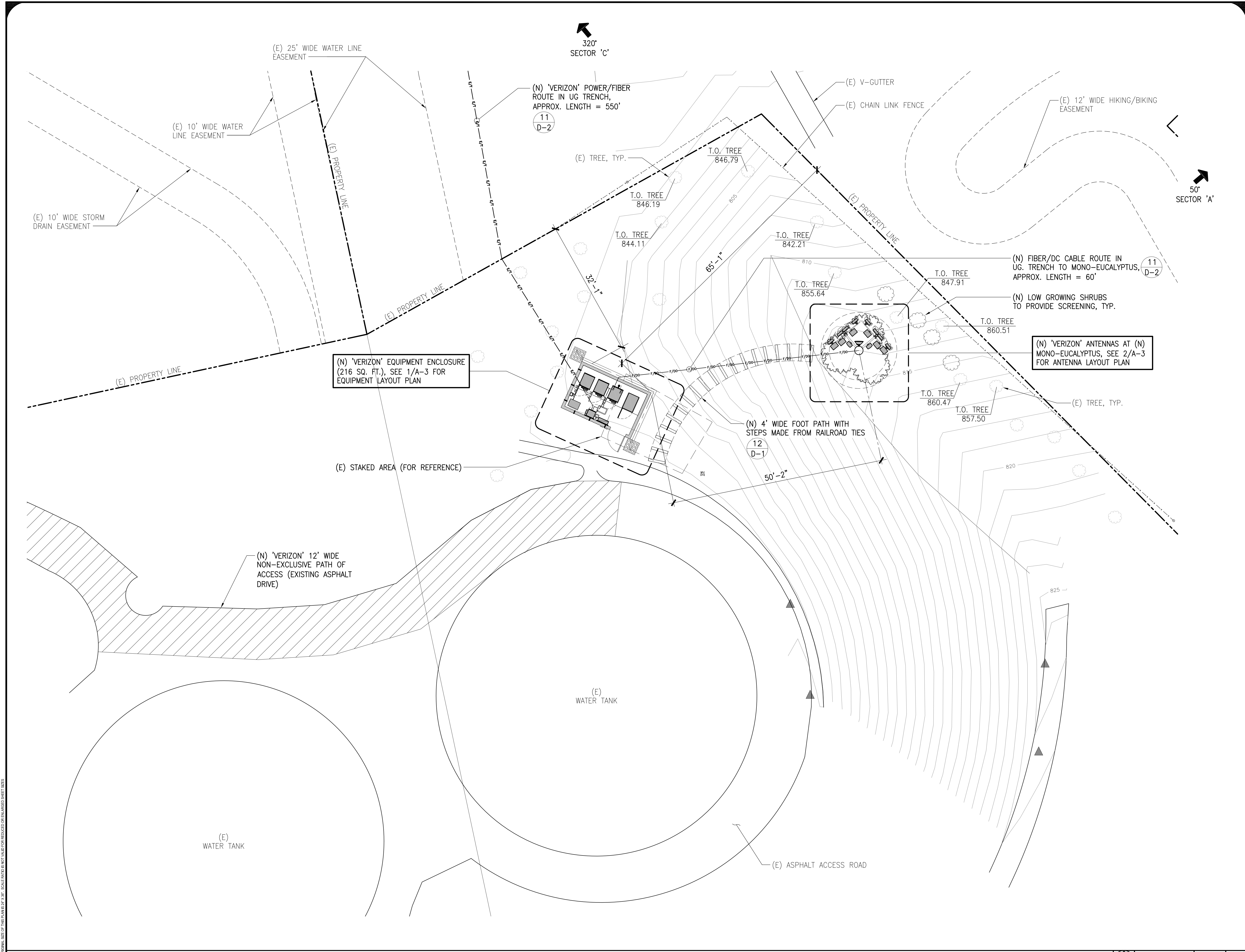


A-1

OVERALL SITE PLAN

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 36" X 48". SCALE SHOWN IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

ENLARGED SITE PLAN



SCALE: 1"=10'-0"

1

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

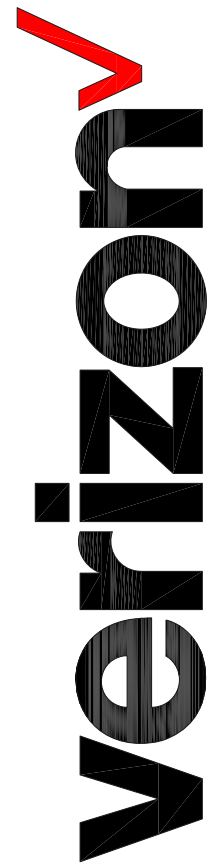
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A|E|C WORKS

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26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

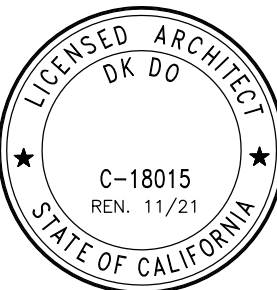
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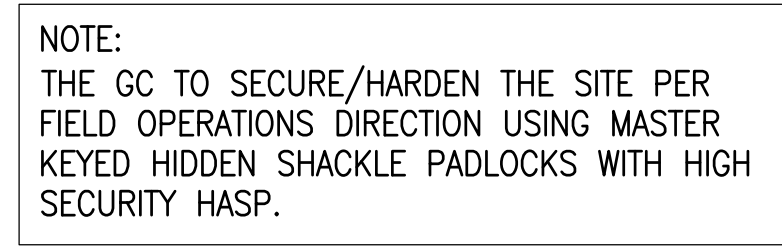
RIDGEVIEW



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(APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

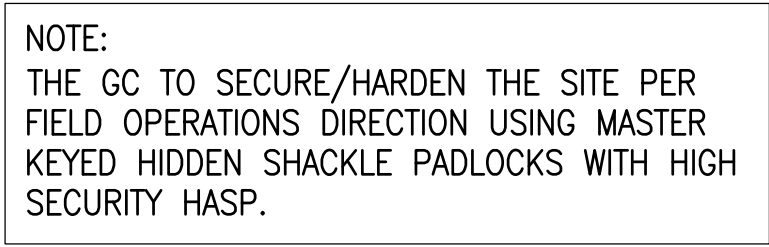
SHEET TITLE:

ENLARGED SITE PLAN

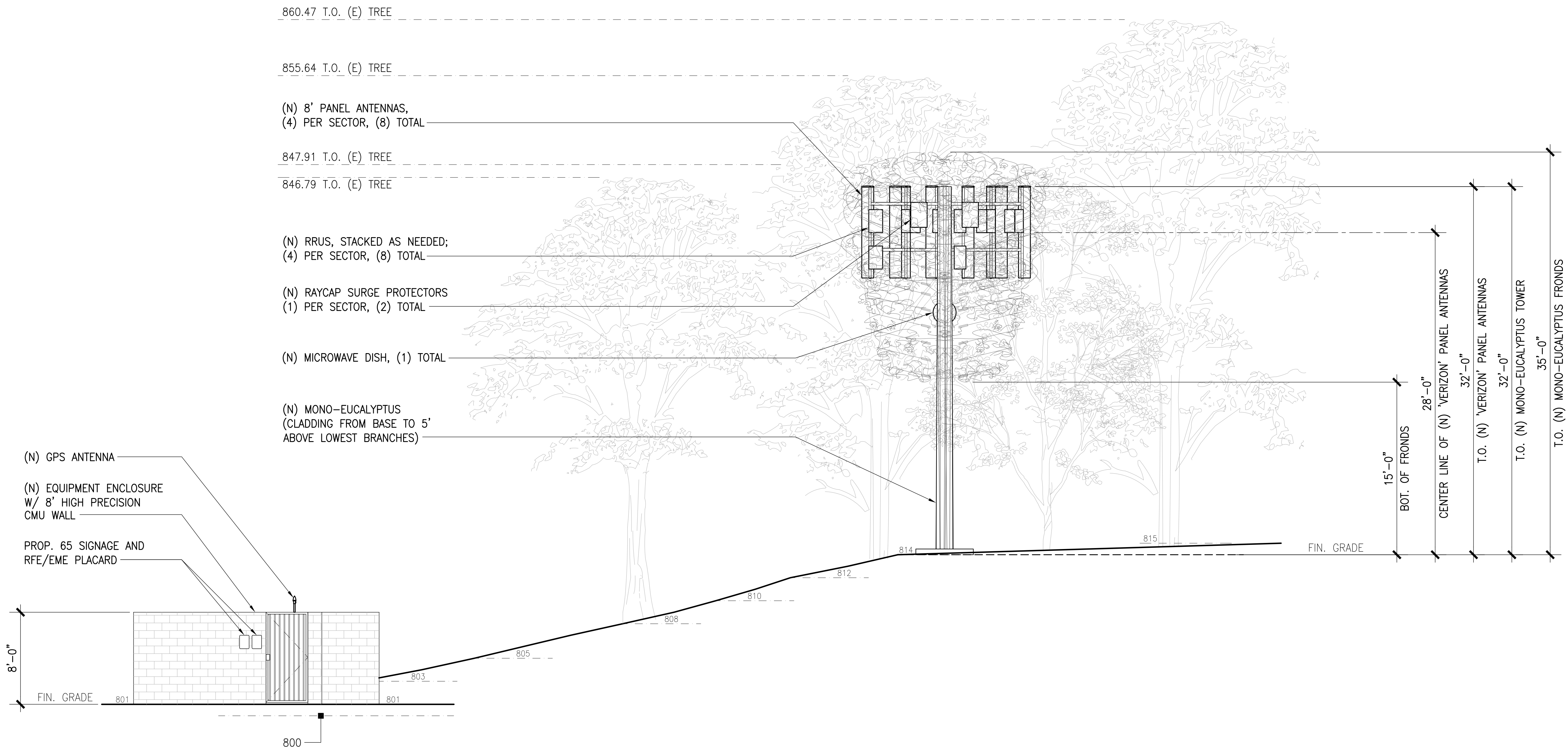
A-2



		SCALE:	1
		1/2"=1'-0"	

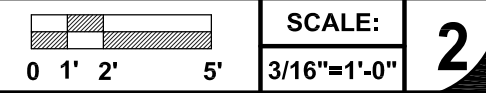


A-3



NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 36" X 48". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

SOUTH ELEVATION



ISSUE STATUS			
REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

DCI PACIFIC
A|E|C WORKS

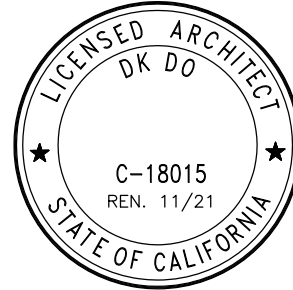
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(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

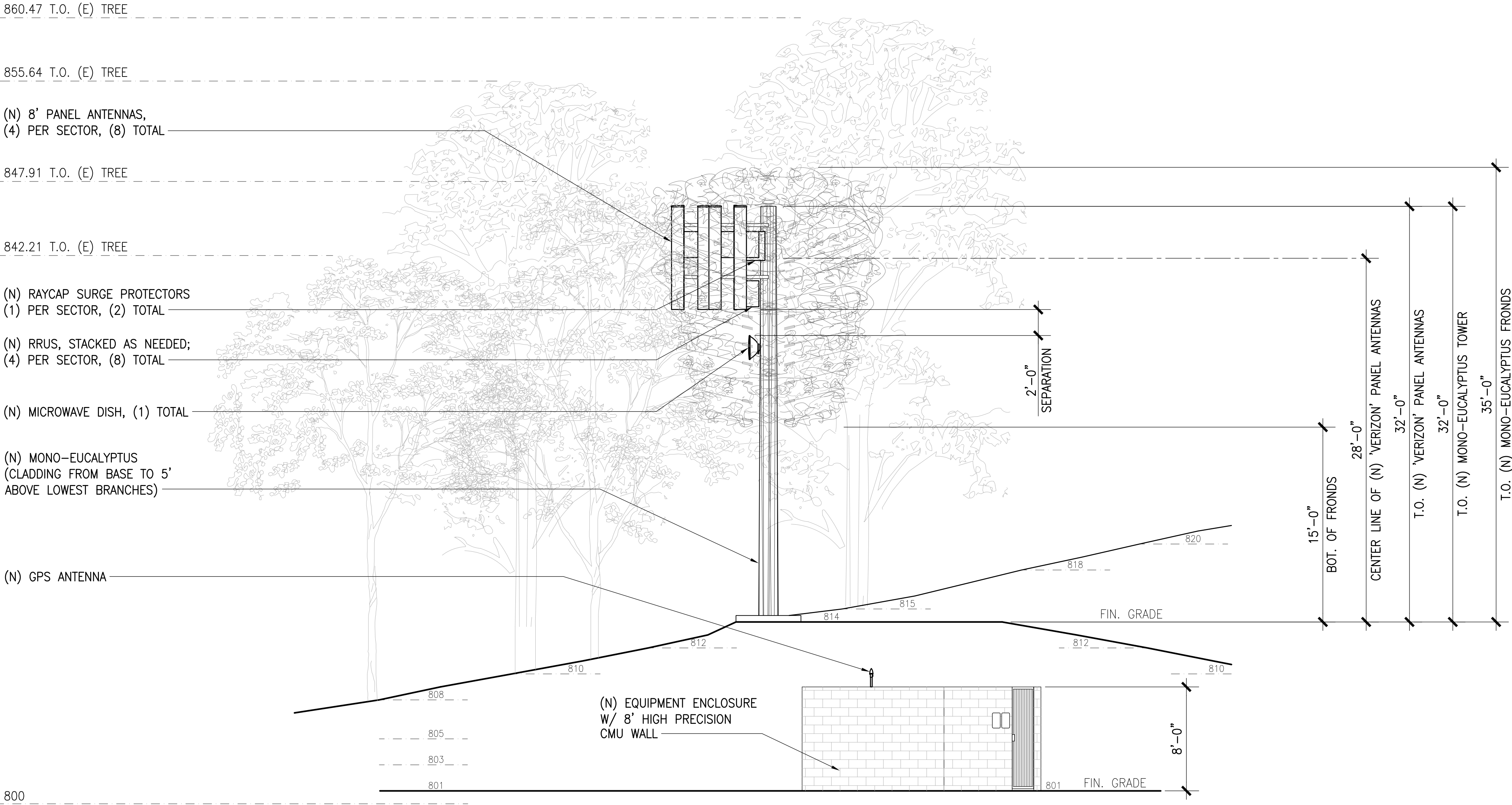
SHEET TITLE:

ELEVATIONS

A-4

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WEST ELEVATION



ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
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7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

DCI PACIFIC
A|E|C WORKS

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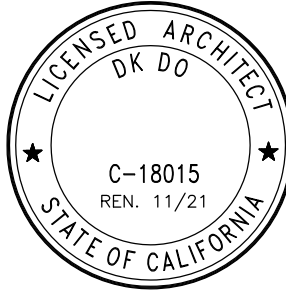
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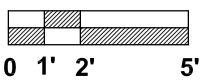
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(ENTRANCE OFF
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AND ARBA STREET)

SHEET TITLE:

ELEVATIONS

A-5



SCALE:
3/16"=1'-0"

2

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

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STATE OF CALIFORNIA

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(ENTRANCE OFF
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SHEET TITLE:

DETAILS

D-1



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D-2

COMMScope®

Instruction Sheet

639848 Revision E, August 2019
Side-By-Side Mounting Kit
BSAMNT-SBS-2-3

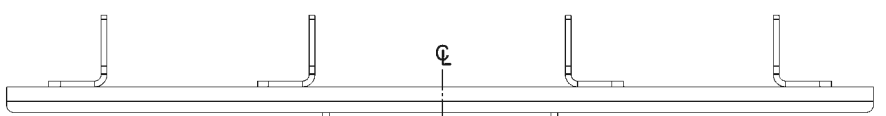
GENERAL INFORMATION

- The BSAMNT-SBS-2-3 Mounting Kit allows mounting either two 350mm wide or two 457mm wide antennas with 3 mount points side by side. Please visit the product page of this mounting kit on the CommScope webpage for a list of antennas which are supported by this bracket.
- Mounting systems for cylindrical pipe installations [60-115 mm (2.4" - 4.5") pipe diameter] for heavy duty applications.

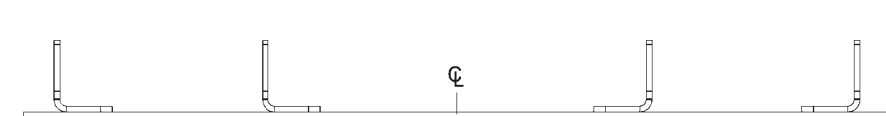
PRE-INSTALLATION INSTRUCTIONS

- Thoroughly read the directions included in this bulletin before starting to assemble parts.
- Carefully unpack all parts from the shipping boxes. Examine kit to ensure that all parts are enclosed and that there is no physical damage.
- Check to ensure that the antenna feed connector mates with the jumper cable.
- Verify that frequency range shown on the label on the back of the antenna matches the frequency range of the station equipment.
- Position the antennas so that the drain holes are directed down toward the ground.

350 mm (13.8") WIDE ANTENNAS



457 mm (18.0") WIDE ANTENNAS



(continued on page 2)

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CE Page 1 of 13

Instruction Sheet

639848

(Continued from page 3)

(Note: These instructions are for 457 mm (18 inch) wide antennas. For 350 mm (14 inch) wide antennas, see page 3. Step 1 (457 mm): Hand tighten the linkage bracket (Item 9) onto plate bracket (Item 8) using M10 screws, lock washers, flat washer and nuts (Items 11, 12 & 13). The direction of linkage brackets (Item 9) is different for the 350 mm wide antenna.

