

AGENDA

**CITY COUNCIL OF THE CITY OF MORENO VALLEY
MORENO VALLEY COMMUNITY SERVICES DISTRICT
CITY AS SUCCESSOR AGENCY FOR THE
COMMUNITY REDEVELOPMENT AGENCY OF
THE CITY OF MORENO VALLEY
MORENO VALLEY HOUSING AUTHORITY
MORENO VALLEY PUBLIC FINANCING AUTHORITY
BOARD OF LIBRARY TRUSTEES**

September 20, 2022

REGULAR MEETING – 6:00 PM

City Council Study Sessions

Second Tuesday of each month – 6:00 p.m.

City Council Meetings

Special Presentations – 5:30 P.M.

First & Third Tuesday of each month – 6:00 p.m.

City Council Closed Sessions

Will be scheduled as needed at 4:30 p.m.

City Hall Council Chamber – 14177 Frederick Street

Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, in compliance with the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to the ADA Coordinator, at 951.413.3350 at least 72 hours before the meeting. The 72-hour notification will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Dr. Yxstian A. Gutierrez, Mayor

Edward A. Delgado, Mayor Pro Tem

David Marquez, Council Member

Ulises Cabrera, Council Member

Elena Baca-Santa Cruz, Council Member

AGENDA
CITY COUNCIL OF THE CITY OF MORENO VALLEY
September 20, 2022

CALL TO ORDER - 5:30 PM

SPECIAL PRESENTATIONS

1. RECOGNITION OF THE INDEPENDENCE DAY PARADE AWARD WINNERS

2. RECOGNITION OF THE INDEPENDENCE DAY ART CONTEST WINNERS

**AGENDA
JOINT MEETING OF THE
CITY COUNCIL OF THE CITY OF MORENO VALLEY
MORENO VALLEY COMMUNITY SERVICES DISTRICT
CITY AS SUCCESSOR AGENCY FOR THE
COMMUNITY REDEVELOPMENT AGENCY OF THE
CITY OF MORENO VALLEY
MORENO VALLEY HOUSING AUTHORITY
MORENO VALLEY PUBLIC FINANCING AUTHORITY
AND THE BOARD OF LIBRARY TRUSTEES**

***THE CITY COUNCIL RECEIVES A SEPARATE STIPEND FOR CSD
MEETINGS***

**REGULAR MEETING – 6:00 PM
SEPTEMBER 20, 2022**

CALL TO ORDER

Joint Meeting of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency, Housing Authority and the Board of Library Trustees - actions taken at the Joint Meeting are those of the Agency indicated on each Agenda item.

PLEDGE OF ALLEGIANCE

ROLL CALL

INTRODUCTIONS

**PUBLIC COMMENTS ON ANY SUBJECT ON OR NOT ON THE AGENDA UNDER
THE JURISDICTION OF THE CITY COUNCIL**

JOINT CONSENT CALENDARS (SECTIONS A-E)

All items listed under the Consent Calendars, Sections A, B, C, D, and E are considered to be routine and non-controversial, and may be enacted by one motion unless a member of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency, Housing Authority or the Board of Library Trustees requests that an item be removed for separate action. The motion to adopt the Consent Calendars is deemed to be a separate motion by each Agency and shall be so recorded by the City Clerk. Items withdrawn for report or discussion will be heard after public hearing items.

A. CONSENT CALENDAR-CITY COUNCIL

- A.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

A.2. MINUTES - CITY COUNCIL - REGULAR MEETING - SEP 6, 2022 6:00 PM

Recommendation:

1. Approve as submitted.

A.3. BIENNIAL REVIEW OF THE CONFLICT OF INTEREST CODES FOR CITY, SUCCESSOR AGENCY, COMMUNITY SERVICES DISTRICT AND HOUSING AUTHORITY (Report of: City Clerk)

Recommendations:

1. That the City Council and Boards of the Successor Agency, Community Services District and Housing Authority adopt the attached respective Resolutions Adopting an Amended Conflict of Interest Code by reference to the Fair Political Practices Commission's Standard Model Conflict of Interest Code, and repealing all prior enactments on the same subject.

A.4. MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS (Report of: City Clerk)

Recommendation:

1. Receive and confirm the slate of Mayoral appointments as follows:

PARKS, COMMUNITY SERVICES AND TRAILS COMMITTEE

<u>Name</u>	<u>Position</u>	<u>Term</u>
Omar Gonzalez	Member	Ending 06/30/24
Francisco Lopez	Member	Ending 06/30/24

SENIOR CITIZENS' BOARD

<u>Name</u>	<u>Position</u>	<u>Term</u>
Oscar Alvarez	Member	Ending 06/30/24

UTILITIES COMMISSION

<u>Name</u>	<u>Position</u>	<u>Term</u>
Stephen Lafond *	Member	Ending 06/30/25

* Pending successful completion of a background check

- A.5. PAYMENT REGISTER - JULY 2022 (Report of: Financial & Management Services)

Recommendation:

1. Receive and file the Payment Register.

- A.6. APPROVAL OF THE FRANCHISE TAX BOARD AGREEMENT TO SHARE TAX INFORMATION (AGMT. NO. 84015) (Report of: Financial & Management Services)

Recommendation:

1. Authorize the City Manager or his designee to sign a Franchise Tax Board Agreement that will continue to allow both entities to share tax information confidentially.

- A.7. APPROVE AND EXECUTE THE AGREEMENT FOR CONVEYANCE OF REAL PROPERTY FOR THE ACQUISITION OF APN 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 FOR PUBLIC PURPOSES. (Report of: Financial & Management Services)

Recommendations: That the City Council and Housing Authority:

1. Approve the Agreement for Conveyance of Property for acquisition of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for public purposes.
2. Authorize the purchase of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for a total expenditure amount not to exceed \$500,000.
3. Approve the Budget Adjustment as set forth in the Fiscal Impact section of this report.
4. Authorize the City Manager to execute any agreements or documents as necessary to transfer vacant property, subject to the approval of the City Attorney.

- A.8. AUTHORIZATION TO AWARD CONSTRUCTION CONTRACT TO MUSCO SPORTS LIGHTING, LLC FOR SPORTS FIELD LIGHTING AND SECURITY WALKWAY LIGHTING AT VICTORIANO PARK, (PROJECT NO. 807 0053-3015) (Report of: Parks & Community Services)

Recommendations: That the City Council and CSD:

1. Award a construction contract to Musco Sports Lighting, LLC for sports lighting at Victoriano Park in substantial conformance with the

attached contract, in the amount of \$473,023, funded by Park Improvements DIF funds;

2. Authorize the issuance of a Purchase Order for Musco Sports Lighting, LLC in the amount of \$520,325 (bid amount plus a 10% contingency) when the contract has been signed by all parties;
3. Authorize the Executive Director to execute any subsequent related Extensions or Amendments to the Agreement and change orders to the contract, but not exceeding the total contingency of \$47,302, subject to the approval of the City Attorney;
4. Approve Musco Sports Lighting, LLC as the sole source for procurement and installation of the proposed lights and associated equipment.

B. CONSENT CALENDAR-COMMUNITY SERVICES DISTRICT

- B.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- B.2. MINUTES - CITY COUNCIL - REGULAR MEETING - SEP 6, 2022 6:00 PM

Recommendation:

1. Approve as submitted.

C. CONSENT CALENDAR - HOUSING AUTHORITY

- C.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- C.2. MINUTES - CITY COUNCIL - REGULAR MEETING - SEP 6, 2022 6:00 PM

Recommendation:

1. Approve as submitted.

D. CONSENT CALENDAR - BOARD OF LIBRARY TRUSTEES

- D.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

D.2. MINUTES - CITY COUNCIL - REGULAR MEETING - SEP 6, 2022 6:00 PM

Recommendation:

1. Approve as submitted.

E. CONSENT CALENDAR - PUBLIC FINANCING AUTHORITY

E.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

E.2. MINUTES - CITY COUNCIL - REGULAR MEETING - SEP 6, 2022 6:00 PM

Recommendation:

1. Approve as submitted.

F. PUBLIC HEARINGS

Questions or comments from the public on a Public Hearing matter are limited to five minutes per individual and must pertain to the subject under consideration.

Those wishing to speak should complete and submit a GOLDENROD speaker slip to the Sergeant-at-Arms.

G. GENERAL BUSINESS

H. ITEMS REMOVED FROM CONSENT CALENDARS FOR DISCUSSION OR SEPARATE ACTION

I. REPORTS

I.1. CITY COUNCIL REPORTS

(Informational Oral Presentation - not for Council action)

March Joint Powers Commission (JPC)

Riverside County Habitat Conservation Agency (RCHCA)

Riverside County Transportation Commission (RCTC)

Riverside Transit Agency (RTA)

Western Riverside Council of Governments (WRCOG)

Western Riverside County Regional Conservation Authority (RCA)

School District/City Joint Task Force

I.2. EMPLOYEE ASSOCIATION REPORTS

I.3. CITY MANAGER'S REPORT

(Informational Oral Presentation - not for Council action)

CLOSING COMMENTS AND/OR REPORTS OF THE CITY COUNCIL, COMMUNITY SERVICES DISTRICT, CITY AS SUCCESSOR AGENCY FOR THE COMMUNITY REDEVELOPMENT AGENCY, HOUSING AUTHORITY, PUBLIC FINANCING AUTHORITY, AND THE BOARD OF LIBRARY TRUSTEES.

ADJOURNMENT

PUBLIC INSPECTION

The contents of the agenda packet are available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

Any written information related to an open session agenda item that is known by the City to have been distributed to all or a majority of the City Council less than 72 hours prior to this meeting will be made available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

CERTIFICATION

I, Jane Halstead, City Clerk of the City of Moreno Valley, California, certify that 72 hours prior to this Regular Meeting, the City Council Agenda was posted on the City's website at: www.moval.org and in the following three public places pursuant to City of Moreno Valley Resolution No. 2007-40:

City Hall, City of Moreno Valley
14177 Frederick Street

Moreno Valley Library
25480 Alessandro Boulevard

Moreno Valley Senior/Community Center
25075 Fir Avenue

Jane Halstead, CMC
City Clerk

Date Posted: 9/15/22

TO:

FROM: Jane Halstead, CMC, City Clerk

AGENDA DATE: September 20, 2022

TITLE: RECOGNITION OF THE INDEPENDENCE DAY PARADE
AWARD WINNERS

RECOMMENDED ACTION

CITY COUNCIL GOALS

None

CITY COUNCIL STRATEGIC PRIORITIES

1. Economic Development
2. Public Safety
3. Library
4. Infrastructure
5. Beautification, Community Engagement, and Quality of Life
6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

None

APPROVALS

TO:

FROM: Jane Halstead, CMC, City Clerk

AGENDA DATE: September 20, 2022

TITLE: RECOGNITION OF THE INDEPENDENCE DAY ART CONTEST WINNERS

RECOMMENDED ACTION

CITY COUNCIL GOALS

None

CITY COUNCIL STRATEGIC PRIORITIES

1. Economic Development
2. Public Safety
3. Library
4. Infrastructure
5. Beautification, Community Engagement, and Quality of Life
6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

None

APPROVALS

MINUTES
CITY COUNCIL REGULAR MEETING OF THE CITY OF MORENO VALLEY
September 6, 2022

CALL TO ORDER - 5:30 PM

SPECIAL PRESENTATIONS

1. RECOGNITION FOR VOLUNTEER OF THE YEAR 2021- LYNDA DAVIS
2. PROCLAMATION RECOGNIZING NATIONAL PREPAREDNESS MONTH
3. RETIREMENT RECOGNITION FOR THE CHIEF OF POLICE, JOHN SALISBURY

**MINUTES
JOINT MEETING OF THE
CITY COUNCIL OF THE CITY OF MORENO VALLEY
MORENO VALLEY COMMUNITY SERVICES DISTRICT
CITY AS SUCCESSOR AGENCY FOR THE
COMMUNITY REDEVELOPMENT AGENCY OF THE
CITY OF MORENO VALLEY
MORENO VALLEY HOUSING AUTHORITY
MORENO VALLEY PUBLIC FINANCING AUTHORITY
BOARD OF LIBRARY TRUSTEES**

**REGULAR MEETING – 6:00 PM
September 6, 2022**

CALL TO ORDER

The Joint Meeting of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency of the City of Moreno Valley, Moreno Valley Housing Authority, Moreno Valley Public Financing Authority and the Board of Library Trustees was called to order at 6:02 p.m. by Mayor Pro Tem Delgado in the Council Chamber located at 14177 Frederick Street.

Mayor Pro Tem Delgado announced that the City Council receives a separate stipend for CSD meetings.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Council Member Baca- Santa Cruz.

ROLL CALL

Council: Edward A. Delgado Mayor Pro Tem
Elena Baca-Santa Cruz Council Member
Ulises Cabrera Council Member

Absent: Dr. Yxstian A. Gutierrez Mayor
David Marquez Council Member

Roll Call

INTRODUCTIONS

Staff: Jane Halstead City Clerk

Minutes Acceptance: Minutes of Sep 6, 2022 6:00 PM (CONSENT CALENDAR-CITY COUNCIL)

Paul Bradvica
 Steven Quintanilla
 Mike Lee
 Brian Mohan

Aldo Schindler
 Manuel Mancha
 Michael Lloyd
 Jeremy Bubnick
 Ken Reichle
 Diana Rickett

Deputy City Clerk
 Interim City Attorney
 City Manager
 Assistant City Manager, Chief Financial
 Officer, City Treasurer
 Assistant City Manager
 Community Development Director
 Public Works Director/City Engineer
 Parks & Community Services Director
 Chief of Police
 Emergency Operations & Volunteer
 Services Division Manager

**PUBLIC COMMENTS ON ANY SUBJECT ON OR NOT ON THE AGENDA UNDER
 THE JURISDICTION OF THE CITY COUNCIL**

Chris Baca

1. Noted the lack of council meeting attendance from candidates running for office.
2. Critical of campaign sign vandalism.

James Armour

1. Represented The Emergency Unhoused Advocate Team and Inland Compassion.
2. Shared statistics regarding housing crisis.

Ema Batongmalaue

1. Represented The Emergency Unhoused Advocate Team.
2. Supported James Armour's sentiment.
3. Suggested the City create a board or commission to manage the homelessness crisis.

Sammie Luna

1. Represented The Emergency Unhoused Advocate Team and League of United Latin American Citizens (LULAC).
2. Shared statistics regarding homelessness and emergency preparedness.
3. Requested \$26,250 from the Moreno Valley Community Foundation.

Rosa Bravo

1. Represented The Emergency Unhoused Advocate Team and Golden Society.
2. Supported previous sentiments.

Benjamin Shuler

1. Founder of the Hole in Wall Inc., a drop-in facility to support those experiencing homelessness. Reported a great influx in homeless individuals using their facilities.
2. Asked for financial support from Council to support those who are experiencing homelessness.

Greg Kuster

1. Critical of the planned cannabis dispensary in Lakeshore Plaza in District 4.

Officer Frank Navarro

1. Police Officer with the Val Verde Unified School District and Vice President of the Val Verde Police Officers Association opposed to Val Verde School Board President.
2. Critical of Council Member Cabrera's support of Val Verde School Board President.

Elmer Thomas

1. Congratulated Mayor Gutierrez for a successful State of the City Event.
2. Thanked Captain Salisbury for his service in his career.
3. Shared Council Member Marquez's comments from a social media app.
4. Critical of Council Members Marquez and Cabrera.

Seth Cox

1. Critical of semi-trucks being illegally parked.
2. Critical of trash on the East side of town.
3. Critical of campaign signs being too large.

Martin Cabrera Sr.

1. Thanked Council and Staff for their continued efforts.

Bob Palomarez

1. Congratulated Chief Salisbury on his retirement.

2. Expressed support for the Emergency Unhoused Advocate Team.

Russel Shafer

1. Critical of Council Member Cabrera.
2. Endorsed Jaime Hurtado for Mayor.

Reverend Juan Sandoval

1. Expressed opposition of the gas station being built on the corner on Cottonwood & Perris, across the street from Saint Christopher's Catholic Church.

Jason Armand

1. Introduced himself from the Riverside County District Attorney's Office, Community Action Team representative.

Martin Marcial Escobar

1. Thanked Staff and Council for their hard work.
2. Supported the sentiment from Reverend Juan Sandoval.
3. Suggested implementing a road divider in order for drivers to make a right turn when exiting the church parking lot.

Louise Palomarez

1. Critical of Council Members Cabrera and Marquez.

Mayor Pro Tem Delgado announced a five minute recess.

JOINT CONSENT CALENDARS (SECTIONS A-E)

All items listed under the Consent Calendars, Sections A, B, C, D, and E are considered to be routine and non-controversial, and may be enacted by one motion unless a member of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency, Housing Authority or the Board of Library Trustees requests that an item be removed for separate action. The motion to adopt the Consent Calendars is deemed to be a separate motion by each Agency and shall be so recorded by the City Clerk. Items withdrawn for report or discussion will be heard after public hearing items.

RESULT: APPROVED [UNANIMOUS]
MOVER: Elena Baca-Santa Cruz, Council Member
SECONDER: Ulises Cabrera, Council Member
AYES: Ed Delgado, Elena Baca-Santa Cruz, Ulises Cabrera
ABSENT: Dr. Yxstian A. Gutierrez, David Marquez

A. CONSENT CALENDAR-CITY COUNCIL

- A.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- A.2. City Council - Closed Session - Jun 21, 2022 4:30 PM

Recommendation: Approve as submitted.

- A.3. City Council - Regular Meeting - Jun 21, 2022 6:00 PM

Recommendation: Approve as submitted.

- A.4. City Council - Closed Session - Jul 5, 2022 4:30 PM

Recommendation: Approve as submitted.

- A.5. City Council - Regular Meeting - Jul 5, 2022 6:00 PM

Recommendation: Approve as submitted.

- A.6. COUNCIL DISCRETIONARY EXPENDITURE REPORTS FOR FISCAL YEAR 2021/2022 FROM JULY 1, 2021 THROUGH JUNE 30, 2022 (Report of: City Clerk)

Recommendation:

1. Receive and file the Fiscal Year 2021/2022 Council Discretionary Expenditure Report for July 1, 2021 through June 30, 2022.

- A.7. AMENDED JOINT POWERS AGREEMENT OF THE WESTERN RIVERSIDE COUNCIL OF GOVERNMENTS (Report of: City Clerk)

That the City Council:

Authorize the Mayor to execute the Amended Joint Powers Agreement for the Western Riverside Council of Governments.

- A.8. PROPOSED CITY OF MORENO VALLEY LEGISLATIVE ADVOCACY PLATFORM (Report of: City Manager)

Recommendation:

1. Approve the proposed City of Moreno Valley Legislative Advocacy Platform.

- A.9. PAYMENT REGISTER- MAY 2022 (Report of: Financial & Management Services)

Recommendation:

1. Receive and file the Payment Register.

- A.10. PAYMENT REGISTER- JUNE 2022 (Report of: Financial & Management Services)

Recommendation:

1. Receive and file the Payment Register.

- A.11. RECEIPT OF QUARTERLY INVESTMENT REPORT FOR THE QUARTER ENDED JUNE 30, 2022 (Report of: Financial & Management Services)

Recommendation:

1. Receive and file the Quarterly Investment Report for quarter ended June 30, 2022, in compliance with the City's Investment Policy.

- A.12. LIST OF PERSONNEL CHANGES (Report of: Financial & Management Services)

Recommendation:

1. Ratify the list of personnel changes as described.

- A.13. PURSUANT TO LANDOWNER PETITIONS, ANNEX CERTAIN PARCELS INTO COMMUNITY FACILITIES DISTRICT NO. 2014-01 (MAINTENANCE SERVICES) - AMENDMENT NOS. 67-72 (RESO. NOS. 2022-57 through 2022-62) (Report of: Financial & Management Services)

Recommendation:

1. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-57, a Resolution of the City Council of the City of Moreno Valley, California,

ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services) and approving the amended map for said District (Amendment No. 67) (Rivard Road, LLC, located north of Rivard Rd., west of Perris Blvd.).

2. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-58, a Resolution of the City Council of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services) and approving the amended map for said District (Amendment No. 68) (FPG-SUN MORENO VALLEY 66, located at the southwest corner of Perris Blvd. and Krameria Ave.)
3. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-59, a Resolution of the City Council of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services) and approving the amended map for said District (Amendment No. 69) (Michael William Delatorre, located north of Cactus along the north side of Bradshaw Circle).
4. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-60, a Resolution of the City Council of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services) and approving the amended map for said District (Amendment No. 70) (KB Home Coastal Inc., located at the northwest corner of Ironwood Ave. and Lasselle St.).
5. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-61, a Resolution of the City Council of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services) and approving the amended map for said District (Amendment No. 71) (KB Home Coastal Inc., located at the northwest corner of Bay Ave. and Moreno Beach Dr.).
6. Acting as the legislative body of Community Facilities District No. 2014-01 (Maintenance Services), adopt Resolution No. 2022-62, a Resolution of the City Council of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2014-01 (Maintenance Services)

and approving the amended map for said District (Amendment No. 72) (Inland Iris Partners, LLC, located at the southwest corner of Iris Ave. and Perris Blvd.).

- A.14. ADOPT A RESOLUTION TO APPROVE A JOINT COMMUNITY FACILITIES AGREEMENT BY AND AMONG MORENO VALLEY UNIFIED SCHOOL DISTRICT, THE CITY OF MORENO VALLEY, AND KB HOME COASTAL INC RELATING TO MORENO VALLEY UNIFIED SCHOOL DISTRICT COMMUNITY FACILITIES DISTRICT NO. 2022-1 (RESO. NO. 2022-63) (Report of: Financial & Management Services)

Recommendation:

Adopt Resolution No. 2022-63, a Resolution Approving the Joint Community Facilities Agreement between the Moreno Valley Unified School District, City of Moreno Valley and KB Home Coastal Inc, in substantially the form attached hereto with modifications subject to City Attorney approval, and authorize the City Manager to execute the Agreement and related documents.

- A.15. SB 1205 FY 2021/2022 State Mandated Inspections (Report of: Fire Department)

Recommendation:

1. Approve Resolution No. 2022-64, acknowledging the receive and file report submitted by the Moreno Valley Fire Department Fire Chief, regarding the inspection of certain occupancies requiring annual inspections in such occupancies pursuant to sections 13145, 13146 and 17921 of the California Health and Safety Code.

- A.16. FIRST AMENDMENT TO AGREEMENT FOR TRANSPORTATION PLANNING SERVICES (Report of: Public Works)

Recommendation:

1. Approve the First Amendment to the Agreement for Transportation Planning Services with HR Green Pacific Inc;
2. Authorize the City Manager to execute the First Amendment with HR Green Pacific Inc., which includes executing subsequent Amendments or Extensions to the Agreement, and the authority to authorize associated purchase orders in accordance with the terms of the Agreement, subject to the approval of the City Attorney; and
3. Authorize an increase to Purchase Order 2022-755 with HR Green Pacific Inc. from a not-to-exceed amount of \$100,000 to a not-to-

exceed amount of \$600,000 using existing funds already approved in the Public Works Operating Budget.

- A.17. PM 22701 - ADOPT RESOLUTION NO. 2022-65 ORDERING THE SUMMARY VACATION OF AN EXISTING PUBLIC DRAINAGE EASEMENT AS DEDICATED PER PARCEL MAP 22701 IN PARCEL MAP BOOK 159, PAGES 3 TO 14, OFFICIAL RECORDS OF RIVERSIDE COUNTY (Report of: Public Works)

Recommendations:

1. Adopt Resolution No. 2022-65. A Resolution of the City Council of the City of Moreno Valley, California, Ordering the Summary Vacation of a Public Drainage Easement Located Within Private Property Abutting Krameria Avenue Approximately 600' East of Lasselle Street.
2. Direct the City Clerk to certify said resolution and transmit a copy of the resolution to the office of the County Recorder for recordation.

- A.18. APPROVE BID AWARD TO G&W FOR THE PURCHASE OF 15 kV, THREE PHASE SOLID DIELECTRIC VACUUM SWITCHGEAR FOR MORENO VALLEY UTILITY (Report of: Public Works)

Recommendations:

1. Award the Bid to G&W Electric Company, the lowest responsible bidder, for the purchase of 3-Way and 4-Way Solid Dielectric Vacuum Switchgears; and
2. Authorize the issuance of a Purchase Order to G&W Electric Company for \$336,718 (including \$9,416 for shipping and \$23,541 for taxes) plus a 10% contingency of \$33,672 for a total of \$370,390.
3. Authorize the City Manager to amend the scope of work and budget if necessary, upon approval of the City Attorney.

- A.19. PEN21-0162 (PM 38209) - APPROVE PARCEL MAP FOR FINANCE AND CONVEYANCE PURPOSES LOCATED AT THE SOUTHEAST CORNER OF REDLANDS BOULEVARD AND KALMIA AVENUE. OWNER: MR. PETER WEAVER (Report of: Public Works)

Recommendations:

1. Approve PEN21-0162 (PM 38209) final map for finance and conveyance purposes.

2. Authorize the City Clerk to sign the map and transmit said map to the County Recorder's Office for recordation.

A.20. PEN20-0063 (TR 37909) – APPROVE COOPERATIVE AGREEMENT BETWEEN THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, THE CITY, AND BEAZER HOMES HOLDINGS FOR THE SUNNYMEAD MDP, LINE M-2, STAGE 3 STORM DRAIN LOCATED ON IRIS AVENUE EAST OF PERRIS BOULEVARD. DEVELOPER: BEAZER HOMES HOLDINGS (Report of: Public Works)

Recommendations:

1. Approve the Cooperative Agreement with the Riverside County Flood Control and Water Conservation District (the District), the City of Moreno Valley, and Beazer Homes, LLC (Developer), for the Sunnymead MDP line M-2, Stage 3.
2. Authorize the City Manager to execute the Cooperative Agreement, and any amendments contingent upon approval of the City Attorney.
3. Direct the City Clerk to forward the signed Cooperative Agreement to the District.

B. CONSENT CALENDAR-COMMUNITY SERVICES DISTRICT

B.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

B.2. MINUTES - CITY COUNCIL - CLOSED SESSION - JUN 21, 2022 4:30 PM

Recommendation: Approve as submitted.

B.3. MINUTES - CITY COUNCIL - REGULAR MEETING - JUN 21, 2022 6:00 PM

Recommendation: Approve as submitted.

B.4. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 4:30 PM

Recommendation: Approve as submitted.

B.5. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 6:00 PM

Recommendation: Approve as submitted.

- B.6. PURSUANT TO LANDOWNER PETITIONS, ANNEX CERTAIN PARCELS INTO COMMUNITY FACILITIES DISTRICT NO. 2021-01 (PARKS MAINTENANCE) - AMENDMENT NOS. 28-35 and 38-39 (RESO. NOS. CSD 2022-47 -56) (Report of: Financial & Management Services)

Recommendation:

1. Adopt Resolution No. CSD 2022-47, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 28) (Rivard Road, LLC, located north of Rivard Rd., west of Perris Blvd.).
2. Adopt Resolution No. CSD 2022-48, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 29) (Juan P. and Gloria L. Chavez, located at 25675 Aspenwood Ct.)
3. Adopt Resolution No. CSD 2022-49, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 30) (KJ Duarte, located at 25542 Overlook Circle).
4. Adopt Resolution No. CSD 2022-50, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 31) (FPG-SUN MORENO VALLEY 66, located at the southwest corner of Perris Blvd. and Krameria Ave.)
5. Adopt Resolution No. CSD 2022-51, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 32) (Boos-JL Moreno, LLC, located north of Eucalyptus Ave., east of Stoneridge

Ranch)

6. Adopt Resolution No. CSD 2022-52, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 33) (Via del Lagos Homes, LLC, located at the southwest corner of Via del Lago and Iris Ave.)
7. Adopt Resolution No. CSD 2022-53, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 34) (Michael William Delatorre, located north of Cactus along the north side of Bradshaw Circle).
8. Adopt Resolution No. CSD 2022-54, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 35) (KB Home Coastal Inc., located at the northwest corner of Bay Ave. and Moreno Beach Dr.).
9. Adopt Resolution No. CSD 2022-55, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 38) (Inland Iris Partners, LLC, located at the southwest corner of Iris Ave. and Perris Blvd.).
10. Adopt Resolution No. CSD 2022-56, a Resolution of the Board for the Moreno Valley Community Services District of the City of Moreno Valley, California, ordering the annexation of territory to City of Moreno Valley Community Facilities District No. 2021-01 (Parks Maintenance) and approving the amended map for said District (Amendment No. 39) (Raul, Itzayana and Isora Canales, located at 24937 Atwood Ave.).

C. CONSENT CALENDAR - HOUSING AUTHORITY

- C.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- C.2. MINUTES - CITY COUNCIL - CLOSED SESSION - JUN 21, 2022 4:30 PM

Recommendation: Approve as submitted.

- C.3. MINUTES - CITY COUNCIL - REGULAR MEETING - JUN 21, 2022 6:00 PM

Recommendation: Approve as submitted.

- C.4. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 4:30 PM

Recommendation: Approve as submitted.

- C.5. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 6:00 PM

Recommendation: Approve as submitted.

D. CONSENT CALENDAR - BOARD OF LIBRARY TRUSTEES

- D.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- D.2. MINUTES - CITY COUNCIL - CLOSED SESSION - JUN 21, 2022 4:30 PM

Recommendation: Approve as submitted.

- D.3. MINUTES - CITY COUNCIL - REGULAR MEETING - JUN 21, 2022 6:00 PM

Recommendation: Approve as submitted.

- D.4. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 4:30 PM

Recommendation: Approve as submitted.

- D.5. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 6:00 PM

Recommendation: Approve as submitted.

E. CONSENT CALENDAR - PUBLIC FINANCING AUTHORITY

- E.1. ORDINANCES - READING BY TITLE ONLY - THE MOTION TO ADOPT AN ORDINANCE LISTED ON THE CONSENT CALENDAR INCLUDES WAIVER OF FULL READING OF THE ORDINANCE.

Recommendation: Waive reading of all Ordinances.

- E.2. MINUTES - CITY COUNCIL - CLOSED SESSION - JUN 21, 2022 4:30 PM

Recommendation: Approve as submitted.

- E.3. MINUTES - CITY COUNCIL - REGULAR MEETING - JUN 21, 2022 6:00 PM

Recommendation: Approve as submitted.

- E.4. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 4:30 PM

Recommendation: Approve as submitted.

- E.5. MINUTES - CITY COUNCIL - CLOSED SESSION - JUL 5, 2022 6:00 PM

Recommendation: Approve as submitted.

F. PUBLIC HEARINGS

None.

G. GENERAL BUSINESS

None.

H. ITEMS REMOVED FROM CONSENT CALENDARS FOR DISCUSSION OR SEPARATE ACTION

None.

I. REPORTS

I.1. CITY COUNCIL REPORTS

(Informational Oral Presentation - not for Council action)

March Joint Powers Commission (JPC)

Mayor Pro Tem Delgado reported the following:

At the March Joint Powers Commission meetings held on August 10th and 24th.

On the 10th, the Commission heard a report by Colonel Shaw regarding the 163rd Operations Group, which runs the remotely-pilot aircraft mission at March Air Reserve Base. He also provided direction on the budgets for March Joint Powers Authority, the Airport Authority, and the Utility Authority.

On the 24th, he heard a report about the March Inland Port Airport's continuing financial growth, plus approved two-year budgets for all three Joint Powers entities.

Riverside County Habitat Conservation Agency (RCHCA)

None

Riverside County Transportation Commission (RCTC)

Mayor Pro Tem Delgado reported the following:

At the July 13th Riverside County Transportation Commission meeting, the Commission conducted a Public Hearing and approved a Resolution certifying the Final Environmental Impact Statement/Environmental Impact Report for the Coachella Valley-San Gorgonio Pass Rail Corridor.

They also approved guidelines for the next round of Active Transportation Program and approved the 2022 State Route 91 Implementation Plan. The Committee awarded an agreement for on-call right-of-way engineering services and on-call environmental site assessment services. Additionally, they approved agreement amendments for the Freeway Service Patrol Tow Operator program and adopted Resolutions declaring certain properties as a surplus.

Finally, at this meeting, the Committee approved the Interstate 15 Terms of Agreement with the San Bernardino County Transportation Authority to develop and implement express lanes along I-15 across the County Line.

At the August 22nd RCTC Western Riverside County Program and Projects Committee meeting, the Committee recommended approval of agreements for Freeway Service Patrol Tow Program along I-215, State Route 91 and I-15 Express Lanes.

They also recommended to award an agreement for the design work of the Mid County Parkway Section 3 Project. This section is along Ramona Expressway from one mile east of Rider Street to Warren Road. Approvals were also recommended on project funding.

Riverside Transit Agency (RTA)

None

Western Riverside Council of Governments (WRCOG)

None

Western Riverside County Regional Conservation Authority (RCA)

None

School District/City Joint Task Force

None

I.2. EMPLOYEE ASSOCIATION REPORTS

None.

I.3. CITY MANAGER'S REPORT

(Informational Oral Presentation - not for Council action)

City Manager Mike Lee Reports:

1. Encouraged residents to utilize the City App to report issues.
2. Stated Council recently approved over one million dollars of CDBG-ES funding for the rapid housing program and hotel vouchers.
3. Thanked Captain Salisbury for his service to the City.

CLOSING COMMENTS AND/OR REPORTS OF THE CITY COUNCIL, COMMUNITY SERVICES DISTRICT, CITY AS SUCCESSOR AGENCY FOR THE COMMUNITY REDEVELOPMENT AGENCY, HOUSING AUTHORITY, PUBLIC FINANCING AUTHORITY, AND THE BOARD OF LIBRARY TRUSTEES.

Council Member Cabrera

1. Praised the 4th of July Celebration and Community Day of Service.
2. Celebrated the integration of the new commercial enforcement unit.
3. Hoping to address the concerns brought forth by the Saint Christopher's Church community.
4. Informed the community of cooling centers.
5. Provided an update on the CARE Court, which helps address the homeless situation.

Council Member Baca-Santa Cruz

1. Shared various tours, events and ride-alongs taken over the summer recess.
2. Shared the City has always contracted with the Sheriff's Department.
3. Celebrated the opening of new businesses.
4. Thanked those who attended the State of the City.
5. Congratulated the new Chief of Police, Ken Reichle.
6. Invited the residents to the El Grito Event on September 15th.

Mayor Pro Tem Delgado

1. Recounted various tours and events over the summer recess.
2. Promised to work on the trash issue.
3. Reminded residents the citywide pavement project will begin soon.
4. Celebrated the opening of new businesses.
5. Welcomed Jane Halstead, Manager of the Office of the Mayor and City Council/City Clerk.

ADJOURNMENT

There being no further business to come before the City Council, Mayor Pro Tem Delgado adjourned the meeting in honor of Vietnam Veteran, Trinidad Lopez, at 7:21 p.m.

PUBLIC INSPECTION

The contents of the agenda packet are available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

Any written information related to an open session agenda item that is known by the City to have been distributed to all or a majority of the City Council less than 72 hours prior to this meeting will be made available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

There being no further business to come before the City Council, Mayor Gutierrez adjourned the meeting at 7:21 PM.

Submitted by:

Jane Halstead, CMC
 City Clerk
 Secretary, Moreno Valley Community Services District
 Secretary, City as Successor Agency for the Community
 Redevelopment Agency of the City of Moreno Valley
 Secretary, Moreno Valley Housing Authority
 Secretary, Board of Library Trustees
 Secretary, Public Financing Authority

Approved by:

Dr. Yxstian A. Gutierrez
 Mayor
 City of Moreno Valley
 President, Moreno Valley Community Services District
 Chairperson, City as Successor Agency for the Community
 Redevelopment Agency of the City of Moreno Valley
 Chairperson, Moreno Valley Housing Authority
 Chairperson, Board of Library Trustees
 Chairperson, Public Financing Authority



Report to City Council

TO: Mayor and City Council
 Mayor and City Council Acting in its Capacity as President and Members of the Board of Directors of the Moreno Valley Community Services District (CSD)
 Mayor and City Council Acting in its Capacity as Chairman and Commissioners of the Moreno Valley Housing Authority (HA)
 Mayor and City Council Acting in its Capacity as Members of the Moreno Valley Successor Agency (SA)

FROM: Jane Halstead, CMC, City Clerk

AGENDA DATE: September 20, 2022

TITLE: BIENNIAL REVIEW OF THE CONFLICT OF INTEREST CODES FOR CITY, SUCCESSOR AGENCY, COMMUNITY SERVICES DISTRICT AND HOUSING AUTHORITY

RECOMMENDED ACTION

Recommendations:

1. That the City Council and Boards of the Successor Agency, Community Services District and Housing Authority adopt the attached respective Resolutions Adopting an Amended Conflict of Interest Code by reference to the Fair Political Practices Commission's Standard Model Conflict of Interest Code, and repealing all prior enactments on the same subject.

SUMMARY/DISCUSSION

Government Code Section 87306.05 requires that the City review its Conflict of Interest Codes every even numbered year and determine whether the Codes need to be revised or amended. The Conflict of Interest Code for the City, the Successor Agency, Community Services District, and the Housing Authority require amendments to reflect changes in employee titles in various City departments. Adoption of the attached resolutions will approve the proposed amendments to the Conflict of Interest Codes for the aforementioned agencies and will ensure compliance with State law provisions.

The proposed revisions to the designated positions are as follows:

1. City of Moreno Valley Conflict of Interest Code:

City Manager's Office:

(Add) Assistant to the City Manager

Community Development Department:

(Add) Sr. Management Analyst

(Remove) Management Analyst

Community Enhancement Services Division:

(Add) Community Enhancement Supervisor

Financial & Management Services Department:

(Add) Sr. Management Analyst

(Remove) Treasury Operations Manager

Parks & Community Service Department

(Add) Parks and Landscape Services Superintendent

(Add) Landscape Services Supervisor

(Remove) Landscape Services

(Remove) Landscape Services Supervisor

Electric Utility

(Add) Electric Utility Assistant Manager

2. SUCCESSOR AGENCY CONFLICT OF INTEREST CODE:

No changes recommended.

3. COMMUNITY SERVICES DISTRICT CONFLICT OF INTEREST CODE:

No changes recommended.

4. HOUSING AUTHORITY CONFLICT OF INTEREST CODE:

No changes recommended.

ALTERNATIVES

Add or remove designated positions.

FISCAL IMPACT

There is no fiscal impact associated with the recommended action.

NOTIFICATION

Publication of the agenda.

PREPARATION OF STAFF REPORT

Prepared By:
City Clerk

CITY COUNCIL GOALS

None

CITY COUNCIL STRATEGIC PRIORITIES

- 1. Economic Development
- 2. Public Safety
- 3. Library
- 4. Infrastructure
- 5. Beautification, Community Engagement, and Quality of Life
- 6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

- 1. RESO NO. 2022-XX
- 2. RESO NO. CSD 2022-XX
- 3. RESO NO. HA 2022-XX
- 4. RESO NO. SA 2022-XX
- 5. 2022 Apendix A_(Redlined Version)_ Revision

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/15/22 12:49 PM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/15/22 1:08 PM

RESOLUTION NO. 2022-XX

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADOPTING AN AMENDED CONFLICT OF INTEREST CODE BY REFERENCE TO THE FAIR POLITICAL PRACTICES COMMISSION'S STANDARD MODEL CONFLICT OF INTEREST CODE

WHEREAS, the Political Reform Act, Government Code §81000, et seq., requires the City Council to adopt and promulgate a Conflict of Interest Code; and

WHEREAS, the Conflict of Interest Code informs certain designated City officials, employees, and consultants what financial interests they must disclose on their Statement of Economic Interests (Form 700); and

WHEREAS, the Political Reform Act requires the City Council to review the City's Conflict of Interest Code biennially (e.g., every two years) to determine whether since the last Conflict of Interest Code was approved: 1) any substantial changes to the City's organizational structure occurred; 2) any positions have been eliminated or re-named; 3) any new positions have been added; or 4) any substantial changes in duties or responsibilities for any positions have been made;

WHEREAS, Fair Political Practices Commission ("FPPC") Regulation §18730, contains a Model Conflict of Interest Code, which may be adopted by the City Council as the City's Conflict of Interest Code; and

WHEREAS, the City Council previously adopted by reference the Model Conflict of Interest Code promulgated by the FPPC as the City's Conflict of Interest Code; and

WHEREAS, the City Clerk recommends that the City Council conduct the biennial review of the City's Conflict of Interest Code and approve certain amendments that add certain new employee positions and eliminate certain employee positions that no longer exist.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MORENO VALLEY, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals.

That the Recitals set forth above are true and correct.

Section 2. Adoption of City of Amended Moreno Valley Conflict of Interest Code

That the City Council hereby adopts, by reference, the Model Conflict of Interest Code promulgated by the Fair Political Practices Commission (FPPC) as set forth in Regulation 18730 of Title 2 of the California Code of Regulations ("FPPC Model Conflict of Interest Code"), subject to any subsequent amendments duly approved by the FPPC, as the Conflict of Interest Code

Resolution No. 2022-XX
Date Adopted: September 20, 2022

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

for the City of Moreno Valley ("City of Moreno Valley Conflict of Interest Code"), as attached hereto as Exhibit A which includes Appendix A..

Section 3. Annual Statement of Economic Interests

That the designated officials, employees, and consultants of the City of Moreno Valley set forth in Appendix A of the City of Moreno Valley Conflict of Interest Code shall file Statements of Economic Interest with the City Clerk, no later than April 1 of each calendar year, pursuant to the applicable provisions of the Political Reform Act, Fair Political Practices Commission Regulations and the City of Moreno Valley Conflict of Interest Code attached hereto as Exhibit A.

Section 4. Severability.

That should any provision, section, paragraph, sentence or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences or words of the Resolution as hereby adopted shall remain in full force and effect.

Section 5. Repeal of Conflicting Provisions.

That all the provisions heretofore adopted by the City Council that are in conflict with the provisions of this Resolution are hereby repealed.

Section 6. Effective Date.

That this Resolution shall take effect upon its adoption.

Section 7. Certification.

That the City Clerk shall certify to the passage and adoption of this Resolution, enter the same in the book for original resolutions of the City of Moreno Valley, and make a minute of passage and adoption thereof in the records of the proceedings of the City Council, in the minutes of the meeting at which this Resolution is passed and adopted.

[The remainder of this page intentionally left blank.]

APPROVED AND ADOPTED this 21st day of September, 2022.

Dr. Yxstian A. Gutierrez
Mayor
City of Moreno Valley

ATTEST:

Jane Halstead, City Clerk

APPROVED AS TO FORM:

Steven B. Quintanilla, Interim City Attorney

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. 2022-XX
Date Adopted: September 20, 2022

RESOLUTION JURAT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF MORENO VALLEY)

I, Jane Halstead, City Clerk of the City of Moreno Valley, California, do hereby certify that Resolution No. 2022-XX was duly and regularly adopted by the City Council of the City of Moreno Valley at a regular meeting thereof held on the 20th day of September 2022 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

(Council Members, Mayor Pro Tem and Mayor)

JANE HALSTEAD, CITY CLERK

(SEAL)

Resolution No. 2022-XX
Date Adopted: September 20, 2022

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

EXHIBIT A

**CITY OF MORENO VALLEY
CONFLICT OF INTEREST CODE**

ADOPTED SEPTEMBER 20, 2022

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. 2022-XX
Date Adopted: September 20, 2022

EXHIBIT A
CITY OF MORENO VALLEY CONFLICT OF INTEREST CODE
ADOPTED SEPTEMBER 20, 2022

(Regulations of the Fair Political Practices Commission, Title 2, Division 6, California Code of Regulations)

§ 18730. Provisions of Conflict of Interest Codes.

(a) Incorporation by reference of the terms of this regulation along with the designation of employees and the formulation of disclosure categories in the Appendix referred to below constitute the adoption and promulgation of a conflict of interest code within the meaning of Section 87300 or the amendment of a conflict of interest code within the meaning of Section 87306 if the terms of this regulation are substituted for terms of a conflict of interest code already in effect. A code so amended or adopted and promulgated requires the reporting of reportable items in a manner substantially equivalent to the requirements of article 2 of chapter 7 of the Political Reform Act, Sections 81000, et seq. The requirements of a conflict of interest code are in addition to other requirements of the Political Reform Act, such as the general prohibition against conflicts of interest contained in Section 87100, and to other state or local laws pertaining to conflicts of interest.

(b) The terms of a conflict of interest code amended or adopted and promulgated pursuant to this regulation are as follows:

(1) Section 1. Definitions.

The definitions contained in the Political Reform Act of 1974, regulations of the Fair Political Practices Commission (Regulations 18110, et seq.), and any amendments to the Act or regulations, are incorporated by reference into this conflict of interest code.

(2) Section 2. Designated Employees.

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

The persons holding positions listed in the Appendix are designated employees. It has been determined that these persons make or participate in the making of decisions which may foreseeably have a material effect on economic interests.

(3) Section 3. Disclosure Categories.

This code does not establish any disclosure obligation for those designated employees who are also specified in Section 87200 if they are designated in this code in that same capacity or if the geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction in which those persons must report their economic interests pursuant to article 2 of chapter 7 of the Political Reform Act, Sections 87200, et seq.

In addition, this code does not establish any disclosure obligation for any designated employees who are designated in a conflict of interest code for another agency, if all of the following apply:

- (A) The geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction of the other agency;
- (B) The disclosure assigned in the code of the other agency is the same as that required under article 2 of chapter 7 of the Political Reform Act, Section 87200; and
- (C) The filing officer is the same for both agencies.¹

Such persons are covered by this code for disqualification purposes only. With respect to all other designated employees, the disclosure categories set forth in the Appendix specify which kinds of economic interests are reportable. Such a designated employee shall disclose in the employee's statement of economic interests those economic interests the employee has which are of the kind described in the disclosure categories to which the employee is assigned in the Appendix. It has been determined that the economic interests set forth in a designated employee's

disclosure categories are the kinds of economic interests which the employee foreseeably can affect materially through the conduct of the employee's office.

(4) Section 4. Statements of Economic Interests: Place of Filing.

The code reviewing body shall instruct all designated employees within its code to file statements of economic interests with the agency or with the code reviewing body, as provided by the code reviewing body in the agency's conflict of interest code.²

(5) Section 5. Statements of Economic Interests: Time of Filing.

(A) Initial Statements. All designated employees employed by the agency on the effective date of this code, as originally adopted, promulgated and approved by the code reviewing body, shall file statements within 30 days after the effective date of this code. Thereafter, each person already in a position when it is designated by an amendment to this code shall file an initial statement within 30 days after the effective date of the amendment.

(B) Assuming Office Statements. All persons assuming designated positions after the effective date of this code shall file statements within 30 days after assuming the designated positions, or if subject to State Senate confirmation, 30 days after being nominated or appointed.

(C) Annual Statements. All designated employees shall file statements no later than April 1. If a person reports for military service as defined in the Servicemember's Civil Relief Act, the deadline for the annual statement of economic interests is 30 days following the person's return to office, provided the person, or someone authorized to represent the person's interests, notifies the filing officer in writing prior to the applicable filing deadline that the person is subject to that federal statute and is unable to meet the applicable deadline, and provides the filing officer verification of the person's military status.

(D) Leaving Office Statements. All persons who leave designated positions shall file statements within 30 days after leaving office.

(5.5) Section 5.5. Statements for Persons Who Resign Prior to Assuming Office.

Any person who resigns within 12 months of initial appointment, or within 30 days of the date of notice provided by the filing officer to file an assuming office statement, is not deemed to have assumed office or left office, provided the person did not make or participate in the making of, or use the person's position to influence any decision and did not receive or become entitled to receive any form of payment as a result of the person's appointment. Such persons shall not file either an assuming or leaving office statement.

(A) Any person who resigns a position within 30 days of the date of a notice from the filing officer shall do both of the following:

(1) File a written resignation with the appointing power; and

(2) File a written statement with the filing officer declaring under penalty of perjury that during the period between appointment and resignation the person did not make, participate in the making, or use the position to influence any decision of the agency or receive, or become entitled to receive, any form of payment by virtue of being appointed to the position.

(6) Section 6. Contents of and Period Covered by Statements of Economic Interests.

(A) Contents of Initial Statements.

Initial statements shall disclose any reportable investments, interests in real property and business positions held on the effective date of the code and income received during the 12 months prior to the effective date of the code.

(B) Contents of Assuming Office Statements.

Assuming office statements shall disclose any reportable investments, interests in real property and business positions held on the date of assuming office or, if subject to State Senate confirmation or appointment, on the date of nomination, and income received during the 12 months prior to the date of assuming office or the date of being appointed or nominated, respectively.

(C) Contents of Annual Statements. Annual statements shall disclose any reportable investments, interests in real property, income and business positions held or received during the previous calendar year provided, however, that the period covered by an employee's first annual statement shall begin on the effective date of the code or the date of assuming office whichever is later, or for a board or commission member subject to Section 87302.6, the day after the closing date of the most recent statement filed by the member pursuant to Regulation 18754.

(D) Contents of Leaving Office Statements.

Leaving office statements shall disclose reportable investments, interests in real property, income and business positions held or received during the period between the closing date of the last statement filed and the date of leaving office.

(7) Section 7. Manner of Reporting.

Statements of economic interests shall be made on forms prescribed by the Fair Political Practices Commission and supplied by the agency, and shall contain the following information:

(A) Investment and Real Property Disclosure.

When an investment or an interest in real property³ is required to be reported,⁴ the statement shall contain the following:

1. A statement of the nature of the investment or interest;

2. The name of the business entity in which each investment is held, and a general description of the business activity in which the business entity is engaged;

3. The address or other precise location of the real property;

4. A statement whether the fair market value of the investment or interest in real property equals or exceeds \$2,000, exceeds \$10,000, exceeds \$100,000, or exceeds \$1,000,000.

(B) Personal Income Disclosure. When personal income is required to be reported,⁵ the statement shall contain:

1. The name and address of each source of income aggregating \$500 or more in value, or \$50 or more in value if the income was a gift, and a general description of the business activity, if any, of each source;

2. A statement whether the aggregate value of income from each source, or in the case of a loan, the highest amount owed to each source, was \$1,000 or less, greater than \$1,000, greater than \$10,000, or greater than \$100,000;

3. A description of the consideration, if any, for which the income was received;

4. In the case of a gift, the name, address and business activity of the donor and any intermediary through which the gift was made; a description of the gift; the amount or value of the gift; and the date on which the gift was received;

5. In the case of a loan, the annual interest rate and the security, if any, given for the loan and the term of the loan.

(C) Business Entity Income Disclosure. When income of a business entity, including income of a sole proprietorship, is required to be reported,⁶ the statement shall contain:

1. The name, address, and a general description of the business activity of the business entity;

2. The name of every person from whom the business entity received payments if the filer's pro rata share of gross receipts from such person was equal to or greater than \$10,000.

(D) Business Position Disclosure. When business positions are required to be reported, a designated employee shall list the name and address of each business entity in which the employee is a director, officer, partner, trustee, employee, or in which the employee holds any position of management, a description of the business activity in which the business entity is engaged, and the designated employee's position with the business entity.

(E) Acquisition or Disposal During Reporting Period. In the case of an annual or leaving office statement, if an investment or an interest in real property was partially or wholly acquired or disposed of during the period covered by the statement, the statement shall contain the date of acquisition or disposal.

(8) Section 8. Prohibition on Receipt of Honoraria.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept any honorarium from any source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (a), (b), and (c) of Section 89501 shall apply to the prohibitions in this section.

(D) This section shall not limit or prohibit payments, advances, or reimbursements for travel and related lodging and subsistence authorized by Section 89506.

(8.1) Section 8.1. Prohibition on Receipt of Gifts in Excess of \$520.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept gifts with a total value of more than \$520 in a calendar year from any single source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (e), (f), and (g) of Section 89503 shall apply to the prohibitions in this section.

(8.2) Section 8.2. Loans to Public Officials.

(A) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the elected officer holds office or over which the elected officer's agency has direction and control.

(B) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while he or she holds office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the public official holds office or over which the public official's agency has direction and control. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(C) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from

any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status.

(D) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while the official holds office, receive a personal loan from any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(E) This section shall not apply to the following:

1. Loans made to the campaign committee of an elected officer or candidate for elective office.
2. Loans made by a public official's spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such persons, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans from a person which, in the aggregate, do not exceed \$500 at any given time.
4. Loans made, or offered in writing, before January 1, 1998.

(8.3) Section 8.3. Loan Terms.

(A) Except as set forth in subdivision (B), no elected officer of a state or local government agency shall, from the date of the officer's election to office through the date the officer vacates office, receive a personal loan of \$500 or more, except when the loan is in writing and clearly states the terms of the loan, including the parties to the loan agreement, date of the loan, amount of the loan, term of the loan, date or dates when payments shall be due on the loan and the amount of the payments, and the rate of interest paid on the loan.

(B) This section shall not apply to the following types of loans:

1. Loans made to the campaign committee of the elected officer.
2. Loans made to the elected officer by his or her spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such person, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans made, or offered in writing, before January 1, 1998.

(C) Nothing in this section shall exempt any person from any other provision of Title 9 of the Government Code.

(8.4) Section 8.4. Personal Loans.

(A) Except as set forth in subdivision (B), a personal loan received by any designated employee shall become a gift to the designated employee for the purposes of this section in the following circumstances:

1. If the loan has a defined date or dates for repayment, when the statute of limitations for filing an action for default has expired.

2. If the loan has no defined date or dates for repayment, when one year has elapsed from the later of the following:

- a. The date the loan was made.
- b. The date the last payment of \$100 or more was made on the loan.
- c. The date upon which the debtor has made payments on the loan aggregating to less than \$250 during the previous 12 months.

(B) This section shall not apply to the following types of loans:

- 1. A loan made to the campaign committee of an elected officer or a candidate for elective office.
- 2. A loan that would otherwise not be a gift as defined in this title.
- 3. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor has taken reasonable action to collect the balance due.
- 4. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor, based on reasonable business considerations, has not undertaken collection action. Except in a criminal action, a creditor who claims that a loan is not a gift on the basis of this paragraph has the burden of proving that the decision for not taking collection action was based on reasonable business considerations.
- 5. A loan made to a debtor who has filed for bankruptcy and the loan is ultimately discharged in bankruptcy.

(C) Nothing in this section shall exempt any person from any other provisions of Title 9 of the Government Code.

(9) Section 9. Disqualification.

No designated employee shall make, participate in making, or in any way attempt to use the employee's official position to influence the making of any governmental decision which the employee knows or has reason to know will have a reasonably foreseeable material financial effect, distinguishable from its effect on the public generally, on the official or a member of the official's immediate family or on:

(A) Any business entity in which the designated employee has a direct or indirect investment worth \$2,000 or more;

(B) Any real property in which the designated employee has a direct or indirect interest worth \$2,000 or more;

(C) Any source of income, other than gifts and other than loans by a commercial lending institution in the regular course of business on terms available to the public without regard to official status, aggregating \$500 or more in value provided to, received by or promised to the designated employee within 12 months prior to the time when the decision is made;

(D) Any business entity in which the designated employee is a director, officer, partner, trustee, employee, or holds any position of management; or

(E) Any donor of, or any intermediary or agent for a donor of, a gift or gifts aggregating \$500 or more provided to, received by, or promised to the designated employee within 12 months prior to the time when the decision is made.

(9.3) Section 9.3. Legally Required Participation.

No designated employee shall be prevented from making or participating in the making of any decision to the extent the employee's participation is legally required for the decision to be made.

The fact that the vote of a designated employee who is on a voting body is needed to break a tie does not make the employees' participation legally required for purposes of this section.

(9.5) Section 9.5. Disqualification of State Officers and Employees.

In addition to the general disqualification provisions of section 9, no state administrative official shall make, participate in making, or use the official's position to influence any governmental decision directly relating to any contract where the state administrative official knows or has reason to know that any party to the contract is a person with whom the state administrative official, or any member of the official's immediate family has, within 12 months prior to the time when the official action is to be taken:

(A) Engaged in a business transaction or transactions on terms not available to members of the public, regarding any investment or interest in real property; or

(B) Engaged in a business transaction or transactions on terms not available to members of the public regarding the rendering of goods or services totaling in value \$1,000 or more.

(10) Section 10. Disclosure of Disqualifying Interest.

When a designated employee determines that the employee should not make a governmental decision because the employee has a disqualifying interest in it, the determination not to act may be accompanied by disclosure of the disqualifying interest.

(11) Section 11. Assistance of the Commission and Counsel.

Any designated employee who is unsure of the duties under this code may request assistance from the Fair Political Practices Commission pursuant to Section 83114 and Regulations 18329 and 18329.5 or from the attorney for the employee's agency, provided that nothing in this section requires the attorney for the agency to issue any formal or informal opinion.

(12) Section 12. Violations.

This code has the force and effect of law. Designated employees violating any provision of this code are subject to the administrative, criminal and civil sanctions provided in the Political Reform Act, Sections 81000-91014. In addition, a decision in relation to which a violation of the disqualification provisions of this code or of Section 87100 or 87450 has occurred may be set aside as void pursuant to Section 91003.

¹ Designated employees who are required to file statements of economic interests under any other agency's conflict of interest code, or under article 2 for a different jurisdiction, may expand their statement of economic interests to cover reportable interests in both jurisdictions, and file copies of this expanded statement with both entities in lieu of filing separate and distinct statements, provided that each copy of such expanded statement filed in place of an original is signed and verified by the designated employee as if it were an original. See Section 81004.

² See Section 81010 and Regulation 18115 for the duties of filing officers and persons in agencies who make and retain copies of statements and forward the originals to the filing officer.

³ For the purpose of disclosure only (not disqualification), an interest in real property does not include the principal residence of the filer.

⁴ Investments and interests in real property which have a fair market value of less than \$2,000 are not investments and interests in real property within the meaning of the Political Reform Act. However, investments or interests in real property of an individual include those held by the individual's spouse and dependent children as well as a pro rata share of any investment or interest in real property of any business entity or trust in which the individual, spouse and dependent children own, in the aggregate, a direct, indirect or beneficial interest of 10 percent or greater.

⁵ A designated employee's income includes the employee's community property interest in the income of the employee's spouse but does not include salary or reimbursement for expenses received from a state, local or federal government agency.

⁶ Income of a business entity is reportable if the direct, indirect or beneficial interest of the filer and the filer's spouse in the business entity aggregates a 10 percent or greater interest. In addition, the disclosure of persons who are clients or customers of a business entity is required only if the clients or customers are within one of the disclosure categories of the filer.

Note: Authority cited: Section 83112, Government Code. Reference: Sections 87103(e), 87300-87302, 89501, 89502 and 89503, Government Code.

HISTORY

1. New section filed 4-2-80 as an emergency; effective upon filing (Register 80, No. 14).
Certificate of Compliance included.
2. Editorial correction (Register 80, No. 29).
3. Amendment of subsection (b) filed 1-9-81; effective thirtieth day thereafter (Register 81, No. 2).
4. Amendment of subsection (b)(7)(B)1. filed 1-26-83; effective thirtieth day thereafter (Register 83, No. 5).
5. Amendment of subsection (b)(7)(A) filed 11-10-83; effective thirtieth day thereafter (Register 83, No. 46).
6. Amendment filed 4-13-87; operative 5-13-87 (Register 87, No. 16).
7. Amendment of subsection (b) filed 10-21-88; operative 11-20-88 (Register 88, No. 46).
8. Amendment of subsections (b)(8)(A) and (b)(8)(B) and numerous editorial changes filed 8-28-90; operative 9-27-90 (Reg. 90, No. 42).

9. Amendment of subsections (b)(3), (b)(8) and renumbering of following subsections and amendment of Note filed 8-7-92; operative 9-7-92 (Register 92, No. 32).
10. Amendment of subsection (b)(5.5) and new subsections (b)(5.5)(A)-(A)(2) filed 2-4-93; operative 2-4-93 (Register 93, No. 6).
11. Change without regulatory effect adopting Conflict of Interest Code for California Mental Health Planning Council filed 11-22-93 pursuant to title 1, section 100, California Code of Regulations (Register 93, No. 48). Approved by Fair Political Practices Commission 9-21-93.
12. Change without regulatory effect redesignating Conflict of Interest Code for California Mental Health Planning Council as chapter 62, section 55100 filed 1-4-94 pursuant to title 1, section 100, California Code of Regulations (Register 94, No. 1).
13. Editorial correction adding History 11 and 12 and deleting duplicate section number (Register 94, No. 17).
14. Amendment of subsection (b)(8), designation of subsection (b)(8)(A), new subsection (b)(8)(B), and amendment of subsections (b)(8.1)-(b)(8.1)(B), (b)(9)(E) and Note filed 3-14-95; operative 3-14-95 pursuant to Government Code section 11343.4(d) (Register 95, No. 11).
15. Editorial correction inserting inadvertently omitted language in footnote 4 (Register 96, No. 13).
16. Amendment of subsections (b)(8)(A)-(B) and (b)(8.1)(A), repealer of subsection (b)(8.1)(B), and amendment of subsection (b)(12) filed 10-23-96; operative 10-23-96 pursuant to Government Code section 11343.4(d) (Register 96, No. 43).
17. Amendment of subsections (b)(8.1) and (9)(E) filed 4-9-97; operative 4-9-97 pursuant to Government Code section 11343.4(d) (Register 97, No. 15).

18. Amendment of subsections (b)(7)(B)5., new subsections (b)(8.2)-(b)(8.4)(C) and amendment of Note filed 8-24-98; operative 8-24-98 pursuant to Government Code section 11343.4(d) (Register 98, No. 35).

19. Editorial correction of subsection (a) (Register 98, No. 47).

20. Amendment of subsections (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 5-11-99; operative 5-11-99 pursuant to Government Code section 11343.4(d) (Register 99, No. 20).

21. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-6-2000; operative 1-1-2001 pursuant to the 1974 version of Government Code section 11380.2 and Title 2, California Code of Regulations, section 18312(d) and (e) (Register 2000, No. 49).

22. Amendment of subsections (b)(3) and (b)(10) filed 1-10-2001; operative 2-1-2001.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 2).

23. Amendment of subsections (b)(7)(A)4., (b)(7)(B)1.-2., (b)(8.2)(E)3., (b)(9)(A)-(C) and footnote 4. filed 2-13-2001. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 7).

24. Amendment of subsections (b)(8.1)-(b)(8.1)(A) filed 1-16-2003; operative 1-1-2003.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District,

nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2003, No. 3).

25. Editorial correction of History 24 (Register 2003, No. 12).

26. Editorial correction removing extraneous phrase in subsection (b)(9.5)(B) (Register 2004, No. 33).

27. Amendment of subsections (b)(2)-(3), (b)(3)(C), (b)(6)(C), (b)(8.1)-(b)(8.1)(A), (b)(9)(E) and (b)(11)-(12) filed 1-4-2005; operative 1-1-2005 pursuant to Government Code section 11343.4 (Register 2005, No. 1).

28. Amendment of subsection (b)(7)(A)4. filed 10-11-2005; operative 11-10-2005 (Register 2005, No. 41).

29. Amendment of subsections (a), (b)(1), (b)(3), (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 12-18-2006; operative 1-1-2007. Submitted to OAL pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2006, No. 51).

30. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 10-31-2008; operative 11-30-2008. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2008, No. 44).

31. Amendment of section heading and section filed 11-15-2010; operative 12-15-2010. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of*

Administrative Law, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2010, No. 47).

32. Amendment of section heading and subsections (a)-(b)(1), (b)(3)-(4), (b)(5)(C), (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) and amendment of footnote 1 filed 1-8-2013; operative 2-7-2013.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2013, No. 2).

33. Amendment of subsections (b)(8.1)-(b)(8.1)(A), (b)(8.2)(E)3. and (b)(9)(E) filed 12-15-2014; operative 1-1-2015 pursuant to section 18312(e)(1)(A), title 2, California Code of Regulations.

Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2014, No. 51).

34. Redesignation of portions of subsection (b)(8)(A) as new subsections (b)(8)(B)-(D), amendment of subsections (b)(8.1)-(b)(8.1)(A), redesignation of portions of subsection (b)(8.1)(A) as new subsections (b)(8.1)(B)-(C) and amendment of subsection (b)(9)(E) filed 12-1-2016; operative 12-31-2016 pursuant to Cal. Code Regs. tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision,

April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2016, No. 49).

35. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-12-2018; operative 1-11-2019 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2018, No. 50).

36. Amendment of subsections (b)(8.1)-(8.1)(A) filed 12-23-2020; operative 1-1-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2020, No. 52).

37. Amendment of subsections (b)(3)(C), (b)(5)(C), (b)(5.5), (b)(5.5)(A)(2), (b)(7)(D), (b)(8)(A), (b)(8.1)(A), (b)(8.2)(A), (b)(8.2)(C)-(D), (b)(8.3)(A), (b)(9), (b)(9.3), (b)(9.5), (b)(10) and (b)(11) and footnote 5 filed 5-12-2021; operative 6-11-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974

Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2021, No. 20).

APPENDIX A

DESIGNATED OFFICERS AND EMPLOYEES

**DISCLOSURE
CATEGORY**

Human Resources:

Human Resources Division Manager	1
Senior Human Resources Analyst	1
Human Resources Analyst	1
Management Analyst	1

Community Development Department:

Community Development Director	1
Community Enhancement Supervisor	1
Senior Management Analyst	1

Animal Services Division:

Animal Services Division Manager	1
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Building & Safety Division:

Building Official	1
Building & Safety Supervisor	1
Building Inspector II	1

Community Enhancement Services Division:

Community Enhancement Services Division Manager	1
Senior Code Compliance Officer	1
Code Compliance Officer 11	1
Code Compliance Officer I	1
Senior Community Enhancement Officer	1
Community Enhancement II	1
Community Enhancement Officer I	1
Senior Parking Control Officer	1
Parking Control Officer	1

Planning Division

Planning Official	1
Senior Planner	1
Associate Planner	1
Management Analyst	1

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. 2022-XX
Date Adopted: September 20, 2022

DESIGNATED OFFICERS AND EMPLOYEES

**DISCLOSURE
CATEGORY**

Economic Development Department:

Economic Development Director	1
Economic Development Manager	1
Project Manager	1
Management Analyst	1
Management Assistant	1

**Financial & Management Services
Department:**

	2
Chief Financial Officer/City Treasurer	
Deputy Finance Director	1
Financial Operations Division Manager	1
Financial Resources Division Manager	1
Public Safety Contracts Administrator	1
Senior Management Analyst	1
Management Analyst	1
Management Assistant	1
Principal Accountant	1

Purchasing & Sustainability Division

Purchasing & Sustainability Division Manager	1
Management Analyst	1

Electric Utility

Electric Utility Division Manager	1
Electric Utility Assistant Manager	1
Electric Utility Program Coordinator	1
Chief Electrical Engineer	1
Senior Engineer, P.E.	1
Financial Analyst	1
Management Analyst	1
Construction Inspector	1

Facilities Maintenance

Fleet & Facilities Maintenance Supervisor	1
Management Analyst	1

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Fire Department:

Emergency Management Program Manager 1

DESIGNATED OFFICERS AND EMPLOYEES

**DISCLOSURE
CATEGORY**

Parks & Community Services Department:

Parks & Community Services Director	1
Parks & Community Services Deputy Director	1
Parks and Landscape Services Superintendent	1
Parks Project Coordinator	1
Parks Maintenance Supervisor	1
Community Services Supervisor	1
Community Services Coordinator	1
Community Services Superintendent	1
Management Analyst	1
Senior Management Analyst	1
Management Assistant	1
Banquet Facility Representative	1

Public Works Department:

Public Works Director/City Engineer	1
Capital Projects Division Manager	1
Senior Engineer, P.E.	1
Transportation Division Manager/City Traffic Engineer	1
Associate Engineer	1
Senior Engineering Technician	1
Engineering Technician II	1
Senior Construction Inspector	1
Construction Inspector	1
Maintenance & Operations Division Manager	1
Street Maintenance Supervisor	1
Senior Management Analyst	1
Management Analyst	1
Management Assistant	1

Land Development Division

Engineering Division Manager/Assistant City Engineer	1
Senior Engineer, P.E.	1

Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Associate Engineer	1
Construction Inspector Supervisor	1
Senior Construction Inspector	1
Construction Inspector	1
Contract Construction Inspector	1
Management Analyst	1

Special Districts Division

Special Districts Division Manager	1
Senior Management Analyst	1
Management Analyst	1
Management Assistant	1

Consultant:

(Person or entity under contract to the City who provides information, advice, recommendations, or counsel to the City or who is subject to control or direction of the City)	1
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Attachment: RESO NO. 2022-XX [Revision 2] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

DISCLOSURE CATEGORIES

General Provisions:

Designated officers and employees, including board and commission members, who are required to disclose financial interests pursuant to this Conflict of Interest Code, need not disclose any of the following financial interest in securities in their Form 700's:

- (a) Any financial interest in the form of ownership of a security, which is registered with the Securities and Exchange Commission of the United States Government.
- (b) Any financial interest that constitutes one-half (1/2) of one percent (1%) or less of the total ownership interest in the business entity represented by the security.
- (c) Any executory contract between the City and the business entity represented by the security that has a value of less than one thousand dollars (\$1,000) which is within the purview of the designated employee's board, commission, department or office.
- (d) The headquarters and the principal place of doing business of the business entity represented by the security which is located outside of the jurisdiction of the City.

Disclosure Categories:

- 1) Persons in this Disclosure Category shall disclose and report financial interests in all categories of the Statement of Economic Interest (Form 700) subject to the limitations listed above.
- 2) Persons in this Disclosure Category shall disclose and report investments, income, and interests in real property as required under Government Code §87200 and any other applicable conflict of interest code requiring the same or more extensive reportable interests.
- 3) All employees not specifically designated as Disclosure Category 1 or 2 are hereby deemed to be exempt from the requirement to file a Statement of Economic Interest.