Hand tighten the linkage bracket.

Fully tighten the linkage brackets.

MOUNT ASSEMBLY FOR 457mm (18.0") WIDE ANTENNAS

Step 2: Keep the antenna parallel.

(1) Assemble an antenna on the middle linkage bracket (Item 9) using M10 screws, lock washers, flat washers and nuts (Items 11, 12, 14 & 13). Hand tighten these nuts (Item 13). See sequence 1.

(2) Assemble the antenna on the side linkage bracket (Item 9) using M10 screws, lock washers, flat washers and nuts (Items 11, 12, 14 & 13). Hand tighten these nuts (Item 13). See sequence 2.

(3) Repeat the sequences 1 & 2 to install another antenna.

(4) Keep antenna with plate (Item 8) parallel. Then fully tighten all nuts.

After top bracket plate is installed, repeat step 2 for the bottom bracket plate and middle bracket plate. When brackets properly installed the gap between antenna and caps should be 44 mm (1.7") as shown.

MOUNT ASSEMBLY FOR 457mm (18.0") WIDE ANTENNAS

BOLT DIAMETER	TORQUE
M10	37 N.m (27 ft. lbs)

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CE Page 4 of 13

Instruction Sheet

639848

(Continued from page 9)

7. Fully tighten all M16 nuts (Item 5).

BSAMNT-SBS-2-3 KIT

BOLT DIAMETER	TORQUE
M16	96 N.m (71 ft. lbs)

(continued on page 11)

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CE Page 10 of 13

Instruction Sheet

639848

(Continued from page 12)

Remote Electrical Tilt Connection

The AISG connector fitted to the antenna is designed to accept any AISG compliant cable assembly. commscope recommends hand tightening AISG mating connector only. Applied torque to the connector shall not exceed 1.5N*m.

RF Cable Connection

The female RF connectors fitted to the antenna are designed to fit jumper cables with standard related male RF connector. Tighten the RF connector coupling according to torque specification in antenna label. If the RF connectors are tightened beyond the recommend torque, the RF connection to the antenna may be damaged.

SAFETY NOTICE

The installation, maintenance, or removal of an antenna requires qualified, experienced personnel. CommScope installation instructions are written for such installation personnel. Antenna systems should be inspected once a year by qualified personnel to verify proper installation, maintenance, and condition of equipment.

CommScope disclaims any liability or responsibility for the results of improper or unsafe installation practices.

It is recommended that transmit power be turned off when the field installation is performed. Follow all applicable safety precautions as shown on this page.

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CE Page 13 of 13

PRE-FABRICATED SIDE-BY-SIDE MOUNTING KIT (COMMScope BSAMNT-SBS-2-3)

SCALE: 1

COMMScope®

Instruction Sheet

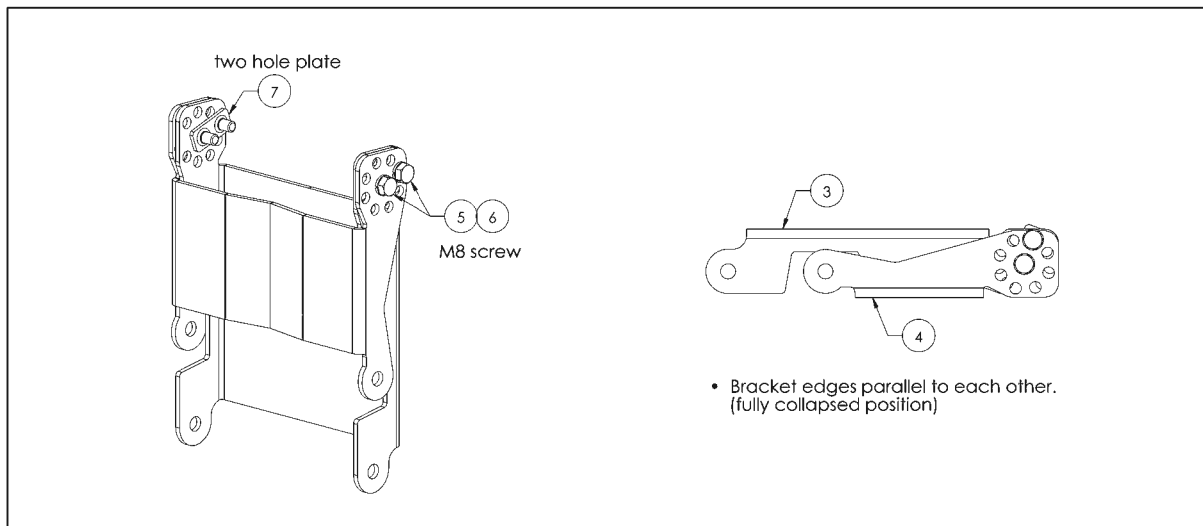
639840 Revision H, August 2019

Mounting Kits For Wide Panel Antennas
BSAMNT-1, BSAMNT-3, BSAMNT-M & BSAMNT-MH & BSAMNT-F: Mounting systems for cylindrical pipe installations (60-115 mm pipe diameter) for heavy duty applications

This document explains how to install an antenna using a BSAMNT mount kit. Antennas with two mount points will use BSAMNT-1 or BSAMNT-3 or BSAMNT-F. Antennas with three mount points will also include the BSAMNT-M or BSAMNT-MH. The antenna mechanical tilt can not be adjusted if BSAMNT-F is used.

ITEM NO.	DESCRIPTION	BSAMNT-1/-3 QUANTITY	BSAMNT-M/-MH QUANTITY	BSAMNT-F QUANTITY
1	PIPECLAMP BRACKET, NO FLANGE	2	2	4
2	BRACKET, PIPE CLAMP INTERFACE	2	1	2
3	NOTCHED BRACKET	1	1	-
4	BRACKET	1	1	-
5	SCR, HL, HEX, M8X25, SST, PASS	4	4	-
6	WSHR, LK, SPL, M8, STL, GALV	4	4	-
7	TWO HOLE PLATE, 8mm X 1.25 PITCH	2	2	-
8	NUT, HEX, M10, STL, GALV	12	8	8
9	WSHR, LK, SPL, M10, STL, GALV	6	4	4
10	SCR, HCS, HEX, M10X60, STL, GALV	6	4	4
11	NUT, HEX, M12, STL, GALV	12	6	12
12	WSHR, LK, M12, 13X24X2.5, STL, GALV	4	2	4
13	WSHR, LK, 25.1, M12, STL, GALV	4	2	4
14	BOLT, CARRIAGE, M12 X 200, STL, GALV	4	2	4

Part Lists

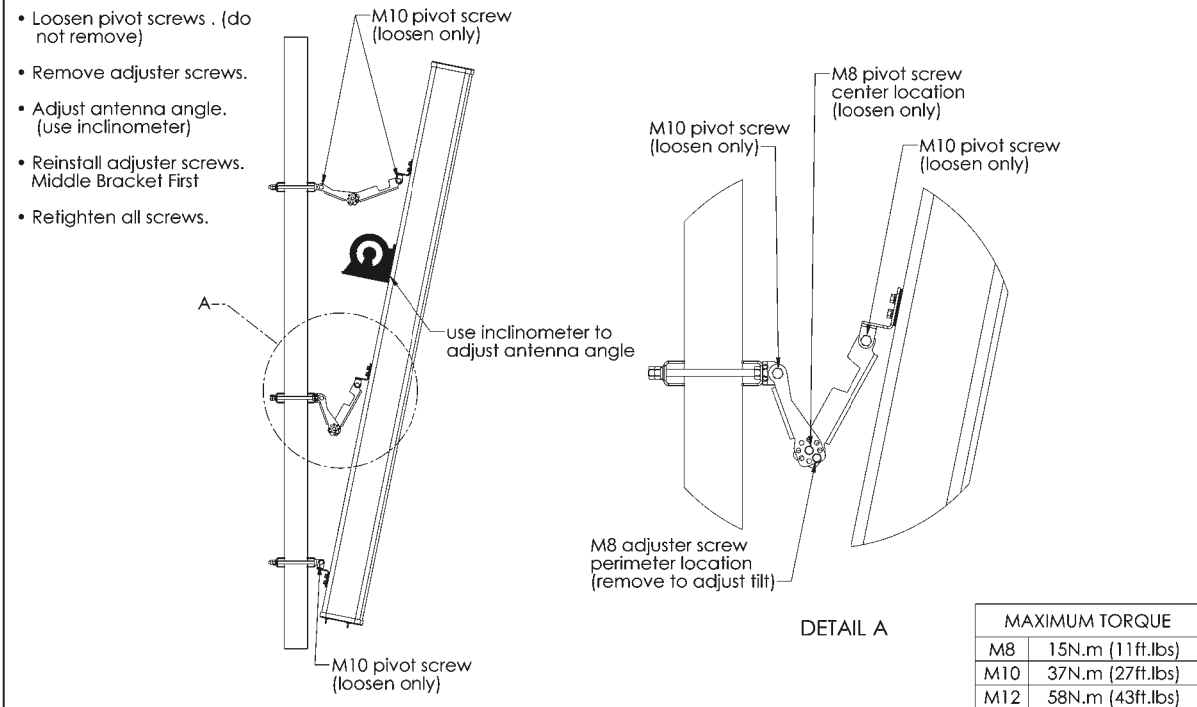


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CE Page 1 of 4

Instruction Sheet

639840



Remote Electrical Tilt Connection

The AISG connector fitted to the antenna is designed to accept any AISG compliant cable assembly. commscope recommends hand tightening AISG mating connector only. Applied torque to the connector shall not exceed 1.5N*m.

RF Cable Connection

The female RF connectors fitted to the antenna are designed to fit jumper cables with standard related male RF connector. Tighten the RF connector coupling according to torque specification in antenna label. If the RF connectors are tightened beyond the recommend torque, the RF connection to the antenna may be damaged.

SAFETY NOTICE

The installation, maintenance, or removal of an antenna requires qualified, experienced personnel. CommScope installation instructions are written for such installation personnel. Antenna systems should be inspected once a year by qualified personnel to verify proper installation, maintenance, and condition of equipment.

CommScope disclaims any liability or responsibility for the results of improper or unsafe installation practices.

It is recommended that transmit power be turned off when the field installation is performed. Follow all applicable safety precautions as shown on this page.

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CE Page 4 of 4

PRE-FABRICATED DOWNTILT KIT (COMMScope BSAMNT-3)

SCALE: 2

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

DCI PACIFIC

A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

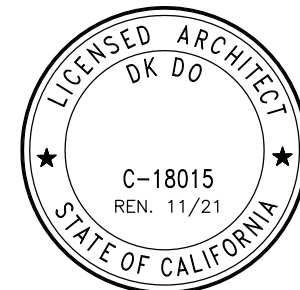
PROPRIETARY INFORMATION

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ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

15505 SAND CANYON AVENUE, D1
IRVINE, CA 92618



RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

DETAILS

D-3

3'-0" x 3'-0"

CONCRETE SWALE PER PLAN

CRUSHED GRAVEL

4" Ø PERF. DRAINAGE PIPE W/ 12"x12" GRAVEL COVERED WITH FILTER FABRIC, SLOPE MIN. 1%

SMALL 4" TO 6" RIVER ROCK FILL

8"

3'-0" MIN.

4" MIN.

VARIES

CAUTIONARY TAPE

COMPACTED BACKFILL WITH SATISFACTORY NATIVE OR IMPORTED SOIL

UNDISTURBED SOIL

COMPACTED SAND BED (SEE NOTE 2)

HYBRID CABLES IN (4) 4" Ø MIN. PVC CONDUITS SCHED. 40 OR PER MFR. RECOM. (CONDUIT SIZE AND QTY. PER PLAN, VERIFY WITH CM)

6" MIN. TYP.

2" MIN. (HOR./VERT.)

MIN. BEND RADIUS	
SIZE	4" OR 6" CONDUIT
1/2"	10"
7/8"	18"
1-1/4"	22"
1-5/8"	28"

REWORK TO MATCH (E) ADJACENT GRADE/FINISH

NOTES:

1. PROVIDE PROPER BENDING RADIUS FOR CONDUITS AS REQ'D BY THE CABLE MFR. (SEE TABLE)
2. LEAN CONC. W/ RED TINTED TOP MAY BE USED IN PLACE OF COMPACTED SAND.

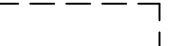
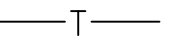
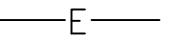
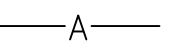
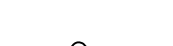

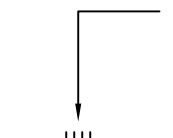
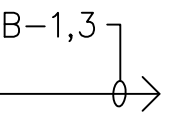










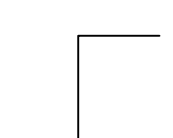
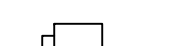

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A	AMP(S)
AF	AMP FUSE
AFF	ABOVE FINISHED FLOOR
AIC	"AMPERES INTERRUPTING CAPACITY"
AS	AMP SWITCH
ASCC	AVAILABLE SHORT CIRCUIT CURRENT
C.	"CONDUIT", WITH CONDUCTORS AS REQUIRED BY DRAWINGS OR SPECIFICATIONS.
C.O.	"CONDUIT ONLY". PROVIDE PULL ROPE FOR ALL EMPTY CONDUIT AS REQUIRED.
ELEV	ELEVATION
EMT	ELECTRICAL METALLIC TUBING CONDUIT
KW	"KILOWATT"
KVA	"KILOVOLT AMPERES"
MCC	MOTOR CONTROL CENTER
O.C.	"ON CENTER"
P	POLE
PNL	PANEL
RGS	RIGID GALVANIZED STEEL CONDUIT
T	TRANSFORMER
UNO	UNLESS NOTED OTHERWISE
V	"VOLTS"
W	WIRE
WP	WEATHERPROOF, NEMA 3R
Ø	PHASE OR DIAMETER
	ELECTRICAL EQUIPMENT SHOWN DASHED IS EXISTING.
	TELEPHONE CONDUIT WITH PULL LINE IN PLACE.
	ELECTRICAL CONDUIT WITH PULL LINE IN PLACE.
	COAXIAL CABLE/WAVEGUIDE CONDUIT WITH PULL LINE(S) IN PLACE.
	#2 AWG, BARE, TINNED, SOLID, COPPER WIRE (UNLESS OTHERWISE SPECIFIED).
	CONDUIT STUBBED OUT AND CAPPED, WITH PULL LINE IN PLACE.
	CROSS LINES ON CONDUIT RUNS INDICATE NUMBER OF #12 CURRENT CARRYING CONDUCTORS CONTAINED THEREIN.TWO #12 AND ONE #12 GROUND WIRE ARE INDICATED WHEN CROSS LINES ARE NOT SHOWN. NUMERALS ADJACENT TO CROSS LINES ON CONDUIT RUNS INDICATE SIZE OF CONDUCTORS IN LIEU OF #12. ALL CONDUITS SHALL CONTAIN ONE GROUND WIRE SIZED PER C.E.C. TABLE250-95, BUT NOT SMALLER THAN #12.
	CONDUIT HOME RUN TO PANELBOARD. LETTER AND NUMERALS INDICATE ELECTRICAL PANEL AND CIRCUIT NUMBER.
	ISOLATED GROUND WIRE. RUN IN ADDITION TO REGULAR GROUND WIRE.
	RECESSED COMMUNICATION TERMINAL CABINET.
	SURFACE MOUNTED COMMUNICATION TERMINAL CABINET.
	JUNCTION BOX PEDESTAL TYPE FLOOR MOUNTED.
	TELEPHONE TERMINAL BACKBOARD "TTB". 3/4 INCH SANDED AND PAINTED CDX PLYWOOD, 4' x 8' UNLESS NOTED OTHERWISE.
	GROUND FAULT PROTECTION DEVICE.
	MECHANICAL CONNECTION.
	EXOTHERMIC/CADWELD CONNECTION.
	5/8"Ø x 10'-0" COPPER, OR COPPER CLAD STEEL GROUND ROD AT 10'-0" O.C. (MAX)
	GROUND ROD INSPECTION WELL
	CONNECTION TO GROUND, MINIMUM TWO (2) OF THE FOLLOWING: EARTH, BUILDING, COLD WATER PIPING. VERIFY CONTINUITY FOR ALL GROUND SOURCES WITH A TOTAL RESISTANCE OF < 5 OHMS.
	MANUAL TRANSFER SWITCH (MTS) OR DISCONNECT.
	THERMAL OVERLOAD MOTOR STARTER SWITCH.

ABBREVIATIONS AND SYMBOLS

MEP COMPONENT ANCHORAGE NOTE	
ALL MECHANICAL, PLUMBING AND ELECTRICAL COMPONENTS SHALL BE ANCHORED AND INSTALLED PER THE DETAILS ON THE DSA APPROVED CONSTRUCTION DOCUMENTS. WHERE NO DETAIL IS INDICATED, THE FOLLOWING COMPONENTS SHALL BE ANCHORED OR BRACED TO MEET THE FORCE AND DISPLACEMENT REQUIREMENTS PRESCRIBED IN THE 2013 CBC, SECTIONS 1616A.1.18 THROUGH 1616A.1.26 AND ASCE 7-10 CHAPTER 13, 26, 29 AND 30.	
<div><div>1. ALL PERMANENT EQUIPMENT AND COMPONENTS.</div><div>2. TEMPORARY OR MOVABLE EQUIPMENT THAT IS PERMANENTLY ATTACHED (E.G. HARD WIRED) TO THE BUILDING UTILITY SERVICES SUCH AS ELECTRICITY, GAS OR WATER.</div><div>3. MOVABLE EQUIPMENT WHICH IS STATIONED IN ONE PLACE FOR MORE THAN 8 HOURS AND HEAVIER THAN 400 POUNDS ARE REQUIRED TO BE ANCHORED WITH TEMPORARY ATTACHMENTS.</div></div>	
THE ATTACHMENT OF THE FOLLOWING MECHANICAL AND ELECTRICAL COMPONENTS SHALL BE POSITIVELY ATTACHED TO THE STRUCTURE, BUT NEED NOT BE DETAILED ON THE PLANS. THESE COMPONENTS SHALL HAVE FLEXIBLE CONNECTIONS PROVIDED BETWEEN THE COMPONENT & ASSOC. DUCTWORK, PIPING & CONDUIT.	
<div><div>A. COMPONENTS WEIGHING LESS THAN 400 POUNDS AND HAVE A CENTER OF MASS LOCATED 4 FEET OR LESS ABOVE THE ADJACENT FLOOR OR ROOF LEVEL THAT DIRECTLY SUPPORT THE COMPONENT.</div><div>B. COMPONENTS WEIGHING LESS THAN 20 POUNDS, OR IN THE CASE OF DISTRIBUTED SYSTEMS, LESS THAN 5 POUNDS PER FOOT, WHICH ARE SUSPENDED FROM A ROOF OR FLOOR OR HUNG FROM A WALL.</div></div>	
FOR THOSE ELEMENTS THAT DO NOT REQUIRE DETAILS ON THE APPROVED DRAWINGS, THE INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD AND THE DSA DISTRICT STRUCTURAL ENGINEER. THE PROJECT INSPECTOR WILL VERIFY THAT ALL COMPONENTS AND EQUIPMENT HAVE BEEN ANCHORED IN ACCORDANCE WITH ABOVE REQUIREMENTS. PROVIDE SEISMIC BRACING DETAILS OF MEP COMPONENTS CONTAINING HAZARDOUS CONTENTS (WITH IP = 1.5) SUCH AS FLUE, FUME HOOD OR GAS PIPES, WHICH ARE NOT EXEMPTED PER ASCE 7 SEC. 13.1.3 & 13.6.7.	
PIPING, DUCTWORK, AND ELECTRICAL DISTRIBUTION SYSTEM BRACING NOTE	
PIPING, DUCTWORK, AND ELECTRICAL DISTRIBUTION SYSTEMS SHALL BE BRACED TO COMPLY WITH THE FORCES AND DISPLACEMENTS PRESCRIBED IN ASCE 7-10 SECTION 13.3 AS DEFINED IN ASCE 7-10 SECTION 13.6.8, 13.6.7, 13.6.5.6, AND 2013 CBC, SECTIONS 1616A.1.23, 1616A.1.24, 1616A.1.25 AND 1616A.1.26.	
THE BRACING AND ATTACHMENTS TO THE STRUCTURE SHALL BE DETAILED ON THE APPROVED DRAWINGS OR THEY SHALL COMPLY WITH ONE OF THE OSHPD PRE-APPROVALS (OPM#) AS MODIFIED TO SATISFY ANCHORAGE REQUIREMENTS OF ACI 318, APPENDIX D.	
COPIES OF THE SEISMIC RESTRAINT INSTALLATION MANUAL SHALL BE AVAILABLE ON THE JOBSITE PRIOR TO THE START OF HANGING AND BRACING OF THE PIPE, DUCTWORK, AND ELECTRICAL DISTRIBUTION SYSTEMS.	
THE STRUCTURAL ENGINEER OF RECORD SHALL VERIFY THE ADEQUACY OF THE STRUCTURE TO SUPPORT THE HANGER AND BRACE LOADS.	
DO NOT MIX SEISMIC BRACING DETAILS FROM DIFFERENT OPM'S UNLESS SPECIFICALLY SHOWN ON DRAWINGS AND APPROVED BY DSA.	
'VERIZON' ELECTRICAL SPECIFICATIONS	
<div><div>1. THE SEISMIC BRACING AND ANCHORAGE OF ELECTRICAL CONDUITS AND WIRE WAY SHALL BE IN ACCORDANCE WITH THE 2013 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1, AND 2 (2012 EDITION INTERNATIONAL BUILDING CODE WITH 2013 CALIFORNIA AMENDMENTS)</div><div>2. ALL ELECTRICAL MATERIALS AND EQUIPMENT SHALL BE NEW AND SHALL BE LISTED BY UNDERWRITER'S LABORATORIES (UL) AND BEAR THEIR LABEL, OR LISTED AND CERTIFIED BY A NATIONALLY RECOGNIZED TESTING AUTHORITY WHERE UL DOES NOT HAVE A LISTING. CUSTOM MADE EQUIPMENT SHALL HAVE COMPLETE TEST DATA SUBMITTED BY THE MANUFACTURER ATTESTING TO ITS SAFETY. IN ADDITION, THE MATERIALS, EQUIPMENT, AND INSTALLATION SHALL COMPLY WITH THE REQUIREMENTS OF THE FOLLOWING: AMERICAN SOCIETY OF TESTING MATERIALS (ASTM) INSULATED POWER CABLE ENGINEERS ASSOCIATION (IPCEA) NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION (NEMA) AMERICAN STANDARD ASSOCIATION (ASA) FIRE PROTECTION AGENCY (NFPA) AMERICAN NATIONAL STANDARD INSTITUTE (ANSI) CALIFORNIA ELECTRICAL CODE (CEC) – LATEST EDITION CALIFORNIA CODE OF REGULATIONS TITLE 24 (CCR) INSTITUTE OF ELECTRICAL AND ELECTRONIC ENGINEERS (IEEE) ALL LOCAL CODES AND ORDINANCES OF AGENCIES HAVING JURISDICTION.</div></div>	
<div><div>3. THE CONTRACTOR SHALL VISIT THE SITE INCLUDING ALL AREAS INDICATED ON THE DRAWINGS. HE SHALL THOROUGHLY FAMILIARIZE HIMSELF WITH THE EXISTING CONDITIONS AND BY SUBMITTING A BID, ACCEPTS THE CONDITIONS UNDER WHICH HE SHALL BE REQUIRED TO PERFORM HIS WORK.</div><div>4. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN A COMPLETE SET OF CONTRACT DOCUMENTS, ADDENDA, DRAWINGS AND SPECIFICATIONS. HE SHALL CHECK THE DRAWINGS OF THE OTHER TRADES AND SHALL CAREFULLY READ THE ENTIRE SPECIFICATIONS AND DETERMINE HIS RESPONSIBILITIES. FAILURE TO DO SO SHALL NOT RELEASE THE CONTRACTOR FROM DOING THE WORK IN COMPLETE ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS.</div><div>5. THE CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, CHARGES, AND INCIDENTAL COSTS NECESSARY FOR EXECUTION AND COMPLETION OF ELECTRICAL WORK, INCLUDING ALL CHARGES BY STATE, COUNTY AND LOCAL GOVERNMENTAL AGENCIES.</div><div>6. THE CONTRACTOR SHALL COORDINATE HIS WORK WITH OTHER TRADES AT THE SITE. ANY COSTS TO INSTALL WORK TO ACCOMPLISH SAID COORDINATION WHICH DIFFERS FROM THE WORK AS SHOWN ON THE DRAWINGS SHALL BE INCURRED BY THE CONTRACTOR. ANY DISCREPANCIES, AMBIGUITIES OR CONFLICTS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT DURING BID TIME FOR CLARIFICATION. ANY SUCH CONFLICTS NOT CLARIFIED PRIOR TO BID SHALL BE SUBJECT TO THE INTERPRETATION OF THE ARCHITECT AT NO ADDITIONAL COST TO THE OWNER.</div><div>7. THE CONTRACTOR SHALL PROVIDE AND KEEP UP-TO-DATE A COMPLETE RECORD SET OF DRAWINGS. UPON COMPLETION OF THE WORK, A SET OF REPRODUCIBLE CONTRACT DRAWINGS SHALL BE OBTAINED FROM THE ARCHITECT, AND ALL CHANGES AS NOTED ON THE RECORD SET OF DRAWINGS SHALL BE INCORPORATED THEREON WITH BLACK INK IN A NEAT, LEGIBLE, UNDERSTANDABLE AND PROFESSIONAL MANNER. FAILURE TO KEEP RECORD DRAWINGS UP-TO-DATE SHALL CONSTITUTE CAUSE FOR WITHHOLDING OF PROGRESS PAYMENTS.</div></div>	

ELECTRICAL GENERAL NOTES

8. ALL INTERRUPTION OF ELECTRICAL POWER SHALL BE KEPT TO A MINIMUM. HOWEVER, WHEN AN INTERRUPTION IS NECESSARY, THE SHUTDOWN MUST BE COORDINATED WITH THE OWNER 14 DAYS PRIOR TO THE OUTAGE. ANY OVERTIME PAY SHALL BE INCLUDED IN THE CONTRACTOR'S BID. WORK IN EXISTING SWITCHBOARDS OR PANELBOARDS SHALL BE COORDINATED WITH THE OWNER PRIOR TO REMOVING ACCESS PANELS OR DOORS.

9. SHOP DRAWINGS SHALL BE SUBMITTED FOR ITEMS INDICATED ON PLANS. SHOP DRAWINGS SHALL INCLUDE ALL DATA WITH CAPACITIES, SIZES, DIMENSIONS, CATALOG NUMBERS AND MANUFACTURER'S BROCHURES.

10. AFTER ALL REQUIREMENTS OF THE SPECIFICATIONS AND/OR THE DRAWINGS HAVE BEEN FULLY COMPLETED, REPRESENTATIVES OF THE OWNER WILL INSPECT THE WORK. THE CONTRACTOR SHALL PROVIDE COMPETENT PERSONNEL TO DEMONSTRATE THE OPERATION OF ANY ITEM OR SYSTEM TO THE FULL SATISFACTION. FINAL ACCEPTANCE OF THE WORK WILL BE MADE BY THE OWNER AFTER RECEIPT OF APPROVAL AND RECOMMENDATION OF ACCEPTANCE FROM EACH REPRESENTATIVE.

11. THE CONTRACTOR SHALL FURNISH A ONE YEAR WRITTEN GUARANTEE OF MATERIALS AND WORKMANSHIP FROM THE DATE OF SUBSTANTIAL COMPLETION.

12. ALL EQUIPMENT MOUNTED ON ROOF FOR CONNECTION TO PCS EQUIPMENT SHALL BE MOUNTED ON UNISTRUT STANDS UTILIZING APPROVED PITCH POCKETS, FLASHING, ETC.

13. ALL FINAL CONNECTIONS TO OWNER FURNISHED EQUIPMENT SHALL BE MADE BY THE CONTRACTOR.

14. COORDINATE WITH OTHER TRADES AS TO THE EXACT LOCATION OF THEIR RESPECTIVE EQUIPMENT. SUPPLY POWER AND MAKE CONNECTION TO EQUIPMENT REQUIRING ELECTRICAL CONNECTIONS. REVIEW THE DRAWINGS OF OTHER TRADES AND LOCATION OF EQUIPMENT.

15. CONNECTIONS TO VIBRATING EQUIPMENT AND SEISMIC SEPARATIONS: LIQUID-TIGHT FLEXIBLE STEEL CONDUIT IN DRY INTERIOR LOCATIONS. LIQUID-TIGHT FLEXIBLE STEEL CONDUIT IN AREAS EXPOSED TO WEATHER, DAMP LOCATIONS, CONNECTIONS TO TRANSFORMER ENCLOSURES, AND FINAL CONNECTIONS TO MOTORS. PROVIDE A SEPARATE INSULATED EQUIPMENT GROUNDING CONDUCTOR IN FLEXIBLE CONDUIT RUNS. MAXIMUM LENGTH SHALL BE SIX FEET UNLESS OTHERWISE NOTED.

16. ROUTE EXPOSED CONDUIT AND CONDUIT ABOVE ACCESSIBLE CEILING SPACES PARALLEL AND PERPENDICULAR TO WALLS AND ADJACENT PIPING. ARRANGE CONDUIT TO MAINTAIN HEADROOM AND TO PRESENT A NEAT APPEARANCE.

17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAWCUTTING, TRENCHING, BACKFILLING, COMPACTION AND PATCHING OF CONCRETE AND ASPHALT AS REQUIRED TO PERFORM HIS WORK. ATTENTION IS CALLED TO THE FACT THAT THERE ARE EXISTING UNDERGROUND UTILITY LINES. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN TRENCHING FOR HIS WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER AND APPROVED REPAIR OF ANY AND ALL DAMAGES CAUSED BY HIM OR HIS WORK.

18. WHENEVER A DISCREPANCY IN QUANTITY OR SIZE OF CONDUIT, WIRE, EQUIPMENT DEVICES, CIRCUIT BREAKERS, GROUND FAULT PROTECTION SYSTEMS, ETC. (ALL MATERIALS), ARISES ON THE DRAWINGS OR SPECIFICATIONS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND INSTALLING ALL MATERIAL AND SERVICES REQUIRED BY THE STRICTEST CONDITIONS NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS TO ENSURE COMPLETE AND OPERABLE SYSTEMS AS REQUIRED BY THE OWNER AND ARCHITECT/ENGINEER.

19. STRAIGHT FEEDER, BRANCH CIRCUIT, AND CONDUIT RUNS SHALL BE PROVIDED WITH SUFFICIENT PULL BOXES OR JUNCTION BOXES TO LIMIT THE MAXIMUM LENGTH OF ANY SINGLE CABLE PULL TO 100 FEET. PULL BOXES SHALL BE SIZED PER CODE OR AS INDICATED ON DRAWINGS. LOCATIONS SHALL BE DETERMINED IN THE FIELD OR AS INDICATED ON THE DRAWINGS.

20. MAXIMUM NUMBER OF CONDUCTORS IN OUTLET OR JUNCTION BOXES SHALL CONFORM TO THE CALIFORNIA ELECTRICAL CODE, ARTICLE 370-6.

21. IDENTIFICATION NAMEPLATES SHALL BE MICARTA 1/8 INCH THICK AND OF APPROVED SIZE WITH BEVELED EDGES AND ENGRAVED WHITE LETTERS A MINIMUM OF 1/4 INCH HIGH ON BLACK BACKGROUND. NAMEPLATES SHALL BE PROVIDED FOR ALL CIRCUITS IN THE SERVICE DISTRIBUTION AND POWER DISTRIBUTION SWITCHBOARDS OR PANELBOARDS, DISCONNECTING SWITCHES, TRANSFORMERS, TERMINAL CABINETS, TELEPHONE CABINETS, ETC. ALL NAMEPLATES SHALL BE ATTACHED WITH SCREWS. PULL BOXES, JUNCTION BOXES, AND DEVICE BOXES SHALL BE MARKED WITH A PERMANENT MARKER.

22. THE EXACT LOCATION OF ALL ELECTRICAL DEVICES AND EQUIPMENT SHALL BE COORDINATED WITH THE DETAILS, OR SECTIONS PRIOR TO INSTALLATION.

23. DRAWINGS ARE DIAGRAMMATIC ONLY. ROUTING OF CONDUITS, RACEWAYS, CABLE TRAYS, AND/OR LADDER RACKS SHALL BE AT THE DISCRETION OF THE CONTRACTOR UNLESS OTHERWISE NOTED AND SHALL BE COORDINATED WITH OTHER SECTIONS. DO NOT SCALE THE ELECTRICAL DRAWINGS FOR LOCATIONS OF ANY ELECTRICAL, ARCHITECTURAL, STRUCTURAL, CIVIL, OR MECHANICAL ITEMS OR FEATURES.

24. SPECIAL RECEPTACLE FOR CONNECTION TO PORTABLE EMERGENCY GENERATOR WHEN SPECIFIED SHALL BE 200 AMPERE, THREE-WIRE, THREE-POLE, REVERSE SERVICE, PIN AND SLEEVE TYPE WITH MOUNTING BOX. VERIFY TYPE OF EMERGENCY GENERATOR CONNECTION WITH CONSTRUCTION MANAGER.

25. RIGID GALVANIZED STEEL CONDUIT SHALL BE FULL WEIGHT THREADED TYPE. ELECTRICAL METALLIC TUBING (EMT) MAY BE USED IN WALLS OR CEILING SPACES WHERE NOT SUBJECT TO MECHANICAL DAMAGE. PVC SCHEDULE 40 MAY BE INSTALLED BENEATH SLAB OR BELOW GRADE. FLEXIBLE STEEL CONDUIT MAY BE USED AT OUTLET CONNECTIONS WITH NO RUNS LONGER THAN SIX FEET. AN EQUIPMENT GROUNDING CONDUCTOR SHALL BE PROVIDED IN ALL CONDUITS.

26. RIGID GALVANIZED STEEL CONDUIT FITTINGS SHALL BE THREADED AND THOROUGHLY GALVANIZED. ELECTRICAL METALLIC TUBING (EMT) CONDUIT FITTINGS SHALL BE STEEL, RAINIGHT THREADEDLESS COMPRESSION TYPE. DIE CAST, SET SCREW, OR INDENTER TYPES ARE NOT ACCEPTABLE. FLEXIBLE STEEL CONDUIT FITTINGS SHALL BE MALLEABLE IRON CLAMP, SQUEEZE TYPE OR STEEL TWIST-IN TYPE WITH INSULATED THROAT. SET SCREW TYPE IS NOT ACCEPTABLE.