Resolution No. 2022-XX
September 20, 2022

RESOLUTION NO. CSD 2022-XX

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE MORENO VALLEY COMMUNITY SERVICES DISTRICT OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADOPTING AN AMENDED CONFLICT OF INTEREST CODE BY REFERENCE TO THE FAIR POLITICAL PRACTICES COMMISSION'S STANDARD MODEL CONFLICT OF INTEREST CODE

WHEREAS, the Political Reform Act, Government Code §81000, et seq., requires the Board of Directors of the Community Services District of the City of Moreno Valley ("CSD Board") to adopt and promulgate a Conflict of Interest Code; and

WHEREAS, the Conflict of Interest Code informs certain designated Community Services District officials, employees, and consultants what financial interests they must disclose on their Statement of Economic Interests (Form 700); and

WHEREAS, the Political Reform Act requires the CSD Board to review its Conflict of Interest Code biennially (e.g., every two years) to determine whether since the last Conflict of Interest Code was approved: 1) any substantial changes to the Community Services District's organizational structure occurred; 2) any positions have been eliminated or re-named; 3) any new positions have been added; or 4) any substantial changes in duties or responsibilities for any positions have been made; and

WHEREAS, Fair Political Practices Commission ("FPPC") Regulation §18730, contains a Model Conflict of Interest Code, which may be adopted by the CSD Board as the Community Services District's Conflict of Interest Code; and

WHEREAS, the CSD Board previously adopted by reference the Model Conflict of Interest Code promulgated by the FPPC as the Community Services District's Conflict of Interest Code; and

WHEREAS, the City Clerk/Board Secretary recommends that the CSD Board conduct the biennial review of the Community Services District's Conflict of Interest Code and approve certain amendments that add certain new employee positions and eliminate certain employee positions that no longer exist.

NOW, THEREFORE, THE BOARD OF DIRECTORS OF THE COMMUNITY SERVICES DISTRICT OF THE CITY OF MORENO VALLEY, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals.

That the Recitals set forth above are true and correct.

Resolution No. 2022-XX
Date Adopted: September 20, 2022

Section 2. Adoption of Community Services District Conflict of Interest Code

That the CSD Board hereby adopts, by reference, the Model Conflict of Interest Code promulgated by the Fair Political Practices Commission (FPPC) as set forth in Regulation 18730 of Title 2 of the California Code of Regulations (“FPPC Model Conflict of Interest Code”), subject to any subsequent amendments duly approved by the FPPC, as the Conflict of Interest Code for the Community Services District (“Community Services District Conflict of Interest Code”), as attached hereto as Exhibit A which includes Appendix A..

Section 3. Annual Statement of Economic Interests

That the designated officials, employees, and consultants of the Community Services District set forth in Appendix A of the Community Services District Conflict of Interest Code shall file Statements of Economic Interest with the City Clerk/Board Secretary, no later than April 1 of each calendar year, pursuant to the applicable provisions of the Political Reform Act, Fair Political Practices Commission Regulations and the Community Services District Conflict of Interest Code attached hereto as Exhibit A.

Section 4. Severability.

That should any provision, section, paragraph, sentence or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences or words of the Resolution as hereby adopted shall remain in full force and effect.

Section 5. Repeal of Conflicting Provisions.

That all the provisions heretofore adopted by the CSD Board that are in conflict with the provisions of this Resolution are hereby repealed.

Section 6. Effective Date.

That this Resolution shall take effect upon its adoption.

Section 7. Certification.

That the City Clerk/Board Secretary shall certify to the passage and adoption of this Resolution, enter the same in the book for original resolutions of the CSD Board, and make a minute of passage and adoption thereof in the records of the proceedings of the CSD Board, in the minutes of the meeting at which this Resolution is passed and adopted.

APPROVED AND ADOPTED this 20TH day of September, 2022.

Dr. Yxstian A. Gutierrez
Chair of CSD Board

ATTEST:

Jane Halstead
CSD Board Secretary

APPROVED AS TO FORM:

Steven B. Quintanilla
Interim CSD General Counsel

Attachment: RESO NO. CSD 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. CSD 2022-XX
September 20, 2022

RESOLUTION JURAT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF MORENO VALLEY)

I, Jane Halstead, Secretary of the Board of Directors of the Community Services District of the City of Moreno Valley, California, do hereby certify that Resolution CSD No. 2022-XX was duly and regularly adopted by the Board of Directors of the Community Services District of the City of Moreno Valley, California, at a regular meeting thereof held on the 20th day of September 2022 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

(Directors, Vice-Chair and Chair)

JANE HALSTEAD, BOARD SECRETARY

(Seal)

Resolution No. CSD 2022-XX
September 20, 2022

EXHIBIT A
CITY OF MORENO VALLEY CONFLICT OF INTEREST CODE
ADOPTED SEPTEMBER 20, 2022

(Regulations of the Fair Political Practices Commission, Title 2, Division 6, California Code of Regulations)

§ 18730. Provisions of Conflict of Interest Codes.

(a) Incorporation by reference of the terms of this regulation along with the designation of employees and the formulation of disclosure categories in the Appendix referred to below constitute the adoption and promulgation of a conflict of interest code within the meaning of Section 87300 or the amendment of a conflict of interest code within the meaning of Section 87306 if the terms of this regulation are substituted for terms of a conflict of interest code already in effect. A code so amended or adopted and promulgated requires the reporting of reportable items in a manner substantially equivalent to the requirements of article 2 of chapter 7 of the Political Reform Act, Sections 81000, et seq. The requirements of a conflict of interest code are in addition to other requirements of the Political Reform Act, such as the general prohibition against conflicts of interest contained in Section 87100, and to other state or local laws pertaining to conflicts of interest.

(b) The terms of a conflict of interest code amended or adopted and promulgated pursuant to this regulation are as follows:

(1) Section 1. Definitions.

The definitions contained in the Political Reform Act of 1974, regulations of the Fair Political Practices Commission (Regulations 18110, et seq.), and any amendments to the Act or regulations, are incorporated by reference into this conflict of interest code.

(2) Section 2. Designated Employees.

Attachment: RESO NO. CSD 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

The persons holding positions listed in the Appendix are designated employees. It has been determined that these persons make or participate in the making of decisions which may foreseeably have a material effect on economic interests.

(3) Section 3. Disclosure Categories.

This code does not establish any disclosure obligation for those designated employees who are also specified in Section 87200 if they are designated in this code in that same capacity or if the geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction in which those persons must report their economic interests pursuant to article 2 of chapter 7 of the Political Reform Act, Sections 87200, et seq.

In addition, this code does not establish any disclosure obligation for any designated employees who are designated in a conflict of interest code for another agency, if all of the following apply:

(A) The geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction of the other agency;

(B) The disclosure assigned in the code of the other agency is the same as that required under article 2 of chapter 7 of the Political Reform Act, Section 87200; and

(C) The filing officer is the same for both agencies.¹

Such persons are covered by this code for disqualification purposes only. With respect to all other designated employees, the disclosure categories set forth in the Appendix specify which kinds of economic interests are reportable. Such a designated employee shall disclose in the employee's statement of economic interests those economic interests the employee has which are of the kind described in the disclosure categories to which the employee is assigned in the Appendix. It has been determined that the economic interests set forth in a designated employee's

disclosure categories are the kinds of economic interests which the employee foreseeably can affect materially through the conduct of the employee's office.

(4) Section 4. Statements of Economic Interests: Place of Filing.

The code reviewing body shall instruct all designated employees within its code to file statements of economic interests with the agency or with the code reviewing body, as provided by the code reviewing body in the agency's conflict of interest code.²

(5) Section 5. Statements of Economic Interests: Time of Filing.

(A) Initial Statements. All designated employees employed by the agency on the effective date of this code, as originally adopted, promulgated and approved by the code reviewing body, shall file statements within 30 days after the effective date of this code. Thereafter, each person already in a position when it is designated by an amendment to this code shall file an initial statement within 30 days after the effective date of the amendment.

(B) Assuming Office Statements. All persons assuming designated positions after the effective date of this code shall file statements within 30 days after assuming the designated positions, or if subject to State Senate confirmation, 30 days after being nominated or appointed.

(C) Annual Statements. All designated employees shall file statements no later than April 1. If a person reports for military service as defined in the Servicemember's Civil Relief Act, the deadline for the annual statement of economic interests is 30 days following the person's return to office, provided the person, or someone authorized to represent the person's interests, notifies the filing officer in writing prior to the applicable filing deadline that the person is subject to that federal statute and is unable to meet the applicable deadline, and provides the filing officer verification of the person's military status.

(D) Leaving Office Statements. All persons who leave designated positions shall file statements within 30 days after leaving office.

(5.5) Section 5.5. Statements for Persons Who Resign Prior to Assuming Office.

Any person who resigns within 12 months of initial appointment, or within 30 days of the date of notice provided by the filing officer to file an assuming office statement, is not deemed to have assumed office or left office, provided the person did not make or participate in the making of, or use the person's position to influence any decision and did not receive or become entitled to receive any form of payment as a result of the person's appointment. Such persons shall not file either an assuming or leaving office statement.

(A) Any person who resigns a position within 30 days of the date of a notice from the filing officer shall do both of the following:

(1) File a written resignation with the appointing power; and

(2) File a written statement with the filing officer declaring under penalty of perjury that during the period between appointment and resignation the person did not make, participate in the making, or use the position to influence any decision of the agency or receive, or become entitled to receive, any form of payment by virtue of being appointed to the position.

(6) Section 6. Contents of and Period Covered by Statements of Economic Interests.

(A) Contents of Initial Statements.

Initial statements shall disclose any reportable investments, interests in real property and business positions held on the effective date of the code and income received during the 12 months prior to the effective date of the code.

(B) Contents of Assuming Office Statements.

Assuming office statements shall disclose any reportable investments, interests in real property and business positions held on the date of assuming office or, if subject to State Senate confirmation or appointment, on the date of nomination, and income received during the 12 months prior to the date of assuming office or the date of being appointed or nominated, respectively.

(C) Contents of Annual Statements. Annual statements shall disclose any reportable investments, interests in real property, income and business positions held or received during the previous calendar year provided, however, that the period covered by an employee's first annual statement shall begin on the effective date of the code or the date of assuming office whichever is later, or for a board or commission member subject to Section 87302.6, the day after the closing date of the most recent statement filed by the member pursuant to Regulation 18754.

(D) Contents of Leaving Office Statements.

Leaving office statements shall disclose reportable investments, interests in real property, income and business positions held or received during the period between the closing date of the last statement filed and the date of leaving office.

(7) Section 7. Manner of Reporting.

Statements of economic interests shall be made on forms prescribed by the Fair Political Practices Commission and supplied by the agency, and shall contain the following information:

(A) Investment and Real Property Disclosure.

When an investment or an interest in real property³ is required to be reported,⁴ the statement shall contain the following:

1. A statement of the nature of the investment or interest;

2. The name of the business entity in which each investment is held, and a general description of the business activity in which the business entity is engaged;
3. The address or other precise location of the real property;
4. A statement whether the fair market value of the investment or interest in real property equals or exceeds \$2,000, exceeds \$10,000, exceeds \$100,000, or exceeds \$1,000,000.

(B) Personal Income Disclosure. When personal income is required to be reported,⁵ the statement shall contain:

1. The name and address of each source of income aggregating \$500 or more in value, or \$50 or more in value if the income was a gift, and a general description of the business activity, if any, of each source;

2. A statement whether the aggregate value of income from each source, or in the case of a loan, the highest amount owed to each source, was \$1,000 or less, greater than \$1,000, greater than \$10,000, or greater than \$100,000;

3. A description of the consideration, if any, for which the income was received;

4. In the case of a gift, the name, address and business activity of the donor and any intermediary through which the gift was made; a description of the gift; the amount or value of the gift; and the date on which the gift was received;

5. In the case of a loan, the annual interest rate and the security, if any, given for the loan and the term of the loan.

(C) Business Entity Income Disclosure. When income of a business entity, including income of a sole proprietorship, is required to be reported,⁶ the statement shall contain:

1. The name, address, and a general description of the business activity of the business entity;

2. The name of every person from whom the business entity received payments if the filer's pro rata share of gross receipts from such person was equal to or greater than \$10,000.

(D) Business Position Disclosure. When business positions are required to be reported, a designated employee shall list the name and address of each business entity in which the employee is a director, officer, partner, trustee, employee, or in which the employee holds any position of management, a description of the business activity in which the business entity is engaged, and the designated employee's position with the business entity.

(E) Acquisition or Disposal During Reporting Period. In the case of an annual or leaving office statement, if an investment or an interest in real property was partially or wholly acquired or disposed of during the period covered by the statement, the statement shall contain the date of acquisition or disposal.

(8) Section 8. Prohibition on Receipt of Honoraria.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept any honorarium from any source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (a), (b), and (c) of Section 89501 shall apply to the prohibitions in this section.

(D) This section shall not limit or prohibit payments, advances, or reimbursements for travel and related lodging and subsistence authorized by Section 89506.

(8.1) Section 8.1. Prohibition on Receipt of Gifts in Excess of \$520.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept gifts with a total value of more than \$520 in a calendar year from any single source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (e), (f), and (g) of Section 89503 shall apply to the prohibitions in this section.

(8.2) Section 8.2. Loans to Public Officials.

(A) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the elected officer holds office or over which the elected officer's agency has direction and control.

(B) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while he or she holds office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the public official holds office or over which the public official's agency has direction and control. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(C) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from

any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status.

(D) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while the official holds office, receive a personal loan from any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(E) This section shall not apply to the following:

1. Loans made to the campaign committee of an elected officer or candidate for elective office.
2. Loans made by a public official's spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such persons, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans from a person which, in the aggregate, do not exceed \$500 at any given time.
4. Loans made, or offered in writing, before January 1, 1998.

(8.3) Section 8.3. Loan Terms.

(A) Except as set forth in subdivision (B), no elected officer of a state or local government agency shall, from the date of the officer's election to office through the date the officer vacates office, receive a personal loan of \$500 or more, except when the loan is in writing and clearly states the terms of the loan, including the parties to the loan agreement, date of the loan, amount of the loan, term of the loan, date or dates when payments shall be due on the loan and the amount of the payments, and the rate of interest paid on the loan.

(B) This section shall not apply to the following types of loans:

1. Loans made to the campaign committee of the elected officer.
2. Loans made to the elected officer by his or her spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such person, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans made, or offered in writing, before January 1, 1998.

(C) Nothing in this section shall exempt any person from any other provision of Title 9 of the Government Code.

(8.4) Section 8.4. Personal Loans.

(A) Except as set forth in subdivision (B), a personal loan received by any designated employee shall become a gift to the designated employee for the purposes of this section in the following circumstances:

1. If the loan has a defined date or dates for repayment, when the statute of limitations for filing an action for default has expired.

2. If the loan has no defined date or dates for repayment, when one year has elapsed from the later of the following:

- a. The date the loan was made.
- b. The date the last payment of \$100 or more was made on the loan.
- c. The date upon which the debtor has made payments on the loan aggregating to less than \$250 during the previous 12 months.

(B) This section shall not apply to the following types of loans:

- 1. A loan made to the campaign committee of an elected officer or a candidate for elective office.
- 2. A loan that would otherwise not be a gift as defined in this title.
- 3. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor has taken reasonable action to collect the balance due.
- 4. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor, based on reasonable business considerations, has not undertaken collection action. Except in a criminal action, a creditor who claims that a loan is not a gift on the basis of this paragraph has the burden of proving that the decision for not taking collection action was based on reasonable business considerations.
- 5. A loan made to a debtor who has filed for bankruptcy and the loan is ultimately discharged in bankruptcy.

(C) Nothing in this section shall exempt any person from any other provisions of Title 9 of the Government Code.

(9) Section 9. Disqualification.

No designated employee shall make, participate in making, or in any way attempt to use the employee's official position to influence the making of any governmental decision which the employee knows or has reason to know will have a reasonably foreseeable material financial effect, distinguishable from its effect on the public generally, on the official or a member of the official's immediate family or on:

(A) Any business entity in which the designated employee has a direct or indirect investment worth \$2,000 or more;

(B) Any real property in which the designated employee has a direct or indirect interest worth \$2,000 or more;

(C) Any source of income, other than gifts and other than loans by a commercial lending institution in the regular course of business on terms available to the public without regard to official status, aggregating \$500 or more in value provided to, received by or promised to the designated employee within 12 months prior to the time when the decision is made;

(D) Any business entity in which the designated employee is a director, officer, partner, trustee, employee, or holds any position of management; or

(E) Any donor of, or any intermediary or agent for a donor of, a gift or gifts aggregating \$500 or more provided to, received by, or promised to the designated employee within 12 months prior to the time when the decision is made.

(9.3) Section 9.3. Legally Required Participation.

No designated employee shall be prevented from making or participating in the making of any decision to the extent the employee's participation is legally required for the decision to be made.

The fact that the vote of a designated employee who is on a voting body is needed to break a tie does not make the employees' participation legally required for purposes of this section.

(9.5) Section 9.5. Disqualification of State Officers and Employees.

In addition to the general disqualification provisions of section 9, no state administrative official shall make, participate in making, or use the official's position to influence any governmental decision directly relating to any contract where the state administrative official knows or has reason to know that any party to the contract is a person with whom the state administrative official, or any member of the official's immediate family has, within 12 months prior to the time when the official action is to be taken:

(A) Engaged in a business transaction or transactions on terms not available to members of the public, regarding any investment or interest in real property; or

(B) Engaged in a business transaction or transactions on terms not available to members of the public regarding the rendering of goods or services totaling in value \$1,000 or more.

(10) Section 10. Disclosure of Disqualifying Interest.

When a designated employee determines that the employee should not make a governmental decision because the employee has a disqualifying interest in it, the determination not to act may be accompanied by disclosure of the disqualifying interest.

(11) Section 11. Assistance of the Commission and Counsel.

Any designated employee who is unsure of the duties under this code may request assistance from the Fair Political Practices Commission pursuant to Section 83114 and Regulations 18329 and 18329.5 or from the attorney for the employee's agency, provided that nothing in this section requires the attorney for the agency to issue any formal or informal opinion.

(12) Section 12. Violations.

This code has the force and effect of law. Designated employees violating any provision of this code are subject to the administrative, criminal and civil sanctions provided in the Political Reform Act, Sections 81000-91014. In addition, a decision in relation to which a violation of the disqualification provisions of this code or of Section 87100 or 87450 has occurred may be set aside as void pursuant to Section 91003.

¹ Designated employees who are required to file statements of economic interests under any other agency's conflict of interest code, or under article 2 for a different jurisdiction, may expand their statement of economic interests to cover reportable interests in both jurisdictions, and file copies of this expanded statement with both entities in lieu of filing separate and distinct statements, provided that each copy of such expanded statement filed in place of an original is signed and verified by the designated employee as if it were an original. See Section 81004.

² See Section 81010 and Regulation 18115 for the duties of filing officers and persons in agencies who make and retain copies of statements and forward the originals to the filing officer.

³ For the purpose of disclosure only (not disqualification), an interest in real property does not include the principal residence of the filer.

⁴ Investments and interests in real property which have a fair market value of less than \$2,000 are not investments and interests in real property within the meaning of the Political Reform Act. However, investments or interests in real property of an individual include those held by the individual's spouse and dependent children as well as a pro rata share of any investment or interest in real property of any business entity or trust in which the individual, spouse and dependent children own, in the aggregate, a direct, indirect or beneficial interest of 10 percent or greater.

⁵ A designated employee's income includes the employee's community property interest in the income of the employee's spouse but does not include salary or reimbursement for expenses received from a state, local or federal government agency.

⁶ Income of a business entity is reportable if the direct, indirect or beneficial interest of the filer and the filer's spouse in the business entity aggregates a 10 percent or greater interest. In addition, the disclosure of persons who are clients or customers of a business entity is required only if the clients or customers are within one of the disclosure categories of the filer.

Note: Authority cited: Section 83112, Government Code. Reference: Sections 87103(e), 87300-87302, 89501, 89502 and 89503, Government Code.

HISTORY

1. New section filed 4-2-80 as an emergency; effective upon filing (Register 80, No. 14).
Certificate of Compliance included.
2. Editorial correction (Register 80, No. 29).
3. Amendment of subsection (b) filed 1-9-81; effective thirtieth day thereafter (Register 81, No. 2).
4. Amendment of subsection (b)(7)(B)1. filed 1-26-83; effective thirtieth day thereafter (Register 83, No. 5).
5. Amendment of subsection (b)(7)(A) filed 11-10-83; effective thirtieth day thereafter (Register 83, No. 46).
6. Amendment filed 4-13-87; operative 5-13-87 (Register 87, No. 16).
7. Amendment of subsection (b) filed 10-21-88; operative 11-20-88 (Register 88, No. 46).
8. Amendment of subsections (b)(8)(A) and (b)(8)(B) and numerous editorial changes filed 8-28-90; operative 9-27-90 (Reg. 90, No. 42).

9. Amendment of subsections (b)(3), (b)(8) and renumbering of following subsections and amendment of Note filed 8-7-92; operative 9-7-92 (Register 92, No. 32).
10. Amendment of subsection (b)(5.5) and new subsections (b)(5.5)(A)-(A)(2) filed 2-4-93; operative 2-4-93 (Register 93, No. 6).
11. Change without regulatory effect adopting Conflict of Interest Code for California Mental Health Planning Council filed 11-22-93 pursuant to title 1, section 100, California Code of Regulations (Register 93, No. 48). Approved by Fair Political Practices Commission 9-21-93.
12. Change without regulatory effect redesignating Conflict of Interest Code for California Mental Health Planning Council as chapter 62, section 55100 filed 1-4-94 pursuant to title 1, section 100, California Code of Regulations (Register 94, No. 1).
13. Editorial correction adding History 11 and 12 and deleting duplicate section number (Register 94, No. 17).
14. Amendment of subsection (b)(8), designation of subsection (b)(8)(A), new subsection (b)(8)(B), and amendment of subsections (b)(8.1)-(b)(8.1)(B), (b)(9)(E) and Note filed 3-14-95; operative 3-14-95 pursuant to Government Code section 11343.4(d) (Register 95, No. 11).
15. Editorial correction inserting inadvertently omitted language in footnote 4 (Register 96, No. 13).
16. Amendment of subsections (b)(8)(A)-(B) and (b)(8.1)(A), repealer of subsection (b)(8.1)(B), and amendment of subsection (b)(12) filed 10-23-96; operative 10-23-96 pursuant to Government Code section 11343.4(d) (Register 96, No. 43).
17. Amendment of subsections (b)(8.1) and (9)(E) filed 4-9-97; operative 4-9-97 pursuant to Government Code section 11343.4(d) (Register 97, No. 15).

18. Amendment of subsections (b)(7)(B)5., new subsections (b)(8.2)-(b)(8.4)(C) and amendment of Note filed 8-24-98; operative 8-24-98 pursuant to Government Code section 11343.4(d) (Register 98, No. 35).

19. Editorial correction of subsection (a) (Register 98, No. 47).

20. Amendment of subsections (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 5-11-99; operative 5-11-99 pursuant to Government Code section 11343.4(d) (Register 99, No. 20).

21. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-6-2000; operative 1-1-2001 pursuant to the 1974 version of Government Code section 11380.2 and Title 2, California Code of Regulations, section 18312(d) and (e) (Register 2000, No. 49).

22. Amendment of subsections (b)(3) and (b)(10) filed 1-10-2001; operative 2-1-2001.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 2).

23. Amendment of subsections (b)(7)(A)4., (b)(7)(B)1.-2., (b)(8.2)(E)3., (b)(9)(A)-(C) and footnote 4. filed 2-13-2001. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 7).

24. Amendment of subsections (b)(8.1)-(b)(8.1)(A) filed 1-16-2003; operative 1-1-2003.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District,

nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2003, No. 3).

25. Editorial correction of History 24 (Register 2003, No. 12).

26. Editorial correction removing extraneous phrase in subsection (b)(9.5)(B) (Register 2004, No. 33).

27. Amendment of subsections (b)(2)-(3), (b)(3)(C), (b)(6)(C), (b)(8.1)-(b)(8.1)(A), (b)(9)(E) and (b)(11)-(12) filed 1-4-2005; operative 1-1-2005 pursuant to Government Code section 11343.4 (Register 2005, No. 1).

28. Amendment of subsection (b)(7)(A)4. filed 10-11-2005; operative 11-10-2005 (Register 2005, No. 41).

29. Amendment of subsections (a), (b)(1), (b)(3), (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 12-18-2006; operative 1-1-2007. Submitted to OAL pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2006, No. 51).

30. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 10-31-2008; operative 11-30-2008. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2008, No. 44).

31. Amendment of section heading and section filed 11-15-2010; operative 12-15-2010. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of*

Administrative Law, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2010, No. 47).

32. Amendment of section heading and subsections (a)-(b)(1), (b)(3)-(4), (b)(5)(C), (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) and amendment of footnote 1 filed 1-8-2013; operative 2-7-2013.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2013, No. 2).

33. Amendment of subsections (b)(8.1)-(b)(8.1)(A), (b)(8.2)(E)3. and (b)(9)(E) filed 12-15-2014; operative 1-1-2015 pursuant to section 18312(e)(1)(A), title 2, California Code of Regulations.

Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2014, No. 51).

34. Redesignation of portions of subsection (b)(8)(A) as new subsections (b)(8)(B)-(D), amendment of subsections (b)(8.1)-(b)(8.1)(A), redesignation of portions of subsection (b)(8.1)(A) as new subsections (b)(8.1)(B)-(C) and amendment of subsection (b)(9)(E) filed 12-1-2016; operative 12-31-2016 pursuant to Cal. Code Regs. tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision,

April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2016, No. 49).

35. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-12-2018; operative 1-11-2019 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2018, No. 50).

36. Amendment of subsections (b)(8.1)-(8.1)(A) filed 12-23-2020; operative 1-1-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2020, No. 52).

37. Amendment of subsections (b)(3)(C), (b)(5)(C), (b)(5.5), (b)(5.5)(A)(2), (b)(7)(D), (b)(8)(A), (b)(8.1)(A), (b)(8.2)(A), (b)(8.2)(C)-(D), (b)(8.3)(A), (b)(9), (b)(9.3), (b)(9.5), (b)(10) and (b)(11) and footnote 5 filed 5-12-2021; operative 6-11-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974

Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2021, No. 20).

APPENDIX A

DESIGNATED OFFICERS AND EMPLOYEES**DISCLOSURE CATEGORY**

Members of the City Council ex officio as Director of the District	2
General Manager	2
District Legal Counsel	2
Chief Financial Officer/City Treasurer	2
Deputy Finance Director	1
City Clerk	1
General Assistant Manager	1
General Deputy Manager	1
Public Works Director/City Engineer	1
Human Resources Division Manager	1
Assistant District Legal Counsel	1
Deputy District Legal Counsel I	1
Capital Projects Division Manager	1
Engineering Division Manager	1
Assistant City Engineer	1
Parks and Community Services Director	1
Parks and Community Services Deputy Director	1
Special Districts Division Manager	1
Management Assistant (Special Districts)	1
Management Analyst (Special Districts)	1
Senior Management Analyst (Special Districts)	1
<u>Consultant:</u>	
(Person or entity under contract to the Community Services District who provides information, advice, recommendations or counsel to the District or who is subject to control or direction of the District)	1

DISCLOSURE CATEGORIES

General Provisions:

Designated officers and employees, including board and commission members, who are required to disclose financial interests pursuant to this Conflict of Interest Code, need not disclose any of the following financial interest in securities in their Form 700's:

- (a) Any financial interest in the form of ownership of a security, which is registered with the Securities and Exchange Commission of the United States Government.
- (b) Any financial interest that constitutes one-half (1/2) of one percent (1%) or less of the total ownership interest in the business entity represented by the security.
- (c) Any executory contract between the Community Services District and the business entity represented by the security that has a value of less than one thousand dollars (\$1,000) which is within the purview of the designated employee's board, commission, department or office.
- (d) The headquarters and the principal place of doing business of the business entity represented by the security which is located outside of the jurisdiction of the Community Services District.

Disclosure Categories:

- 1) Persons in this Disclosure Category shall disclose and report financial interests in all categories of the Statement of Economic Interest (Form 700) subject to the limitations listed above.
- 2) Persons in this Disclosure Category shall disclose and report investments, income, and interests in real property as required under Government Code §87200 and any other applicable conflict of interest code requiring the same or more extensive reportable interests.
- 3) All employees not specifically designated as Disclosure Category 1 or 2 are hereby deemed to be exempt from the requirement to file a Statement of Economic Interest.

RESOLUTION NO. HA 2022-XX

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE HOUSING AUTHORITY OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADOPTING AN AMENDED CONFLICT OF INTEREST CODE BY REFERENCE TO THE FAIR POLITICAL PRACTICES COMMISSION'S STANDARD MODEL CONFLICT OF INTEREST CODE

WHEREAS, the Political Reform Act, Government Code §81000, et seq., requires the Board of Directors of the Housing Authority of the City of Moreno Valley ("Housing Authority Board") to adopt and promulgate a Conflict of Interest Code; and

WHEREAS, the Conflict of Interest Code informs certain designated Housing Authority officials, employees, and consultants what financial interests they must disclose on their Statement of Economic Interests (Form 700); and

WHEREAS, the Political Reform Act requires the Housing Authority Board to review its Conflict of Interest Code biennially (e.g., every two years) to determine whether since the last Conflict of Interest Code was approved: 1) any substantial changes to the Housing Authority's organizational structure occurred; 2) any positions have been eliminated or re-named; 3) any new positions have been added; or 4) any substantial changes in duties or responsibilities for any positions have been made; and

WHEREAS, Fair Political Practices Commission ("FPPC") Regulation §18730, contains a Model Conflict of Interest Code, which may be adopted by the Housing Authority Board as the Housing Authority's Conflict of Interest Code; and

WHEREAS, the Housing Authority Board previously adopted by reference the Model Conflict of Interest Code promulgated by the FPPC as the Housing Authority's Conflict of Interest Code; and

WHEREAS, the City Clerk/Board Secretary recommends that the Housing Authority Board conduct the biennial review of the Housing Authority's Conflict of Interest Code and approve certain amendments that add certain new employee positions and eliminate certain employee positions that no longer exist.

NOW, THEREFORE, THE BOARD OF THE HOUSING AUTHORITY OF THE CITY OF MORENO VALLEY, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals.

That the Recitals set forth above are true and correct.

Section 2. Adoption of Housing Authority Conflict of Interest Code

Resolution No. 2022-XX
Date Adopted: September 20, 2022

That the Housing Authority Board hereby adopts, by reference, the Model Conflict of Interest Code promulgated by the Fair Political Practices Commission (FPPC) as set forth in Regulation 18730 of Title 2 of the California Code of Regulations (“FPPC Model Conflict of Interest Code”), subject to any subsequent amendments duly approved by the FPPC, as the Conflict of Interest Code for the Housing Authority (“Housing Authority Conflict of Interest Code”), as attached hereto as Exhibit A which includes Appendix A..

Section 3. Annual Statement of Economic Interests

That the designated officials, employees, and consultants of the Housing Authority set forth in Appendix A of the Housing Authority Conflict of Interest Code shall file Statements of Economic Interest with the City Clerk/Board Secretary, no later than April 1 of each calendar year, pursuant to the applicable provisions of the Political Reform Act, Fair Political Practices Commission Regulations and the Housing Authority Conflict of Interest Code attached hereto as Exhibit A.

Section 4. Severability.

That should any provision, section, paragraph, sentence or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences or words of the Resolution as hereby adopted shall remain in full force and effect.

Section 5. Repeal of Conflicting Provisions.

That all the provisions heretofore adopted by the Housing Authority Board that are in conflict with the provisions of this Resolution are hereby repealed.

Section 6. Effective Date.

That this Resolution shall take effect upon its adoption.

Section 7. Certification.

That the City Clerk/Board Secretary shall certify to the passage and adoption of this Resolution, enter the same in the book for original resolutions of the Housing Authority Board, and make a minute of passage and adoption thereof in the records of the proceedings of the Housing Authority Board, in the minutes of the meeting at which this Resolution is passed and adopted.

[The remainder of this page intentionally left blank.]

APPROVED AND ADOPTED this 20TH day of September, 2022.

Dr. Yxstian A. Gutierrez
Chair of Housing Authority Board

ATTEST:

Jane Halstead
Board Secretary

APPROVED AS TO FORM:

Steven B. Quintanilla
Interim Housing Authority General Counsel

Attachment: RESO NO. HA 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. HA 2022-XX
September 20, 2022

RESOLUTION JURAT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF MORENO VALLEY)

I, Jane Halstead, Secretary of the Board of Directors of the Housing Authority of the City of Moreno Valley, California, do hereby certify that Resolution HA No. 2022-XX was duly and regularly adopted by the Board of Directors of the Housing Authority of the City of Moreno Valley, California, at a regular meeting thereof held on the 20th day of September 2022 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

(Directors, Vice-Chair and Chair)

JANE HALSTEAD, BOARD SECRETARY

(Seal)

Resolution No. HA 2022-XX
September 20, 2022

EXHIBIT A
CITY OF MORENO VALLEY CONFLICT OF INTEREST CODE
ADOPTED SEPTEMBER 20, 2022

(Regulations of the Fair Political Practices Commission, Title 2, Division 6, California Code of Regulations)

§ 18730. Provisions of Conflict of Interest Codes.

(a) Incorporation by reference of the terms of this regulation along with the designation of employees and the formulation of disclosure categories in the Appendix referred to below constitute the adoption and promulgation of a conflict of interest code within the meaning of Section 87300 or the amendment of a conflict of interest code within the meaning of Section 87306 if the terms of this regulation are substituted for terms of a conflict of interest code already in effect. A code so amended or adopted and promulgated requires the reporting of reportable items in a manner substantially equivalent to the requirements of article 2 of chapter 7 of the Political Reform Act, Sections 81000, et seq. The requirements of a conflict of interest code are in addition to other requirements of the Political Reform Act, such as the general prohibition against conflicts of interest contained in Section 87100, and to other state or local laws pertaining to conflicts of interest.

(b) The terms of a conflict of interest code amended or adopted and promulgated pursuant to this regulation are as follows:

(1) Section 1. Definitions.

The definitions contained in the Political Reform Act of 1974, regulations of the Fair Political Practices Commission (Regulations 18110, et seq.), and any amendments to the Act or regulations, are incorporated by reference into this conflict of interest code.

(2) Section 2. Designated Employees.

Attachment: RESO NO. HA 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

The persons holding positions listed in the Appendix are designated employees. It has been determined that these persons make or participate in the making of decisions which may foreseeably have a material effect on economic interests.

(3) Section 3. Disclosure Categories.

This code does not establish any disclosure obligation for those designated employees who are also specified in Section 87200 if they are designated in this code in that same capacity or if the geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction in which those persons must report their economic interests pursuant to article 2 of chapter 7 of the Political Reform Act, Sections 87200, et seq.

In addition, this code does not establish any disclosure obligation for any designated employees who are designated in a conflict of interest code for another agency, if all of the following apply:

- (A) The geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction of the other agency;
- (B) The disclosure assigned in the code of the other agency is the same as that required under article 2 of chapter 7 of the Political Reform Act, Section 87200; and
- (C) The filing officer is the same for both agencies.¹

Such persons are covered by this code for disqualification purposes only. With respect to all other designated employees, the disclosure categories set forth in the Appendix specify which kinds of economic interests are reportable. Such a designated employee shall disclose in the employee's statement of economic interests those economic interests the employee has which are of the kind described in the disclosure categories to which the employee is assigned in the Appendix. It has been determined that the economic interests set forth in a designated employee's

disclosure categories are the kinds of economic interests which the employee foreseeably can affect materially through the conduct of the employee's office.

(4) Section 4. Statements of Economic Interests: Place of Filing.

The code reviewing body shall instruct all designated employees within its code to file statements of economic interests with the agency or with the code reviewing body, as provided by the code reviewing body in the agency's conflict of interest code.²

(5) Section 5. Statements of Economic Interests: Time of Filing.

(A) Initial Statements. All designated employees employed by the agency on the effective date of this code, as originally adopted, promulgated and approved by the code reviewing body, shall file statements within 30 days after the effective date of this code. Thereafter, each person already in a position when it is designated by an amendment to this code shall file an initial statement within 30 days after the effective date of the amendment.