27. ALL CONDUCTORS SHALL BE COPPER #10 AWG MINIMUM SIZE, TYPE THHN/THWN THERMOPLASTIC, 600 VOLT, 75 DEGREES CELSIUS WET AND 90 DEGREES CELSIUS DRY AND U.L. LISTED UNLESS NOTED OTHERWISE. CONDUCTORS #10 AWG AND SMALLER SHALL BE SOLID. CONDUCTORS #8 AWG AND LARGER SHALL BE STRANDED.
29. JUNCTION AND PULL BOXES: FOR INTERIOR DRY LOCATIONS, BOXES SHALL BE GALVANIZED ONE-PIECE, DRAWN STEEL, KNOCKOUT TYPE WITH REMOVABLE MACHINE SCREW SECURED COVERS. FOR OUTSIDE, DAMP, OR SURFACE LOCATIONS, BOXES SHALL BE HEAVY CAST ALUMINUM OR CAST IRON WITH REMOVABLE, GASKETED, NON-FERROUS MACHINE SCREW SECURED COVERS. BOXES SHALL BE SIZED FOR THE NUMBER AND SIZES OF CONDUCTORS AND CONDUIT ENTERING THE BOX AND EQUIPPED WITH PLASTER EXTENSION RINGS WHERE REQUIRED. BOXES SHALL BE LABELED TO INDICATE PANEL AND CIRCUIT NUMBER, OR TYPE OF SIGNAL OR COMMUNICATIONS SYSTEM.

31. ALL OUTDOOR ELECTRICAL DEVICES OR EQUIPMENT SHALL BE OF WEATHERPROOF TYPE.

32. ALL CONNECTIONS TO GROUND BUSSES SHALL BE MADE W/CRIMP TYPE COMPRESSION CONNECTORS (2 HOLE LUGS). BUSS SHALL BE DRILLED TO ACCOMMODATE ALL CONNECTORS.
- TELCO: ('VERIZON' CONSTRUCTION PROJECT MANAGERS)
1. BEFORE LEC NETWORK FACILITIES CAN BE PROVIDED TO A SITE, ALL PERTINENT SPECIFICATIONS MUST BE MET AND ALL CONDUITS, MEASURE TAPE, PULL ROPE, BACKBOARD; PULL BOXES, GROUNDING, ETC. MUST BE IN PLACE.

2. LEC/TELCO ENGINEER NEEDS TO BE NOTIFIED OF CONSTRUCTION START DATE AND READY FOR LEC INSPECTION DATE PRIOR TO THE START OF CONSTRUCTION.

3. LEC WILL INSTALL THE NETWORK FACILITIES WITHIN 15 WORKING DAYS AFTER CELL SITE HAS PASSED INSPECTION. (MIGHT DIFFER BETWEEN AREA LEC'S).

4. ANY FAILED INSPECTIONS WILL RESULT IN A DELAY OF THE "ON AIR" DATE OF THE SITE.

5. QUALITY WORK WILL RESULT IN A TIMELY INSTALLATION OF LEC/TELCO FACILITIES.
- 'VERIZON' TELCO SITE SPECIFICATIONS:
1. PLACE 4"x4"x3/4" AC GRADE FIRE RATED WITH FRP VENEER TELCO BACKBOARD IN SHELTER.

2. FIRE STOPPING IS REQUIRED WHEN OPENINGS ARE MADE IN FIRE RATED BARRIERS.

3. PLACE #6 SOLID INSULATED GREEN GROUND WIRE FOR TELCO TO GROUND THEIR NETWORK PROTECTOR. ALL GROUNDING SHOULD MEET LOCAL LEC AND NEXTEL'S EBTS ENGINEERING STANDARDS.

4. TEMPORARY GROUNDING TO PASS SITE INSPECTION SHOULD BE CONVERTED TO MGB (MAIN GROUND BUSS BEFORE SITE IS TURNED UP IN ORDER TO MEET NEXTEL'S EBTS GROUNDING STANDARDS).

5. BOND ALL METALLIC CABINETS/PULL BOXES WITH NONMETALLIC CONDUIT TO THE BUILDING GROUND.

6. PLACE A DEDICATED FOURPLEX RECEPTACLE AT THE TELCO BACKBOARD 20A/125V

7. ALL EXTERIOR CONDUIT TERMINATION SHALL BE WEATHER TIGHT

8. APPROVED P.V.C. SCHEDULE 40 CONDUIT SHOULD BE USED FOR UNDERGROUND CONSTRUCTION. CONDUIT WILL BE BURIED A MINIMUM OF 30" WHERE SUBJECT TO TRAFFIC. CONDULETS PLUMBER'S FITTINGS, WATER AND GAS PIPES ARE NOT ACCEPTABLE. EMT CONDUIT SHOULD BE USED INSIDE BLDG'S AND ON BLDG ROOFS.

9. ALL CONDUIT BENDS SHOULD HAVE A MINIMUM RADIUS IN FEET EQUAL TO THE DIAMETER OF THE CONDUIT IN INCHES. (2" DIAMETER = 24" RADIUS, ETC.)

10. NO CONDUIT RUN SHOULD HAVE MORE THAN TWO 90-DEGREE BENDS. A 24"x12"x12" IN LINE PULL BOX WILL BE REQUIRED IN CASE MORE THAN TWO 90-DEGREE BENDS ARE NEEDED. (CONSULT WITH LOCAL LEC ENGINEER IN CASE OF ANY DEVIATIONS).

11. NO 90-DEGREE TRANSITION AT OR WITHIN A PULL BOX IS PERMITTED UNLESS A BENDING RADIUS OF 10 TIMES THE DIAMETER OF THE CABLE IS MAINTAINED.

12. A CABLE RESTRAINT PULL BOX MIGHT HAVE TO BE INSTALLED FOR EVERY 100 VERTICAL FEET OF CONDUIT (CHECK WITH LOCAL LEC ENGINEER).

13. A HORIZONTAL MAXIMUM OF 300 FEET BETWEEN PULL BOXES (CONSULT WITH LOCAL LEC ENGINEER).

14. CONDUIT TERMINATED ON A POLE MUST BE TURNED UP 1' ABOVE FINISHED GRADE IN THE OPPOSITE QUADRANT OF THE POWER CONDUIT IF POSSIBLE (CONSULT WITH LEC ENGINEER ON PROPER QUADRANT).

15. CONDUIT TERMINATED IN THE SAME TRENCH WITH POWER MUST BE SEPARATED BY NOT LESS THAN 12" OF WELL PACKED DIRT OR 3" OF CONCRETE AND HAVE NOT LESS THAN 30" OF COVER (LOCAL LEC REQUIREMENTS MIGHT DIFFER/ CHECK WITH LEC ENGINEER).

16. THE MINIMUM COVER FOR UG CONDUIT ON PRIVATE PROPERTY SHOULD BE 18" FOR CONDUIT IN THE FRANCHISE AREA 24" OR AS SPECIFIED BY THE LOCAL LEC OR PERMITTING AGENCY.

17. ALL CONDUITS SHALL BE LEFT CLEAN, DRY AND FREE OF DEBRIS OR OTHER OBSTRUCTIONS. A 3/8" NYLON PULL ROPE AND A MEASURE TAPE PULL ROPE SHALL BE PLACED SHOWING FOOTAGE'S FOR LEC CABLE ORDERING.

18. A 16"x16"x12" PULL BOX SHALL BE USED ON THE SHELTER WALL. CONDULETS ARE NOT ACCEPTABLE.

19. A 17x30" PULL BOX SHALL BE USED FOR CABLE PULLING ONLY. (NO SPLICES PERMITTED). CHECK WITH LOCAL LEC ENGINEER ON CONDUIT TERMINATING REQUIREMENTS IN THE PULL BOX.

20. AT SITE LOCATIONS WHERE MULTIPLE CARRIERS SHARE THE SAME FEED/ SPLICE POINT A CDP (CARRIER DISTRIBUTION POINT) CLOSURE OR THE LOCAL LEC MAY REQUIRE CABINET. CDP'S ARE GENERALLY SIZED AS FOLLOWS:
UNDERGROUND: A 3'x5' SPLICE BOX WITH HINGED LID. (SEE SPLICE BOX DETAIL)
ABOVE GROUND: UP-1252 SPLICE PEDESTAL OR 30"x36"x9" SPLICE CABINET (LEC ENGINEER WILL SPECIFY TYPE OF CLOSURE/CABINET TO BE USED).

21. FOR PROVISIONING OF LEC FACILITIES IN ADVANCE OF THE SHELTER PLACEMENT IN ORDER TO EXPEDITE THE "ON AIR" DATE CONSULT WITH LEC ENGINEER.

22. BEFORE ANY EXCAVATING, CALL "UNDERGROUND SERVICE ALERT" (U.S.A.) AT 800-422-4133.

23. TELCO DESIGN CONSIDERATIONS FOR CELL SITES IN A "HIGH VOLTAGE ENVIRONMENT" SHOULD MEET THE PROTECTION AND SAFETY REQUIREMENTS IN THE LOCAL POWER UTILITY AND LEC. THE TELCO DESIGN SHOULD BE BASED ON DATA FROM A GROUND POTENTIAL RISE (GPR) STUDY PROVIDED TO THE LEC PROTECTION ENGINEER BY NEXTEL. TELCO DESIGN ITEMS SUCH AS MICROWAVE VS. FIBER T-1 TYPE AND ROUTE OF CONDUIT POWER SOURCE AT T-1/NIU 300 VOLT DROP OFF DEMARCATION POINT. EQUIPMENT OWNERSHIP ETC, SHOULD BE DECIDED DURING A FIELD MEET.

24. ALL AERIAL AND UNDERGROUND COMMUNICATIONS AND ELECTRICAL SUPPLY SYSTEMS SHOULD COMPLY WITH NEC, STATE GENERAL ORDER (GO #95 & #128) POWER UTILITY AND LEC RULES AND REQUIREMENTS.

25. TELCO DISTRIBUTION FACILITIES SHOULD BE PLACED IN COMPLIANCE WITH LEC TARIFFS ON FILE WITH THE STATE PUBLIC UTILITIES COMMISSION. (PMPOE SMPOE LINE EXTENSIONS SERVICE CONNECTIONS ETC)
- ISSUE STATUS

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ARCHITECTURE | ENGINEERING | CONSULTING
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IRVINE | CA 92614

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LICENSED ARCHITECT
DK DD
C-18015
REN. 11/21
STATE OF CALIFORNIA

RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

GENERAL UTILITY NOTES,
ABBREVIATIONS & SYMBOLS

E-N

KEYNOTES:

- 1

(N) 15KW STANDBY DC GENERATOR (DIESEL)
- 2

(N) MCE EQUIPMENT CABINETS, (3) TOTAL
- 3

NOT USED
- 4

(N) TELCO CABINET
- 5

(N) ILC CABINET, SEE SINGLE LINE DIAGRAM
- 6

(N) WORK LIGHT
- 7

(N) 17"x30" FIBER PULL BOX
- 8

(N) 8'-0"H PRECISION CMU WALL
- 9

(N) 4'-0"W WROUGHT IRON GATE
- 10

(N) POWER/FIBER ROUTE IN UG. TRENCH, APPROX. LENGTH = 550'. THE ALUMINUM STRANDED CONDUCTOR ALTERNATE FROM (N) METER TO (N) DISCONNECT SWITCH/TRANSFORMER OR (N) ILC CABINET
- 11

(N) DISCONNECT SWITCH, SEE SINGLE LINE DIAGRAM
- 12

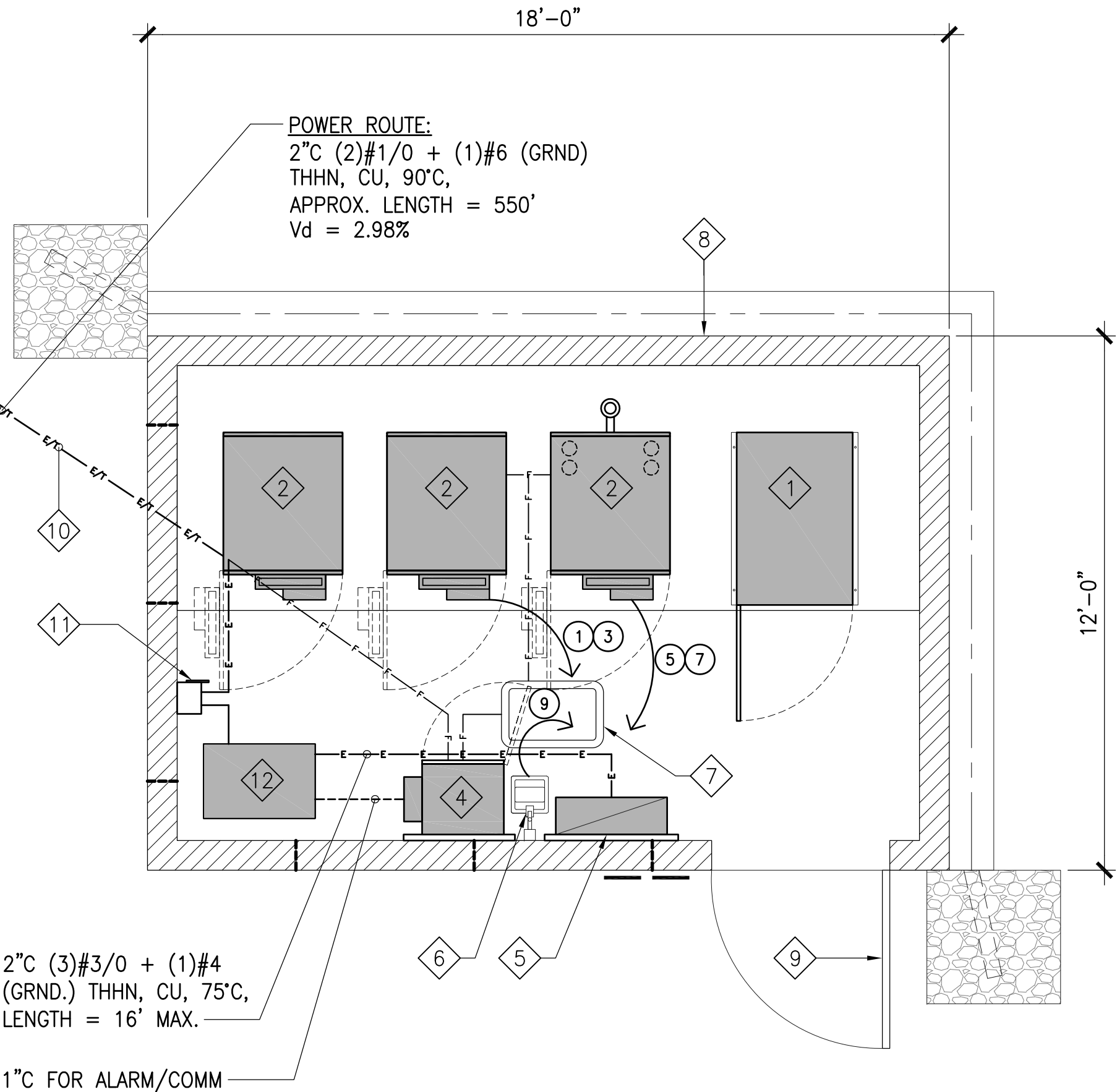
(N) DRY TYPE STEP-DOWN TRANSFORMER, SEE SINGLE LINE DIAGRAM

3
E-2

3
E-2

3
E-2

3 CIRCUIT BREAKER POSITION



UTILITY PLAN

0

1'

3'

SCALE:
3/8"=1'-0"

2

- (E) POWER HANDHOLE #HH621A
- (N) 'VERIZON' POWER P.O.C.