(B) Assuming Office Statements. All persons assuming designated positions after the effective date of this code shall file statements within 30 days after assuming the designated positions, or if subject to State Senate confirmation, 30 days after being nominated or appointed.

(C) Annual Statements. All designated employees shall file statements no later than April 1. If a person reports for military service as defined in the Servicemember's Civil Relief Act, the deadline for the annual statement of economic interests is 30 days following the person's return to office, provided the person, or someone authorized to represent the person's interests, notifies the filing officer in writing prior to the applicable filing deadline that the person is subject to that federal statute and is unable to meet the applicable deadline, and provides the filing officer verification of the person's military status.

(D) Leaving Office Statements. All persons who leave designated positions shall file statements within 30 days after leaving office.

(5.5) Section 5.5. Statements for Persons Who Resign Prior to Assuming Office.

Any person who resigns within 12 months of initial appointment, or within 30 days of the date of notice provided by the filing officer to file an assuming office statement, is not deemed to have assumed office or left office, provided the person did not make or participate in the making of, or use the person's position to influence any decision and did not receive or become entitled to receive any form of payment as a result of the person's appointment. Such persons shall not file either an assuming or leaving office statement.

(A) Any person who resigns a position within 30 days of the date of a notice from the filing officer shall do both of the following:

(1) File a written resignation with the appointing power; and

(2) File a written statement with the filing officer declaring under penalty of perjury that during the period between appointment and resignation the person did not make, participate in the making, or use the position to influence any decision of the agency or receive, or become entitled to receive, any form of payment by virtue of being appointed to the position.

(6) Section 6. Contents of and Period Covered by Statements of Economic Interests.

(A) Contents of Initial Statements.

Initial statements shall disclose any reportable investments, interests in real property and business positions held on the effective date of the code and income received during the 12 months prior to the effective date of the code.

(B) Contents of Assuming Office Statements.

Assuming office statements shall disclose any reportable investments, interests in real property and business positions held on the date of assuming office or, if subject to State Senate confirmation or appointment, on the date of nomination, and income received during the 12 months prior to the date of assuming office or the date of being appointed or nominated, respectively.

(C) Contents of Annual Statements. Annual statements shall disclose any reportable investments, interests in real property, income and business positions held or received during the previous calendar year provided, however, that the period covered by an employee's first annual statement shall begin on the effective date of the code or the date of assuming office whichever is later, or for a board or commission member subject to Section 87302.6, the day after the closing date of the most recent statement filed by the member pursuant to Regulation 18754.

(D) Contents of Leaving Office Statements.

Leaving office statements shall disclose reportable investments, interests in real property, income and business positions held or received during the period between the closing date of the last statement filed and the date of leaving office.

(7) Section 7. Manner of Reporting.

Statements of economic interests shall be made on forms prescribed by the Fair Political Practices Commission and supplied by the agency, and shall contain the following information:

(A) Investment and Real Property Disclosure.

When an investment or an interest in real property³ is required to be reported,⁴ the statement shall contain the following:

1. A statement of the nature of the investment or interest;

2. The name of the business entity in which each investment is held, and a general description of the business activity in which the business entity is engaged;
3. The address or other precise location of the real property;
4. A statement whether the fair market value of the investment or interest in real property equals or exceeds \$2,000, exceeds \$10,000, exceeds \$100,000, or exceeds \$1,000,000.

(B) Personal Income Disclosure. When personal income is required to be reported,⁵ the statement shall contain:

1. The name and address of each source of income aggregating \$500 or more in value, or \$50 or more in value if the income was a gift, and a general description of the business activity, if any, of each source;

2. A statement whether the aggregate value of income from each source, or in the case of a loan, the highest amount owed to each source, was \$1,000 or less, greater than \$1,000, greater than \$10,000, or greater than \$100,000;

3. A description of the consideration, if any, for which the income was received;

4. In the case of a gift, the name, address and business activity of the donor and any intermediary through which the gift was made; a description of the gift; the amount or value of the gift; and the date on which the gift was received;

5. In the case of a loan, the annual interest rate and the security, if any, given for the loan and the term of the loan.

(C) Business Entity Income Disclosure. When income of a business entity, including income of a sole proprietorship, is required to be reported,⁶ the statement shall contain:

1. The name, address, and a general description of the business activity of the business entity;

2. The name of every person from whom the business entity received payments if the filer's pro rata share of gross receipts from such person was equal to or greater than \$10,000.

(D) Business Position Disclosure. When business positions are required to be reported, a designated employee shall list the name and address of each business entity in which the employee is a director, officer, partner, trustee, employee, or in which the employee holds any position of management, a description of the business activity in which the business entity is engaged, and the designated employee's position with the business entity.

(E) Acquisition or Disposal During Reporting Period. In the case of an annual or leaving office statement, if an investment or an interest in real property was partially or wholly acquired or disposed of during the period covered by the statement, the statement shall contain the date of acquisition or disposal.

(8) Section 8. Prohibition on Receipt of Honoraria.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept any honorarium from any source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (a), (b), and (c) of Section 89501 shall apply to the prohibitions in this section.

(D) This section shall not limit or prohibit payments, advances, or reimbursements for travel and related lodging and subsistence authorized by Section 89506.

(8.1) Section 8.1. Prohibition on Receipt of Gifts in Excess of \$520.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept gifts with a total value of more than \$520 in a calendar year from any single source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (e), (f), and (g) of Section 89503 shall apply to the prohibitions in this section.

(8.2) Section 8.2. Loans to Public Officials.

(A) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the elected officer holds office or over which the elected officer's agency has direction and control.

(B) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while he or she holds office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the public official holds office or over which the public official's agency has direction and control. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(C) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from

any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status.

(D) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while the official holds office, receive a personal loan from any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(E) This section shall not apply to the following:

1. Loans made to the campaign committee of an elected officer or candidate for elective office.
2. Loans made by a public official's spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such persons, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans from a person which, in the aggregate, do not exceed \$500 at any given time.

4. Loans made, or offered in writing, before January 1, 1998.

(8.3) Section 8.3. Loan Terms.

(A) Except as set forth in subdivision (B), no elected officer of a state or local government agency shall, from the date of the officer's election to office through the date the officer vacates office, receive a personal loan of \$500 or more, except when the loan is in writing and clearly states the terms of the loan, including the parties to the loan agreement, date of the loan, amount of the loan, term of the loan, date or dates when payments shall be due on the loan and the amount of the payments, and the rate of interest paid on the loan.

(B) This section shall not apply to the following types of loans:

1. Loans made to the campaign committee of the elected officer.

2. Loans made to the elected officer by his or her spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such person, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans made, or offered in writing, before January 1, 1998.

(C) Nothing in this section shall exempt any person from any other provision of Title 9 of the Government Code.

(8.4) Section 8.4. Personal Loans.

(A) Except as set forth in subdivision (B), a personal loan received by any designated employee shall become a gift to the designated employee for the purposes of this section in the following circumstances:

1. If the loan has a defined date or dates for repayment, when the statute of limitations for filing an action for default has expired.

2. If the loan has no defined date or dates for repayment, when one year has elapsed from the later of the following:

- a. The date the loan was made.
- b. The date the last payment of \$100 or more was made on the loan.
- c. The date upon which the debtor has made payments on the loan aggregating to less than \$250 during the previous 12 months.

(B) This section shall not apply to the following types of loans:

- 1. A loan made to the campaign committee of an elected officer or a candidate for elective office.
- 2. A loan that would otherwise not be a gift as defined in this title.
- 3. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor has taken reasonable action to collect the balance due.
- 4. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor, based on reasonable business considerations, has not undertaken collection action. Except in a criminal action, a creditor who claims that a loan is not a gift on the basis of this paragraph has the burden of proving that the decision for not taking collection action was based on reasonable business considerations.
- 5. A loan made to a debtor who has filed for bankruptcy and the loan is ultimately discharged in bankruptcy.

(C) Nothing in this section shall exempt any person from any other provisions of Title 9 of the Government Code.

(9) Section 9. Disqualification.

No designated employee shall make, participate in making, or in any way attempt to use the employee's official position to influence the making of any governmental decision which the employee knows or has reason to know will have a reasonably foreseeable material financial effect, distinguishable from its effect on the public generally, on the official or a member of the official's immediate family or on:

(A) Any business entity in which the designated employee has a direct or indirect investment worth \$2,000 or more;

(B) Any real property in which the designated employee has a direct or indirect interest worth \$2,000 or more;

(C) Any source of income, other than gifts and other than loans by a commercial lending institution in the regular course of business on terms available to the public without regard to official status, aggregating \$500 or more in value provided to, received by or promised to the designated employee within 12 months prior to the time when the decision is made;

(D) Any business entity in which the designated employee is a director, officer, partner, trustee, employee, or holds any position of management; or

(E) Any donor of, or any intermediary or agent for a donor of, a gift or gifts aggregating \$500 or more provided to, received by, or promised to the designated employee within 12 months prior to the time when the decision is made.

(9.3) Section 9.3. Legally Required Participation.

No designated employee shall be prevented from making or participating in the making of any decision to the extent the employee's participation is legally required for the decision to be made.

The fact that the vote of a designated employee who is on a voting body is needed to break a tie does not make the employees' participation legally required for purposes of this section.

(9.5) Section 9.5. Disqualification of State Officers and Employees.

In addition to the general disqualification provisions of section 9, no state administrative official shall make, participate in making, or use the official's position to influence any governmental decision directly relating to any contract where the state administrative official knows or has reason to know that any party to the contract is a person with whom the state administrative official, or any member of the official's immediate family has, within 12 months prior to the time when the official action is to be taken:

(A) Engaged in a business transaction or transactions on terms not available to members of the public, regarding any investment or interest in real property; or

(B) Engaged in a business transaction or transactions on terms not available to members of the public regarding the rendering of goods or services totaling in value \$1,000 or more.

(10) Section 10. Disclosure of Disqualifying Interest.

When a designated employee determines that the employee should not make a governmental decision because the employee has a disqualifying interest in it, the determination not to act may be accompanied by disclosure of the disqualifying interest.

(11) Section 11. Assistance of the Commission and Counsel.

Any designated employee who is unsure of the duties under this code may request assistance from the Fair Political Practices Commission pursuant to Section 83114 and Regulations 18329 and 18329.5 or from the attorney for the employee's agency, provided that nothing in this section requires the attorney for the agency to issue any formal or informal opinion.

(12) Section 12. Violations.

This code has the force and effect of law. Designated employees violating any provision of this code are subject to the administrative, criminal and civil sanctions provided in the Political Reform Act, Sections 81000-91014. In addition, a decision in relation to which a violation of the disqualification provisions of this code or of Section 87100 or 87450 has occurred may be set aside as void pursuant to Section 91003.

¹ Designated employees who are required to file statements of economic interests under any other agency's conflict of interest code, or under article 2 for a different jurisdiction, may expand their statement of economic interests to cover reportable interests in both jurisdictions, and file copies of this expanded statement with both entities in lieu of filing separate and distinct statements, provided that each copy of such expanded statement filed in place of an original is signed and verified by the designated employee as if it were an original. See Section 81004.

² See Section 81010 and Regulation 18115 for the duties of filing officers and persons in agencies who make and retain copies of statements and forward the originals to the filing officer.

³ For the purpose of disclosure only (not disqualification), an interest in real property does not include the principal residence of the filer.

⁴ Investments and interests in real property which have a fair market value of less than \$2,000 are not investments and interests in real property within the meaning of the Political Reform Act. However, investments or interests in real property of an individual include those held by the individual's spouse and dependent children as well as a pro rata share of any investment or interest in real property of any business entity or trust in which the individual, spouse and dependent children own, in the aggregate, a direct, indirect or beneficial interest of 10 percent or greater.

⁵ A designated employee's income includes the employee's community property interest in the income of the employee's spouse but does not include salary or reimbursement for expenses received from a state, local or federal government agency.

⁶ Income of a business entity is reportable if the direct, indirect or beneficial interest of the filer and the filer's spouse in the business entity aggregates a 10 percent or greater interest. In addition, the disclosure of persons who are clients or customers of a business entity is required only if the clients or customers are within one of the disclosure categories of the filer.

Note: Authority cited: Section 83112, Government Code. Reference: Sections 87103(e), 87300-87302, 89501, 89502 and 89503, Government Code.

HISTORY

1. New section filed 4-2-80 as an emergency; effective upon filing (Register 80, No. 14).
Certificate of Compliance included.
2. Editorial correction (Register 80, No. 29).
3. Amendment of subsection (b) filed 1-9-81; effective thirtieth day thereafter (Register 81, No. 2).
4. Amendment of subsection (b)(7)(B)1. filed 1-26-83; effective thirtieth day thereafter (Register 83, No. 5).
5. Amendment of subsection (b)(7)(A) filed 11-10-83; effective thirtieth day thereafter (Register 83, No. 46).
6. Amendment filed 4-13-87; operative 5-13-87 (Register 87, No. 16).
7. Amendment of subsection (b) filed 10-21-88; operative 11-20-88 (Register 88, No. 46).
8. Amendment of subsections (b)(8)(A) and (b)(8)(B) and numerous editorial changes filed 8-28-90; operative 9-27-90 (Reg. 90, No. 42).

9. Amendment of subsections (b)(3), (b)(8) and renumbering of following subsections and amendment of Note filed 8-7-92; operative 9-7-92 (Register 92, No. 32).
10. Amendment of subsection (b)(5.5) and new subsections (b)(5.5)(A)-(A)(2) filed 2-4-93; operative 2-4-93 (Register 93, No. 6).
11. Change without regulatory effect adopting Conflict of Interest Code for California Mental Health Planning Council filed 11-22-93 pursuant to title 1, section 100, California Code of Regulations (Register 93, No. 48). Approved by Fair Political Practices Commission 9-21-93.
12. Change without regulatory effect redesignating Conflict of Interest Code for California Mental Health Planning Council as chapter 62, section 55100 filed 1-4-94 pursuant to title 1, section 100, California Code of Regulations (Register 94, No. 1).
13. Editorial correction adding History 11 and 12 and deleting duplicate section number (Register 94, No. 17).
14. Amendment of subsection (b)(8), designation of subsection (b)(8)(A), new subsection (b)(8)(B), and amendment of subsections (b)(8.1)-(b)(8.1)(B), (b)(9)(E) and Note filed 3-14-95; operative 3-14-95 pursuant to Government Code section 11343.4(d) (Register 95, No. 11).
15. Editorial correction inserting inadvertently omitted language in footnote 4 (Register 96, No. 13).
16. Amendment of subsections (b)(8)(A)-(B) and (b)(8.1)(A), repealer of subsection (b)(8.1)(B), and amendment of subsection (b)(12) filed 10-23-96; operative 10-23-96 pursuant to Government Code section 11343.4(d) (Register 96, No. 43).
17. Amendment of subsections (b)(8.1) and (9)(E) filed 4-9-97; operative 4-9-97 pursuant to Government Code section 11343.4(d) (Register 97, No. 15).

18. Amendment of subsections (b)(7)(B)5., new subsections (b)(8.2)-(b)(8.4)(C) and amendment of Note filed 8-24-98; operative 8-24-98 pursuant to Government Code section 11343.4(d) (Register 98, No. 35).

19. Editorial correction of subsection (a) (Register 98, No. 47).

20. Amendment of subsections (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 5-11-99; operative 5-11-99 pursuant to Government Code section 11343.4(d) (Register 99, No. 20).

21. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-6-2000; operative 1-1-2001 pursuant to the 1974 version of Government Code section 11380.2 and Title 2, California Code of Regulations, section 18312(d) and (e) (Register 2000, No. 49).

22. Amendment of subsections (b)(3) and (b)(10) filed 1-10-2001; operative 2-1-2001.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 2).

23. Amendment of subsections (b)(7)(A)4., (b)(7)(B)1.-2., (b)(8.2)(E)3., (b)(9)(A)-(C) and footnote 4. filed 2-13-2001. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 7).

24. Amendment of subsections (b)(8.1)-(b)(8.1)(A) filed 1-16-2003; operative 1-1-2003.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District,

nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2003, No. 3).

25. Editorial correction of History 24 (Register 2003, No. 12).

26. Editorial correction removing extraneous phrase in subsection (b)(9.5)(B) (Register 2004, No. 33).

27. Amendment of subsections (b)(2)-(3), (b)(3)(C), (b)(6)(C), (b)(8.1)-(b)(8.1)(A), (b)(9)(E) and (b)(11)-(12) filed 1-4-2005; operative 1-1-2005 pursuant to Government Code section 11343.4 (Register 2005, No. 1).

28. Amendment of subsection (b)(7)(A)4. filed 10-11-2005; operative 11-10-2005 (Register 2005, No. 41).

29. Amendment of subsections (a), (b)(1), (b)(3), (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 12-18-2006; operative 1-1-2007. Submitted to OAL pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2006, No. 51).

30. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 10-31-2008; operative 11-30-2008. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2008, No. 44).

31. Amendment of section heading and section filed 11-15-2010; operative 12-15-2010. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of*

Administrative Law, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2010, No. 47).

32. Amendment of section heading and subsections (a)-(b)(1), (b)(3)-(4), (b)(5)(C), (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) and amendment of footnote 1 filed 1-8-2013; operative 2-7-2013.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2013, No. 2).

33. Amendment of subsections (b)(8.1)-(b)(8.1)(A), (b)(8.2)(E)3. and (b)(9)(E) filed 12-15-2014; operative 1-1-2015 pursuant to section 18312(e)(1)(A), title 2, California Code of Regulations.

Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2014, No. 51).

34. Redesignation of portions of subsection (b)(8)(A) as new subsections (b)(8)(B)-(D), amendment of subsections (b)(8.1)-(b)(8.1)(A), redesignation of portions of subsection (b)(8.1)(A) as new subsections (b)(8.1)(B)-(C) and amendment of subsection (b)(9)(E) filed 12-1-2016; operative 12-31-2016 pursuant to Cal. Code Regs. tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision,

April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2016, No. 49).

35. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-12-2018; operative 1-11-2019 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2018, No. 50).

36. Amendment of subsections (b)(8.1)-(8.1)(A) filed 12-23-2020; operative 1-1-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2020, No. 52).

37. Amendment of subsections (b)(3)(C), (b)(5)(C), (b)(5.5), (b)(5.5)(A)(2), (b)(7)(D), (b)(8)(A), (b)(8.1)(A), (b)(8.2)(A), (b)(8.2)(C)-(D), (b)(8.3)(A), (b)(9), (b)(9.3), (b)(9.5), (b)(10) and (b)(11) and footnote 5 filed 5-12-2021; operative 6-11-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974

Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2021, No. 20).

APPENDIX A

DESIGNATED OFFICERS AND EMPLOYEES

DISCLOSURE CATEGORY

Directors	2
Executive Director	2
Chief Financial Officer/City Treasurer	2
Deputy Finance Director	1
Housing Authority Legal Counsel	2
Housing Authority Board Secretary	1
Assistant Executive Director	1
Deputy Executive Director	1
Assistant Housing Authority Legal Counsel	1
Deputy Housing Authority Legal Counsel I	1
Community Development Director	1
Economic Development Director	1
Human Resources Division Manager	1
<u>Consultant:</u>	
(Person or entity under contract to the Housing Authority who provides information, advice, recommendations or counsel to the Housing Authority or who is subject to control or direction of the Housing Authority)	1

DISCLOSURE CATEGORIES

General Provisions:

Designated officers and employees, including board and commission members, who are required to disclose financial interests pursuant to this Conflict of Interest Code, need not disclose any of the following financial interest in securities in their Form 700's:

- (a) Any financial interest in the form of ownership of a security, which is

Resolution No. HA 2022-XX
September 20, 2022

registered with the Securities and Exchange Commission of the United States Government.

- (b) Any financial interest that constitutes one-half (1/2) of one percent (1%) or less of the total ownership interest in the business entity represented by the security.
- (c) Any executory contract between the Housing Authority and the business entity represented by the security that has a value of less than one thousand dollars (\$1,000) which is within the purview of the designated employee's board, commission, department or office.
- (d) The headquarters and the principal place of doing business of the business entity represented by the security which is located outside of the jurisdiction of the Housing Authority.

Disclosure Categories:

- 1) Persons in this Disclosure Category shall disclose and report financial interests in all categories of the Statement of Economic Interest (Form 700) subject to the limitations listed above.
- 2) Persons in this Disclosure Category shall disclose and report investments, income, and interests in real property as required under Government Code §87200 and any other applicable conflict of interest code requiring the same or more extensive reportable interests.
- 3) All employees not specifically designated as Disclosure Category 1 or 2 are hereby deemed to be exempt from the requirement to file a Statement of Economic Interest.

RESOLUTION NO. SA 2022-XX

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MORENO VALLEY AS THE SUCCESSOR AGENCY FOR THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADOPTING AN AMENDED CONFLICT OF INTEREST CODE BY REFERENCE TO THE FAIR POLITICAL PRACTICES COMMISSION'S STANDARD MODEL CONFLICT OF INTEREST CODE

WHEREAS, the Political Reform Act, Government Code §81000, et seq., requires the City Council of the City of Moreno Valley as Successor Agency for the Community Redevelopment Agency of the City of Moreno Valley, California, ("Successor Agency") to adopt and promulgate a Conflict of Interest Code; and

WHEREAS, the Conflict of Interest Code informs certain designated Successor Agency officials, employees, and consultants what financial interests they must disclose on their Statement of Economic Interests (Form 700); and

WHEREAS, the Political Reform Act requires the Successor Agency to review its Conflict of Interest Code biennially (e.g., every two years) to determine whether since the last Conflict of Interest Code was approved: 1) any substantial changes to the Successor Agency's organizational structure occurred; 2) any positions have been eliminated or re-named; 3) any new positions have been added; or 4) any substantial changes in duties or responsibilities for any positions have been made; and

WHEREAS, Fair Political Practices Commission ("FPPC") Regulation §18730, contains a Model Conflict of Interest Code, which may be adopted by the Successor Agency as the Successor Agency's Conflict of Interest Code; and

WHEREAS, the Successor Agency previously adopted by reference the Model Conflict of Interest Code promulgated by the FPPC as the Successor Agency's Conflict of Interest Code; and

WHEREAS, the City Clerk recommends that the Successor Agency conduct the biennial review of the Successor Agency's Conflict of Interest Code and approve certain amendments that add certain new employee positions and eliminate certain employee positions that no longer exist.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MORENO VALLEY AS THE SUCCESSOR AGENCY FOR THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF MORENO VALLEY, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals.

That the Recitals set forth above are true and correct.

Resolution No. 2022-XX
Date Adopted: September 20, 2022

Section 2. Adoption of Successor Agency Conflict of Interest Code

That the Successor Agency hereby adopts, by reference, the Model Conflict of Interest Code promulgated by the Fair Political Practices Commission (FPPC) as set forth in Regulation 18730 of Title 2 of the California Code of Regulations (“FPPC Model Conflict of Interest Code”), subject to any subsequent amendments duly approved by the FPPC, as the Conflict of Interest Code for the Successor Agency (“Successor Agency Conflict of Interest Code”), as attached hereto as Exhibit A which includes Appendix A..

Section 3. Annual Statement of Economic Interests

That the designated officials, employees, and consultants of the Successor Agency set forth in Appendix A of the Successor Agency Conflict of Interest Code shall file Statements of Economic Interest with the City Clerk, no later than April 1 of each calendar year, pursuant to the applicable provisions of the Political Reform Act, Fair Political Practices Commission Regulations and the Successor Agency Conflict of Interest Code attached hereto as Exhibit A.

Section 4. Severability.

That should any provision, section, paragraph, sentence or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences or words of the Resolution as hereby adopted shall remain in full force and effect.

Section 5. Repeal of Conflicting Provisions.

That all the provisions heretofore adopted by the Successor Agency that are in conflict with the provisions of this Resolution are hereby repealed.

Section 6. Effective Date.

That this Resolution shall take effect upon its adoption.

Section 7. Certification.

That the City Clerk shall certify to the passage and adoption of this Resolution, enter the same in the book for original resolutions of the Successor Agency, and make a minute of passage and adoption thereof in the records of the proceedings of the Successor Agency, in the minutes of the meeting at which this Resolution is passed and adopted.

APPROVED AND ADOPTED this 20TH day of September 2022.

Dr. Yxstian A. Gutierrez
Mayor

ATTEST:

Jane Halstead
City Clerk

APPROVED AS TO FORM:

Steven B. Quintanilla
Interim City Attorney

Attachment: RESO NO. SA 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Resolution No. SA 2022-XX
September 20, 2022

RESOLUTION JURAT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF MORENO VALLEY)

I, Jane Halstead, City Clerk of the City of Moreno Valley, California, do hereby certify that Resolution SA No. 2022-XX was duly and regularly adopted by the City Council of the City of Moreno Valley as the Successor Agency for the Community Redevelopment Agency of the City of Moreno Valley, California, at a regular meeting thereof held on the 20th day of September 2022 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

(Council Members, Mayor Pro Tem and Mayor)

JANE HALSTEAD, CITY CLERK

(Seal)

Resolution No. SA 2022-XX
September 20, 2022

EXHIBIT A
CITY OF MORENO VALLEY CONFLICT OF INTEREST CODE
ADOPTED SEPTEMBER 20, 2022

(Regulations of the Fair Political Practices Commission, Title 2, Division 6, California Code of Regulations)

§ 18730. Provisions of Conflict of Interest Codes.

(a) Incorporation by reference of the terms of this regulation along with the designation of employees and the formulation of disclosure categories in the Appendix referred to below constitute the adoption and promulgation of a conflict of interest code within the meaning of Section 87300 or the amendment of a conflict of interest code within the meaning of Section 87306 if the terms of this regulation are substituted for terms of a conflict of interest code already in effect. A code so amended or adopted and promulgated requires the reporting of reportable items in a manner substantially equivalent to the requirements of article 2 of chapter 7 of the Political Reform Act, Sections 81000, et seq. The requirements of a conflict of interest code are in addition to other requirements of the Political Reform Act, such as the general prohibition against conflicts of interest contained in Section 87100, and to other state or local laws pertaining to conflicts of interest.

(b) The terms of a conflict of interest code amended or adopted and promulgated pursuant to this regulation are as follows:

(1) Section 1. Definitions.

The definitions contained in the Political Reform Act of 1974, regulations of the Fair Political Practices Commission (Regulations 18110, et seq.), and any amendments to the Act or regulations, are incorporated by reference into this conflict of interest code.

(2) Section 2. Designated Employees.

Attachment: RESO NO. SA 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

The persons holding positions listed in the Appendix are designated employees. It has been determined that these persons make or participate in the making of decisions which may foreseeably have a material effect on economic interests.

(3) Section 3. Disclosure Categories.

This code does not establish any disclosure obligation for those designated employees who are also specified in Section 87200 if they are designated in this code in that same capacity or if the geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction in which those persons must report their economic interests pursuant to article 2 of chapter 7 of the Political Reform Act, Sections 87200, et seq.

In addition, this code does not establish any disclosure obligation for any designated employees who are designated in a conflict of interest code for another agency, if all of the following apply:

(A) The geographical jurisdiction of this agency is the same as or is wholly included within the jurisdiction of the other agency;

(B) The disclosure assigned in the code of the other agency is the same as that required under article 2 of chapter 7 of the Political Reform Act, Section 87200; and

(C) The filing officer is the same for both agencies.¹

Such persons are covered by this code for disqualification purposes only. With respect to all other designated employees, the disclosure categories set forth in the Appendix specify which kinds of economic interests are reportable. Such a designated employee shall disclose in the employee's statement of economic interests those economic interests the employee has which are of the kind described in the disclosure categories to which the employee is assigned in the Appendix. It has been determined that the economic interests set forth in a designated employee's

disclosure categories are the kinds of economic interests which the employee foreseeably can affect materially through the conduct of the employee's office.

(4) Section 4. Statements of Economic Interests: Place of Filing.

The code reviewing body shall instruct all designated employees within its code to file statements of economic interests with the agency or with the code reviewing body, as provided by the code reviewing body in the agency's conflict of interest code.²

(5) Section 5. Statements of Economic Interests: Time of Filing.

(A) Initial Statements. All designated employees employed by the agency on the effective date of this code, as originally adopted, promulgated and approved by the code reviewing body, shall file statements within 30 days after the effective date of this code. Thereafter, each person already in a position when it is designated by an amendment to this code shall file an initial statement within 30 days after the effective date of the amendment.

(B) Assuming Office Statements. All persons assuming designated positions after the effective date of this code shall file statements within 30 days after assuming the designated positions, or if subject to State Senate confirmation, 30 days after being nominated or appointed.

(C) Annual Statements. All designated employees shall file statements no later than April 1. If a person reports for military service as defined in the Servicemember's Civil Relief Act, the deadline for the annual statement of economic interests is 30 days following the person's return to office, provided the person, or someone authorized to represent the person's interests, notifies the filing officer in writing prior to the applicable filing deadline that the person is subject to that federal statute and is unable to meet the applicable deadline, and provides the filing officer verification of the person's military status.

(D) Leaving Office Statements. All persons who leave designated positions shall file statements within 30 days after leaving office.

(5.5) Section 5.5. Statements for Persons Who Resign Prior to Assuming Office.

Any person who resigns within 12 months of initial appointment, or within 30 days of the date of notice provided by the filing officer to file an assuming office statement, is not deemed to have assumed office or left office, provided the person did not make or participate in the making of, or use the person's position to influence any decision and did not receive or become entitled to receive any form of payment as a result of the person's appointment. Such persons shall not file either an assuming or leaving office statement.

(A) Any person who resigns a position within 30 days of the date of a notice from the filing officer shall do both of the following:

(1) File a written resignation with the appointing power; and

(2) File a written statement with the filing officer declaring under penalty of perjury that during the period between appointment and resignation the person did not make, participate in the making, or use the position to influence any decision of the agency or receive, or become entitled to receive, any form of payment by virtue of being appointed to the position.

(6) Section 6. Contents of and Period Covered by Statements of Economic Interests.

(A) Contents of Initial Statements.

Initial statements shall disclose any reportable investments, interests in real property and business positions held on the effective date of the code and income received during the 12 months prior to the effective date of the code.

(B) Contents of Assuming Office Statements.

Assuming office statements shall disclose any reportable investments, interests in real property and business positions held on the date of assuming office or, if subject to State Senate confirmation or appointment, on the date of nomination, and income received during the 12 months prior to the date of assuming office or the date of being appointed or nominated, respectively.

(C) Contents of Annual Statements. Annual statements shall disclose any reportable investments, interests in real property, income and business positions held or received during the previous calendar year provided, however, that the period covered by an employee's first annual statement shall begin on the effective date of the code or the date of assuming office whichever is later, or for a board or commission member subject to Section 87302.6, the day after the closing date of the most recent statement filed by the member pursuant to Regulation 18754.

(D) Contents of Leaving Office Statements.

Leaving office statements shall disclose reportable investments, interests in real property, income and business positions held or received during the period between the closing date of the last statement filed and the date of leaving office.

(7) Section 7. Manner of Reporting.

Statements of economic interests shall be made on forms prescribed by the Fair Political Practices Commission and supplied by the agency, and shall contain the following information:

(A) Investment and Real Property Disclosure.

When an investment or an interest in real property³ is required to be reported,⁴ the statement shall contain the following:

1. A statement of the nature of the investment or interest;

2. The name of the business entity in which each investment is held, and a general description of the business activity in which the business entity is engaged;

3. The address or other precise location of the real property;

4. A statement whether the fair market value of the investment or interest in real property equals or exceeds \$2,000, exceeds \$10,000, exceeds \$100,000, or exceeds \$1,000,000.

(B) Personal Income Disclosure. When personal income is required to be reported,⁵ the statement shall contain:

1. The name and address of each source of income aggregating \$500 or more in value, or \$50 or more in value if the income was a gift, and a general description of the business activity, if any, of each source;

2. A statement whether the aggregate value of income from each source, or in the case of a loan, the highest amount owed to each source, was \$1,000 or less, greater than \$1,000, greater than \$10,000, or greater than \$100,000;

3. A description of the consideration, if any, for which the income was received;

4. In the case of a gift, the name, address and business activity of the donor and any intermediary through which the gift was made; a description of the gift; the amount or value of the gift; and the date on which the gift was received;

5. In the case of a loan, the annual interest rate and the security, if any, given for the loan and the term of the loan.

(C) Business Entity Income Disclosure. When income of a business entity, including income of a sole proprietorship, is required to be reported,⁶ the statement shall contain:

1. The name, address, and a general description of the business activity of the business entity;

2. The name of every person from whom the business entity received payments if the filer's pro rata share of gross receipts from such person was equal to or greater than \$10,000.

(D) Business Position Disclosure. When business positions are required to be reported, a designated employee shall list the name and address of each business entity in which the employee is a director, officer, partner, trustee, employee, or in which the employee holds any position of management, a description of the business activity in which the business entity is engaged, and the designated employee's position with the business entity.

(E) Acquisition or Disposal During Reporting Period. In the case of an annual or leaving office statement, if an investment or an interest in real property was partially or wholly acquired or disposed of during the period covered by the statement, the statement shall contain the date of acquisition or disposal.

(8) Section 8. Prohibition on Receipt of Honoraria.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept any honorarium from any source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (a), (b), and (c) of Section 89501 shall apply to the prohibitions in this section.

(D) This section shall not limit or prohibit payments, advances, or reimbursements for travel and related lodging and subsistence authorized by Section 89506.

(8.1) Section 8.1. Prohibition on Receipt of Gifts in Excess of \$520.

(A) No member of a state board or commission, and no designated employee of a state or local government agency, shall accept gifts with a total value of more than \$520 in a calendar year from any single source, if the member or employee would be required to report the receipt of income or gifts from that source on the member's or employee's statement of economic interests.

(B) This section shall not apply to any part-time member of the governing board of any public institution of higher education, unless the member is also an elected official.

(C) Subdivisions (e), (f), and (g) of Section 89503 shall apply to the prohibitions in this section.

(8.2) Section 8.2. Loans to Public Officials.

(A) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the elected officer holds office or over which the elected officer's agency has direction and control.

(B) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while he or she holds office, receive a personal loan from any officer, employee, member, or consultant of the state or local government agency in which the public official holds office or over which the public official's agency has direction and control. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(C) No elected officer of a state or local government agency shall, from the date of the election to office through the date that the officer vacates office, receive a personal loan from

any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status.

(D) No public official who is exempt from the state civil service system pursuant to subdivisions (c), (d), (e), (f), and (g) of Section 4 of Article VII of the Constitution shall, while the official holds office, receive a personal loan from any person who has a contract with the state or local government agency to which that elected officer has been elected or over which that elected officer's agency has direction and control. This subdivision shall not apply to loans made by banks or other financial institutions or to any indebtedness created as part of a retail installment or credit card transaction, if the loan is made or the indebtedness created in the lender's regular course of business on terms available to members of the public without regard to the elected officer's official status. This subdivision shall not apply to loans made to a public official whose duties are solely secretarial, clerical, or manual.

(E) This section shall not apply to the following:

1. Loans made to the campaign committee of an elected officer or candidate for elective office.
2. Loans made by a public official's spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such persons, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans from a person which, in the aggregate, do not exceed \$500 at any given time.
4. Loans made, or offered in writing, before January 1, 1998.

(8.3) Section 8.3. Loan Terms.

(A) Except as set forth in subdivision (B), no elected officer of a state or local government agency shall, from the date of the officer's election to office through the date the officer vacates office, receive a personal loan of \$500 or more, except when the loan is in writing and clearly states the terms of the loan, including the parties to the loan agreement, date of the loan, amount of the loan, term of the loan, date or dates when payments shall be due on the loan and the amount of the payments, and the rate of interest paid on the loan.

(B) This section shall not apply to the following types of loans:

1. Loans made to the campaign committee of the elected officer.
2. Loans made to the elected officer by his or her spouse, child, parent, grandparent, grandchild, brother, sister, parent-in-law, brother-in-law, sister-in-law, nephew, niece, aunt, uncle, or first cousin, or the spouse of any such person, provided that the person making the loan is not acting as an agent or intermediary for any person not otherwise exempted under this section.

3. Loans made, or offered in writing, before January 1, 1998.

(C) Nothing in this section shall exempt any person from any other provision of Title 9 of the Government Code.

(8.4) Section 8.4. Personal Loans.

(A) Except as set forth in subdivision (B), a personal loan received by any designated employee shall become a gift to the designated employee for the purposes of this section in the following circumstances:

1. If the loan has a defined date or dates for repayment, when the statute of limitations for filing an action for default has expired.

2. If the loan has no defined date or dates for repayment, when one year has elapsed from the later of the following:

- a. The date the loan was made.
- b. The date the last payment of \$100 or more was made on the loan.
- c. The date upon which the debtor has made payments on the loan aggregating to less than \$250 during the previous 12 months.

(B) This section shall not apply to the following types of loans:

- 1. A loan made to the campaign committee of an elected officer or a candidate for elective office.
- 2. A loan that would otherwise not be a gift as defined in this title.
- 3. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor has taken reasonable action to collect the balance due.
- 4. A loan that would otherwise be a gift as set forth under subdivision (A), but on which the creditor, based on reasonable business considerations, has not undertaken collection action. Except in a criminal action, a creditor who claims that a loan is not a gift on the basis of this paragraph has the burden of proving that the decision for not taking collection action was based on reasonable business considerations.
- 5. A loan made to a debtor who has filed for bankruptcy and the loan is ultimately discharged in bankruptcy.

(C) Nothing in this section shall exempt any person from any other provisions of Title 9 of the Government Code.

(9) Section 9. Disqualification.

No designated employee shall make, participate in making, or in any way attempt to use the employee's official position to influence the making of any governmental decision which the employee knows or has reason to know will have a reasonably foreseeable material financial effect, distinguishable from its effect on the public generally, on the official or a member of the official's immediate family or on:

(A) Any business entity in which the designated employee has a direct or indirect investment worth \$2,000 or more;

(B) Any real property in which the designated employee has a direct or indirect interest worth \$2,000 or more;

(C) Any source of income, other than gifts and other than loans by a commercial lending institution in the regular course of business on terms available to the public without regard to official status, aggregating \$500 or more in value provided to, received by or promised to the designated employee within 12 months prior to the time when the decision is made;

(D) Any business entity in which the designated employee is a director, officer, partner, trustee, employee, or holds any position of management; or

(E) Any donor of, or any intermediary or agent for a donor of, a gift or gifts aggregating \$500 or more provided to, received by, or promised to the designated employee within 12 months prior to the time when the decision is made.

(9.3) Section 9.3. Legally Required Participation.

No designated employee shall be prevented from making or participating in the making of any decision to the extent the employee's participation is legally required for the decision to be made.

The fact that the vote of a designated employee who is on a voting body is needed to break a tie does not make the employees' participation legally required for purposes of this section.

(9.5) Section 9.5. Disqualification of State Officers and Employees.

In addition to the general disqualification provisions of section 9, no state administrative official shall make, participate in making, or use the official's position to influence any governmental decision directly relating to any contract where the state administrative official knows or has reason to know that any party to the contract is a person with whom the state administrative official, or any member of the official's immediate family has, within 12 months prior to the time when the official action is to be taken:

(A) Engaged in a business transaction or transactions on terms not available to members of the public, regarding any investment or interest in real property; or

(B) Engaged in a business transaction or transactions on terms not available to members of the public regarding the rendering of goods or services totaling in value \$1,000 or more.

(10) Section 10. Disclosure of Disqualifying Interest.

When a designated employee determines that the employee should not make a governmental decision because the employee has a disqualifying interest in it, the determination not to act may be accompanied by disclosure of the disqualifying interest.

(11) Section 11. Assistance of the Commission and Counsel.

Any designated employee who is unsure of the duties under this code may request assistance from the Fair Political Practices Commission pursuant to Section 83114 and Regulations 18329 and 18329.5 or from the attorney for the employee's agency, provided that nothing in this section requires the attorney for the agency to issue any formal or informal opinion.

(12) Section 12. Violations.

This code has the force and effect of law. Designated employees violating any provision of this code are subject to the administrative, criminal and civil sanctions provided in the Political Reform Act, Sections 81000-91014. In addition, a decision in relation to which a violation of the disqualification provisions of this code or of Section 87100 or 87450 has occurred may be set aside as void pursuant to Section 91003.

¹ Designated employees who are required to file statements of economic interests under any other agency's conflict of interest code, or under article 2 for a different jurisdiction, may expand their statement of economic interests to cover reportable interests in both jurisdictions, and file copies of this expanded statement with both entities in lieu of filing separate and distinct statements, provided that each copy of such expanded statement filed in place of an original is signed and verified by the designated employee as if it were an original. See Section 81004.

² See Section 81010 and Regulation 18115 for the duties of filing officers and persons in agencies who make and retain copies of statements and forward the originals to the filing officer.

³ For the purpose of disclosure only (not disqualification), an interest in real property does not include the principal residence of the filer.

⁴ Investments and interests in real property which have a fair market value of less than \$2,000 are not investments and interests in real property within the meaning of the Political Reform Act. However, investments or interests in real property of an individual include those held by the individual's spouse and dependent children as well as a pro rata share of any investment or interest in real property of any business entity or trust in which the individual, spouse and dependent children own, in the aggregate, a direct, indirect or beneficial interest of 10 percent or greater.

⁵ A designated employee's income includes the employee's community property interest in the income of the employee's spouse but does not include salary or reimbursement for expenses received from a state, local or federal government agency.

⁶ Income of a business entity is reportable if the direct, indirect or beneficial interest of the filer and the filer's spouse in the business entity aggregates a 10 percent or greater interest. In addition, the disclosure of persons who are clients or customers of a business entity is required only if the clients or customers are within one of the disclosure categories of the filer.

Note: Authority cited: Section 83112, Government Code. Reference: Sections 87103(e), 87300-87302, 89501, 89502 and 89503, Government Code.

HISTORY

1. New section filed 4-2-80 as an emergency; effective upon filing (Register 80, No. 14).
Certificate of Compliance included.
2. Editorial correction (Register 80, No. 29).
3. Amendment of subsection (b) filed 1-9-81; effective thirtieth day thereafter (Register 81, No. 2).
4. Amendment of subsection (b)(7)(B)1. filed 1-26-83; effective thirtieth day thereafter (Register 83, No. 5).
5. Amendment of subsection (b)(7)(A) filed 11-10-83; effective thirtieth day thereafter (Register 83, No. 46).
6. Amendment filed 4-13-87; operative 5-13-87 (Register 87, No. 16).
7. Amendment of subsection (b) filed 10-21-88; operative 11-20-88 (Register 88, No. 46).
8. Amendment of subsections (b)(8)(A) and (b)(8)(B) and numerous editorial changes filed 8-28-90; operative 9-27-90 (Reg. 90, No. 42).

9. Amendment of subsections (b)(3), (b)(8) and renumbering of following subsections and amendment of Note filed 8-7-92; operative 9-7-92 (Register 92, No. 32).
10. Amendment of subsection (b)(5.5) and new subsections (b)(5.5)(A)-(A)(2) filed 2-4-93; operative 2-4-93 (Register 93, No. 6).
11. Change without regulatory effect adopting Conflict of Interest Code for California Mental Health Planning Council filed 11-22-93 pursuant to title 1, section 100, California Code of Regulations (Register 93, No. 48). Approved by Fair Political Practices Commission 9-21-93.
12. Change without regulatory effect redesignating Conflict of Interest Code for California Mental Health Planning Council as chapter 62, section 55100 filed 1-4-94 pursuant to title 1, section 100, California Code of Regulations (Register 94, No. 1).
13. Editorial correction adding History 11 and 12 and deleting duplicate section number (Register 94, No. 17).
14. Amendment of subsection (b)(8), designation of subsection (b)(8)(A), new subsection (b)(8)(B), and amendment of subsections (b)(8.1)-(b)(8.1)(B), (b)(9)(E) and Note filed 3-14-95; operative 3-14-95 pursuant to Government Code section 11343.4(d) (Register 95, No. 11).
15. Editorial correction inserting inadvertently omitted language in footnote 4 (Register 96, No. 13).
16. Amendment of subsections (b)(8)(A)-(B) and (b)(8.1)(A), repealer of subsection (b)(8.1)(B), and amendment of subsection (b)(12) filed 10-23-96; operative 10-23-96 pursuant to Government Code section 11343.4(d) (Register 96, No. 43).
17. Amendment of subsections (b)(8.1) and (9)(E) filed 4-9-97; operative 4-9-97 pursuant to Government Code section 11343.4(d) (Register 97, No. 15).

18. Amendment of subsections (b)(7)(B)5., new subsections (b)(8.2)-(b)(8.4)(C) and amendment of Note filed 8-24-98; operative 8-24-98 pursuant to Government Code section 11343.4(d) (Register 98, No. 35).

19. Editorial correction of subsection (a) (Register 98, No. 47).

20. Amendment of subsections (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 5-11-99; operative 5-11-99 pursuant to Government Code section 11343.4(d) (Register 99, No. 20).

21. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-6-2000; operative 1-1-2001 pursuant to the 1974 version of Government Code section 11380.2 and Title 2, California Code of Regulations, section 18312(d) and (e) (Register 2000, No. 49).

22. Amendment of subsections (b)(3) and (b)(10) filed 1-10-2001; operative 2-1-2001.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 2).

23. Amendment of subsections (b)(7)(A)4., (b)(7)(B)1.-2., (b)(8.2)(E)3., (b)(9)(A)-(C) and footnote 4. filed 2-13-2001. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2001, No. 7).

24. Amendment of subsections (b)(8.1)-(b)(8.1)(A) filed 1-16-2003; operative 1-1-2003.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District,

nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2003, No. 3).

25. Editorial correction of History 24 (Register 2003, No. 12).

26. Editorial correction removing extraneous phrase in subsection (b)(9.5)(B) (Register 2004, No. 33).

27. Amendment of subsections (b)(2)-(3), (b)(3)(C), (b)(6)(C), (b)(8.1)-(b)(8.1)(A), (b)(9)(E) and (b)(11)-(12) filed 1-4-2005; operative 1-1-2005 pursuant to Government Code section 11343.4 (Register 2005, No. 1).

28. Amendment of subsection (b)(7)(A)4. filed 10-11-2005; operative 11-10-2005 (Register 2005, No. 41).

29. Amendment of subsections (a), (b)(1), (b)(3), (b)(8.1), (b)(8.1)(A) and (b)(9)(E) filed 12-18-2006; operative 1-1-2007. Submitted to OAL pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2006, No. 51).

30. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 10-31-2008; operative 11-30-2008. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2008, No. 44).

31. Amendment of section heading and section filed 11-15-2010; operative 12-15-2010. Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of*

Administrative Law, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2010, No. 47).

32. Amendment of section heading and subsections (a)-(b)(1), (b)(3)-(4), (b)(5)(C), (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) and amendment of footnote 1 filed 1-8-2013; operative 2-7-2013.

Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2013, No. 2).

33. Amendment of subsections (b)(8.1)-(b)(8.1)(A), (b)(8.2)(E)3. and (b)(9)(E) filed 12-15-2014; operative 1-1-2015 pursuant to section 18312(e)(1)(A), title 2, California Code of Regulations.

Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements) (Register 2014, No. 51).

34. Redesignation of portions of subsection (b)(8)(A) as new subsections (b)(8)(B)-(D), amendment of subsections (b)(8.1)-(b)(8.1)(A), redesignation of portions of subsection (b)(8.1)(A) as new subsections (b)(8.1)(B)-(C) and amendment of subsection (b)(9)(E) filed 12-1-2016; operative 12-31-2016 pursuant to Cal. Code Regs. tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision,

April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2016, No. 49).

35. Amendment of subsections (b)(8.1)-(b)(8.1)(A) and (b)(9)(E) filed 12-12-2018; operative 1-11-2019 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing and printing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2018, No. 50).

36. Amendment of subsections (b)(8.1)-(8.1)(A) filed 12-23-2020; operative 1-1-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974 Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2020, No. 52).

37. Amendment of subsections (b)(3)(C), (b)(5)(C), (b)(5.5), (b)(5.5)(A)(2), (b)(7)(D), (b)(8)(A), (b)(8.1)(A), (b)(8.2)(A), (b)(8.2)(C)-(D), (b)(8.3)(A), (b)(9), (b)(9.3), (b)(9.5), (b)(10) and (b)(11) and footnote 5 filed 5-12-2021; operative 6-11-2021 pursuant to Cal. Code Regs., tit. 2, section 18312(e). Submitted to OAL for filing pursuant to *Fair Political Practices Commission v. Office of Administrative Law*, 3 Civil C010924, California Court of Appeal, Third Appellate District, nonpublished decision, April 27, 1992 (FPPC regulations only subject to 1974

Administrative Procedure Act rulemaking requirements and not subject to procedural or substantive review by OAL) (Register 2021, No. 20).

APPENDIX A

**CITY AS SUCCESSOR AGENCY FOR THE COMMUNITY REDEVELOPMENT
AGENCY OF THE CITY OF MORENO VALLEY**

DESIGNATED OFFICERS AND EMPLOYEES **DISCLOSURE CATEGORY**

CITY AS SUCCESSOR AGENCY:

Members of the City Council	2
City Manager	2
Deputy City Manager	1
City Attorney	2
Assistant City Manager	1
Assistant City Attorney	1
Deputy City Attorney I	1
Chief Financial Officer/City Treasurer	2
Deputy Finance Director	1
City Clerk	1
Community Development Director	1
Building Official	1

Attachment: RESO NO. SA 2022-XX [Revision 1] (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR CITY,

Consultant:

(Person or entity under contract to the City as Successor Agency who provides information, advice, recommendations or counsel to the Successor Agency or who is subject to control or direction of the Successor Agency)

1

DISCLOSURE CATEGORIES**General Provisions:**

Designated officers and employees, including board and commission members, who are required to disclose financial interests pursuant to this Conflict of Interest Code, need not disclose any of the following financial interest in securities in their Form 700's:

- (a) Any financial interest in the form of ownership of a security, which is registered with the Securities and Exchange Commission of the United States Government.
- (b) Any financial interest that constitutes one-half (1/2) of one percent (1%) or less of the total ownership interest in the business entity represented by the security.
- (c) Any executory contract between the Successor Agency and the business entity represented by the security that has a value of less than one thousand dollars (\$1,000) which is within the purview of the designated employee's board, commission, department or office.
- (d) The headquarters and the principal place of doing business of the business entity represented by the security which is located outside of the jurisdiction of the Successor Agency.

Disclosure Categories:

- 1) Persons in this Disclosure Category shall disclose and report financial interests in all categories of the Statement of Economic Interest (Form 700) subject to the limitations listed above.
- 2) Persons in this Disclosure Category shall disclose and report investments, income, and interests in real property as required under Government Code §87200 and any other applicable conflict of interest code requiring the same or more extensive reportable interests.
- 3) All employees not specifically designated as Disclosure Category 1 or 2 are hereby deemed to be exempt from the requirement to file a Statement of Economic Interest.

Resolution No. SA 2022-XX
September 20, 2022

Resolution No. 2020-XX²
Date Adopted: September 20, 2022

DESIGNATED OFFICERS AND EMPLOYEES

DISCLOSURE CATEGORY

Human Resources:

Human Resources Division Manager	1
Senior Human Resources Analyst	1
Human Resources Analyst	1
Management Analyst	1

Community Development Department:

Community Development Director	1
Management Analyst	1
Sr. Management Analyst	1

Animal Services Division:

Animal Services Division Manager	1
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Building & Safety Division:

Building Official	1
Building & Safety Supervisor	1
Building Inspector II	1

Code & Neighborhood Services Division:

Code & Neighborhood Services Division Manager	1
Senior Code Compliance Officer	1
Code Compliance Officer II	1
Code Compliance Officer I	1
Community Enhancement Supervisor	1
Senior Community Enhancement Officer	1
Community Enhancement II	1
Community Enhancement Officer I	1
Senior Parking Control Officer	1
Parking Control Officer	1

Planning Division

Planning Official	1
Senior Planner	1
Associate Planner	1
Management Analyst	1

Economic Development Department:

Attachment: 2022 Appendix A_(Redlined Version)_ Revision (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR

Economic Development Director	1	
Economic Development Manager	1	
Project Manager	1	
Management Analyst	1	
<u>DESIGNATED OFFICERS AND EMPLOYEES</u>		<u>DISCLOSURE CATEGORY</u>

Management Assistant	1	
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Financial & Management Services Department:

Chief Financial Officer/City Treasurer	2	
Deputy Finance Director	1	
Financial Operations Division Manager	1	
Sr. Management Analyst	1	
Treasury Operations Division Manager	1	
Financial Resources Division Manager	1	
Public Safety Contracts Administrator	1	
Management Analyst	1	
Management Assistant	1	
Principal Accountant	1	

Purchasing & Sustainability Division

Purchasing & Sustainability Division Manager	1	
Management Analyst	1	

Electric Utility

Electric Utility Division Manager	1	
Electric Utility Program Coordinator	1	
Electric Utility Assistant Manager	1	
Chief Electric Engineer	1	
Senior Engineer, P.E.	1	
Financial Analyst	1	
Management Analyst	1	
Construction Inspector	1	

Facilities Maintenance

Fleet & Facilities Maintenance Supervisor	1	
Management Analyst	1	

Fire Department:

Emergency Management Program Manager	1	
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Parks & Community Services Department:

<u>Parks & Landscape Services Superintendent</u>	<u>1</u>
Parks & Community Services Director	1
Parks & Community Services Deputy Director	1
Parks Project Coordinator	1
Parks Maintenance Supervisor	1
<u>Landscape Services Supervisor</u>	<u>1</u>
Community Services Supervisor	1
Community Services Coordinator	1
Community Services Superintendent	1
Management Analyst	1
Senior Management Analyst	1
Management Assistant	1
Banquet Facility Representative	1

Public Works Department:

Public Works Director/City Engineer	1
Capital Projects Division Manager	1
Senior Engineer, P.E.	1
Transportation Division Manager/City Traffic Engineer	1
Associate Engineer	1
Senior Engineering Technician	1
Engineering Technician II	1
Senior Construction Inspector	1
Construction Inspector	1
Maintenance & Operations Division Manager	1
Street Maintenance Supervisor	1
Senior Management Analyst	1
Management Analyst	1
Management Assistant	1

Land Development Division

Engineering Division Manager/Assistant City Engineer	1
Senior Engineer, P.E.	1
Associate Engineer	1
Construction Inspector Supervisor	1
Senior Construction Inspector	1
Construction Inspector	1
Contract Construction Inspector	1
Management Analyst	1

Special Districts Division

Attachment: 2022 Appendix A_(Redlined Version)_ Revision (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR

Special Districts Division Manager	1
Senior Management Analyst	1
Management Analyst	1
Management Assistant	1

Landscape Services

Landscape Services Supervisor	1
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Consultant:

(Person or entity under contract to the City who provides information, advice, recommendations or counsel to the City or who is subject to control or direction of the City)	1
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Attachment: 2022 Appendix A_(Redlined Version)_ Revision (5896 : BIENNIAL REVIEW OF THE CITY'S CONFLICT OF INTEREST CODES FOR

APPENDIX B

DISCLOSURE CATEGORIES

General Provisions:

Designated officers and employees, including board and commission members, who are required to disclose financial interests pursuant to conflict of interest codes approved by the City Council, need not disclose any financial interest to which all of the following conditions attach at the time of filing a required financial disclosure statement and which were true during all of any period of time covered by such statement:

- (a) The interest is in the form of ownership of a security, which is registered with the Securities and Exchange Commission of the United States Government.
- (b) The interest constitutes one-half (1/2) of one percent (1%) or less of the total ownership interest in the business entity represented by the security.
- (c) There is no executory contract with a value greater than one thousand dollars (\$1,000) and which is within the purview of designated employee's board, commission, department or office, between the City and the business entity represented by the security.
- (d) The headquarters and the principal place of doing business of the business entity represented by the security are outside of the jurisdiction of the City.

Disclosure Categories:

1. Must report financial interests in all categories of the Statement of Economic Interest subject to the limitations listed above.
2. Persons in this category are already required to disclose and report investments, income, and interests in real property under §87200 and following of the Government Code or pursuant to requirements of another conflict of interest code requiring the same or more extensive reportable interests. Therefore, no other or additional disclosure requirements are imposed by this Code and such persons are included herein only for disqualification purposes.
3. All employees not specifically designated as category 1 or 2 are hereby deemed to be exempt from the requirement to file a statement of economic interest.



Report to City Council

TO: Mayor and City Council

FROM: Jane Halstead, CMC, City Clerk

AGENDA DATE: September 20, 2022

TITLE: MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS

RECOMMENDED ACTION

Recommendation:

1. Receive and confirm the slate of Mayoral appointments as follows:

PARKS, COMMUNITY SERVICES AND TRAILS COMMITTEE

<u>Name</u>	<u>Position</u>	<u>Term</u>
Omar Gonzalez	Member	Ending 06/30/24
Francisco Lopez	Member	Ending 06/30/24

SENIOR CITIZENS' BOARD

<u>Name</u>	<u>Position</u>	<u>Term</u>
Oscar Alvarez	Member	Ending 06/30/24

UTILITIES COMMISSION

<u>Name</u>	<u>Position</u>	<u>Term</u>
Stephen Lafond *	Member	Ending 06/30/25

* Pending successful completion of a background check

CITY COUNCIL GOALS

Advocacy. Develop cooperative intergovernmental relationships and be a forceful advocate of City policies, objectives, and goals to appropriate external governments, agencies and corporations.

CITY COUNCIL STRATEGIC PRIORITIES

- 1. Economic Development
- 2. Public Safety
- 3. Library
- 4. Infrastructure
- 5. Beautification, Community Engagement, and Quality of Life
- 6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”



on the left hand side of this document for the necessary attachment.

- 1. Francisco Lopez_Redacted
- 2. Omar Gonzalez _Redacted
- 3. Oscar Alvarez_Redacted
- 4. Stephen Lafond_Redacted

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/13/22 4:57 PM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/13/22 5:02 PM



City of Moreno Valley Boards and Commissions

Membership Application Form

For City Clerk's Use
Stamp Date and Time Received

Name: Francisco Lopez

Home Address: [REDACTED]

How long have you resided in Moreno Valley? 22 years

CONFIDENTIAL INFORMATION

Home Phone No.: _____ Driver's License No.: [REDACTED]

Work Phone No.: _____ Email Address: [REDACTED]

Cell Phone No.: [REDACTED] Date of Birth: [REDACTED]

Employer Name: Moreno Valley Unified School District Position: _____

Address: Mountain View Middle School
13130 Morrison St 9255

Board or Commission applying for*: 1st Choice _____

2nd Choice _____

*If applying for the Accessibility Appeals Board, please indicate which position you are applying for:

Physically Challenged Person Person Experienced in Construction Public Member

*If applying for the Utilities Commission, please indicate which position you are applying for:

Public Member Customer of Moreno Valley Utility Business Customer of Moreno Valley Utility

*If applying for the MV Citizens Public Safety Committee, please indicate which position you are applying for:

Non-Profit Business Public Member

Why do you wish to serve on this Board and/or Commission?

For the past two decades I have helped shape Moreno Valley youth through work and extra curricular community sporting events.

Serving my community through an advisory group is a positive opportunity for me to expand my service to the kids, athletes and families that make up my community- my city.

List any education, training, or special skills, you have which may be relevant or of particular benefit to this Board and/or Commission:

teacher(22 years) at five different secondary schools through out city, soccer coach on various leagues throughout city/region, familiar with hiking and bike routes in city,

Explain briefly your understanding of what this Board and/or Commission does, including its powers and limitations.

A group of community members is asked to discuss, collaborate and provide suggestions, feedback and advice to city officials.

What do you hope to accomplish by your participation?

I believe that my perspective and experience working with youth and parents can be useful in helping Moreno Valley develop and improve current and future community open space areas.

List any employment, volunteer work, or membership in a service/community organization that you have served on, or are now a member of. Please provide the name(s) of the agency (ies), contact person, and dates served:

MVUSD - 2000 to present

Empire Kids - 2018 - present Angelica Ibarra

AYSO - 2002 - 2010 Greg Hood

What other areas of interest do you have in our City government?

I follow our city council meetings and planning commission meetings.

Would you be available for meetings during the day or evening?

Attendance of at least one (1) meeting is required prior to appointment.

Date(s) of the meeting(s) attended: please provide dates of meetings

Pursuant to Resolution 2016-42 all board and commission members must be registered voters of the City of Moreno Valley.

I authorize the City of Moreno Valley to obtain and review, on a confidential basis, such information regarding me as may be contained in the California State Summary Criminal History and in records of the California Department of Motor Vehicles. Yes No (The application shall not be considered if the NO box is checked.)

I hereby agree to attend all board or commission meetings, unless excused, and understand that I may be removed for lack of attendance, pursuant to Municipal Code, Subsection 2.06.010(C) which states, "If a member is absent without advance permission of the board or commission or of the appointing authority, from three consecutive regular meetings or from 25% of the duly scheduled meetings of the board or commission within any fiscal year, the membership shall thereupon become vacant and shall be filled as any other vacancy."

CERTIFICATE OF APPLICANT: I certify that all statements in this application are true and complete to the best of my knowledge. I understand that any false statements of material fact will subject me to disqualification or dismissal if appointed. I release the City of Moreno Valley from any liability for the use of the aforesaid information.

[Redacted Signature]

07/12/2022
Date

Please Note: Applications will be kept on file for potential future vacancies for one year after the application submittal date. Applications are accepted year-round. All applications are public record; personal information may be redacted to protect applicants' privacy.

Attachment: Francisco Lopez_Redacted (5901 : MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS)



City of Moreno Valley

Boards and Commissions

Membership Application Form

A.4.b



Name: Omar Ignacio Gonzalez Jr

Home Address: [Redacted]
Moreno Valley, CA. [Redacted]

How long have you resided in Moreno Valley? 3_3_Y_e_a_r_s

CONFIDENTIAL INFORMATION

Home Phone No.: N/A
Work Phone No.: [Redacted]
Cell Phone No.: [Redacted]

Driver's License No.: [Redacted]
Email Address: [Redacted]
Date of Birth: [Redacted]

Employer Name: DOD United States Air Force R
Address: 895 Baucom AVE SE Bldg 323
arch ARB, CA. 92518

Position: Aircraft Maintenance & Equip Manage

Board or Commission applying for*: 1st Choice Parks, Community Services, and Trails Committee
2nd Choice _____

*If applying for the Accessibility Appeals Board, please indicate which position you are applying for:
 Physically Challenged Person Person Experienced in Construction Public Member

*If applying for the Utilities Commission, please indicate which position you are applying for:
 Public Member Customer of Moreno Valley Utility Business Customer of Moreno Valley Utility

Why do you wish to serve on this Board and/or Commission?
I have served on this committee for the last year and love being a part of it. I feel as though we have and started to make some great progress.

List any education, training, or special skills, you have which may be relevant or of particular benefit to this Board and/or Commission:
Business Administration Degree. I am also an Aircraft Maintenance and Equipment Manager. I am c
United States Air Force and have a lot to contribute to this committee. I have been in different volun1
organizations at March ARB and love helping out where I can.

Explain briefly your understanding of what this Board and/or Commission does, including its powers and limitations.
Boards/Commissions powers are to act as an advisor to the Mayor and City Council. They determine
that will take place within the city. Limitations include, not having sole power to make drastic changes
the approval from the City Council and Mayor.

What do you hope to accomplish by your participation?
I hope to accomplish more successful events withing our city. I have seen over the past year how far
come and I love being part of it. I hope to be able to keep accomplishing great things for our city.

Attachment: Omar Gonzalez_Redacted (5901 : MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS)

List any employment, volunteer work, or membership in a service/community organization that you have served on, or are now a member of. Please provide the name(s) of the agency (ies), contact person, and dates served:

March ARB Top Three Association (2015-present), Tier 2 Volunteer (Val Verde Unified School District)
March ARB Chiefs Group, (2021-present)

What other areas of interest do you have in our City government?

The city Planning Commission is an area that interests me. I love seeing what new developments are the city of Moreno Valley

Would you be available for meetings during the day or evening?

Attendance of at least one (1) meeting is required prior to the appointment.

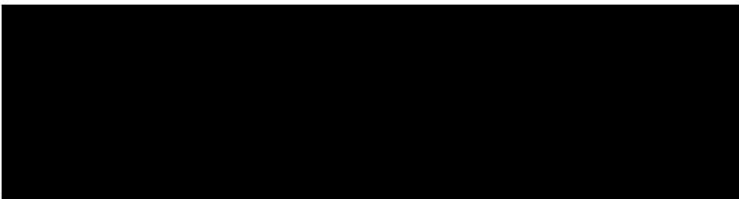
Date(s) of the meeting(s) attended: June 2, 2022

Pursuant to Resolution 2016-42 all board and commission members must be registered voters of the City of Moreno Valley.

I authorize the City of Moreno Valley to obtain and review, on a confidential basis, such information regarding me as may be contained in the California State Summary Criminal History and in records of the California Department of Motor Vehicles. Yes No (The application shall not be considered if the NO box is checked.)

I hereby agree to attend all board or commission meetings, unless excused, and understand that I may be removed for lack of attendance, pursuant to Municipal Code, Subsection 2.06.010(C) which states, "If a member is absent without advance permission of the board or commission or of the appointing authority, from three consecutive regular meetings or from 25% of the duly scheduled meetings of the board or commission within any fiscal year, the membership shall thereupon become vacant and shall be filled as any other vacancy."

CERTIFICATE OF APPLICANT: I certify that all statements in this application are true and complete to the best of my knowledge. I understand that any false statements of material fact will subject me to disqualification or dismissal if appointed. I release the City of Moreno Valley from any liability for the use of the aforesaid information.



Omar Gonzalez
2022-06-13 21:58:12

13 June 2022

Please Note: Applications will be kept on file for potential future vacancy submittal date. Applications are accepted year-round. All applications are redacted to protect applicants' privacy.

Attachment: Omar Gonzalez_Redacted (5901 : MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS)



City of Moreno Valley Boards and Commissions

CITY CLERK
MORENO VALLEY
RECEIVED
21 DEC -7 PM 6:20
For City Clerk's Use
Stamp Date and Time Received

A.4.c

Membership Application Form

Name: Oscar A. Alvarez
Home Address: [Redacted]
Moreno Valley, CA
How long have you resided in Moreno Valley? 31 years

CONFIDENTIAL INFORMATION

Home Phone No.: _____ Driver's License No.: [Redacted]
Work Phone No.: [Redacted] Email Address: [Redacted]
Cell Phone No.: [Redacted] Date of Birth: [Redacted]
Employer Name: Retired Position: _____
Address: _____

Board or Commission applying for*: 1st Choice Senior Citizens' Advisory Board
2nd Choice _____

- *If applying for the Accessibility Appeals Board, please indicate which position you are applying for:
 Physically Challenged Person Person Experienced in Construction Public Member
- *If applying for the Utilities Commission, please indicate which position you are applying for:
 Public Member Customer of Moreno Valley Utility Business Customer of Moreno Valley Utility
- *If applying for the MV Citizens Public Safety Committee, please indicate which position you are applying for:
 Non-Profit Business Public Member

Why do you wish to serve on this Board and/or Commission?
I am a senior living in Moreno Valley and I believe I have ideas that will improve the services the Moreno Valley Senior Community Center provides to its seniors. I also attend the Center 3-4 times a week.

List any education, training, or special skills, you have which may be relevant or of particular benefit to this Board and/or Commission:
Please see attachment

Explain briefly your understanding of what this Board and/or Commission does, including its powers and limitations.
The Senior Citizens' Board acts in an advisory capacity in all matters that concern Moreno Valley seniors such as informing the Council of their needs, formulating policies, improving efficiency in programs, and resolving related issues impacting all seniors.

What do you hope to accomplish by your participation?
Based on my professional background, my volunteer work, and going to the Center 3-4 times a week, I believe I can contribute to improve the service and the programs that the Center provides currently, and lay the ground work for a new Center that will meet the 65% of growth of seniors expected by 2030.

Attachment: Oscar Alvarez_Redacted (5901 : MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS)

List any employment, volunteer work, or membership in a service/community organization that you have served on, or are now a member of. Please provide the name(s) of the agency (ies), contact person, and dates served:

Please see attached

What other areas of interest do you have in our City government?

Would you be available for meetings during the day or evening?

Attendance of at least one (1) meeting is required prior to appointment. 7/16/18

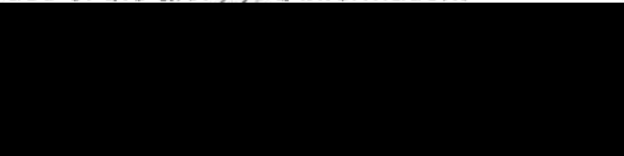
Date(s) of the meeting(s) attended: 1/22/18, 3/19/18, 5/21/18, 8/7/18, 9/16/18, 10/21/18, 12/16/19

Pursuant to Resolution 2016-42 all board and commission members must be registered voters of the City of Moreno Valley.

I authorize the City of Moreno Valley to obtain and review, on a confidential basis, such information regarding me as may be contained in the California State Summary Criminal History and in records of the California Department of Motor Vehicles. Yes No (The application shall not be considered if the NO box is checked.)

I hereby agree to attend all board or commission meetings, unless excused, and understand that I may be removed for lack of attendance, pursuant to Municipal Code, Subsection 2.06.010(C) which states, "If a member is absent without advance permission of the board or commission or of the appointing authority, from three consecutive regular meetings or from 25% of the duly scheduled meetings of the board or commission within any fiscal year, the membership shall thereupon become vacant and shall be filled as any other vacancy."

CERTIFICATE OF APPLICANT: I certify that all statements in this application are true and complete to the best of my knowledge. I understand that any false statements of material fact will subject me to disqualification or dismissal if appointed. I release the City of Moreno Valley from any liability for the use of the aforesaid information.



11/25/21
Date
Monkserving Day

Please Note: Applications will be kept on file for potential future vacancies for one year after the application submittal date. Applications are accepted year-round. All applications are public record; personal information may be redacted to protect applicants' privacy.



City of Moreno Valley Boards and Commissions

Membership Application Form

CITY OF MORENO VALLEY
22 JUN 20 04 1:27
For City Clerk's Use
Stamp Date and Time Received

Name: Stephen E. Lafond
Home Address: [REDACTED]
Moreno Valley, CA [REDACTED]
How long have you resided in Moreno Valley? 33 years

CONFIDENTIAL INFORMATION

Home Phone No.: [REDACTED] Driver's License No.: [REDACTED]
Work Phone No.: [REDACTED] Email Address: [REDACTED]
Cell Phone No.: [REDACTED] Date of Birth: [REDACTED]

Employer Name: Retired Position: _____
Address: _____

Board or Commission applying for*: 1st Choice Public Utilities Commission
2nd Choice _____

*If applying for the Accessibility Appeals Board, please indicate which position you are applying for:

Physically Challenged Person Person Experienced in Construction Public Member

*If applying for the Utilities Commission, please indicate which position you are applying for:

Public Member Customer of Moreno Valley Utility Business Customer of Moreno Valley Utility

*If applying for the MV Citizens Public Safety Committee, please indicate which position you are applying for:

Non-Profit Business Public Member

Why do you wish to serve on this Board and/or Commission?