(N) POWER ROUTE IN UG TRENCH FROM (N) POWER P.O.C. TO (N) METER PEDESTAL, APPROX. LENGTH = 190'.
SEE POWER FINAL DESIGN REPORT/E-5 FOR MORE INFORMATION

- (E) CURB
- (N) 'VERIZON' METER/MAIN PEDESTAL
SEE SINGLE LINE DIAGRAM

- (N) 'VERIZON' STEP-UP TRANSFORMER
SEE SINGLE LINE DIAGRAM

- (E) COMMUNITY GATE

- (E) POWER HANDHOLE #HH621B

(N) 'VERIZON' POWER/FIBER ROUTE IN UG TRENCH INTERSECTING (E) HIKING/BIKING EASEMENT AT 3 LOCATIONS

BORE UNDER (E) V-GUTTER AT THIS LOCATION

- (E) 10' WIDE WATER LINE EASEMENT

- (E) 25' WIDE WATER LINE EASEMENT

- (E) 12' WIDE HIKING/BIKING EASEMENT

(N) 'VERIZON' POWER/FIBER ROUTE IN UG TRENCH.
FOR POWER ROUTE:
2°C (2)#1/0 + (1)#6 (GRND) THHN, CU, 90°C, APPROX. LENGTH = 550'
Vd = 2.98%
THE ALUMINUM STRANDED CONDUCTOR ALTERNATE FROM (N) METER TO (N) DISCONNECT SWITCH/TRANSFORMER OR (N) ILC CABINET

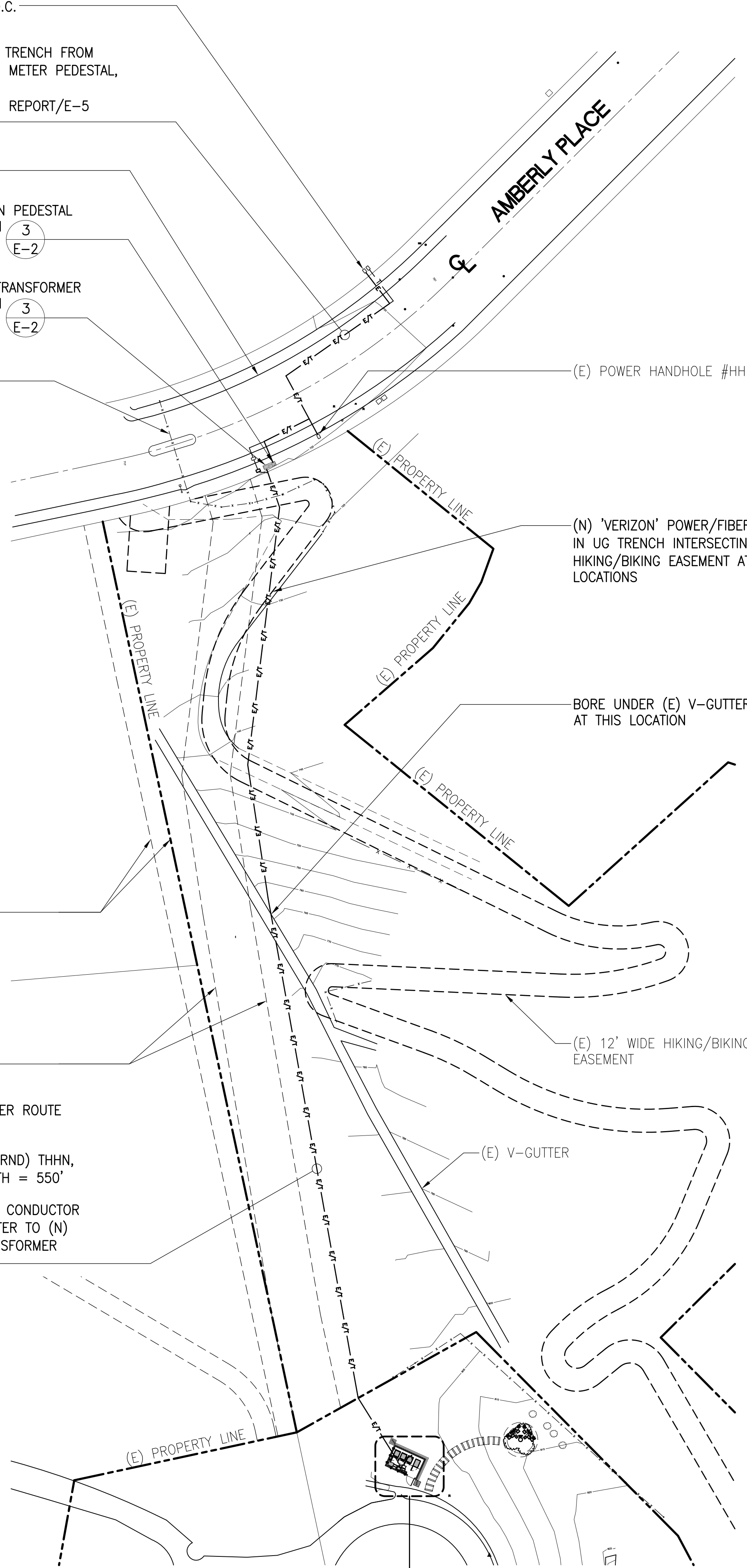
- (E) V-GUTTER

UTILITY PLAN

2

SITE PLAN

3



0

2'

5'

10'

SCALE:
3/32"=1'-0"

1

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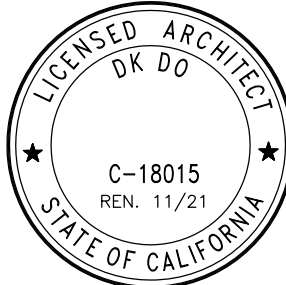
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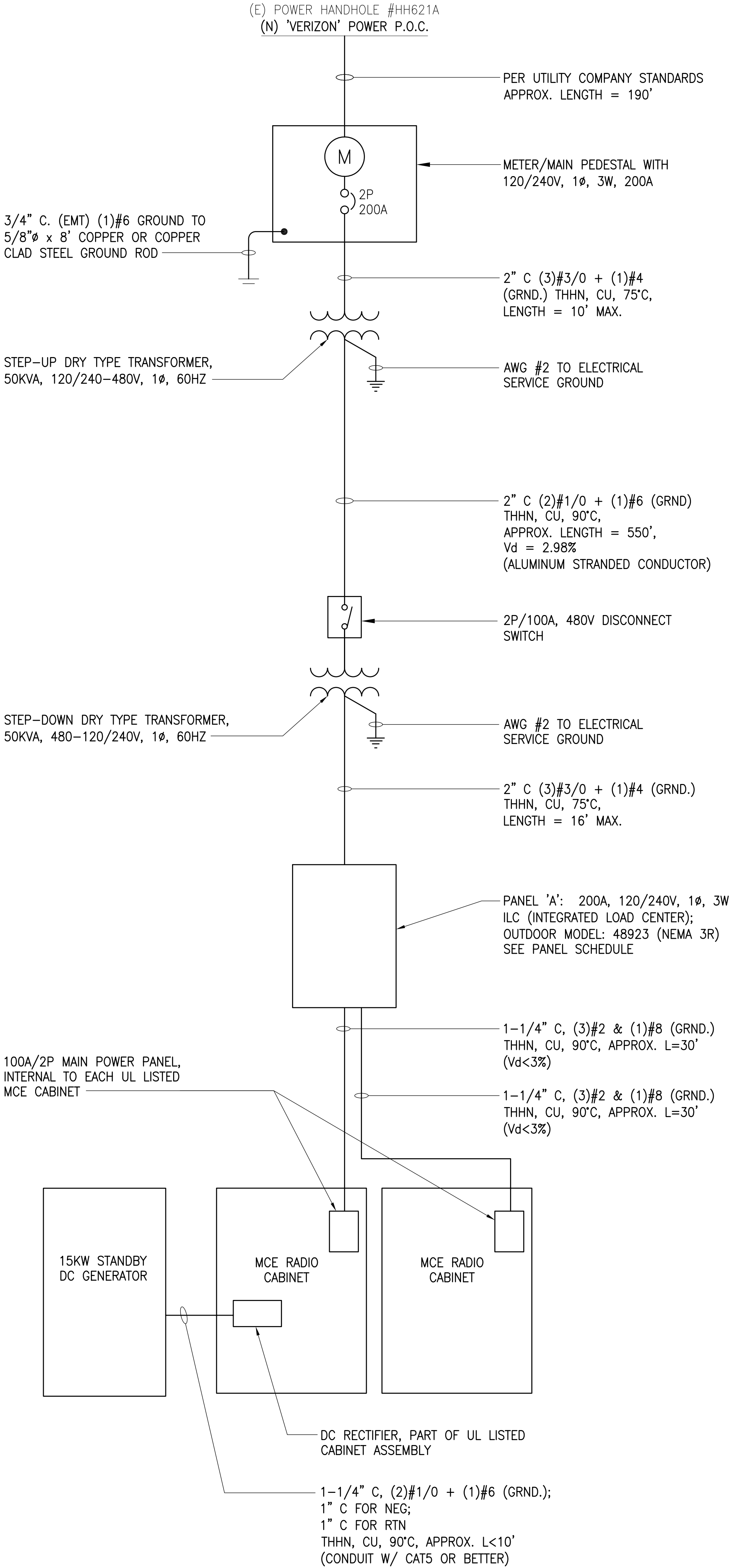
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ROWLAND HEIGHTS, CA 91748
(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

SITE AND
UTILITY PLANS

E-1



SINGLE LINE DIAGRAM

3

GENERAL UTILITY NOTES:

- UTILITY POINTS OF SERVICE AND WORK/MATERIALS SHOWN ARE BASED UPON INFORMATION PROVIDED BY THE UTILITY COMPANIES AND ARE FOR BID PURPOSES ONLY.
- CONTRACTOR SHALL COORDINATE WITH UTILITY COMPANY FOR FINAL AND EXACT WORK/MATERIALS REQUIREMENTS AND CONSTRUCT TO UTILITY COMPANY ENGINEERING PLANS AND SPECIFICATIONS ONLY. CONTRACTOR SHALL FURNISH AND INSTALL ALL CONDUIT, PULL ROPES, CABLES, PULL BOXES, CONCRETE ENCASEMENT OF CONDUIT (IF REQUIRED), TRANSFORMER PAD, BARRIERS, POLE RISERS, TRENCHING, BACKFILL, PAY ALL UTILITY COMPANY FEES, AND INCLUDE ALL REQUIREMENTS IN SCOPE OF WORK.
- SEE TITLE SHEET (T1) FOR UTILITY PROVIDERS FOR THIS PROJECT.

ELECTRICAL SERVICE NOTES:

- PROVIDE A MIN. 36" WORK CLEARANCE IN FRONT OF TRANSFORMER (WHERE OCCURS), PANELS, AND SERVICE EQUIPMENT.
- ALL WIRING SHALL BE RATED FOR 75°C.
- CONDUIT REQUIREMENTS (TYP., U.N.O.):
 - UNDERGROUND: PVC (SCH. 40 & SCH. 80 SWEEPS).
 - INDOOR: EMT (RGS IN TRAFFIC AREAS).
 - OUTDOOR (ABOVE GRADE): RGS

NOTES:

- FOR WIRING FROM LOAD CENTER TO EQUIPMENT REFER TO DRAWINGS PROVIDED BY MANUFACTURER.
- FOR COMPLETE INTERNAL WIRING AND ARRANGEMENT REFER TO DRAWINGS PROVIDED BY PANEL MANUFACTURER.
- AIC RATING FOR NEW METER AND/OR PANEL BOARDS MUST MATCH OR EXCEED THE RATINGS AS DETERMINED BELOW:
 - AIC RATING AS REQUIRED BY THE SERVICE PROVIDER
 - AIC RATINGS OF EXISTING LOAD/METER/SWITCHGEAR EQUIPMENT

ELECTRICAL NOTES

1

ILC PANEL SCHEDULE											
120/240V, 1 PHASE, 3W 200A BUS, 65 KAIC						200A MAIN BKR (COMMERCIAL PWR) UL LISTED SERVICE ENTRANCE EQUIPMENT					
MAIN BREAKER RATING (A) :				200		SYSTEM VOLTAGE (V) : 240					
DESCRIPTION	VA	c/nc	BKR	POSN	L1	L2	POSN	BKR	c/nc	VA	DESCRIPTION
MCE CABINET #1	7000	C	60	1	7180		2	60	C	180	SURGE PROTECTOR
	7000	C		3		7180	4		C	180	
MCE CABINET #2	7000	C	60	5	7720		6	20	NC	720	CONVENTIONAL OUTLET
	7000	C		7		7000	8				
LIGHTS	180	NC	20	9	180		10				
				11		0	12				
				13	0		14				
				15		0	16				
				17	0		18				
				19		0	20				
				21	0		22				
				23		0	24				
PHASE TOTALS (VA):					15080	14180					
CURRENT PER PHASE (A):					155	148	Amperes/phase cannot exceed main breaker rating				
PANEL TOTAL (VA):					29260		Legend: c = continuous, nc = non-continuous				
PANEL CAPACITY (kVA):					48.0	CONNECTED LOAD (kVA):		29.3			
PANEL LOADING (100% non-cont. load) (kVA):					0.9						
PANEL LOADING (125% continuous load) (kVA):					35.5						
PANEL LOADING (TOTAL) (kVA):					36.4						
SPARE CAPACITY (kVA):					11.7						
NOTES:											
1. GC TO COORDINATE WITH VERIZON CONSTRUCTION MANAGER FOR BREAKER PLACEMENT											

2

ILC (INTEGRATED LOAD CENTER) PANEL SCHEDULE

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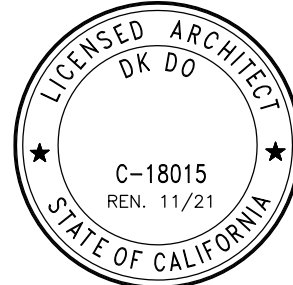
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SHEET TITLE:

ILC PANEL SCHEDULE,
SINGLE LINE DIAGRAM
& ELECTRICAL NOTES

E-2

1. ALL DETAILS ARE SHOWN IN GENERAL TERMS. ACTUAL GROUNDING INSTALLATION AND CONSTRUCTION MAY VARY DUE TO SITE SPECIFIC CONDITIONS.
2. ALL EXTERIOR GROUNDING AND TOP OF GROUNDING RODS SHALL BE BURIED TO A MINIMUM DEPTH OF 1’–6” BELOW FINISH GRADE, ELECTRIC METER GROUND EXCEPTED.
3. ALL GROUNDING CONDUCTORS SHALL BE #2 SOLID BARE TINNED COPPER.
4. GROUND SYSTEM MUST BE INDEPENDENTLY TESTED AND SHALL HAVE A RESISTANCE OF 5 OHMS OR LESS SUBMIT AN INDEPENDENT FALL OF POTENTIAL TESTING REPORT.
5. NOTIFY PROJECT MANAGER IF THERE ARE ANY DIFFICULTIES INSTALLING GROUNDING SYSTEM DU TO SITE SOIL CONDITIONS.
6. CHEMICAL GROUNDS SHALL BE XIT, CHEM–ROD OR APPROVED EQUAL, WHEN REQUIRED. USE MUST BE APPROVED BY PROJECT MANAGER.
7. ALL UNDERGROUND GROUNDING CONNECTORS ARE TO BE CADWELDED ABOVE GRADE GROUNDING SHALL BE EITHER CADWELD OR MECHANICAL. AS SPECIFIED ON DRAWINGS.
8. ALL GROUNDING INSTALLATION IS TO BE IN ACCORDANCE WITH THE NEXTEL STANDARD SPECIFICATIONS AND SUPPLEMENTS PROVIDED BY THE PROJECT MANAGER.
9. GROUNDS AREA TO BE INSTALLED A MINIMUM OF 3’–0” FROM SHELTER OR TOWER.
10. GATE GROUNDING FLEX CONNECTOR: REF. "CADWELD" CATALOG #AQ402 FOR GATE/POST FLEX CONNECTOR (EXAMPLE: PART NO. A239FC25–Y–XL FOR 3” POST).
11. GROUNDING ATTACHMENT TO TOWER SHALL BE AS PER MANUFACTURER’S RECOMMENDATIONS, OR AT GROUNDING POINTS PROVIDED (2 MINIMUM).
12. CONTRACTOR TO PROVIDE CERTIFICATION THAT GROUNDING SYSTEM HAS BEEN INSTALLED TO ACHIEVE < 5 OHMS RESISTANCE.
13. COPPER–CLAD GROUND RODS SHALL BE MINIMUM 5/8” IN DIAMETER BY 10’ IN LENGTH
14. GROUND RING CONDUCTOR SHALL BE MINIMUM 2/0 BARE COPPER WIRE. LARGER CONDUCTOR SIZES MAY BE USED UNLESS OTHERWISE NOTED
15. ROUTING OF CONDUCTORS SHOULD AVOID THE USE OF METALLIC CONDUITS AND SHARP BENDS.
16. ALL GROUND CONDUCTORS SHALL BE BARE COPPER WIRE BURIED IN DIRECT CONTACT WITH THE NATIVE SOIL. USE OF CONCRETE AROUND THE CONDUCTORS IS HIGHLY DISCOURAGED.

GROUNDING NOTES

SCALE:
NONE 2

- MECHANICAL CONNECTION.

5
E-4
- EXOTHERMIC WELD (CADWELD/THERMOWELD) CONNECTION.

5
E-4
- ⊗

5/8”ø x 10’–0” COPPER, OR COPPER CLAD STEEL GROUND ROD AT 10’–0” O.C. (MAX)

8
E-4
- ⊠

GROUND ROD INSPECTION WELL

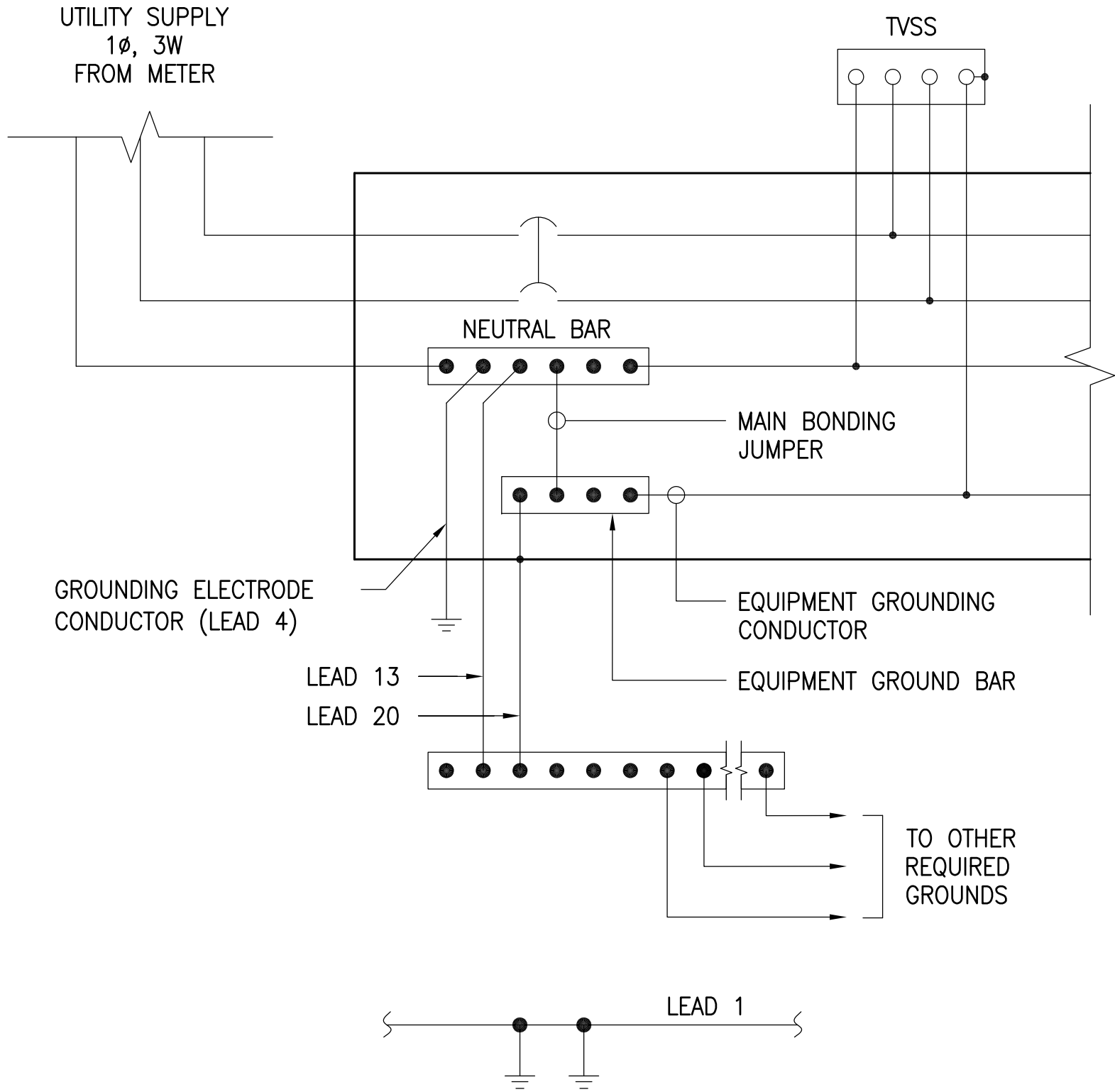
7
E-4
- #2 AWG, SOLID, BARE, TINNED, COPPER WIRE (UNLESS OTHERWISE SPECIFIED).
- *****

GROUND BUS BAR

1
E-4

2
E-4

- NOTE:
1. ALL GROUNDING CONNECTIONS AND GRID INTERSECTION SHALL BE MADE USING APPROVED 'DMC GROUNDLOK SYSTEM' COMPRESSION COMPONENTS.
2. GROUND GRID BACKFILL MATERIAL (AT LEAST 6”) COVERING THE 250 MCM BCW MUST BE CLEAN LOAMY MATERIAL (OR CONDUCTIVE MATERIAL) AND BE FREE OF ROCKS AND FOREIGN MATERIAL.
3. IF DRILLING IS REQUIRED TO ACHIEVED GROUND ROD DEPTH, A MIN. 2” HOLE IS REQUIRED. THE HOLE MUST BE BACKFILLED WITH BENTONITE OR EQUIVALENT MATERIAL.
4. THE GROUND GRID MUST BE COMPLETELY INSTALLED (FULLY COVERED) AND THE CONCRETE PAD MUST BE COMPLETED BEFORE THE NEW GROUND GRID IS ATTACHED TO THE EXISTING GRID.
5. CARE MUST BE TAKEN NOT TO DAMAGE EXISTING GROUND CONDUCTORS. DAMAGED CONDUCTORS MUST BE REPAIRED OR REPLACED.



EQUIPMENT GROUNDING DETAIL

KEYNOTES:

- 1

RADIO EQUIPMENT CABINET
- 2

EQUIPMENT GROUND BUS

1
E-4
- 3

ANTENNA GROUND BUS BAR AT EACH ANTENNA SECTOR. REFER TO TYPICAL ANTENNA GROUNDING

2
E-4
- 4

#2 AWG, GREEN INSULATED COPPER GROUND WIRES
- 5

ILC CABINET
- 6

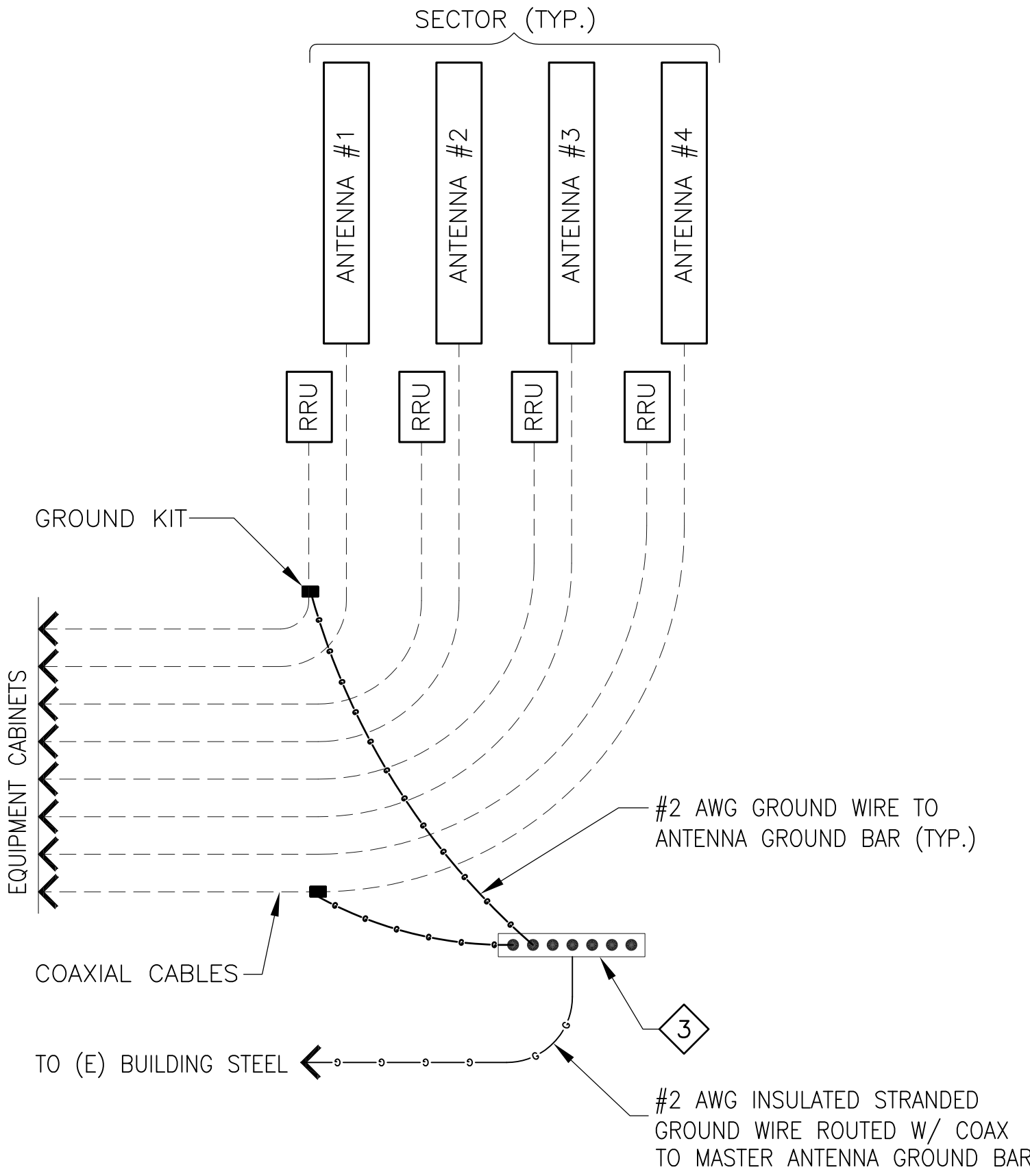
15KW STANDBY DC GENERATOR (DIESEL)
- 7

TELCO CABINET
- 8

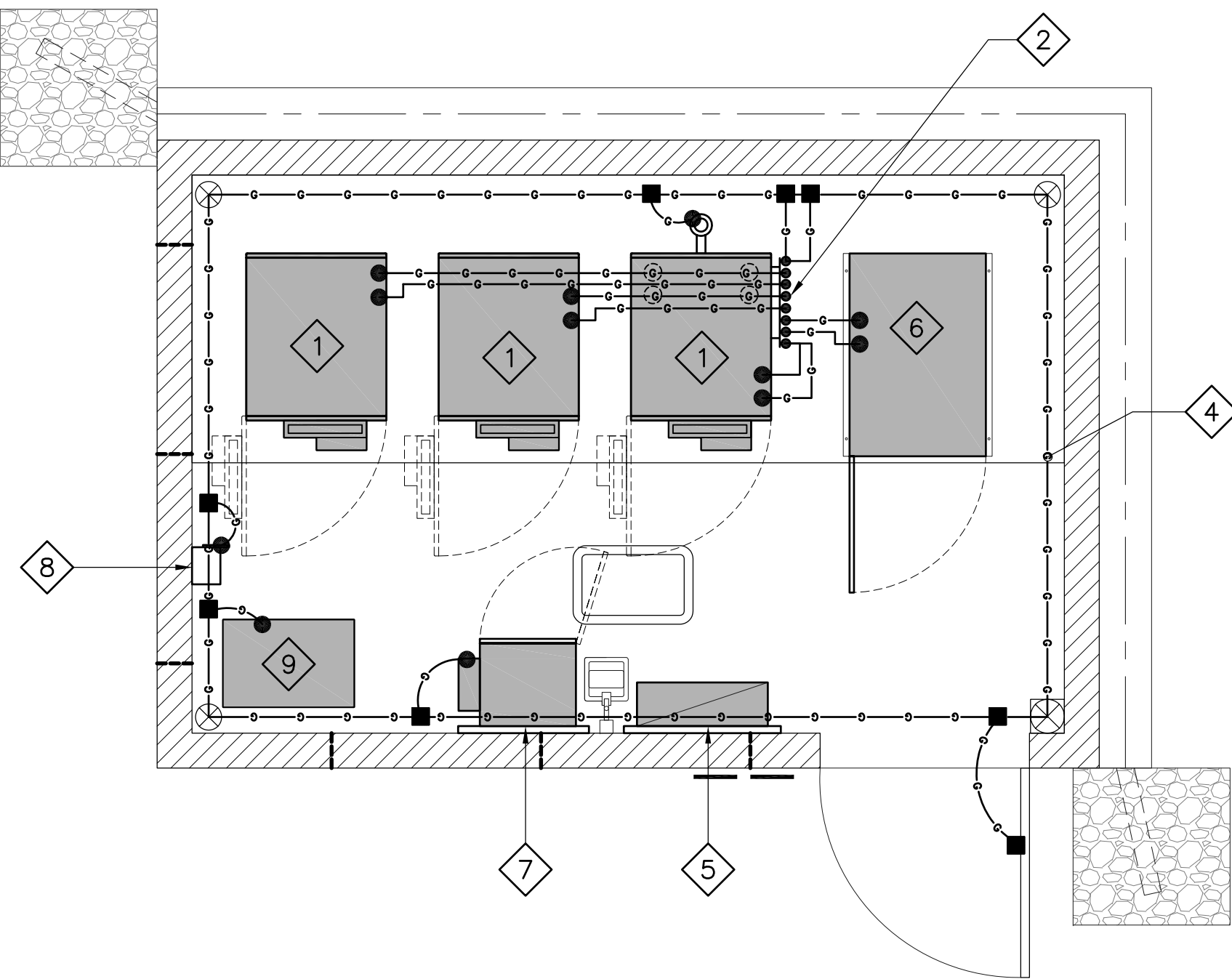
DISCONNECT SWITCH
- 9

STEP DOWN TRANSFORMER

CONTRACTOR TO IMPLEMENT ALL GROUNDING REQUIREMENTS AS SPECIFIED BY CARRIER CONSTRUCTION AND INSTALLATION GUIDELINES



TYP. SCHEMATIC ANTENNA GROUNDING



EQUIPMENT GROUNDING

GROUNDING LEGEND

SCALE:
NONE 3

EQUIPMENT & ANTENNA GROUNDING PLAN

SCALE:
3/8"=1'-0" 0 1' 2' 3'

1

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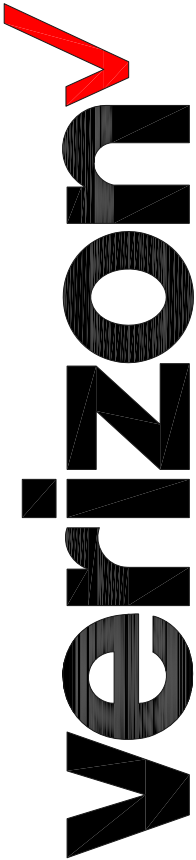
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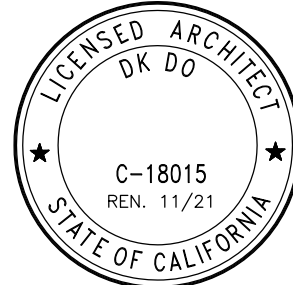
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SHEET TITLE:

GROUNDING NOTES,
EQUIPMENT & ANTENNA
GROUNDING PLAN

E-3

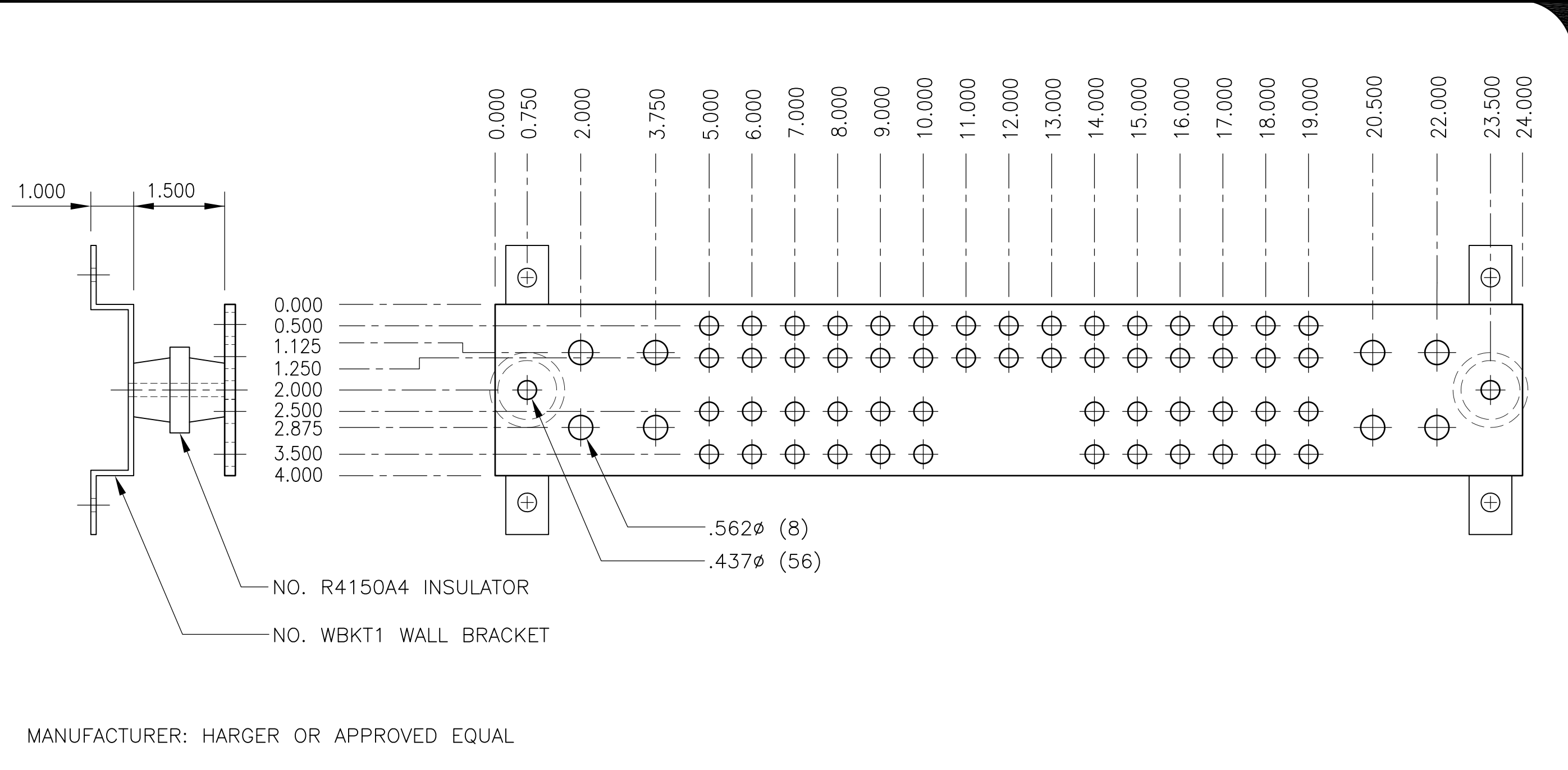


NOT USED

SCALE: N.T.S. 10

GROUND ROD AND WELL

SCALE: N.T.S. 7



24" GROUND BAR ASSEMBLY

SCALE: N.T.S. 1

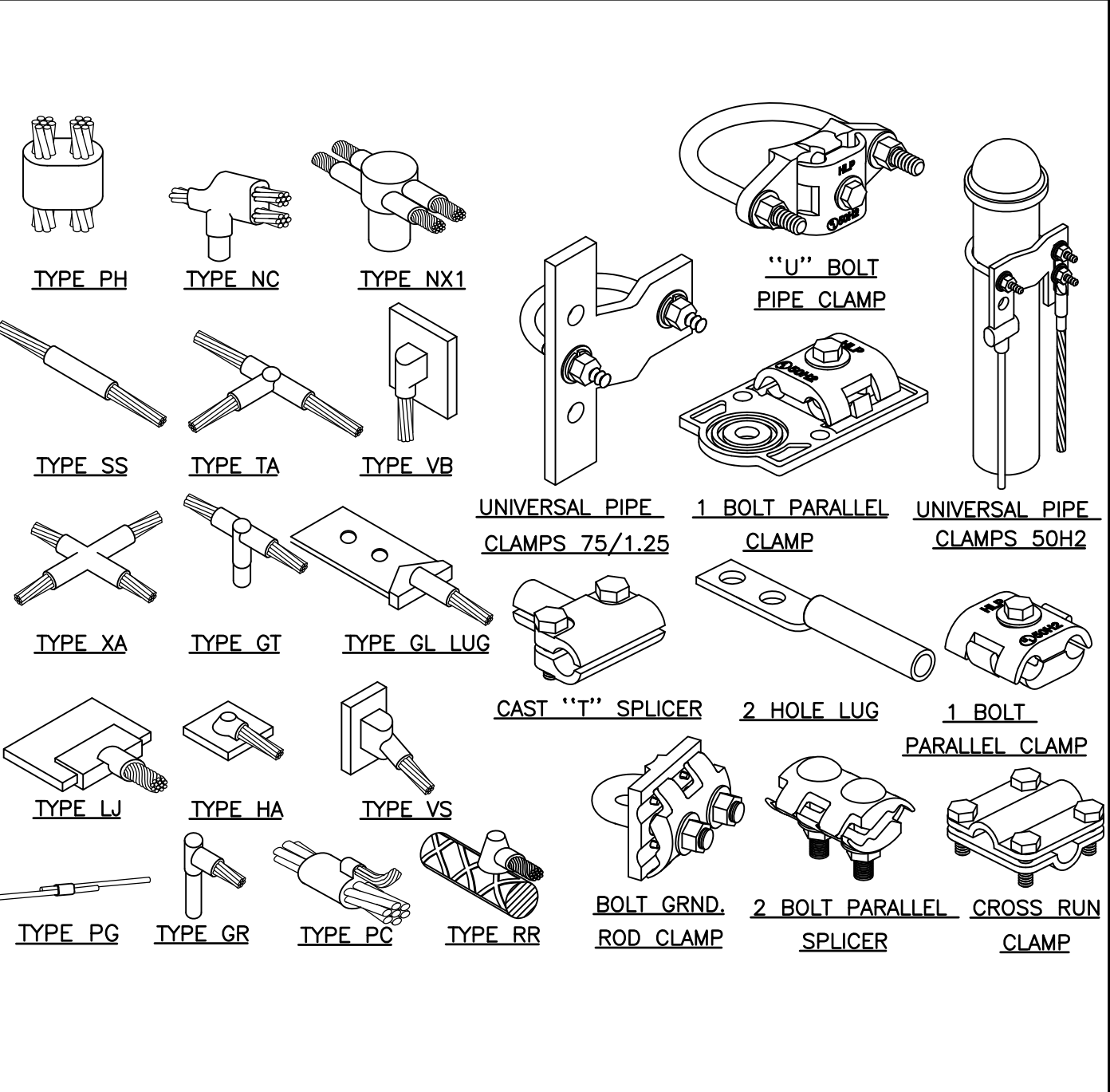


NOT USED

SCALE: N.T.S. 11

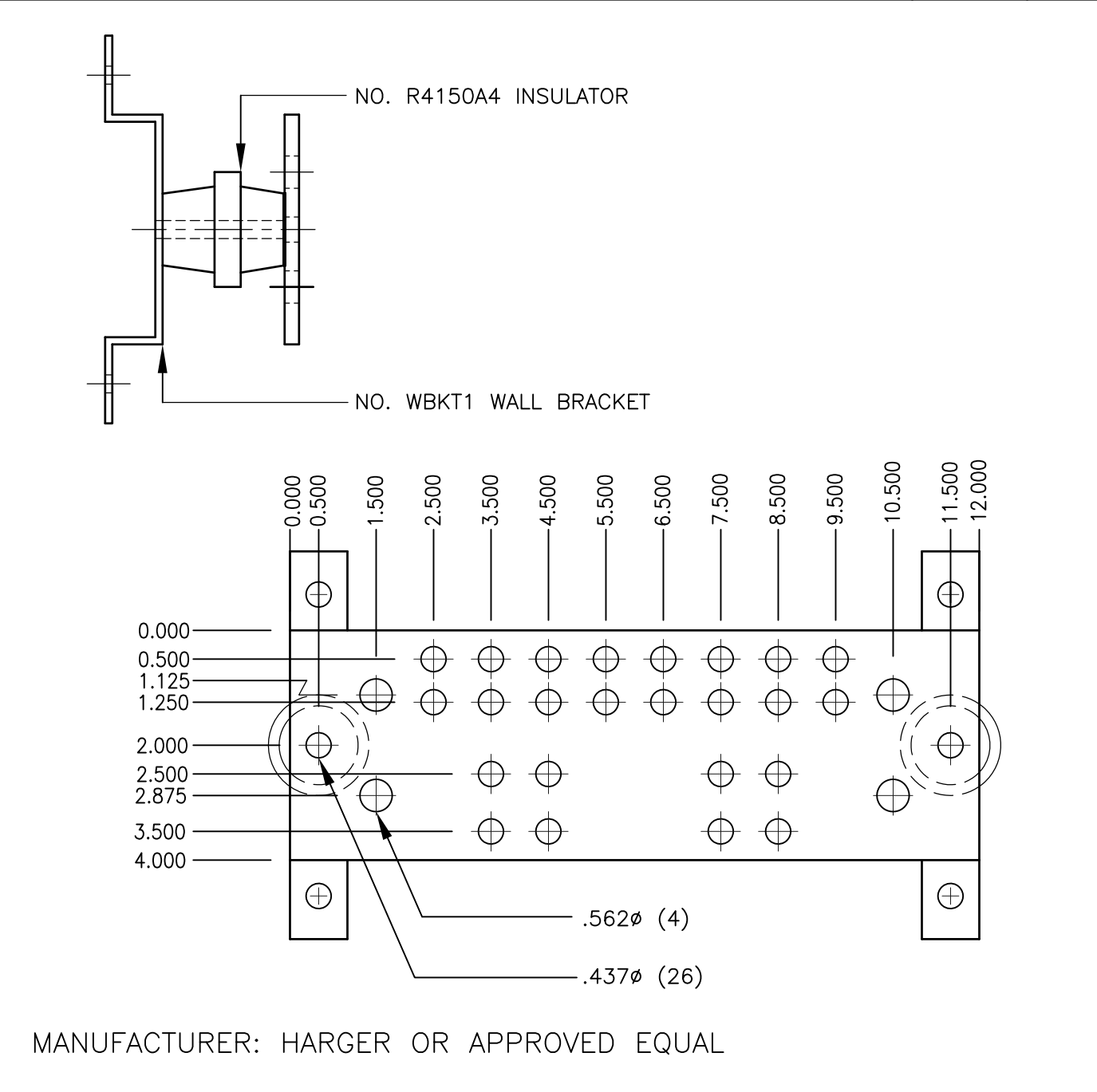
GROUND ROD

SCALE: N.T.S. 8



CALDWELL & MECH. CONNECTIONS

SCALE: N.T.S. 5



12" GROUND BAR ASSEMBLY

SCALE: N.T.S. 2

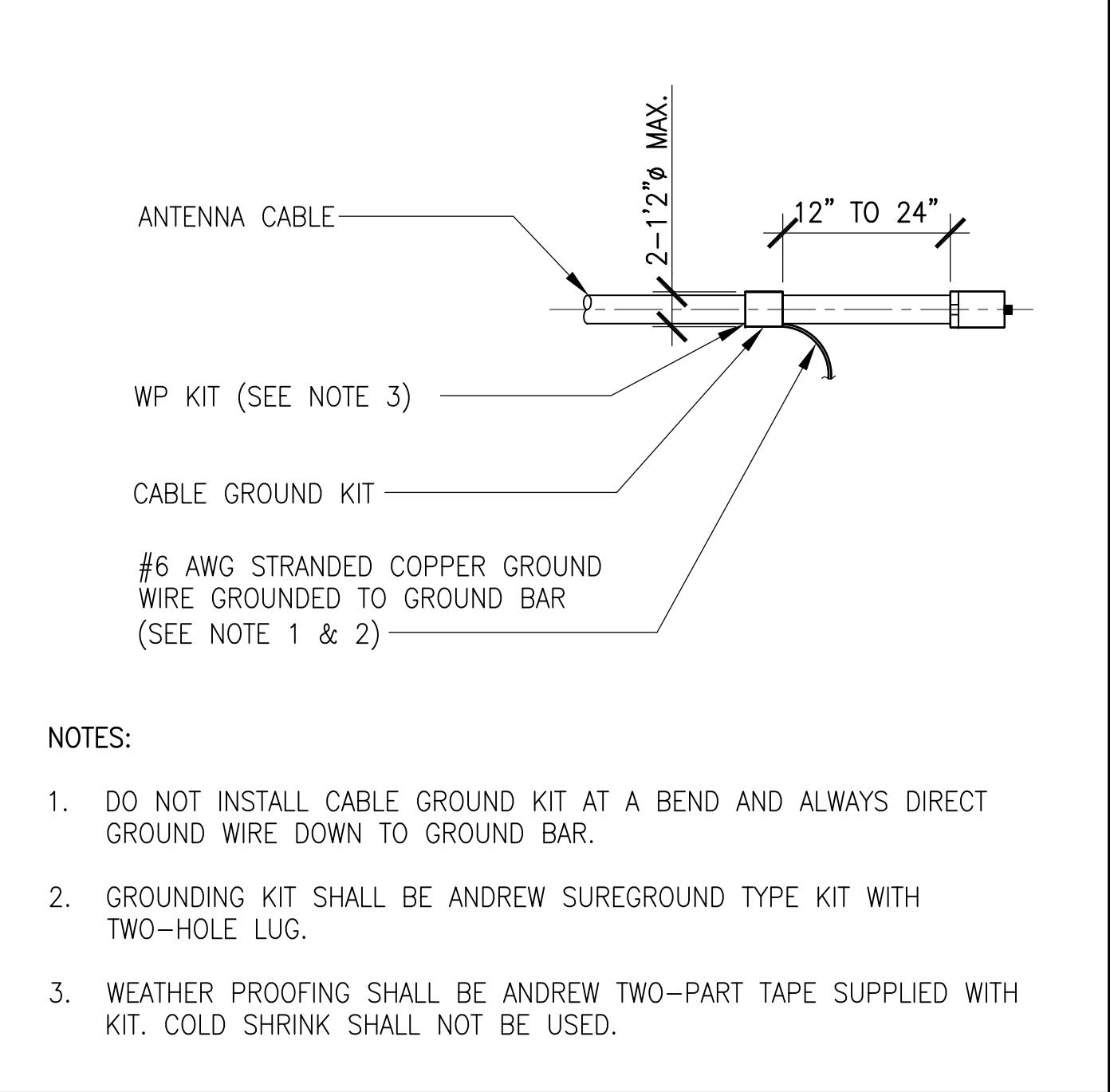


NOT USED

SCALE: N.T.S. 12

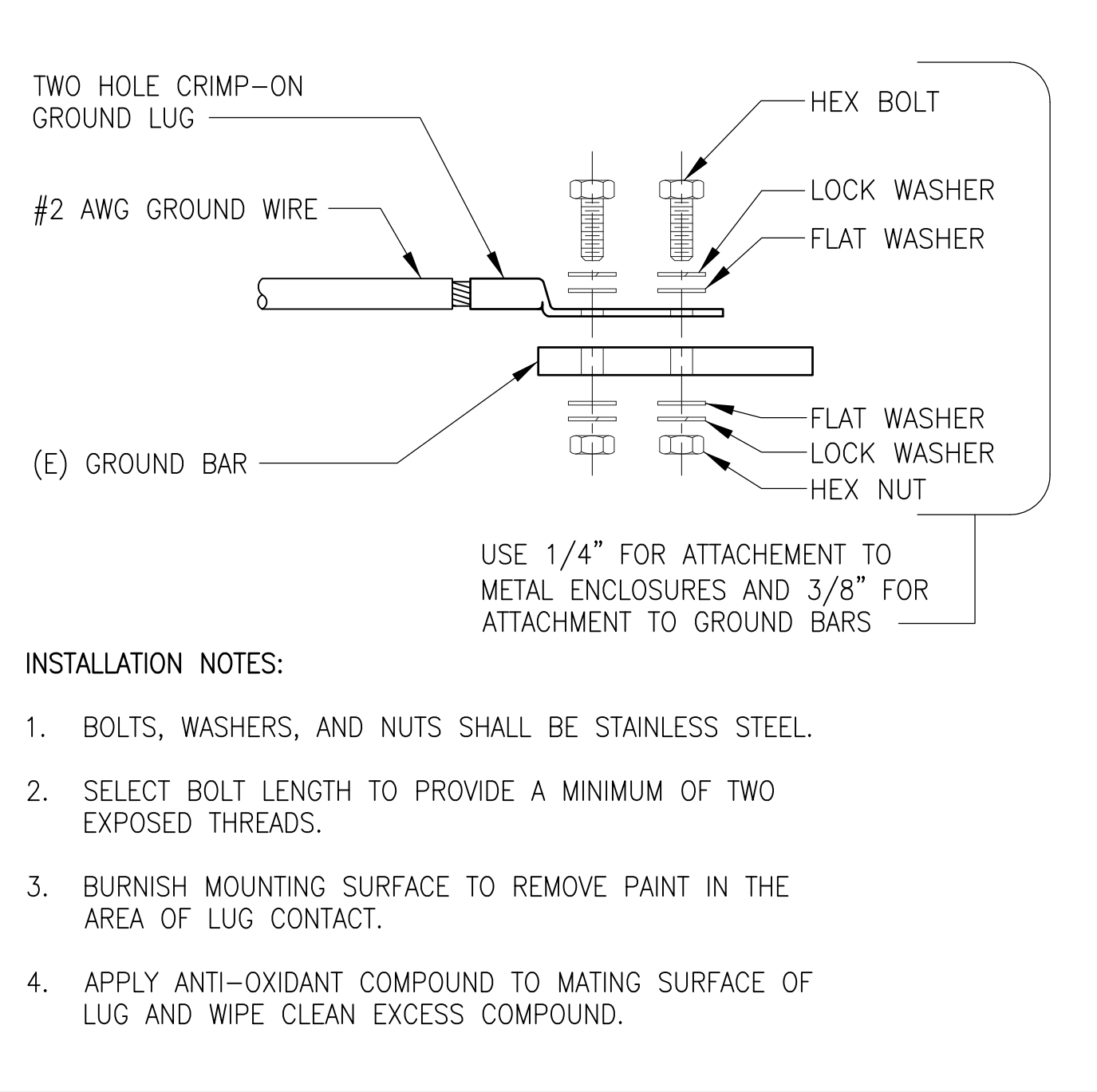
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SCALE: N.T.S. 9



CABLE GROUND KIT

SCALE: N.T.S. 6



GROUNDING TO GROUND BAR

SCALE: N.T.S. 3

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
2	07-02-18	REVISED PER COMMENTS	TN
3	08-24-18	REVISED 100% CD	TN
4	06-21-19	REVISED PER SURVEY	TN
5	08-10-19	ADDED GROUND RADAR SURVEY	TN
6	10-25-19	REVISED 100% CD	TN
7	12-09-19	REVISED 100% CD	TN
8	01-24-20	ADDRESS CHANGED	TN
9	04-20-20	ADDED TREES HEIGHT	TN

DCI PACIFIC

A|E|C WORKS

ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
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verizon

15505 SAND CANYON AVENUE, D1
IRVINE, CA 92618

LICENSED ARCHITECT
DK DD
C-18015
REN. 11/21
STATE OF CALIFORNIA

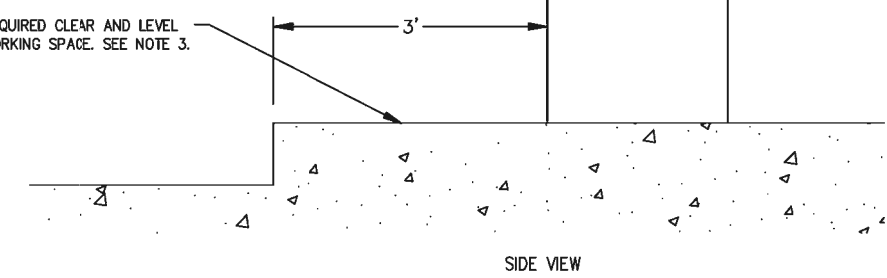
RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)
ROWLAND HEIGHTS, CA 91748
(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