I have extensive experience in the design, construction, operation and maintenance of electric utility facilities. This should allow for expert advice to the City Council regarding Moreno Valley Utilities.

List any education, training, or special skills, you have which may be relevant or of particular benefit to this Board and/or Commission:

BS Degree in Electrical Engineering (Power Systems) from University of Illinois at Champaign - Urbana. 39 Years of progressive experience in design, construction, operation and maintenance of electric utility systems. Multiple years of experience serving on the Moreno Valley Utilities Commission as chair, vice chair and member.

Explain briefly your understanding of what this Board and/or Commission does, including its powers and limitations.

The Moreno Valley Utilities Commission is an advisory board. The commission reviews recommendations by MVU staff and recommends a course of action to the City Council. The City Council may take any action and is not bound by the commission's recommendation.

What do you hope to accomplish by your participation?

MVU faces hard challenges ahead with increasing investment needed to provide electrical service to new development. The transition to green energy sources such as solar on residential and commercial buildings is changing to traditional utility revenue model and grid design. I hope to contribute to a successful solution to these issues.

Attachment: Stephen Lafond_Redacted (5901 : MAYORAL APPOINTMENTS TO VARIOUS BOARDS AND COMMISSIONS)

List any employment, volunteer work, or membership in a service/community organization that you have served on, or are now a member of. Please provide the name(s) of the agency (ies), contact person, and dates served:

San Diego Gas & Electric Company - Electrical Engineer 1981 - 1989

City of Riverside Public Utilities - Senior Electrical Engineer, Electric Operations Manager and Principal Engineer 1989-2019

What other areas of interest do you have in our City government?

Would you be available for meetings during the day or evening?

Attendance of at least one (1) meeting is required prior to appointment.

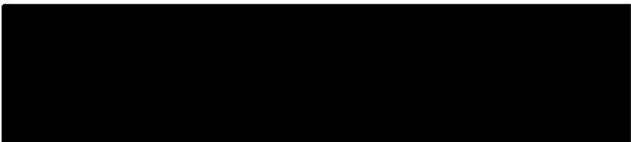
Date(s) of the meeting(s) attended: current member of the commission

Pursuant to Resolution 2016-42 all board and commission members must be registered voters of the City of Moreno Valley.

I authorize the City of Moreno Valley to obtain and review, on a confidential basis, such information regarding me as may be contained in the California State Summary Criminal History and in records of the California Department of Motor Vehicles. Yes No (The application shall not be considered if the NO box is checked.)

I hereby agree to attend all board or commission meetings, unless excused, and understand that I may be removed for lack of attendance, pursuant to Municipal Code, Subsection 2.06.010(C) which states, "If a member is absent without advance permission of the board or commission or of the appointing authority, from three consecutive regular meetings or from 25% of the duly scheduled meetings of the board or commission within any fiscal year, the membership shall thereupon become vacant and shall be filled as any other vacancy."

CERTIFICATE OF APPLICANT: I certify that all statements in this application are true and complete to the best of my knowledge. I understand that any false statements of material fact will subject me to disqualification or dismissal if appointed. I release the City of Moreno Valley from any liability for the use of the aforesaid information.



6/20/2022
Date

Please Note: Applications will be kept on file for potential future vacancies for one year after the application submittal date. Applications are accepted year-round. All applications are public record; personal information may be redacted to protect applicants' privacy.



Report to City Council

TO: Mayor and City Council

FROM: Brian Mohan, Assistant City Manager

AGENDA DATE: September 20, 2022

TITLE: PAYMENT REGISTER - JULY 2022

RECOMMENDED ACTION

Recommendation:

1. Receive and file the Payment Register.

SUMMARY

The Payment Register is an important report providing transparency of financial transactions and payments for City activity for review by the City Council and the residents and businesses in Moreno Valley. The report is posted to the City's website as soon as it is available. The report is included in the City Council agenda as an additional means of distributing the report.

The payment register lists in alphabetical order all checks and wires in the amount of \$25,000 or greater, followed by a listing in alphabetical order of all checks and wires less than \$25,000. The payment register also includes the fiscal year-to-date (FYTD) amount paid to each vendor.

PREPARATION OF STAFF REPORT

Prepared By:
Annabelle Wang
Financial Operations Division Manager

Department Head Approval:
Brian Mohan
Assistant City Manager
Chief Financial Officer
Treasurer

CITY COUNCIL GOALS

None

CITY COUNCIL STRATEGIC PRIORITIES

- 1. Economic Development
- 2. Public Safety
- 3. Library
- 4. Infrastructure
- 5. Beautification, Community Engagement, and Quality of Life
- 6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

- 1. JULY 2022 PAYMENT REGISTER

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/12/22 7:40 AM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/12/22 11:23 AM



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

CHECKS IN THE AMOUNT OF \$25,000 OR GREATER

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
AAC UTILITY PARTNERS, LLC	34138	07/11/2022	MVUS220531	IMPLEMENTATION SUPPORT SRVCS-R MARTIN	\$29,000.00
Remit to: COLUMBIA, SC					<u>FYTD:</u> \$416,042.29
ALL AMERICAN ASPHALT, INC.	243832	07/11/2022	197642	PAVEMENT REHAB FOR VARIOUS STS FY20/21	\$96,135.25
		07/11/2022	33507_04	JUAN BAUTISTA DE ANZA TRAIL ATP 2	
	243853	07/18/2022	33938_02	HEACOCK ST PED & BIKE ENHANCEMENTS/GREGORY LN	\$224,582.33
Remit to: CORONA, CA					<u>FYTD:</u> \$1,848,237.93

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

CHECKS IN THE AMOUNT OF \$25,000 OR GREATER

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
CHARLES ABBOTT ASSOCIATES, INC	34193	07/18/2022	64176	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	\$49,107.50
		07/18/2022	64177	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	63835	PLAN CHECK SVCS-NPDES/SWMP-FEB 2022	
		07/18/2022	64170	PLAN CHECK SVCS-NPDES-APRIL 2022	
		07/18/2022	64171	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	64172	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	64173	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	63837	PLAN CHECK SVCS-NPDES/SWMP-FEB 2022	
		07/18/2022	64252	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64249	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64175	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	64174	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	64250	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64178	PLAN CHECK SVCS-NPDES/SWMP-APR 2022	
		07/18/2022	64248	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64247	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64246	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
		07/18/2022	64245	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022	
	07/18/2022	64244	PLAN CHECK SVCS-NPDES-MAY 2022		
	07/18/2022	64251	PLAN CHECK SVCS-NPDES/SWMP-MAY 2022		

Remit to: MISSION VIEJO, CA FYTD: \$401,886.91

CHRIS ALAN VOGT DBA CAV CONSULTING 34239 07/25/2022 21030 PROJECT MANAGER CONSULTING SERVICES (CPD) \$27,325.00

Remit to: RIVERSIDE, CA FYTD: \$294,887.70

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



**City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022**

CHECKS IN THE AMOUNT OF \$25,000 OR GREATER

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>	
COUNTY OF RIVERSIDE FIRE DEPT	34198	07/18/2022	234779	FIRE SERVICES CONTRACT-3RD QTR (FPARC-MV, 234779,21/22,Q3)	\$4,811,215.95	
Remit to: PERRIS, CA					FYTD: \$18,831,923.80	
COUNTY OF RIVERSIDE SHERIFF	34096	07/05/2022	SH0000041345	CDBG GRANT OVERTIME/MVPD - POP	\$1,229,065.48	
		07/05/2022	SH0000041347	CDBG GRANT OVERTIME/MVPD - CSU		
		07/05/2022	SH0000041127	CONTRACT LAW ENF. RATE ADJUSTMENT FOR BP#1 TO BP#10-FY21/22		
		07/05/2022	SH0000041344	CDBG GRANT OVERTIME/MVPD - POP		
		07/05/2022	SH0000041300	LAW ENFORCEMENT EXTRA DUTY - WESTON PARK BB COURT DEDICATION		
		07/05/2022	SH0000041346	CDBG GRANT OVERTIME/MVPD - CSU		
		07/05/2022	SH0000041348	CDBG GRANT OVERTIME/MVPD - CSU		
		07/05/2022	SH0000041349	CDBG GRANT OVERTIME/MVPD - CSU		
		07/05/2022	SH0000041351	CDBG GRANT OVERTIME/MVPD - CSU		
		07/05/2022	SH0000041350	CDBG GRANT OVERTIME/MVPD - CSU		
	34147	07/11/2022	SH0000041243	CONTRACT LAW ENFORCEMENT BILLING #11 (4/7-5/4/22)		\$3,270,951.09
		07/11/2022	SH0000041332	CONTRACT LAW ENFORCEMENT OVERTIME BP#12_PUBLIC SAFETY EXPO		
	34199	07/18/2022	SH0000041331	CONTRACT LAW ENFORCEMENT BILLING #12 (5/5-6/1/22)		\$3,460,237.60
Remit to: RIVERSIDE, CA					FYTD: \$50,095,879.59	
COUNTY OF RIVERSIDE, AUDITOR- CONTROLLER	243787	07/05/2022	MAY 2022	TRANSMITTAL OF AB544 FROM PARKING CONTROL FEES	\$32,315.50	
	243857	07/18/2022	JUNE 2022	TRANSMITTAL OF AB544 FROM PARKING CONTROL FEES	\$31,137.39	
Remit to: RIVERSIDE, CA					FYTD: \$465,642.19	

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



**City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022**

CHECKS IN THE AMOUNT OF \$25,000 OR GREATER

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
DECKERS OUTDOOR CORPORATION	34200	07/18/2022	QTR ENDING MAR22	SALES TAX PAYMENT PER OPERATING COVENANT AGREEMENT	\$110,624.00
Remit to: GOLETA, CA					FYTD: \$441,652.00
DONALSON CDJR, LLC	34151	07/11/2022	G288558	2022 DODGE RAM 3500 CREW 4X4 FOR FACILITIES/MAINT	\$103,470.00
		07/11/2022	G288557	2022 DODGE RAM 3500 CREW 4X4 FOR FACILITIES/MAINT	
Remit to: SILSBEE, TX					FYTD: \$103,470.00
EASTERN MUNICIPAL WATER DISTRICT	243789	07/05/2022	MAY-22 7/5/22	WATER CHARGES	\$27,372.61
		07/05/2022	JUN-22 7/5/22	WATER CHARGES	
	243858	07/18/2022	JUN-22 7/18/22	WATER CHARGES	\$37,793.63
	243889	07/25/2022	JUN-22 7/25/22	WATER CHARGES	\$114,107.29
Remit to: LOS ANGELES, CA					FYTD: \$2,394,867.09
ENCO UTILITY SERVICES MORENO VALLEY LLC	34202	07/18/2022	MVU-2022-44749	DISTRIBUTION CHARGES 5/27-6/24/22	\$824,661.05
		07/18/2022	MFP-2022-44749	METER FEES-REGULAR	
Remit to: ANAHEIM, CA					FYTD: \$8,618,369.89
EXELON GENERATION COMPANY, LLC	34154	07/11/2022	816442	POWER PURCHASE - 6/01-6/30/22	\$787,558.88
Remit to: CHICAGO, IL					FYTD: \$9,205,326.94
FEHR & PEERS	34102	07/05/2022	155850	MV LOCAL ROADWAY SAFETY PLAN	\$25,632.60
		07/05/2022	154695	MV LOCAL ROADWAY SAFETY PLAN	
Remit to: WALNUT CREEK, CA					FYTD: \$84,632.37

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



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CHECKS IN THE AMOUNT OF \$25,000 OR GREATER

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
G/M BUSINESS INTERIORS, INC.	34103	07/05/2022	0276785-IN	ERGONOMIC OFFICE CHAIR-EDD	\$30,032.60
		07/05/2022	0276425-IN	HERMAN MILLER WORKSTATIONS & OFFICE-SPCL DIST	
Remit to: RIVERSIDE, CA					FYTD: \$72,753.92
GREENTECH LANDSCAPE, INC.	34250	07/25/2022	53630	LANDSCAPE MAINT-PARKS-JUNE 2022	\$34,779.00
		07/25/2022	53222	LANDSCAPE MAINT-PARKS-APRIL 2022	
		07/25/2022	53430	LANDSCAPE MAINT-PARKS-MAY 2022	
Remit to: LOS ANGELES, CA					FYTD: \$976,037.16
HORIZONS CONSTRUCTION COMPANY INTERNATIONAL INC.	34106	07/05/2022	12	RETENTION RELEASE-MV AMPHITHEATER (LESS OUTSTANDING STOP NOTICE)	\$330,204.99
Remit to: ORANGE, CA					FYTD: \$688,036.98
HR GREEN PACIFIC INC.	34205	07/18/2022	153518	CITYWIDE PVT REHAB FY 21/22	\$195,704.50
		07/18/2022	153944	CITYWIDE PVT REHAB FY 21/22	
Remit to: DES MOINES, IA					FYTD: \$866,914.82
INLAND SOUTHERN CALIFORNIA UNITED WAY	34206	07/18/2022	ESG-CV2_INV. 1	ESG-CV2 PAYMENT-HOMELESS PREVENTION/MOVAL RENTAL RESCUE PROGRAM	\$69,841.19
	34254	07/25/2022	ESG-CV2_INV. 3	ESG-CV2 PAYMENT-HOMELESS PREVENTION/MOVAL RENTAL RESCUE PROGRAM	\$138,882.65
		07/25/2022	ESG-CV2_INV. 2	ESG-CV2 PAYMENT-HOMELESS PREVENTION/MOVAL RENTAL RESCUE PROGRAM	
Remit to: RANCHO CUCAMONGA, CA					FYTD: \$2,676,719.42
MORENO VALLEY UTILITY	243860	07/18/2022	JUNE 2022	ELECTRICITY CHARGES FOR PERIOD 05/27-06/24/22	\$116,047.50
Remit to: HEMET, CA					FYTD: \$1,298,672.27

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
MOST DEPENDABLE FOUNTAINS, INC	243793	07/05/2022	INV67856	NEW PARK WATER FOUNTAINS	\$27,165.90
Remit to: ARLINGTON, TN					FYTD: \$27,165.90
NTH GENERATION COMPUTING, INC.	34259	07/25/2022	40906H	COMMVault SUPPORT RENEWAL - 1 YEAR 6/16/22 TO 6/17/23	\$27,639.75
		07/25/2022	40992H	1 YEAR SUBSCRIPTION TO COMMVault METALLIC CLOUD STORAGE	
Remit to: SAN DIEGO, CA					FYTD: \$161,708.46
NV5, INC.	34174	07/11/2022	271558	ON-CALL CONSTRUCTION INSPECTION SERVICES - APR. 2022	\$57,619.49
		07/11/2022	269491	ON-CALL CONSTRUCTION INSPECTION SERVICES - MAR. 2022	
		07/11/2022	261288	ON-CALL CONSTRUCTION INSPECTION SERVICES - FEB. 2022	
Remit to: HOLLYWOOD, FL					FYTD: \$283,429.35
O'DUFFY BROS, INC.	34116	07/05/2022	020-RET	SUNNYMEAD - FLAMING ARROW DR STORM DRAIN	\$25,886.83
Remit to: ROMOLAND, CA					FYTD: \$517,736.53

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
PERMA	34217	07/18/2022	2022-23 PROP PRG	INSURANCE CONTRIBUTION FOR 2022-23 PROPERTY PROGRAM-COMMERCIAL	\$1,759,082.00
		07/18/2022	2022-23 AUTO PRG	INSURANCE CONTRIBUTION FOR 2022-23 AUTO PHYSICAL DAMAGE PROGRAM	
		07/18/2022	2022-23 CRIME CV	INSURANCE PREMIUM FOR 2022-23 CRIME COVERAGE PROGRAM	
		07/18/2022	2022-23 CYBER LB	INSURANCE PREMIUM FOR 2022-23 CYBER LIABILITY PROGRAM	
		07/18/2022	2022-23 DWR PRGM	INSURANCE PREMIUM FOR 2022-23 DEADLY WEAPONS PROGRAM	
		07/18/2022	2022-23 GEN LIAB	INSURANCE PREMIUM FOR 2022-23 GENERAL LIABILITY COVERAGE PROGRAM	
Remit to: PALM DESERT, CA					<u>FYTD:</u> \$4,216,403.00
PERMITROCKET SOFTWARE LLC DBA EPERMITHUB	34261	07/25/2022	2306	ELECTRONIC PLAN CHECK SOFTWARE SUBSCRIPTION 4/1/22-3/31/23	\$89,665.70
Remit to: MIAMI, FL					<u>FYTD:</u> \$170,736.52
RE ASTORIA 2 LLC	34177	07/11/2022	2022_04_RE AST 2	RENEWABLE ENERGY-MV UTILITY-MARCH 2022	\$77,230.82
		07/11/2022	2022_06_RE AST 2	RENEWABLE ENERGY-MV UTILITY-MAY 2022	
Remit to: SAN FRANCISCO, CA					<u>FYTD:</u> \$387,911.69

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SC COMMERCIAL LLC DBA SC FUELS	34223	07/18/2022	2159618-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	\$73,766.24
		07/18/2022	2161371-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2139355-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2156216-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2154479-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2152356-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2151397-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2149241-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2162776-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2165345-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2141474-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2143336-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2145728-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2146699-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2134021-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	
		07/18/2022	2157065-IN	FUEL FOR CITY VEHICLES & EQUIPMENT	

Remit to: ORANGE, CA FYTD: \$496,511.68

SHELL ENERGY NORTH AMERICA (US) L.P. 34180 07/11/2022 2834681 RESOURCE ADEQUACY-M.V. UTILITY/JUN. 2022 \$61,000.00

Remit to: PHILADELPHIA, PA FYTD: \$366,000.00

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SOUTHERN CALIFORNIA EDISON	243798	07/05/2022	7501394918	WDAT CHARGES-MVU/GLOBE ST.-MAY 2022	\$48,457.03
		07/05/2022	7501394917	WDAT CHARGES-MVU/GRAHAM ST.-MAY 2022	
		07/05/2022	7501394916	WDAT CHARGES-MVU/IRIS AVE.-MAY 2022	
		07/05/2022	7501394898	WDAT CHARGES-MVU/17160 KITCHING ST. SUBSTATION-MAY 2022	
		07/05/2022	7501394921	WDAT CHARGES-MVU/SUBSTATION 115KV INTERCONNECTION-MAY 2022	
		07/05/2022	7501394924	WDAT CHARGES-MVU/24417 NANDINA AVE. SUBSTATION-MAY 2022	
		07/05/2022	7501394919	WDAT CHARGES-MVU/NANDINA AVE.-MAY 2022	
		07/05/2022	7501394920	WDAT CHARGES-MVU/FREDERICK AVE.-MAY 2022	
	243841	07/11/2022	JUN-22 7/11/22	ELECTRICITY CHARGES	\$79,530.60
		07/11/2022	433869021/JUN-22	ELECTRICITY CHARGES FOR ADDED STREETLIGHTS	
		07/11/2022	435293103/JUN-22	ELECTRICITY CHARGES FOR ADDED STREETLIGHTS	
		07/11/2022	498683714/JUN-22	ELECTRICITY CHARGES FOR ADDED STREETLIGHTS	
		07/11/2022	355556776/JUN-22	ELECTRICITY CHARGES FOR ACQUIRED STREETLIGHTS	
		07/11/2022	282492235/JUN-22	ELECTRICITY-FERC CHARGES/MVU	
		07/11/2022	559238386/JUN-22	IFA & DISTRIBUTION UPGRADE CHARGES-KITCHING SUBSTATION	
	07/11/2022	431591238/JUN-22	ELECTRICITY CHARGES FOR ACQUIRED STREETLIGHTS		
	07/11/2022	570511709/JUN-22	IFA CHARGES-SUBSTATION		
243866	07/18/2022	395913224/MAY-22	ELECTRICITY CHARGES	\$34,677.97	
	07/18/2022	JUN-22 7/18/22	ELECTRICITY CHARGES		
243894	07/25/2022	JUN-22 7/25/22	ELECTRICITY CHARGES	\$80,440.53	
Remit to: ROSEMEAD, CA				<u>FYTD:</u>	\$2,270,220.00

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STEVEN B. QUINTANILLA A PROFESSIONAL CORPORATION	34128	07/05/2022	MARCH 2022	LEGAL SERVICES 3/1 TO 3/31/22	\$132,840.82
		07/05/2022	MAY-22/MILLER	SPECIAL COUNSEL LITIGATION SERVICES 5/01-5/31/22	
	34224	07/05/2022	MAY-22/NAT. DEM.	SPECIAL COUNSEL LEGAL SERVICES 5/01-5/31/22-RE: REDISTRICTING	\$97,259.07
		07/18/2022	APRIL 2022	LEGAL SERVICES 4/1 TO 4/30/22	
		07/18/2022	MAY-22/NIELSEN	SPECIAL COUNSEL LITIGATION SERVICES 5/01-5/31/22	
		07/18/2022	JUN-22/NIELSEN	SPECIAL COUNSEL LITIGATION SERVICES 6/01-6/30/22	
Remit to: PALM SPRINGS, CA					FYTD: \$1,040,610.62
SYNERGY COMPANIES	243896	07/25/2022	MVU RES DI 06-22	ENERGY AUDITS & INSTALLATION OF ENERGY EFFICIENCY MEASURES-JUN22	\$48,571.84
Remit to: HAYWARD, CA					FYTD: \$438,134.61
TENASKA ENERGY, INC	34267	07/25/2022	MOREN00202207220	ELECTRICITY POWER PURCHASE-MV UTILITY	\$845,357.86
Remit to: ARLINGTON, TX					FYTD: \$7,152,789.30
THE ADVANTAGE GROUP/ FLEX ADVANTAGE	34182	07/11/2022	202207	JULY 2022 RETIREE MEDICAL BENEFIT BILLING	\$51,472.73
Remit to: TEMECULA, CA					FYTD: \$650,535.15
THINK TOGETHER, INC	34184	07/11/2022	111-22-10	ASES EXPANDED LEARNING PROGRAM MGMT. SERVICES- INSTALLMENTS #8-10	\$2,697,608.46
		07/11/2022	121-22-02S	SUMMER LEARNING PROGRAM EDGEMONT ELEMENTARY-21ST CCLC FY21/22	
Remit to: SANTA ANA, CA					FYTD: \$6,906,891.78

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
TWRITE, INC.	243843	07/11/2022	22-00027	FY21/22 CITY WEBSITE SERVICES/MAINTENANCE - JULY2021-JUNE2022	\$52,077.50
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$52,077.50
U.S. BANK/CALCARDS	34131	07/05/2022	06-27-22	JUNE 2022 CALCARD ACTIVITY	\$357,909.81
Remit to: ST. LOUIS, MO					<u>FYTD:</u> \$3,336,520.94
WASTE MANAGEMENT	243844	07/11/2022	070622	SOLID WASTE DELINQUENCIES PASS THRU, LESS FRANCHISE FEES	\$800,646.19
Remit to: CORONA, CA					<u>FYTD:</u> \$1,698,467.22
WELLS FARGO CORPORATE TRUST	34324	07/13/2022	W220701	ANNUAL DEBT SERVICE TRANSFER TO TRUSTEE-2017 REF OF '07 TAB	\$1,506,787.00
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$9,029,287.72
WRCRCA	34135	07/05/2022	MAY-2022 MSHCP	MSHCP FEES COLLECTED FOR MAY 2022-RESIDENTIAL SINGLE FAMILY	\$105,553.15
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$1,208,851.27
WSP USA, INC.	34279	07/25/2022	1193449	SUNNYMEAD MASTER DRAINAGE PLAN LINE F AND F-7	\$45,112.07
Remit to: SAN BERNARDINO, CA					<u>FYTD:</u> \$221,153.98
TOTAL AMOUNTS OF \$25,000 OR GREATER					\$25,391,144.9

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CAPUA-CURRIE, ZENaida	243873	07/18/2022	R22-165764	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$75.00
AARVIG AND ASSOCIATES, APC	243831	07/11/2022	120613	LEGAL SERVICES-CLAIM MV2130 (GAMBINA)	\$11,971.21
		07/11/2022	120603	LEGAL SERVICES-CLAIM MV2047 (M. QUINTANILLA)	
		07/11/2022	120601	LEGAL SERVICES-CLAIM MV2092 (STRICKLAND)	
	243884	07/25/2022	120706	LEGAL SERVICES-CLAIM MV2092 (STRICKLAND)	\$2,403.72
Remit to: REDLANDS, CA					<u>FYTD:</u> \$82,250.08
ACCO ENGINEERED SYSTEMS, INC	34139	07/11/2022	20273738	HVAC REPAIR-PUBLIC SAFETY BLDG.	\$15,049.00
		07/11/2022	20271957	HVAC PREV. MAINTENANCE-PUBLIC SAFETY BLDG.	
		07/11/2022	20273161	HVAC BOILER REPAIR-ANIMAL SHELTER	
		07/11/2022	20273737	HVAC REPAIR-SENIOR CENTER	
		07/11/2022	20273667	HVAC REPAIR-MARCH FIELD PARK CC	
		07/11/2022	20273163	HVAC REPAIR-CITY YARD SANTIAGO	
		07/11/2022	20273162	HVAC REPAIR-ANNEX 1	
Remit to: PASADENA, CA					<u>FYTD:</u> \$141,678.00
ACEVES, ANGELICA	34090	07/05/2022	SPRING 2022	TUITION/EMPLOYEE EDUCATION REIMBURSEMENT	\$215.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$215.00
ANDRADE, IVETTE	243830	07/05/2022	05/03 - 06/23/22	MILEAGE REIMBURSEMENT	\$103.55
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$103.55
ANIMAL PEST MANAGEMENT SERVICES, INC.	34140	07/11/2022	635421	PEST MANAGEMENT SERVICE-PARKS	\$1,965.20
		07/11/2022	637746	PEST MANAGEMENT SERVICE-MV UTILITY-JUNE 2022	
Remit to: CHINO, CA					<u>FYTD:</u> \$29,763.36

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ANTELOPE EXPANSION 3A, LLC	34141	07/11/2022	MAY-22	SOLAR PRODUCTION FOR MAY	\$13,374.35
Remit to: SALT LAKE CITY, UT					<u>FYTD:</u> \$550,663.72
ANTONIO SALAZAR OR STATER BROS MARKETS	243900	07/25/2022	PEN21-0134	50 PERCENT REFUND - PROJECT APPLICATION WITHDRAWAL	\$425.00
Remit to: LYNWOOD, CA					<u>FYTD:</u> \$425.00
AVANT GARDE	34237	07/25/2022	7793	CDBG HABITAT FOR HUMANITY-NOV 2021 - JUNE 2022	\$2,702.50
		07/25/2022	7792	HOME HABITAT FOR HUMANITY-JUNE 2022	
		07/25/2022	7791	HOME PROGRAM MANAGEMENT-JUNE 2022	
Remit to: POMONA, CA					<u>FYTD:</u> \$25,590.00
BENITEZ, ARMANDO	243901	07/25/2022	2002749.047	CONFERENCE & REC. CTR RENTAL REFUND	\$649.30
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$649.30
BERLITZ LANGUAGES, INC.	243783	07/05/2022	001-274-22-01737	BILINGUAL EXAMS	\$300.00
Remit to: PRINCETON, NJ					<u>FYTD:</u> \$1,125.00
BIO-TOX LABORATORIES, INC.	243784	07/05/2022	42929	FORENSIC TOXICOLOGY TESTING SVCS FOR PD	\$7,095.00
		07/05/2022	42986	FORENSIC TOXICOLOGY TESTING SVCS FOR PD	
		07/05/2022	42928	FORENSIC TOXICOLOGY TESTING SVCS FOR PD	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$104,425.00

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BMW MOTORCYCLES OF RIVERSIDE	34142	07/11/2022	6030132	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	\$9,910.09
		07/11/2022	6030403	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030457	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030346	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030208	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6029504	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030489	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030084	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
		07/11/2022	6030265	MAINT & REPAIRS-TRAFFIC MOTORCYCLE	
	07/11/2022	6030259	MAINT & REPAIRS-TRAFFIC MOTORCYCLE		
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$52,297.63
BOND, BRITTANY	243874	07/18/2022	R22-165897	ANIMAL SERVICES REFUND-OVERPAYMENT ON WEB LICENSE	\$33.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$33.00
BOONE, PAMELA	243902	07/25/2022	2002742.047	REFUND-VALLEY DAY CAMP WITHDRAWAL	\$118.50
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$118.50

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BOX SPRINGS MUTUAL WATER COMPANY	243785	07/05/2022	1085-1 6/28/22	WATER CHARGES	\$445.72
		07/05/2022	1084-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	36-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	1086-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	1087-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	1088-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	195-5 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	204-9 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	721-1 6/28/22	WATER USAGE-TOWNGATE-JUNE 2022	
		07/05/2022	45-4 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	80-4 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	189-13 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
		07/05/2022	331-1 6/28/22	WATER ASSESSMENT ON VACANT LOTS OWNED BY THE HOUSING AUTHORITY	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$6,333.16
BRADLEY, SHEILA	243809	07/05/2022	2002708.047	COTTONWOOD GOLF CTR. RENTAL REFUND	\$209.60
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$209.60

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Vendor Name	Check/EFT Number	Payment Date	Inv Number	Invoice Description	Payment Amount
BRAZILL, STEVE	243779	07/01/2022	MV-061422	2022 4TH OF JULY EVENT EMCEE SERVICES	\$400.00
Remit to: RIVERSIDE, CA					FYTD: \$800.00
BROOKE ASTON HARPER	243780	07/01/2022	07042022	BAND PERFORMANCE FOR JULY 4TH FUNFEST EVENT ON 7/4/22	\$1,759.00
Remit to: PLACENTIA, CA					FYTD: \$3,259.00
CALIFORNIA BUILDING STANDARDS COMMISSION	243885	07/25/2022	2ND QTR 2022	SB 1473 FEES COLLECTED FOR 4/1-6/30/22	\$2,681.10
Remit to: SACRAMENTO, CA					FYTD: \$17,091.90
CALIFORNIA NEWSPAPERS PARTNERSHIP	243886	07/25/2022	0011544115	PUBLIC HEARING NOTICE ADVERTISING-LEGAL NTC PLACED VIA COLUMN	\$1,697.95
		07/25/2022	0011542772	PUBLIC HEARING NOTICE ADVERTISING-LEGAL NTC PLACED VIA COLUMN	
		07/25/2022	0011541641	PUBLIC HEARING NOTICE ADVERTISING-LEGALS	
		07/25/2022	0011541616	PUBLIC HEARING NOTICE ADVERTISING-PEN22-0	
		07/25/2022	0011541633	PUBLIC HEARING NOTICE ADVERTISING-LEGALS	
Remit to: WILLOUGHBY, OH					FYTD: \$12,631.35
CAMERON-DANIEL, P.C.	34143	07/11/2022	1320	LEGAL SERVICES-MV UTILITY	\$7,672.50
		07/11/2022	1321	LEGAL SERVICES-MV UTILITY	
Remit to: SEBASTOPOL, CA					FYTD: \$52,882.50
CART GUY LLC DBA THE CART GUY	34091	07/05/2022	127219	GOLF CART RENTALS	\$548.17
	34238	07/25/2022	127220	GOLF CART RENTALS	\$1,616.47
Remit to: BANNING, CA					FYTD: \$2,712.81
CASTILLO, HAZEL	243875	07/18/2022	R22-166248	ANIMAL SERVICES REFUND-OVERPAYMENT ON DISPOSAL FEES	\$15.00
Remit to: MORENO VALLEY, CA					FYTD: \$15.00

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CASTRO, ALEJANDRO	243810	07/05/2022	MVA050018616	REFUND-PARKING CITATION - OVER PAYMENT	\$115.00
Remit to: MORENO VALLEY, CA					FYTD: \$115.00
CATHYJON ENTERPRISES, INC. DBA HB STAFFING	34144	07/11/2022	910557947	S. CORRALES-9/13-9/26/21-CITY CLERK	\$2,344.58
		07/11/2022	910557660	S. CORRALES-9/6-9/12/21-CITY CLERK	
Remit to: HUNTINGTON BEACH, CA					FYTD: \$23,931.58
CHANCY, CHIZURU	243786	07/05/2022	JUN. 2022	INSTRUCTOR SERVICES-HULA & TAHITIAN DANCE CLASSES	\$109.80
Remit to: MORENO VALLEY, CA					FYTD: \$705.00
CHARLES ABBOTT ASSOCIATES, INC	34145	07/11/2022	64169	PLAN CHECK SVCS-TR37909 PEN20-0063-APRIL 2022	\$9,604.75
		07/11/2022	64168	PLAN CHECK SVCS-TR37909 PEN20-0063-APRIL 2022	
		07/11/2022	64243	PLAN CHECK SVCS-TR37909 PEN20-0063-MAY 2022	
		07/11/2022	64167	PLAN CHECK SVCS-ENCROACHMENT PERMITS	
Remit to: MISSION VIEJO, CA					FYTD: \$401,886.91
CHRIS ALAN VOGT DBA CAV CONSULTING	34194	07/18/2022	21031	SENIOR ENGINEER CONSULTING SERVICES (LDD) - JUN. 2022	\$6,615.00
Remit to: RIVERSIDE, CA					FYTD: \$294,887.70
CHRIS BALASINSKI DBA REF UNION	34092	07/05/2022	MV22-3	REFEREES FOR YOUTH LEAGUE 6/04-6/25/22 AND REF ASSIGNING SVCS.	\$3,628.00
Remit to: NEWPORT BEACH, CA					FYTD: \$7,986.00

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CINTAS CORPORATION NO. 2	34093	07/05/2022	5108178146	FIRST AID KIT SUPPLIES-MARCH FIELD	\$145.77
	34146	07/11/2022	4123571641	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	\$2,402.39
		07/11/2022	4122903990	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	
	34195	07/18/2022	9182618603	FIRST AID CABINET-CONFERENCE AND RECREATION CENTER	\$293.44
	34240	07/25/2022	4118809507	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	\$5,590.37
		07/25/2022	4124294617	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	
		07/25/2022	4116039445	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	
		07/25/2022	4115364166	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	
		07/25/2022	4116740076	UNIFORM RENTAL & LAUNDERING SRVS FY 21/22	
Remit to: CINCINNATI, OH					FYTD: \$47,363.90
CLARENCE PROPERTIES, C/O KEN CLARENCE	243903	07/25/2022	BL#29127-YR2022	REFUND OF OVERPAYMENT FOR BUSINESS LICENSE	\$120.00
Remit to: CARLSBAD, CA					FYTD: \$120.00
CLARK LAND RESOURCES, INC.	34196	07/18/2022	CMV-0622	RIGHT OF WAY CONSULTING SERVICES	\$200.00
Remit to: OCEANSIDE, CA					FYTD: \$32,922.50
COATS, DAVID	34197	07/18/2022	JUN. 2022	INSTRUCTOR SERVICES - SHITO-RYU KARATE CLASSES	\$433.20
Remit to: MORENO VALLEY, CA					FYTD: \$5,054.85
COLANTUONO, HIGHSMITH & WHATLEY, PC	243854	07/18/2022	51161	LEGAL SERVICES - RE: CDTFA DISPUTE	\$4,315.87
		07/18/2022	52623 - 16	LEGAL SERVICES - RE: PENALTIES & INTEREST	
		07/18/2022	52613 - 03	LEGAL SERVICES - RE: UNDER COLLECTION OF UTILITY USER TAXES	
Remit to: GRASS VALLEY, CA					FYTD: \$15,222.20