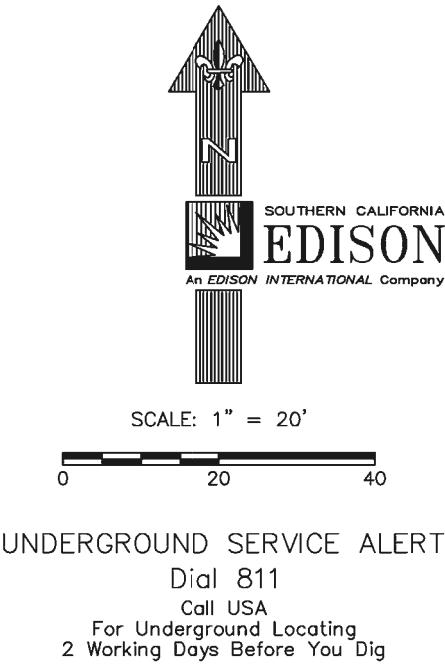
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ELECTRICAL DETAILS

E-4



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PWRD 88 REQUIRED	<input checked="" type="checkbox"/>
UG CIVIL ONLY WORK ORDER	<input checked="" type="checkbox"/>
PERMIT REQUIRED	<input checked="" type="checkbox"/>
PERMIT TYPE: _____	
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OUTAGE DATE: _____ TIME: _____	
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PED. TRAFFIC CONTROL REQ'D	<input checked="" type="checkbox"/>
CONVEYANCE LETTER REQ'D	<input checked="" type="checkbox"/>
ENVIRONMENTAL CLEARANCE REQ'D	<input checked="" type="checkbox"/>
CSD 140 (TLM) REQ'D	<input checked="" type="checkbox"/>



FINAL DESIGN
APPROVED FOR CONSTRUCTION

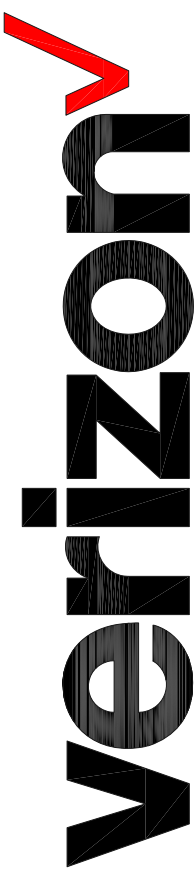
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REV.	DATE	DESCRIPTION	BY
1	03-14-18	REVISED PER COMMENTS	TN
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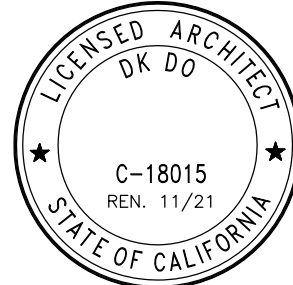
ARCHITECTURE | ENGINEERING | CONSULTING
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IRVINE | CA 92614

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IRVINE, CA 92618



RIDGEVIEW

UNADDRESSED
(APN: 8269-094-900)

(ENTRANCE OFF
BLANDFORD DRIVE
AND ARBA STREET)

SHEET TITLE:

POWER FINAL DESIGN REPORT

E-5

Certificate Of Completion

Envelope Id: 48DB3C7EA0164B8A9D81DA65C6F14E5B

Status: Completed

Subject: Ridgeview/L283623/Ann Goldstein reviewer approved/10-27-21/Executive Director to sign

Source Envelope:

Document Pages: 51

Signatures: 1

Envelope Originator:

Certificate Pages: 5

Initials: 0

Ann Goldstein

AutoNav: Enabled

ann.goldstein@verizonwireless.com

Envelopeld Stamping: Enabled

IP Address: 69.78.66.89

Time Zone: (UTC-08:00) Pacific Time (US & Canada)

Record Tracking

Status: Original

Holder: Ann Goldstein

Location: DocuSign

10/27/2021 12:22:40 PM

ann.goldstein@verizonwireless.com

Signer Events

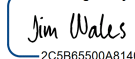
Jim Wales

jim.wales@verizonwireless.com

Executive Director-Network

Security Level: Email, Account Authentication
(None)**Signature**

DocuSigned by:

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Signature Adoption: Pre-selected Style

Using IP Address: 168.149.164.204

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Viewed: 10/28/2021 9:26:30 PM

Signed: 10/28/2021 9:26:51 PM

Electronic Record and Signature Disclosure:

Accepted: 10/28/2021 9:26:30 PM

ID: c7f2aa8e-5974-4642-a112-7e515fa19d23

In Person Signer Events**Signature****Timestamp****Editor Delivery Events****Status****Timestamp****Agent Delivery Events****Status****Timestamp****Intermediary Delivery Events****Status****Timestamp****Certified Delivery Events****Status****Timestamp****Carbon Copy Events****Status****Timestamp**

Kelly McDonough

kelly.mcdonough@verizonwireless.com

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(None)**COPIED**

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Pashley Charlo

cpashley@mcguirewoods.com

Security Level: Email, Account Authentication
(None)**COPIED**

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Witness Events**Signature****Timestamp****Notary Events****Signature****Timestamp****Envelope Summary Events****Status****Timestamps**

Envelope Sent

Hashed/Encrypted

10/27/2021 12:36:20 PM

Envelope Summary Events	Status	Timestamps
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Signing Complete	Security Checked	10/28/2021 9:26:51 PM
Completed	Security Checked	10/28/2021 9:26:51 PM
Payment Events	Status	Timestamps
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If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

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You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:

To contact us by email send messages to: tricsha.fatakia@verizonwireless.com

To advise VBG Network Real Estate of your new email address

To let us know of a change in your email address where we should send notices and disclosures electronically to you, you must send an email message to us at tricsha.fatakia@verizonwireless.com and in the body of such request you must state: your previous email address, your new email address. We do not require any other information from you to change your email address.

If you created a DocuSign account, you may update it with your new email address through your account preferences.

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- ii. send us an email to tricsha.fatakia@verizonwireless.com and in the body of such request you must state your email, full name, mailing address, and telephone number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

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- Until or unless you notify VBG Network Real Estate as described above, you consent to receive exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you by VBG Network Real Estate during the course of your relationship with VBG Network Real Estate.

Tab

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3.1



Rowland Water District – Board Report

November 9, 2021



Customer Communications

- Proposition 218
 - Final customer outreach for 11/9 public hearing
- Fall Newsletter



District Outreach

- Value of Water – animated video released via social media
- Little Library – Nostalgic, vintage characters
- Activity Book
- AMI Outreach (report format and press preparation)
- Drought Op-Ed Series



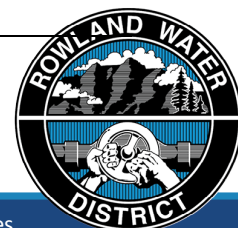
Website Enhancements

- Updated videos
- Updated sliders



Press Releases/Earned Media

- Remote Meetings 9/30
- Water Professionals 10/7
- Bond Refinancing 10/13
- Fall Forum 10/13
- Scavenger Hunt/Buckboard Days 10/14





Industry Press

- ACWA – Career Forum article
 - In ACWA October newsletter



Video Projects

- History Video Update – In final production stage
- Career Forum 2.0 (Spring 2022) - complete
- Day in the Life Video Series – initial scoping complete; in process
- Share DVL/MWD video with Board of Directors



Covid-19 Support

- Safe tap water communications
- District contact information
- Office hours release distributed



Interesting News Worth Watching:

Governor Newsom Expands Drought Emergency Statewide, Urges Californians to Redouble Water Conservation Efforts

Published: Oct 19, 2021

Proclamation authorizes State Water Board to ban wasteful water uses, boosting conservation efforts

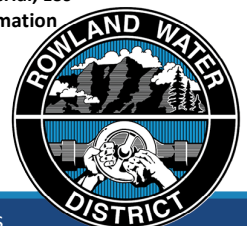
SACRAMENTO – Following the second driest year on record and with near record low storage in California's largest reservoirs, Governor Gavin Newsom today issued a proclamation extending the drought emergency statewide and further urging Californians to step up their water conservation efforts as the western U.S. faces a potential third dry year.

Bolstering conservation efforts, the proclamation enables the State Water Resources Control Board to ban wasteful water practices, including the use of potable water for washing sidewalks and driveways. The Governor issued an executive order in July calling on Californians to voluntarily [reduce water use](#) by 15 percent compared to 2020 to protect water reserves and complement local conservation mandates. The Governor's action today comes as the Board reports that in August, California reduced urban water use by 5 percent compared to 2020.

"As the western U.S. faces a potential third year of drought, it's critical that Californians across the state redouble our efforts to save water in every way possible," said Governor Newsom. "With historic investments and urgent action, the state is moving to protect our communities, businesses and ecosystems from the immediate impacts of the drought emergency while building long-term water resilience to help the state meet the challenge of climate change impacts making droughts more common and more severe."

A copy of today's proclamation can be found [here](#).

The proclamation adds the eight counties not [previously](#) included in the drought state of emergency: Imperial, Los Angeles, Orange, Riverside, San Bernardino, San Diego, San Francisco and Ventura. In addition, the proclamation



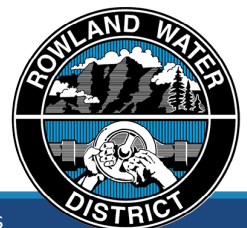
requires local water suppliers to implement water shortage contingency plans that are responsive to local conditions and prepare for the possibility of a third dry year.

Expanding the [Save Our Water](#) initiative, a critical resource during the last drought, California has launched robust water conservation public education campaigns in partnership with stakeholders, including public water agencies. Statewide per capita residential water use declined 21 percent between 2013 and 2016 and as of 2020, the urban sector is using approximately 16 percent less on average statewide than in 2013. The Administration will continue to monitor the evolving drought conditions and evaluate all tools available to respond in real-time.

California is experiencing its worst drought since the late 1800s, as measured by both lack of precipitation and high temperatures. August 2021 was the driest and hottest August on record since reporting began and the water year that ended last month was the second driest on record. Today's proclamation authorizes the Governor's Office of Emergency Services to provide assistance and funding under the California Disaster Assistance Act to support the emergency response and delivery of drinking water and water for public health and safety.

The Governor's California Comeback Plan [invests \\$5.2 billion](#) over three years to support immediate drought response and long-term water resilience, including \$815 million for emergency drought relief projects to secure and expand water supplies, drought contingency planning and multi-benefit land repurposing projects; support for drinking water and wastewater infrastructure, with a focus on small and disadvantaged communities; Sustainable Groundwater Management Act implementation to improve water supply security and quality; and projects to support wildlife and habitat restoration efforts, among other nature-based solutions.

More information on the state's response to the drought and informational resources available to the public are available at <https://drought.ca.gov/>.



Tab

3.2



Community Outreach Update | November 9, 2021 Board Meeting

SOCIAL MEDIA: #DiscoverRWD #RowlandConnections #RWDeducation #WaterFacts

The District regularly posts updates on district information, conservation, education, and water-related tips utilizing the national hashtag holiday calendar. These posts are shared on Twitter, Instagram, Facebook, and YouTube when necessary. See below for our social media engagement.

Twitter (September 28, 2021-October 28, 2021)

Measurement	Total
Followers	666
New Followers	7
Tweets	28
Tweet Impressions	3,070
Profile Visits	803
Mentions	7

Twitter Top Performing Post:



Rowland Water District @RowlandWater
We're making progress for you!

💧**#DYK** what it takes to treat and deliver a safe and reliable supply of water to our customers each and every day?

🔗Take a look at how the system-wide Capital Improvement Project work we completed in September really adds up!

#DiscoverRWD #CIP
pic.twitter.com/BHVpMuTRsT

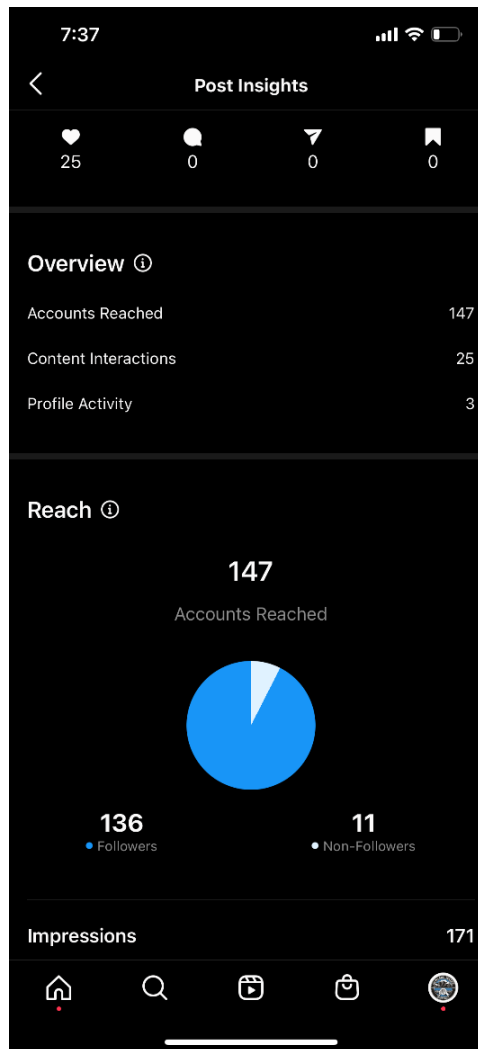
Impressions	266
Total engagements	10
Likes	6
Media engagements	3
Retweets	1



Instagram (September 28, 2021-October 28, 2021)

Measurement	Total
Total Posts	23
Total Followers	1,037
Post Engagement	235
Impressions (Total number of times post have been seen)	2,405
Profile Impressions	3,724

Instagram Top Performing Post:





Facebook (August 31, 2021-September 28, 2021)

Measurement	Total
Posts	24
Fans on Page	343
Reactions (Engagement)	55
Post Engagement	55

Facebook Top Performing Post:

The image shows a Facebook post from the Rowland Water District. The post is a graphic for "CALIFORNIA WATER PROFESSIONALS APPRECIATION WEEK". It features a circular photo of Nick Carino, a Water Systems Operator, sitting at a desk. To the right of the photo is the Rowland Water District logo. Below the photo, the text "Nick Carino Water Systems Operator" is displayed. At the bottom right of the graphic is a cartoon character of a water drop wearing a yellow hard hat and giving a thumbs up. The Facebook interface shows the post was published by Hootsuite on October 8 at 9:01 AM. The text of the post reads: "Happy #CAWaterProfessionalsAppreciationWeek! Here at #RWD we are proud to recognize all our hard-working employees who keep your #water flowing 24/7! Check out our employee interviews- bit.ly/2YiN7Jm #DiscoverRWD #WaterProfessionals #CAWaterWeek #WeAreCAWater". The post has 4 likes and a comment button is visible.



WEBSITE (September 28, 2021-October 28, 2021)

Measurement	Total
Users	3,528
New Users	2,839
Returning Visitor	1,127
Pageviews	11,881

CONSTANT CONTACT-(electronic information sent to customer emails)

October 5, 2021- Pumpkin Carving Contest

October 15, 2021- Buckboard Days Scavenger Hunt

Total Active Contacts-10,179

EDUCATION OUTREACH:

- Mini Science Challenge- 529 students will be participating from 16 classrooms and 5 schools. The first challenge (filtration challenge) began this month.
- Buckboard Days Scavenger Hunt had 190 completed passports turned in
- We had a great turnout for the Pumpkin Carving Contest
- Attended the Water Wise Pro Expo on November 3rd
- Two RWD employees attended the Santiago Canyon College *Public Works, and Public Administration Fair* on November 5th.
- Our new activity book is going to print and will be distributed to all Tk-3rd grade students within our service area in Rowland Unified School District
- Attending the MWD education meetings

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The Metropolitan Water District of Southern California

NEWS RELEASE

P. O. Box 54153, Los Angeles, California 90054-0153 • (213) 217-6485 • www.mwdh2o.com

Contacts: Rebecca Kimitch, (213) 217-6450; (202) 821-5253, mobile; rkimitch@mwdh2o.com
Maritza Fairfield, (213) 217-6853; (909) 816-7722, mobile; mfairfield@mwdh2o.com

Oct. 19, 2021

METROPOLITAN GENERAL MANAGER ISSUES STATEMENT ON GOVERNOR NEWSOM'S EXPANDED STATEWIDE DROUGHT DECLARATION

Adel Hagekhalil, general manager of the Metropolitan Water District of Southern California, issues the following statement on Gov. Gavin Newsom's Executive Order today that expands the statewide drought declaration to include all of California:

"As California faces some of the driest conditions we've ever seen, we need a united, statewide response. All of our communities across the state must do what we can to conserve our limited water resources.

"Southern Californians have done a great job becoming more water efficient in recent years, and Metropolitan has worked alongside them to adjust our operations and increase our calls for conservation to ensure the region has water to get through this drought. But given the increasing severity of conditions, we all need to step up and immediately cut back our water use even more.

"That is why Metropolitan's Board of Directors in November will consider whether to call upon our member agencies to implement mandatory conservation in their communities, as outlined in their water shortage contingency plans. These plans, which are specific to the needs of each community, will help promote the water savings needed to ensure that the entire state has the water it needs, should these historically dry conditions continue for another year. In addition, Metropolitan is taking steps in the coming months to expand our conservation programs, including offering new rebates to promote water savings in homes and businesses, so we continue to be your partners in saving water. And looking ahead, we are ensuring long-term reliability through our One Water approach, including increased investments in local water supplies such as reuse and recycling."

###

The Metropolitan Water District of Southern California is a state-established cooperative that, along with its 26 cities and retail suppliers, provide water for 19 million people in six counties. The district imports water from the Colorado River and Northern California to supplement local supplies, and helps its members to develop increased water conservation, recycling, storage and other resource-management programs.