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COLD DUCK PRODUCTIONS, INC.	34241	07/25/2022	021422	BAND PERFORMANCE-MOVAL ROCKS SUMMER CONCERT 7/14/22	\$2,188.00
Remit to: ROSSMOOR, CA					<u>FYTD:</u> \$2,188.00
COLONIAL SUPPLEMENTAL INSURANCE	243855	07/18/2022	71330690701332	EMPLOYEE SUPPLEMENTAL INSURANCE	\$6,799.93
Remit to: COLUMBIA, SC					<u>FYTD:</u> \$93,099.94
CORODATA RECORDS MANAGEMENT, INC.	34242	07/25/2022	RS4813173	RECORDS STORAGE-JUNE 2022	\$1,265.40
Remit to: POWAY, CA					<u>FYTD:</u> \$15,329.76
COSTAR REALTY INFORMATION, INC	34094	07/05/2022	120050683	COMMERCIAL REAL ESTATE DATABASE SVC-JUNE 2022	\$1,621.00
Remit to: CHICAGO, IL					<u>FYTD:</u> \$18,271.86
COUNSELING TEAM, THE	243833	07/11/2022	82854	EMPLOYEE ASSISTANCE PROGRAM-JUNE 2022	\$1,667.00
Remit to: SAN BERNARDINO, CA					<u>FYTD:</u> \$21,671.00
COUNTRY SQUIRE ESTATES	243834	07/11/2022	JUNE 2022	UUT REFUND FOR JUNE 2022 EXEMPTION	\$16.73
Remit to: ONTARIO, CA					<u>FYTD:</u> \$222.22

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COUNTS UNLIMITED, INC.	34095	07/05/2022	22495	TRAFFIC DATA COLLECTION	\$1,080.00
		07/05/2022	22300	TRAFFIC DATA COLLECTION	
		07/05/2022	22532	TRAFFIC DATA COLLECTION	
		07/05/2022	22318	TRAFFIC DATA COLLECTION	
		07/05/2022	22415	TRAFFIC DATA COLLECTION	
		07/05/2022	22358	TRAFFIC DATA COLLECTION	
		07/05/2022	22296	TRAFFIC DATA COLLECTION	
Remit to: CORONA, CA					FYTD: \$14,238.00
COUNTY OF RIVERSIDE	243856	07/18/2022	PE0000000439	TRAFFIC MOTOR COMMUNICATIONS-PD	\$2,298.66
	243887	07/25/2022	PE0000000236	TRAFFIC MOTOR COMMUNICATIONS-PD	\$2,298.66
Remit to: RIVERSIDE, CA					FYTD: \$5,268,320.92
COUNTY OF RIVERSIDE SHERIFF	243806	07/05/2022	SH0000041353	BUDGET REIMBURSEMENT-RUHS SART EXAMS-MAY 2022	\$9,200.00
		07/05/2022	SH0000041352	BUDGET REIMBURSEMENT-RUHS SART EXAMS-APR. 2022	
Remit to: MORENO VALLEY, CA					FYTD: \$50,095,879.59
CRAFCO, INC.	34148	07/11/2022	9402729294	ASPHALTIC MATERIALS	\$4,428.59
Remit to: CHANDLER, AZ					FYTD: \$19,023.91
CRIME SCENE STERI-CLEAN, LLC	34097	07/05/2022	42593	BIO HAZARD REMOVAL SERVICE	\$1,700.00
		07/05/2022	42649	BIO HAZARD REMOVAL SERVICE	
	34149	07/11/2022	42634	BIO HAZARD REMOVAL SERVICE	\$2,550.00
		07/11/2022	42654	BIO HAZARD REMOVAL SERVICE	
		07/11/2022	42783	BIO HAZARD REMOVAL SERVICE	
Remit to: RANCHO CUCAMONGA, CA					FYTD: \$18,650.00

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CROSSROAD MEGAWASH, INC DBA WASH BANK EXPRESS	34243	07/25/2022	006	CAR WASH SVC-PD-OCT 2021 TO MAR 2022	\$5,590.00
		07/25/2022	007	CAR WASH SVC-PD-APRIL 2022 TO JUNE 2022	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$8,815.00
CSG CONSULTANTS, INC.	34150	07/11/2022	44094	BUILDING PLAN REVIEW & IN HOUSE BUILDING SERVICES	\$8,690.00
Remit to: FOSTER CITY, CA					<u>FYTD:</u> \$349,293.39
DATA TICKET, INC.	34098	07/05/2022	138623	ADMIN CITATION PROCESSING-CODE-MAY 2022	\$252.01
		07/05/2022	139393HH	PARKING HANDHELD DEVICES LEASE-AIR TIME-CODE-MAY 2022	
	34244	07/25/2022	138108	PARKING CITATION PROCESSING-CODE-APRIL 2022	\$24,824.03
		07/25/2022	139954	ADMIN CITATION PROCESSING-ANIMAL SVC-JUNE 2022	
		07/25/2022	139954TPC	ADMIN CITATION PROCESSING-3RD PARTY COLL-ANIMAL SVCS-JUNE 2022	
Remit to: IRVINE, CA					<u>FYTD:</u> \$409,402.52
DAVIS, RICHARD	243811	07/05/2022	C18857	REFUND-ADMIN. CITATION - VIOLATION DISMISSED	\$477.63
Remit to: CULVER CITY, CA					<u>FYTD:</u> \$477.63
DELTA DENTAL OF CALIFORNIA	34201	07/18/2022	BE005015302	EMPLOYEE DENTAL INSURANCE-PPO	\$14,270.29
	34245	07/25/2022	BE005016079	EMPLOYEE DENTAL INSURANCE-HMO	\$3,853.39
Remit to: SAN FRANCISCO, CA					<u>FYTD:</u> \$187,096.12

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DIAMOND ENVIRONMENTAL SERVICES, LP	243788	07/05/2022	0003867260	PORTABLE RESTROOM RENTAL-COTTONWOOD GOLF CTR	\$1,891.38
		07/05/2022	0003867258	PORTABLE RESTROOM RENTAL-MV EQUESTRIAN CTR	
		07/05/2022	0004014364	PORTABLE RESTROOM RENTAL-MV EQUESTRIAN CTR	
		07/05/2022	0003867259	PORTABLE RESTROOM RENTAL-MAINT & OP'S	
	243888	07/05/2022	0004014366	PORTABLE RESTROOM RENTAL-COTTONWOOD GOLF CTR	
		07/25/2022	0004014365	PORTABLE RESTROOM RENTAL-MAINT & OP'S	\$464.57
Remit to: SAN MARCOS, CA					FYTD: \$9,540.07
DIAZ, CATALINA	243846	07/11/2022	R22-163319	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MORENO VALLEY, CA					FYTD: \$75.00
DISH DBS CORPORATION	243835	07/11/2022	86557282/JULY22	SATELLITE TV-FIRE STATION 99-7/1-7/30/22	\$146.39
Remit to: PALATINE, IL					FYTD: \$1,893.14
DIVISION OF THE STATE ARCHITECT	243836	07/11/2022	2ND QTR 2022-786	STATE PORTION-DISABILITY ACCESS & EDUCATION FEE REPORT 786	\$308.60
Remit to: SACRAMENTO, CA					FYTD: \$3,680.20
DLT SOLUTIONS	34246	07/25/2022	SI570698	AUTO CAD MAINTENANCE 7/18/22-7/17/23	\$15,438.05
Remit to: HERNDON, VA					FYTD: \$30,876.10
E.R. BLOCK PLUMBING & HEATING, INC.	34099	07/05/2022	137141	BACKFLOW DEVICE TEST-ZONE D	\$993.75
		07/05/2022	137139	BACKFLOW DEVICE TEST-ZONE D	
		07/05/2022	137211	BACKFLOW DEVICE TEST-ZONE D	
	34247	07/25/2022	137208	BACKFLOW DEVICE TEST-PARKS	\$100.00
Remit to: RIVERSIDE, CA					FYTD: \$42,905.56

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EAGLE PUMP SERVICES, INC.	34100	07/05/2022	17023038	LANDSCAPE MAINT-ZONE D. M, 01, 04, 05, 06, 09, NPDES & LM02A	\$4,736.98
Remit to: CHINO, CA					<u>FYTD:</u> \$62,331.00
ENCO UTILITY SERVICES MORENO VALLEY LLC	34152	07/11/2022	0402-MF-2721REV1	SOLAR SYSTEM INSPECTION	\$1,584.00
		07/11/2022	0402-MF-2719	SOLAR SYSTEM INSPECTION	
		07/11/2022	0402-MF-2718	SOLAR SYSTEM INSPECTION	
		07/11/2022	0402-MF-2722	SOLAR SYSTEM INSPECTION	
		07/11/2022	0402-MF-2720	SOLAR SYSTEM INSPECTION	
		07/11/2022	0402-MF-2717	SOLAR SYSTEM INSPECTION	
	34248	07/25/2022	0402-MF-2724	SOLAR SYSTEM INSPECTION	\$1,320.00
		07/25/2022	0402-MF-2725	SOLAR SYSTEM INSPECTION	
		07/25/2022	0402-MF-2727	SOLAR SYSTEM INSPECTION	
		07/25/2022	0402-MF-2726	SOLAR SYSTEM INSPECTION	
		07/25/2022	0402-MF-2729	SOLAR SYSTEM INSPECTION	
Remit to: ANAHEIM, CA					<u>FYTD:</u> \$8,618,369.89
ENTERPRISE SOLUTIONS CONSULTING, LLC	34153	07/11/2022	MVU-2022-07	CONSULTING SVCS-MV UTILITIES	\$11,305.02
Remit to: WEBSTER, NY					<u>FYTD:</u> \$463,744.03
ESCOBAR, ERIC	243807	07/05/2022	7/12 - 7/14/22	TRAVEL PER DIEM, MILEAGE & PARKING-2022 ESRI INTL. USER CONF.	\$374.13
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$374.13
ESMERALDA'S JEWELRY	243904	07/25/2022	BL#33488-YR2022	REFUND OF OVERPAYMENT FOR BUSINESS LICENSE	\$103.29
Remit to: JURUPA VALLEY, CA					<u>FYTD:</u> \$103.29

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EXCLUSIVE TOWING	243790	07/05/2022	22-16851	EVIDENCE VEHICLE TOWING	\$273.00
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$13,688.70
FAMILY SERVICE ASSOCIATION	34101	07/05/2022	02-2022-300603CV	CDBG-CV SENIOR NUTRITIONAL PROGRAM FY 19/20-FEB 2022	\$17,857.95
	34155	07/11/2022	03-2022-300603CV	CDBG-CV SENIOR NUTRITIONAL PROGRAM FY 19/20-MARCH 2022	\$20,460.79
		07/11/2022	04-2022-300603CV	CDBG-CV SENIOR NUTRITIONAL PROGRAM FY 19/20-APRIL 2022	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$155,364.74
FARRELL, SHARON T	243812	07/05/2022	MVA020027006	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$230.00
Remit to: SAN RAFAEL, CA					<u>FYTD:</u> \$230.00
FAST SIGNS	243837	07/11/2022	70-1156	DEPUTY RECOGNITION PLAQUES	\$1,993.33
	243890	07/25/2022	70-1329	REVINYL PEN21-105 FOR PEN21-0149	\$357.32
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$12,978.79
FEHR & PEERS	34203	07/18/2022	156540	MV LOCAL ROADWAY SAFETY PLAN	\$19,177.11
Remit to: WALNUT CREEK, CA					<u>FYTD:</u> \$84,632.37
FIRST AMERICAN DATA TREE, LLC	243838	07/11/2022	20027760622	ONLINE SOFTWARE SUBSCRIPTION-JUNE 2022	\$99.00
Remit to: PASADENA, CA					<u>FYTD:</u> \$1,663.15
FM THOMAS AIR CONDITIONING INC	34156	07/11/2022	43872	AC2 HVAC REPAIR-FIRE STATION 65	\$360.00
Remit to: BREA, CA					<u>FYTD:</u> \$720.00
FOOTHILL RV CENTER	34204	07/18/2022	INV-000025	MAINT & REPAIRS-FIRE	\$782.80
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$4,319.80

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FRONTIER COMMUNICATIONS	243891	07/25/2022	081095-5/JULY22	FOREIGN EXCHANGE BUS LISTING-MV UTILITY	\$7.70
Remit to: CINCINNATI, OH					<u>FYTD:</u> \$38,408.24
G/M BUSINESS INTERIORS, INC.	34157	07/11/2022	0276250-IN	PRIVATE OFFICE WITH STORAGE & LATERAL FILE-HR	\$7,226.54
		07/11/2022	0276901-IN	HERMAN MILLER AERON TASK CHAIR-MVU	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$72,753.92
GALLS INC., INLAND UNIFORM	34104	07/05/2022	021362765	ANIMAL CONTROL OFFICER UNIFORMS	\$120.17
Remit to: CHICAGO, IL					<u>FYTD:</u> \$6,630.80
GANIMIAN, KIMBERLY	243845	07/11/2022	5/15 - 5/18/22	REIMBURSE TRAVEL PER DIEM - TYLER TECH CONNECT 22 CONFERENCE	\$241.50
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$4,003.50
GARCIA, FERNANDO	243813	07/05/2022	MVP82695	REFUND-PARKING CITATION - OVER PAYMENT	\$140.00
Remit to: PICO RIVERA, CA					<u>FYTD:</u> \$140.00
GARCIA, MARIA DEJESUS	243814	07/05/2022	MVA040030362	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$172.50
	243815	07/05/2022	MVA040028982	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$172.50
	243816	07/05/2022	MVA040031117	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$115.00
	243817	07/05/2022	MVA040031619	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$115.00
Remit to: FAIR OAKS, CA					<u>FYTD:</u> \$575.00

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
GARDAWORLD	34105	07/05/2022	10695685	ARMORED CAR SVC-CITY HALL, CONF & REC, MVU, LIBRARY & ANIMAL SVC	\$3,606.82
		07/05/2022	20528801	ARMORED CAR SVC-CITY HALL, CONF & REC, LIBRARY & ANIMAL SVC	
		07/05/2022	10691408	ARMORED CAR SVC-CITY HALL, CONF & REC, MVU, LIBRARY & ANIMAL SVC	
		07/05/2022	20526613	ARMORED CAR SVC-CONF & REC, LIBRARY & ANIMAL SVC	
		07/05/2022	20522434	ARMORED CAR SVC-CONF & REC, LIBRARY & ANIMAL SVC	
		07/05/2022	10687466	ARMORED CAR SVC-CITY HALL, CONF & REC, MVU, LIB & ANML SVC	
Remit to: CHICAGO, IL					<u>FYTD:</u> \$15,183.72
GAUMER, GREGORY	243905	07/25/2022	R22-165728	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$75.00
GHA TECHNOLOGIES, INC.	34158	07/11/2022	101226766	1 YEAR ESET PROTECT RENEWAL	\$3,403.70
Remit to: SCOTTSDALE, AZ					<u>FYTD:</u> \$3,403.70
GODBOLT, LAJAY	243906	07/25/2022	2002721.047	REFUND-MOVAL ROCKS /MOVIES VENDOR WITHDRAWAL	\$248.25
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$248.25
GOMEZ, DAISY	243876	07/18/2022	R22-163635	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$265.00
GRAVES & KING, LLP	34159	07/11/2022	2205-0010379-02	LEGAL SERVICES-CLAIM MV2013 (D. COLEMAN)	\$2,441.34
	34249	07/25/2022	2205-0010227-01	LEGAL SERVICES-CLAIM MV1908 (S. LATTIMORE)	\$7,359.87
		07/25/2022	2205-0010328-05	LEGAL SERVICES-CLAIM MV2009 (D. MARIANO)	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$97,746.76

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Vendor Name	Check/EFT Number	Payment Date	Inv Number	Invoice Description	Payment Amount
GROUP C MEDIA INC.	34251	07/25/2022	33476	1/2 PAGE ADVERTISING-BUSINESS FACILITIES-ISSUE 7/1/22	\$2,600.00
Remit to: RED BANK, NJ					FYTD: \$7,800.00
HINDERLITER DE LLAMAS & ASSOCIATES	243791	07/05/2022	SIN017476	SALES TAX AUDIT SERVICES-SALES QTR 4 2021	\$5,548.37
Remit to: BREAA, CA					FYTD: \$99,182.11
HLP, INC.	34252	07/25/2022	21841	WEB LICENSE MONTHLY SVC FEE	\$65.10
Remit to: LITTLETON, CO					FYTD: \$32,874.45
HR GREEN PACIFIC INC.	34160	07/11/2022	152751	PLAN CHECK SVCS-PEN19-0157-LD	\$3,290.00
		07/11/2022	152753	PLAN CHECK SVCS-TR37643-PEN18-0065-LD	
		07/11/2022	152752	PLAN CHECK SVCS-PEN18-0086-LD	
Remit to: DES MOINES, IA					FYTD: \$866,914.82
HUNSAKER & ASSOCIATES IRVINE, INC	34161	07/11/2022	22040336	PLAN CHECK SVCS-TR37725-PEN21-0206	\$11,664.01
		07/11/2022	22040354	PLAN CHECK SVCS-BRADSHAW MAJESTIC	
Remit to: IRVINE, CA					FYTD: \$51,090.47
HUNT, JENNIFER	243847	07/11/2022	R22-165969	ANIMAL SERVICES REFUND-RETURN ADOPTION FEES	\$93.00
Remit to: MORENO VALLEY, CA					FYTD: \$93.00
IMEG CORP./FORMERLY TTG ENGINEERS	34162	07/11/2022	20001409.00-6	HVAC SYSTEM REPLACEMENT-PUBLIC SAFETY BLDG.	\$504.80
Remit to: ROCK ISLAND, IL					FYTD: \$504.80
IMMI TAX SERVICES, LLC	34107	07/05/2022	2502	BACKGROUND CHECKS	\$130.00
Remit to: MORENO VALLEY, CA					FYTD: \$2,808.00

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INLAND EMPIRE ECONOMIC PARTNRSH	34253	07/25/2022	657610	ANNUAL MEMBERSHIP DUES 7/1/22-6/30/23	\$7,500.00
Remit to: RIVERSIDE, CA					FYTD: \$15,000.00
INLAND EMPIRE PROPERTY SERVICE, INC	34108	07/05/2022	2022204	NUISANCE ABATEMENT SVCS-292-032-011	\$3,426.79
Remit to: MORENO VALLEY, CA					FYTD: \$163,860.19
INTERPRETERS UNLIMITED	34255	07/25/2022	316661	LANGUAGE INTERPRETATION SERVICES-PHONE-JUNE 2022	\$66.75
Remit to: SAN DIEGO, CA					FYTD: \$1,031.00
ITRON, INC.	34163	07/11/2022	624428	AMI COLLECTORS SYSTEM	\$4,557.83
Remit to: LIBERTY LAKE, WA					FYTD: \$467,531.21
JTB SUPPLY CO., INC.	34109	07/05/2022	110212	TRAFFIC SIGNAL MAINT SUPPLIES	\$2,455.89
		07/05/2022	110275	TRAFFIC SIGNAL MAINT SUPPLIES	
Remit to: ORANGE, CA					FYTD: \$50,920.31
JUKEBOX PRODUCTIONS, LLC.	243782	07/01/2022	287	BAND PERFORMANCE FOR JULY 4TH FUNFEST EVENT ON 7/4/22	\$3,000.00
Remit to: EAGLE, ID					FYTD: \$3,000.00
KEARNS, MICHAEL JOSEPH	243818	07/05/2022	MVA040019430	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$230.00
Remit to: CARMICHAEL, CA					FYTD: \$230.00
KEYSER MARSTON ASSOCIATES, INC.	34164	07/11/2022	0036958	PROFESSIONAL SVCS-COTTONWOOD APTS-JUNE 2022	\$1,932.50
Remit to: SAN RAFAEL, CA					FYTD: \$2,472.50

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KID'S FOOT LOCKER #6771, ATTN: TAX DEPT.	243907	07/25/2022	BL#03680-YR2022	REFUND OF OVERPAYMENT FOR BUSINESS LICENSE	\$1,662.21
Remit to: HARRISBURG, PA					<u>FYTD:</u> \$1,662.21
LACHAPELLE, GUY	243819	07/05/2022	MVA010023393	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$57.50
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$57.50
LATIN NATION BAND, LLC	243859	07/18/2022	070722	BAND PERFORMANCE-MOVAL ROCKS SUMMER CONCERT 7/7/22	\$1,500.00
Remit to: COVINA, CA					<u>FYTD:</u> \$3,000.00
LEAGUE OF CALIFORNIA CITIES- RIV CNTY DIV	243792	07/05/2022	2570	RIVERSIDE COUNTY DIVISION MEETING 5/09/22-M. BRAMLETTE, PIO	\$40.00
Remit to: SACRAMENTO, CA					<u>FYTD:</u> \$38,595.00
LEAL, ANGEL ELENES	243877	07/18/2022	R22-166188	ANIMAL SERVICES REFUND-DUPLICATE LICENSE PAYMENT	\$15.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$15.00
LEE, JUSTIN	243820	07/05/2022	MVA020053118	REFUND-PARKING CITATION - OVER PAYMENT	\$57.00
Remit to: MORGAN HILL, CA					<u>FYTD:</u> \$57.00
LEIVAS, INC. DBA. LEIVAS LIGHTING	34110	07/05/2022	1011090	LANDSCAPE MAINT-ZONE M, E-7, 01, 02, & 03	\$1,646.27
		07/05/2022	1011053	LANDSCAPE MAINT-ZONE M, E-7, 01, 02, & 03	
		07/05/2022	1011054	LANDSCAPE MAINT-ZONE M, E-7, 01, 02, & 03	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$67,085.78
LENNAR	243848	07/11/2022	FAW22-0038	REFUND DUE TO INCORRECT PLAN SUBMITTAL	\$450.00
Remit to: CORONA, CA					<u>FYTD:</u> \$450.00

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LEXISNEXIS PRACTICE MANAGEMENT	34165	07/11/2022	3093926604	LEGAL RESEARCH TOOLS-JUNE 2022	\$883.20
Remit to: CHICAGO, IL					<u>FYTD:</u> \$11,481.60
LIBRARY SYSTEMS & SERVICES, LLC	34256	07/25/2022	INV5985	LIBRARY GRANT-ZIP BOOKS-JUNE 2022	\$19,788.89
		07/25/2022	INV5986	LIBRARY CONTRACT SVCS & MATERIALS-CLLS-JUNE 2022	
		07/25/2022	INV5984	LIBRARY GRANT-CLSA E RESOURCES-JUNE 2022	
		07/25/2022	INV5983	LIBRARY GRANT-MOVAL STORIES-JUNE 2022	
Remit to: ROCKVILLE, MD					<u>FYTD:</u> \$2,474,484.53
LOTTON, CLARA	243878	07/18/2022	R22-165640	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$75.00
LUNDBERG, GEORGINA	34207	07/18/2022	5/26 - 6/22/22	MILEAGE REIMBURSEMENT	\$114.13
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$328.01
LUTHERAN SOCIAL SERVICES OF SOUTHERN CALIFORNIA	34166	07/11/2022	#6.1 / JUNE 2022	HOMELESS PREVENTION PROGRAM - JUNE 2022	\$280.31
Remit to: SAN BERNARDINO, CA					<u>FYTD:</u> \$12,004.57

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LYONS SECURITY SERVICE, INC.	34167	07/11/2022	29679	SECURITY GUARD SVCS-ERC-MAY 2022	\$23,684.39	
		07/11/2022	29757	SECURITY GUARD SVCS-CONF & REC CTR-JUNE 2022		
		07/11/2022	29506	SECURITY GUARD SVCS-SENIOR CENTER-MAR 2022		
		07/11/2022	29601	SECURITY GUARD SVCS-SENIOR CENTER-APRIL 2022		
		07/11/2022	29760	SECURITY GUARD SVCS-SENIOR CENTER-JUNE 2022		
		07/11/2022	29598	SECURITY GUARD SVCS-ERC-APRIL 2022		
		07/11/2022	29753	SECURITY GUARD SVCS-CITY HALL-JUNE 2022		
		07/11/2022	29755	SECURITY GUARD SVCS-COTTONWOOD SPECIAL EVENT		
		07/11/2022	29759	SECURITY GUARD SVCS-LIBRARY-JUNE 2022		
		07/11/2022	29758	SECURITY GUARD SVCS-ERC-JUNE 2022		
		07/11/2022	29597	SECURITY GUARD SVCS-CONF & REC CTR-APRIL 2022		
		07/11/2022	29681	SECURITY GUARD SVCS-SENIOR CENTER-MAY 2022		
			34257	07/25/2022		29761
Remit to: ANAHEIM, CA					FYTD: \$296,591.05	
MARIPOSA LANDSCAPES, INC.	34168	07/11/2022	97251	LANDSCAPE WORK-REPAIR OF VANDALIZED PLANTS/IRRIG.-VET. MEMORIAL	\$1,468.80	
		34258	07/25/2022	98263	LANDSCAPE MAINT.-UTILITY FIELD OFFICE-JUN. 2022	\$699.76
			07/25/2022	98269	LANDSCAPE MAINT.-KITCHING ELECTRIC SUBSTATION-JUN. 2022	
			07/25/2022	98259	LANDSCAPE MAINT.-MORENO BEACH ELECTRIC SUBSTATION-JUN. 2022	
Remit to: IRWINDALE, CA					FYTD: \$783,331.60	
MARTINEZ, KRISTEN	243879	07/18/2022	R22-166170	ANIMAL SERVICES REFUND-OVERPAYMENT ON WEB LICENSE	\$39.00	
Remit to: MORENO VALLEY, CA					FYTD: \$39.00	
MARTYNYUK, IVAN	243821	07/05/2022	MVP91573	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$426.00	
Remit to: ANTELOPE, CA					FYTD: \$426.00	

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MCCLAIN, MELISSA	34169	07/11/2022	5/9/22 - 6/22/22	MILEAGE REIMBURSEMENT FOR BUSINESS MEETINGS & EVENTS	\$168.48
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$6,203.70
MCGRATH RENTCORP AND SUBSIDIARIES	34208	07/18/2022	300763174	TEMPORARY STORAGE UNIT RENTAL-CITY YARD 6/01-6/30/22	\$181.65
Remit to: SAN FRANCISCO, CA					<u>FYTD:</u> \$2,679.51
MENDENHALL, DALE W.	34111	07/05/2022	7/10 - 7/12/22	TRAVEL PER DIEM & MILEAGE-2022 ESRI INTL. USER CONFERENCE	\$301.88
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$301.88
MENGISTU, YESHIALEM	34209	07/18/2022	JUN. 2022	MILEAGE REIMBURSEMENT - JUNE 2022	\$87.17
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$1,862.92
MEYERS FOZI & DWORK, LLP	34210	07/18/2022	20913	LIABILITY CLAIM SERVICES-DEYO V. CITY #21-158110	\$8,458.60
		07/18/2022	20908	LIABILITY CLAIM SERVICES-WALLACE, G V. CITY #21-158207	
		07/18/2022	20909	LIABILITY CLAIM SERVICES-WALLACE, Y V. CITY #21-157779	
Remit to: CARLSBAD, CA					<u>FYTD:</u> \$8,458.60
MICHAEL BAKER INTERNATIONAL, INC	34170	07/11/2022	1150225	INDIAN ST CARDINAL BRIDGE PH 2	\$3,378.75
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$80,425.01
MILLER, LARISSA	243880	07/18/2022	R22-165638	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$75.00
MISSION LINEN SUPPLY, INC.	34112	07/05/2022	517284042	LINEN RENTAL SERVICES	\$100.19
	34211	07/18/2022	517326547	LINEN RENTAL SERVICES	\$58.01
Remit to: SANTA BARBARA, CA					<u>FYTD:</u> \$3,315.42

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MOHAN, BRIAN	34171	07/11/2022	REIMB. 6/8/22	REIMBURSE PARKING & TRANSPORTATION COSTS DURING GFOA CONFERENCE	\$91.91
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$1,550.56
MORAN, AMANDA	243822	07/05/2022	MVA020055191	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$57.50
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$57.50
MORENO VALLEY COMMUNITY VET CARE	34172	07/11/2022	JUN. 2022	VETERINARY SERVICES-MV ANIMAL SHELTER/JUNE 2022	\$16,000.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$48,000.00
MORENO VALLEY FRIENDS OF THE LIBRARY	34212	07/18/2022	MAY 2022	PASS THROUGH FUNDS 5/1-5/31/22	\$969.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$10,581.25
MORENO VALLEY TOW & RADIATOR	243839	07/11/2022	16276	EVIDENCE TOWING FOR PD	\$4,982.25
		07/11/2022	16483	EVIDENCE TOWING FOR PD	
		07/11/2022	16367	EVIDENCE TOWING FOR PD	
		07/11/2022	16330	EVIDENCE TOWING FOR PD	
		07/11/2022	16453	EVIDENCE TOWING FOR PD	
		07/11/2022	16604	EVIDENCE TOWING FOR PD	
		07/11/2022	16713	EVIDENCE TOWING FOR PD	
		07/11/2022	15993	EVIDENCE TOWING FOR PD	
		07/11/2022	16426	EVIDENCE TOWING FOR PD	
		07/11/2022	15781	EVIDENCE TOWING FOR PD	
		07/11/2022	16366	EVIDENCE TOWING FOR PD	
		07/11/2022	16608	EVIDENCE TOWING FOR PD	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$13,154.00

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MORENO VALLEY UNIFIED SCHOOL DISTRICT	243899	07/25/2022	063022_ROW	JUAN BAUTISTA DE ANZA TRAIL ATP 4_APN 482-512-020,-021	\$11,300.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$11,509.60
MTGL, INC	243892	07/25/2022	67191	801 0077 JUAN BAUTISTA TRAIL ATP 3	\$416.00
Remit to: ANAHEIM, CA					<u>FYTD:</u> \$18,151.66
MULHOLLAND CONSULTING, INC.	243794	07/05/2022	1102	COTTONWOOD GOLF CTR. WATER MAINLINE REPLACEMENT PROJECT SERVICES	\$1,121.81
Remit to: ONTARIO, CA					<u>FYTD:</u> \$6,849.00
NATHAN, BULMER M	243823	07/05/2022	MVA050013798	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$115.00
Remit to: GLENDALE, CA					<u>FYTD:</u> \$115.00
NBS GOVERNMENT FINANCE GROUP	34113	07/05/2022	202206-0835	CONSULTING SERVICES-BOUNDARY MAP PREPARATION	\$400.00
	34213	07/18/2022	202206-1407	CONSULTING SERVICES-BOUNDARY MAP PREPARATION	\$400.00
Remit to: TEMECULA, CA					<u>FYTD:</u> \$16,400.00
NEXTERA ENERGY CAPITAL HOLDINGS INC.	243861	07/18/2022	727725	RENEWABLE ENERGY-MV UTILITY-JUN. 2022	\$14,022.45
Remit to: JUNO BEACH, FL					<u>FYTD:</u> \$369,344.70
NGUYEN, CLEMENT BA DUONG	34114	07/05/2022	JUN. 2022	INSTRUCTOR SERVICES-VOVINAM MARTIAL ARTS CLASSES	\$431.40
Remit to: BEAUMONT, CA					<u>FYTD:</u> \$6,296.40
NOBLE INVESTMENTS, C/O BERTHA STANTON	243908	07/25/2022	BL#21779-YR2022	REFUND OF OVERPAYMENT FOR BUSINESS LICENSE	\$65.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$65.00

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NOLLAR, JANICE	243808	07/05/2022	7/10 - 7/13/22	TRAVEL PER DIEM, MILEAGE & PARKING-2022 ESRI INTL. USER CONF.	\$508.13
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$799.61
NPG INC, DBA GOLDSTAR ASPHALT PRODUCTS	34115	07/05/2022	19013	ROAD AND HIGHWAY BUILDING MATERIALS-MAINT & OPS	\$266.68
	34173	07/11/2022	19126	ROAD AND HIGHWAY BUILDING MATERIALS-MAINT & OPS	\$195.57
Remit to: PERRIS, CA					<u>FYTD:</u> \$21,418.55
OPERATION SAFEHOUSE, INC.	34214	07/18/2022	10 -MAR/APR 2022	CDBG SUBRECIPIENT PAYMENT-EMERGENCY SHELTER FOR YOUTH PROGRAM	\$2,184.00
	34260	07/25/2022	11 -APR/MAY 2022	CDBG SUBRECIPIENT PAYMENT-EMERGENCY SHELTER FOR YOUTH PROGRAM	\$2,800.00
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$16,506.65
PACHECO, EDWIN	243909	07/25/2022	2002722.047	COTTONWOOD GOLF CTR. RENTAL REFUND	\$209.60
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$209.60
PARSONS TRANSPORTATION GROUP, INC.	34215	07/18/2022	2207B057	SR60/MORENO BEACH PH 2	\$2,255.28
Remit to: IRVINE, CA					<u>FYTD:</u> \$59,299.72
PEPE'S TOWING	34216	07/18/2022	106126	EMERGENCY TOWING SERVICES FOR FLEET VEHICLE -STREET SWEEPER	\$350.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$8,489.34
PERCEPTIVE ENTERPRISES, INC.	34175	07/11/2022	3769	PROFESSIONAL DBE/CPR CONSULTING SERVICES	\$7,014.00
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$82,599.00

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PGI - PACIFIC GRAPHICS, INC	34117	07/05/2022	45392	PRINTING & MAILING SERVICES-CSD PUBLIC HEARING NOTICES	\$4,200.10
Remit to: INDUSTRY, CA					<u>FYTD:</u> \$4,200.10
PINS & NEEDLES	243862	07/18/2022	14198	SHIRTS/SHORT&LONG SLEEVE -COMMUNITY ENHANCEMENT/PARKING OFFICERS	\$1,795.65
Remit to: HEMET, CA					<u>FYTD:</u> \$3,931.80
PRIORIT CONSULTING, LLC	34118	07/05/2022	PC 284	DEVELOPER SUPPORT SERVICES FOR GIS SERVER ENVIRONMENTS	\$1,800.00
Remit to: REDLANDS, CA					<u>FYTD:</u> \$3,000.00
PROCTER & GAMBLE	243849	07/11/2022	MVU 7013930-02	COMMERCIAL LED REBATE INCENTIVE	\$13,484.57
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$13,484.57
PROFESSIONAL COMMUNICATIONS NETWORK PCN	243795	07/05/2022	220700425	LIVE ANSWERING SERVICE FOR ROTATIONAL TOW PROGRAM	\$558.23
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$7,156.86
PSOMAS	34176	07/11/2022	184822	JUAN BAUTISTA DE ANZA TRAIL ATP 2	\$845.90
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$29,082.65
PTS COMMUNICATIONS INC	34218	07/18/2022	2087194	PAY PHONE SERVICES-JUN. 2022	\$256.56
		07/18/2022	2088790	PAY PHONE SERVICES-JUL. 2022	
Remit to: SAN RAMON, CA					<u>FYTD:</u> \$641.40
PYRO SPECTACULARS, INC.	243893	07/25/2022	58007	BALANCE DUE FOR JULY 4, 2022 FIREWORKS DISPLAY	\$23,500.00
Remit to: RIALTO, CA					<u>FYTD:</u> \$70,500.00

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
QUEZADA, BRISEYDA	243910	07/25/2022	R22-166441	ANIMAL SERVICES REFUND-OVERPAYMENT ON DISPOSAL FEES	\$30.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$30.00
REGALADO, BLANCA E	34119	07/05/2022	JUN. 2022	INSTRUCTOR SERVICES-FOLKLORIC DANCE ADULT & YOUTH CLASSES	\$611.40
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$6,132.75
REISH, BREANNE	243850	07/11/2022	R22-163871	ANIMAL SERVICES REFUND-SPAY/NEUTER AND RABIES DEPOSITS	\$95.00
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$95.00
RHYTHM TECH PRODUCTIONS	34120	07/05/2022	788	SOUND ENGINEER & AV TECH SERVICES - JUNETEENTH EVENT ON 6/18/22	\$808.00
Remit to: CALIMESA, CA					<u>FYTD:</u> \$82,616.91
RISING STARS BUSINESS ACADEMY	34121	07/05/2022	8006	CDBG-CV 19/20 - JOB TRAINING PROGRAM	\$6,833.20
		07/05/2022	8005	CDBG-CV 19/20 - JOB TRAINING PROGRAM	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$20,302.40
RIVERSIDE AREA RAPE CRISIS CENTER	34219	07/18/2022	MAR2022-01	CDBG SUBGRANTEE PAYMENT-CHILD ABUSE PREVENTION PROGRAM	\$824.55
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$10,960.60
RIVERSIDE COUNTY ASSESSOR - CLERK-RECORDER	243863	07/18/2022	BALANCE-3/31/22	RELEASES & OTHER DOCS RECORDED ON BEHALF OF PROP. OWNERS - CODE	\$379.00
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$569.00

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RIVERSIDE COUNTY HABITAT CONSERVATION	243864	07/18/2022	2ND QTR 2022	STEPHEN'S KANGAROO RAT MITIGATION FEES FOR QTR ENDING 6/30/22	\$4,495.00
Remit to: RIVERSIDE, CA					FYTD: \$81,798.50
RIVERSIDE COUNTY OFFICE OF EDUCATION	243911	07/25/2022	2002744.047	CONFERENCE & REC. CTR RENTAL REFUND	\$524.10
	243912	07/25/2022	2002745.047	CONFERENCE & REC. CTR RENTAL REFUND	\$524.10
Remit to: RIVERSIDE, CA					FYTD: \$5,039.95
RIVERSIDE COUNTY SHERIFF-PSEC UNIT	243796	07/05/2022	PE0000000342	PSEC RADIO SUBSCRIPTIONS-OEM 4/1-4/30/22	\$477.92
		07/05/2022	PE0000000303	PSEC RADIO SUBSCRIPTIONS-OEM 3/1-3/31/22	
		07/05/2022	PE0000000367	PSEC RADIO SUBSCRIPTIONS-OEM 10/1/21-2/28/22	
		07/05/2022	PE0000000386	PSEC RADIO SUBSCRIPTIONS-OEM 5/1-5/31/22	
	243865	07/18/2022	PE0000000384	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 5/1-5/31/22	\$1,477.44
		07/18/2022	PE0000000385	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 5/1-5/31/22	
		07/18/2022	PE0000000341	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 4/1-4/30/22	
		07/18/2022	PE0000000302	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 3/1-3/31/22	
		07/18/2022	PE0000000301	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 3/1-3/31/22	
		07/18/2022	PE0000000366	PSEC RADIO SUBSCRIPTIONS-CODE/PARKS 10/1/21-02/28/22	
Remit to: RIVERSIDE, CA					FYTD: \$1,955.36
ROADPOST USA INC DBA BLUECOSMO	34122	07/05/2022	BU01455174	SATELLITE PHONE SERVICE PLAN-FIRE	\$245.24
Remit to: SEATTLE, WA					FYTD: \$6,263.60

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ROBERT HALF INTERNATIONAL, INC.	34123	07/05/2022	60211907	ACCOUNTING TEMP. - W.E. 06/17/22 (R. SANCHEZ)	\$2,587.27
	34178	07/11/2022	60255196	ACCOUNTING TEMP. - W.E. 06/24/22 (R. SANCHEZ)	\$1,478.44
	34220	07/18/2022	60299797	ACCOUNTING TEMP. - W.E. 07/01/22 (R. SANCHEZ)	\$2,571.20
Remit to: LOS ANGELES, CA					FYTD: \$19,523.66
ROGERS, ANDERSON, MALODY & SCOTT, LLP	34124	07/05/2022	70805	AUDIT SERVICES FOR FY ENDING 6/30/22 - MAY 2022 PROGRESS BILLING	\$15,735.00
		07/05/2022	70818	PREPARATION OF FEDERAL & STATE FORMS EXEMPT ORG RETURNS FOR 2021	
Remit to: SAN BERNARDINO, CA					FYTD: \$96,045.00
RSG, INC	34221	07/18/2022	1008944	AFFORDABLE HOUSING COMPLIANCE MONITORING SERVICES- JUN. 2022	\$12,260.00
Remit to: IRVINE, CA					FYTD: \$67,823.65
SAENZ, KANDIE	243881	07/18/2022	R22-166285	ANIMAL SERVICES REFUND-OVERPAYMENT ON WEB LICENSE	\$13.00
Remit to: MORENO VALLEY, CA					FYTD: \$13.00
SAFEWAY SIGN CO.	34125	07/05/2022	18185 EI	TRAFFIC SIGNS/HARDWARE	\$16,902.84
Remit to: ADELANTO, CA					FYTD: \$64,839.12
SALCIDO, ESPERANZA	243851	07/11/2022	R22-166069	ANIMAL SERVICES REFUND-RETURN ADOPTION FEES	\$65.00
Remit to: MORENO VALLEY, CA					FYTD: \$65.00
SALVATION ARMY	34222	07/18/2022	FY21/2 ESG-INV 5	ESG SUBRECIPIENT PAYMENT-STREET OUTREACH PROGRAM	\$15,467.40
		07/18/2022	FY21/2 ESG-INV 4	ESG SUBRECIPIENT PAYMENT-STREET OUTREACH PROGRAM	
Remit to: MORENO VALLEY, CA					FYTD: \$452,220.48

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SANCHEZ, FREDDY	243824	07/05/2022	MVA040035678	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$229.50
Remit to: KINGMAN, AZ					<u>FYTD:</u> \$229.50
SEARLE CREATIVE GROUP, LLC	34262	07/25/2022	21249	WEBSITE HOSTING & MAINTENANCE-APR. & MAY 2022	\$4,346.24
		07/25/2022	22117	WEBSITE HOSTING & MAINTENANCE-MAR. 2022	
		07/25/2022	22508	WEBSITE HOSTING & MAINTENANCE-JUN. 2022	
Remit to: VENTURA, CA					<u>FYTD:</u> \$15,045.73
SECURITY SIGNAL DEVICES, INC. DBA SSD ALARM	34179	07/11/2022	R-00374134	ALARM SYSTEM SERVICES FOR MOVAL & KITCHING SUBSTATIONS-JUL. 2022	\$464.85
	34263	07/25/2022	R-00381973	ALARM SYSTEM SERVICES FOR MOVAL & KITCHING SUBSTATIONS-AUG. 2022	\$464.85
Remit to: ANAHEIM, CA					<u>FYTD:</u> \$6,507.90
SINGH, DHARAM	243825	07/05/2022	MVA050027028	REFUND-PARKING CITATION - OVER PAYMENT	\$57.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$57.00
SOTO ENTERTAINMENT GROUP	243781	07/01/2022	MORENOVAL220704	BAND PERFORMANCE FOR JULY 4TH FUNFEST EVENT ON 7/4/22	\$3,000.00
Remit to: SANTA FE SPRINGS, CA					<u>FYTD:</u> \$3,000.00
SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT	243840	07/11/2022	4006776	ANNUAL RENEWAL FEES INVOICE-CITY YARD	\$911.02
		07/11/2022	4006781	ANNUAL RENEWAL FEES INVOICE-CITY HALL	
		07/11/2022	4009092	EMISSIONS FEE INVOICE-CITY HALL	
		07/11/2022	4009064	EMISSIONS FEE INVOICE-CITY YARD	
Remit to: DIAMOND BAR, CA					<u>FYTD:</u> \$7,269.25
SOUTHERN CALIFORNIA EDISON	243797	07/05/2022	JUN-22 7/5/22	ELECTRICITY CHARGES	\$5,061.27
Remit to: ROSEMEAD, CA					<u>FYTD:</u> \$2,270,220.00

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SOUTHERN CALIFORNIA GAS CO.	243867	07/18/2022	JUN-2022	GAS CHARGES	\$7,945.68
Remit to: MONTEREY PARK, CA					<u>FYTD:</u> \$136,008.95
SOUTHWEST POWER POOL, INC.	34264	07/25/2022	WIUFMP352PY27	PLAN YR 27 BILLING - MV UTILITY SHARE	\$333.60
Remit to: LITTLE ROCK, AR					<u>FYTD:</u> \$590.30
SPARKLETTS	34126	07/05/2022	6435574 061022	BOTTLED WATER SERVICE FOR CITY YARD	\$316.44
Remit to: DALLAS, TX					<u>FYTD:</u> \$1,749.97

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STANLEY CONVERGENT SECURITY SOLUTIONS, INC	34127	07/05/2022	6002136012	ALARM SYSTEM MONITORING-SUNNYMEAD PARK SNACK BAR/MAR-MAY 2022	\$906.36
		07/05/2022	6001526458	ALARM SYSTEM MONITORING-SUNNYMEAD PARK SNACK BAR/JUN-AUG 2021	
		07/05/2022	6001746454	ALARM SYSTEM MONITORING-SUNNYMEAD PARK SNACK BAR/SEP-NOV 2021	
		07/05/2022	6001912008	ALARM SYSTEM MONITORING-SUNNYMEAD PARK SNACK BAR/DEC2021-FEB2022	

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STANLEY CONVERGENT SECURITY SOLUTIONS, INC	34181	07/11/2022	6001924870	ALARM SYSTEM MONITORING-IRIS PLAZA LIBRARY/DEC21-FEB22	\$14,672.58
		07/11/2022	6001939492	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/DEC. 2021	
		07/11/2022	6001923514	ALARM SYSTEM MONITORING-CY SANTIAGO OFFICE BURG. ALARM/DEC-FEB22	
		07/11/2022	6001922490	ALARM SYSTEM MONITORING-CITY YARD & TRANSP. TRAILER/DEC21-FEB22	
		07/11/2022	6002146596	ALARM SYSTEM MONITORING-EOC/MAR. 2022	
		07/11/2022	6001945348	ALARM SYSTEM MONITORING-EOC/DEC. 2021	
		07/11/2022	6002008542	ALARM SYSTEM MONITORING-EOC/JAN. 2022	
		07/11/2022	6002019727	ALARM SYSTEM MONITORING-PUBLIC SAFETY BUILDING/JAN-MAR 2022	
		07/11/2022	6001988863	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/JAN. 2022	
		07/11/2022	6002020720	ALARM SYSTEM MONITORING-ANNEX 1, TOWNGATE CTR & CRC/JAN-MAR 2022	
		07/11/2022	6002260886	ALARM SYSTEM MONITORING-EOC/APR. 2022	
		07/11/2022	6002086477	ALARM SYSTEM MONITORING-LIBRARY/FEB-APR 2022	
		07/11/2022	6002087232	ALARM SYSTEM MONITORING-VAL VERDE (RED MAPLE) CC/FEB-APR 2022	
		07/11/2022	6002085918	ALARM SYSTEM MONITORING-COTTONWOOD GOLF CENTER/FEB-APR 2022	
		07/11/2022	6002021678	ALARM SYSTEM MONITORING-SUNNYMEAD MID. SCHOOL-THINK/JAN-MAR 2022	
		07/11/2022	6002078239	ALARM SYSTEM MONITORING-MARCH FIELD PARK ANNEX/JAN-MAR 2022	
		07/11/2022	6002073689	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/FEB. 2022	
		07/11/2022	6002025425	ALARM SYSTEM MONITORING-MARCH FIELD PARK COMMUNITY CTR/JAN-MAR22	

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STANLEY CONVERGENT SECURITY SOLUTIONS, INC	34181	07/11/2022	6002024605	ALARM SYSTEM MONITORING-CY SANTIAGO OFFICE FIRE ALARM/JAN-MAR 22	
		07/11/2022	6002087041	ALARM SYSTEM MONITORING-RAINBOW RIDGE CHILDCARE/FEB-APR 2022	
		07/11/2022	6002195052	ALARM SYSTEM MONITORING-CITY YARD & TRANSP. TRAILER/MAR-MAY 2022	
		07/11/2022	6002083692	ALARM SYSTEM MONITORING-ANNEX 1 FIRE ALARM/FEB-APR 2022	
		07/11/2022	6002101538	ALARM SYSTEM MONITORING-EOC/FEB. 2022	
		07/11/2022	6002102673	ALARM SYSTEM MONITORING-FIRE STATIONS/FEB. 2022	
		07/11/2022	6002124135	ALARM SYSTEM MONITORING-IRIS PLAZA LIBRARY/MAR-MAY 2022	
		07/11/2022	6002138926	ALARM SYSTEM MONITORING-ANIMAL SHELTER & SENIOR CTR/MAR-MAY 2022	
		07/11/2022	6002271347	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/APR. 2022	
		07/11/2022	6002286545	ALARM SYSTEM MONITORING-MARCH FIELD PARK COMMUNITY CTR/APR-JUN22	
		07/11/2022	6002156028	ALARM SYSTEM MONITORING-FIRE STATIONS/MAR. 2022	
		07/11/2022	6002097890-CH	ALARM SYSTEM MONITORING-CITY HALL/FEB-APR 2022	
		07/11/2022	6002268690	ALARM SYSTEM MONITORING-FIRE STATIONS/APR. 2022	
		07/11/2022	6002138129	ALARM SYSTEM MONITORING-CY SANTIAGO OFFICE BURG. ALARM/MAR-MAY22	
		07/11/2022	6001921361	ALARM SYSTEM MONITORING-ANIMAL SHELTER & SENIOR CTR/DEC21-FEB22	
		07/11/2022	6002443571	ALARM SYSTEM MONITORING-FIRE STATIONS/JUN. 2022	
		07/11/2022	6002441114	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/JUN. 2022	
		07/11/2022	6002361617	ALARM SYSTEM MONITORING-EOC/MAY 2022	
		07/11/2022	6002360933	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/MAY 2022	

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STANLEY CONVERGENT SECURITY SOLUTIONS, INC	34181	07/11/2022	6002349392	ALARM SYSTEM MONITORING-FIRE STATIONS/MAY 2022	
		07/11/2022	6002327317	ALARM SYSTEM MONITORING-MARCH FIELD PARK ANNEX/APR-JUN 2022	
		07/11/2022	6002153465	ALARM SYSTEM MONITORING-EMPL. RESOURCE CENTER/MAR. 2022	
	34265	07/25/2022	6002421219	ALARM SYSTEM MONITORING-SUNNYMEAD PARK SNACK BAR/JUN-AUG 2022	\$236.58
Remit to: PALATINE, IL					<u>FYTD:</u> \$58,354.56
STATE OF CALIFORNIA DEPT. OF JUSTICE	243799	07/05/2022	588007	BLOOD ALCOHOL ANALYSIS SERVICES FOR PD-MAY 2022	\$525.00
		07/05/2022	588060	BLOOD ALCOHOL ANALYSIS SERVICES FOR PD-MAR22 CORRECTIONS/REBILL	
	243868	07/18/2022	590139	LIVE SCAN FINGERPRINTING APPS FOR PD-JUN. 2022	\$32.00
	243895	07/25/2022	588982	BLOOD ALCOHOL ANALYSIS SERVICES FOR PD-APR22 CORRECTIONS/REBILL	\$1,015.00
		07/25/2022	588927	BLOOD ALCOHOL ANALYSIS SERVICES FOR PD-JUN. 2022	
Remit to: SACRAMENTO, CA					<u>FYTD:</u> \$25,041.00
STEVEN PERRY PROFESSIONAL PHOTOGRAPHY	34225	07/18/2022	22025.1	PHOTOGRAPHY SERVICES 05/23/22 -GOOGLE ST. VIEW EL POTRERO PARK	\$337.50
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$12,878.80
STRADLING, YOCCA, CARLSON & RAUTH	34226	07/18/2022	387506-0006	LEGAL SERVICES-RANCHO BELAGO: PHASE 2 COTTONWOOD MATTER-MAY 2022	\$16,325.00
Remit to: NEWPORT BEACH, CA					<u>FYTD:</u> \$40,259.80

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SUNNYMEAD ACE HARDWARE	243800	07/05/2022	95109	MISC SUPPLIES FOR FIRE STATION 48	\$111.04
		07/05/2022	94962	MISC SUPPLIES FOR FIRE STATION 48	
		07/05/2022	95245	MISC SUPPLIES FOR FIRE STATION 99	
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$3,535.78
TABANICO, RICARDO	243852	07/11/2022	R22-165745	ANIMAL SERVICES REFUND-RABIES DEPOSIT	\$20.00
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$20.00
TEAMCALIFORNIA ECONOMIC DEVELOPMENT CORPORATION	34266	07/25/2022	2823	MEMBERSHIP/TRADESHOW SPONSORSHIPS	\$5,500.00
Remit to: CORONA, CA					<u>FYTD:</u> \$5,500.00
TERRONES, DIANA	243913	07/25/2022	2002743.047	CONFERENCE & REC. CTR RENTAL REFUND	\$314.50
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$314.50
THE ADVANTAGE GROUP/ FLEX ADVANTAGE	34227	07/18/2022	143973	FLEX AND COBRA ADMIN FEES-JUNE 2022	\$1,424.45
Remit to: TEMECULA, CA					<u>FYTD:</u> \$650,535.15
THE CODE GROUP, INC. DBA VCA CODE	34183	07/11/2022	81202	PLAN CHECK/INSPECTIONS/PERMIT TECH SERVICES	\$4,203.00
		07/25/2022	81229	PLAN CHECK/INSPECTIONS/PERMIT TECH SERVICES	\$3,945.00
Remit to: ORANGE, CA					<u>FYTD:</u> \$37,115.70
THE MCCLEMMY COMPANIES, INC OR BARBARA COHEN OR	243914	07/25/2022	PSN21-0040	REFUND OF REMAINING FUNDS - SPRA TRUST ACCOUNT	\$228.00
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$228.00

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THOMPSON COBURN LLP	34228	07/18/2022	3551560	LEGAL SERVICES-MVU/RELIABILITY STANDARD COMPLIANCE/MAY 2022	\$66.35
	34269	07/25/2022	3554394	LEGAL SERVICES-MVU/RELIABILITY STANDARD COMPLIANCE/JUN. 2022	\$31.27
Remit to: WASHINGTON, DC					<u>FYTD:</u> \$1,030.53
THOMSON REUTERS-WEST PUBLISHING CORP.	34229	07/18/2022	846628975	AUTO TRACK SERVICES FOR PD INVESTIGATIONS-JUN. 2022	\$1,295.14
Remit to: CAROL STREAM, IL					<u>FYTD:</u> \$15,989.52
TIME WARNER CABLE	243897	07/25/2022	091922301070122	FIBER INTERNET ACCESS SERVICES - JUL. 2022	\$844.00
Remit to: PITTSBURGH, PA					<u>FYTD:</u> \$18,326.00
TIRADO, BIANCA	243882	07/18/2022	R22-163990	ANIMAL SERVICES REFUND-RABIES DEPOSIT	\$20.00
	243915	07/25/2022	R22-163990	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: PERRIS, CA					<u>FYTD:</u> \$95.00
TITAN RENTAL GROUP, INC.	243801	07/05/2022	RES# 44076-FINAL	RENTAL OF WOODEN BENCHES, TABLES, ETC - JUNETEENTH EVENT 6/18/22	\$590.20
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$14,098.00
TKE ENGINEERING INC	243870	07/18/2022	2022-5020	PROPERTY DISPOSITION ADMINISTRATIVE SERVICES-APR. 2022	\$1,842.50
	243898	07/25/2022	2022-5031	PROPERTY DISPOSITION ADMINISTRATIVE SERVICES-JUN. 2022	\$2,312.50
		07/25/2022	2022-5024	PROPERTY DISPOSITION ADMINISTRATIVE SERVICES-MAY 2022	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$282,421.21

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
 For Period 7/1/2022 through 7/31/2022

CHECKS UNDER \$25,000

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
T-MOBILE USA, INC.	243842	07/11/2022	9487573235	CELLULAR TECHNOLOGY EXTRACTION/LOCATOR SERVICES FOR PD	\$1,490.00
	243869	07/18/2022	9497112826	CELLULAR TECHNOLOGY EXTRACTION/LOCATOR SERVICES FOR PD	\$995.00
		07/18/2022	9496451911	CELLULAR TECHNOLOGY EXTRACTION/LOCATOR SERVICES FOR PD	
		07/18/2022	9497782265	CELLULAR TECHNOLOGY EXTRACTION/LOCATOR SERVICES FOR PD	
Remit to: SEATTLE, WA					<u>FYTD:</u> \$14,173.00
TOUCH OF SOUL	34129	07/05/2022	JUN. 2022	INSTRUCTOR SERVICES - SOUL LINE DANCING CLASS	\$283.80
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$1,442.40
TOWNSEND PUBLIC AFFAIRS, INC.	34130	07/05/2022	18508	CONSULTING SERVICES-LOBBYIST/ADVOCATE & GRANT WRITING- JUN. 2022	\$4,000.00
Remit to: NEWPORT BEACH, CA					<u>FYTD:</u> \$44,000.00
TRB AND ASSOCIATES	34185	07/11/2022	4271	PLAN REVIEW & INSPECTION SERVICES FOR BLDG. & SAFETY DEPT.-MAY22	\$4,295.90
	34270	07/25/2022	4314	PLAN REVIEW & INSPECTION SERVICES FOR BLDG. & SAFETY DEPT.-JUN22	\$1,457.40
Remit to: SAN RAMON, CA					<u>FYTD:</u> \$48,371.40
TRINITY DIVERSIFIED, INC.	243802	07/05/2022	8416	PARTS/SUPPLIES FOR STRIPING & STENCIL TRUCKS	\$612.82
Remit to: GARDENA, CA					<u>FYTD:</u> \$2,999.55
TSG ENTERPRISES, INC. DBA THE SOLIS GROUP	34230	07/18/2022	8931	SR60/MORENO BEACH PH 2	\$4,488.00
		07/18/2022	8930	PAVEMENT REHAB FOR VARIOUS STS FY20/21	
Remit to: PASADENA, CA					<u>FYTD:</u> \$67,893.00
U.S. BANK NA	34231	07/18/2022	13288311	INVESTMENT CUSTODIAL SERVICES-MAY 2022	\$935.00
Remit to: ST. PAUL, MN					<u>FYTD:</u> \$40,007,185.00

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

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U.S. POSTAL SERVICE	243872	07/18/2022	FALL/WINTER 2022	PERMIT #153-DEPOSIT FOR POSTAGE TO MAIL RECREATION GUIDES	\$10,000.00
	243916	07/25/2022	2002747.047	CONFERENCE & REC. CTR RENTAL REFUND	\$436.05
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$50,369.62
UCR FORECAST LLC	34271	07/25/2022	1940	2022 HISTORICAL EMPLOYMENT REPORT-INVOICE 1 OF 2	\$5,000.00
Remit to: MILL VALLEY, CA					<u>FYTD:</u> \$5,000.00
UHAUL COMPANY OF ARIZONA	243826	07/05/2022	MVA050026006	REFUND-PARKING CITATION - OVER PAYMENT	\$57.50
	243827	07/05/2022	MVA020052404	REFUND-PARKING CITATION - OVER PAYMENT	\$115.00
Remit to: PHOENIX, AZ					<u>FYTD:</u> \$172.50
ULTRASERV AUTOMATED SERVICES, LLC	34186	07/11/2022	259310	COFFEE SERVICE SUPPLIES-CONFERENCE & REC. CENTER	\$932.55
		07/11/2022	259299	COFFEE SERVICE SUPPLIES-CITY HALL/BREAK ROOM LOCATION	
		07/11/2022	259306	COFFEE SERVICE SUPPLIES-ANNEX 1	
		07/11/2022	259550	COFFEE SERVICE SUPPLIES-CITY HALL/BREAK ROOM LOCATION	
		07/11/2022	259491	COFFEE SERVICE SUPPLIES-CITY HALL/PUBLIC WORKS LOCATION	
Remit to: COSTA MESA, CA					<u>FYTD:</u> \$12,365.38

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



**City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022**

CHECKS UNDER \$25,000

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA	34132	07/05/2022	520220465 (a)	DIGALERT TICKETS SUBSCRIPTION SERVICE-MAY 2022	\$292.15
		07/05/2022	520220465 (c)	DIGALERT TICKETS SUBSCRIPTION SERVICE-MAY 2022	
		07/05/2022	520220465 (d)	DIGALERT TICKETS SUBSCRIPTION SERVICE-MAY 2022	
	243803	07/05/2022	520220465 (b)	DIGALERT TICKETS SUBSCRIPTION SERVICE-MAY 2022	
			dsb20211405 (a)	CA STATE FEE FOR REGULATORY COSTS TO SAFE EXCAVATION BOARD	\$92.14
			dsb20211405 (d)	CA STATE FEE FOR REGULATORY COSTS TO SAFE EXCAVATION BOARD	
			dsb20211405 (c)	CA STATE FEE FOR REGULATORY COSTS TO SAFE EXCAVATION BOARD	
		07/05/2022	dsb20211405 (b)	CA STATE FEE FOR REGULATORY COSTS TO SAFE EXCAVATION BOARD	
Remit to: CORONA, CA					<u>FYTD:</u> \$4,283.04
UNITED ROTARY BRUSH CORP	34272	07/25/2022	CI285875	STREET SWEEPER BRUSHES & ACCESSORIES	\$9,956.70
		07/25/2022	CI265787	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI285232	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI284943	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI261995	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI262298	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI262873	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI265788	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI273229	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI267500	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI285548	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI270832	STREET SWEEPER BRUSHES & ACCESSORIES	
		07/25/2022	CI263240	STREET SWEEPER BRUSHES & ACCESSORIES	
Remit to: DALLAS, TX					<u>FYTD:</u> \$59,505.34

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

CHECKS UNDER \$25,000

<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
VACATE TERMITE & PEST ELIMINATION COMPANY	34187	07/11/2022	110743	ANNUAL TERMITE INSPECTION-FIRE STATION 6	\$445.00
		07/11/2022	114348	MOSQUITO ABATEMENT SERVICE-PUBLIC SAFETY BLDG.	
		07/11/2022	111082	ANNUAL TERMITE INSPECTION-FIRE STATION 65	
		07/11/2022	111311	ANNUAL TERMITE INSPECTION-MAIN LIBRARY	

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
VACATE TERMITES & PEST ELIMINATION COMPANY	34273	07/25/2022	117175	PEST CONTROL SERVICE-MAY 2022-EOC	\$1,160.00
		07/25/2022	116840	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 2	
		07/25/2022	116846	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 6	
		07/25/2022	116970	PEST CONTROL SERVICE-MAY 2022-LIBRARY	
		07/25/2022	116836	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 58	
		07/25/2022	116972	PEST CONTROL SERVICE-MAY 2022-SENIOR CENTER	
		07/25/2022	116831	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 99	
		07/25/2022	116853	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 65	
		07/25/2022	116963	PEST CONTROL SERVICE-MAY 2022-TOWNGATE COMMUNITY CENTER	
		07/25/2022	116964	PEST CONTROL SERVICE-MAY 2022-CITY YARD	
		07/25/2022	116844	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 48	
		07/25/2022	117183	PEST CONTROL SERVICE-MAY 2022-CITY HALL	
		07/25/2022	116966	PEST CONTROL SERVICE-MAY 2022-MARCH FIELD PARK COMMUNITY CTR.	
		07/25/2022	116967	PEST CONTROL SERVICE-MAY 2022-TRANSPORTATION TRAILER	
		07/25/2022	116968	PEST CONTROL SERVICE-MAY 2022-CITY YARD SANTIAGO OFFICE	
		07/25/2022	117301	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 58 (SECOND SVC)	
		07/25/2022	117182	PEST CONTROL SERVICE-MAY 2022-ANIMAL SHELTER	
		07/25/2022	117177	PEST CONTROL SERVICE-MAY 2022-PUBLIC SAFETY BUILDING	
		07/25/2022	116965	PEST CONTROL SERVICE-MAY 2022-MARCH ANNEX	
		07/25/2022	117174	PEST CONTROL SERVICE-MAY 2022-ANNEX 1	
		07/25/2022	116829	PEST CONTROL SERVICE-MAY 2022-FIRE STATION 91	
		07/25/2022	117172	PEST CONTROL SERVICE-MAY 2022-COTTONWOOD GOLF CENTER	
		07/25/2022	117173	PEST CONTROL SERVICE-MAY 2022-CONFERENCE & REC. CENTER	

Remit to: MORENO VALLEY, CA

FYTD: \$24,500.00

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022

CHECKS UNDER \$25,000

Vendor Name	Check/EFT Number	Payment Date	Inv Number	Invoice Description	Payment Amount
VALLEY WIDE TOWING, LLC	34188	07/11/2022	11844	EVIDENCE TOWING FOR PD	\$2,457.00
		07/11/2022	11940	EVIDENCE TOWING FOR PD	
		07/11/2022	11739	EVIDENCE TOWING FOR PD	
		07/11/2022	11939	EVIDENCE TOWING FOR PD	
		07/11/2022	22-11782	EVIDENCE TOWING FOR PD	
Remit to: MORENO VALLEY, CA					FYTD: \$12,852.75
VANUS, SUSAN	243917	07/25/2022	R22-165379	ANIMAL SERVICES REFUND-SPAY/NEUTER AND RABIES DEPOSITS	\$95.00
Remit to: RIVERSIDE, CA					FYTD: \$95.00
VERIZON WIRELESS	243804	07/05/2022	9908512431	DATA CHARGES FOR CELLULAR SERVICE FOR PD DEVICES	\$529.64
Remit to: DALLAS, TX					FYTD: \$5,073.17
VISION SERVICE PLAN	34232	07/18/2022	815430058	EMPLOYEE VISION INSURANCE	\$3,155.08
Remit to: SAN FRANCISCO, CA					FYTD: \$44,065.65
VOICES FOR CHILDREN, INC.	34233	07/18/2022	9 / MAR-22	CDBG SUBRECIPIENT PAYMENT-COURT APPTD. SPECIAL ADVOCATE PROGRAM	\$3,015.57
Remit to: SAN DIEGO, CA					FYTD: \$22,144.85
VOYAGER FLEET SYSTEM, INC.	34189	07/11/2022	8692116152222	CNG FUEL PURCHASES	\$9,580.93
	34190	07/11/2022	8693366022222	FUEL CARD CHARGES-PD TRAFFIC MOTORS	\$2,820.03
	34274	07/25/2022	8692116152226	CNG FUEL PURCHASES	\$11,455.47
Remit to: HOUSTON, TX					FYTD: \$138,984.97

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



**City of Moreno Valley
Payment Register
For Period 7/1/2022 through 7/31/2022**

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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>	
VULCAN MATERIALS CO, INC.	34133	07/05/2022	73314334	ASPHALTIC/CRACK SEAL MATERIALS	\$976.13	
		07/05/2022	73310103	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73307643	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73316856	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73312614	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73305699	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73316855	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73319405	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73310104	ASPHALTIC/CRACK SEAL MATERIALS		
		07/05/2022	73321270	ASPHALTIC/CRACK SEAL MATERIALS		
	34191	07/11/2022	73270190	ASPHALTIC/CRACK SEAL MATERIALS		\$84.83
	34275	07/25/2022	73323830	ASPHALTIC/CRACK SEAL MATERIALS		\$360.09
		07/25/2022	73326219	ASPHALTIC/CRACK SEAL MATERIALS		
07/25/2022		73328007	ASPHALTIC/CRACK SEAL MATERIALS			
07/25/2022		73323829	ASPHALTIC/CRACK SEAL MATERIALS			
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$39,714.34	
WAXIE ENTERPRISES, LLC DBA WAXIE SANITARY SUPPLY	34276	07/25/2022	80989880	JANITORIAL/CLEANING SUPPLIES FOR LIBRARY BRANCHES	\$364.28	
Remit to: LOS ANGELES, CA					<u>FYTD:</u> \$17,212.00	
WEBB MUNICIPAL FINANCE	34234	07/18/2022	20220087	SERVICES RE: SD ANNUAL ASSESSMENT ENGINEER'S REPORTS	\$7,428.46	
Remit to: RIVERSIDE, CA					<u>FYTD:</u> \$7,428.46	

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



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<u>Vendor Name</u>	<u>Check/EFT Number</u>	<u>Payment Date</u>	<u>Inv Number</u>	<u>Invoice Description</u>	<u>Payment Amount</u>
WEST COAST ARBORISTS, INC.	34134	07/05/2022	186689	PALM TREES REMOVAL AND REPLACEMENT PLANTING-VET. MEM/CIVIC CTR.	\$10,194.00
		07/05/2022	185789	TREE TRIMMING/REMOVAL SVCS - TREE MAINT. PROGRAM FOR PARKS DEPT.	
	34277	07/25/2022	187878	TREE REMOVAL SERVICES - ZONE D TREE & STUMP REMOVAL SERVICES - PARKS	\$4,040.00
Remit to: ANAHEIM, CA					<u>FYTD:</u> \$407,835.00
WEST COAST SHOPPING CART SERVICE, INC.	243805	07/05/2022	22-028	SHOPPING CART RETRIEVAL SERVICES-MAY 2022	\$2,864.50
	243871	07/18/2022	22-029	SHOPPING CART RETRIEVAL SERVICES-JUN. 2022	\$2,851.75
Remit to: WEST COVINA, CA					<u>FYTD:</u> \$42,372.50
WHITE, ELVIS	243918	07/25/2022	R22-165856	ANIMAL SERVICES REFUND-RABIES DEPOSIT	\$20.00
Remit to: SUN CITY, CA					<u>FYTD:</u> \$20.00
WILLDAN ENGINEERING	34278	07/25/2022	00713618	PROJECT MANAGEMENT SERVICES-JUN. 2022/NSP CLOSEOUT, ETC.	\$1,007.50
Remit to: ANAHEIM, CA					<u>FYTD:</u> \$601,557.14
WILLDAN FINANCIAL SERVICES	34235	07/18/2022	010-51850-R	GRANT ADMINISTRATION SERVICES-JUN. 2022	\$13,981.25
		07/18/2022	010-51848	ERAP GRANT ADMINISTRATION SERVICES-JUN. 2022	
Remit to: TEMECULA, CA					<u>FYTD:</u> \$470,198.93
WILLEY, DONNA	243883	07/18/2022	R22-164397	ANIMAL SERVICES REFUND-SPAY/NEUTER DEPOSIT	\$75.00
Remit to: MAMMOTH, CA					<u>FYTD:</u> \$75.00
WOODS, AMANDA	243828	07/05/2022	2002705.047	REFUND PERMIT CHARGES- PICNIC SHELTER	\$171.84
Remit to: MORENO VALLEY, CA					<u>FYTD:</u> \$171.84

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



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XEROX CAPITAL SERVICES, LLC	34236	07/18/2022	016363033	COLOR COPIER EQUIPMENT LEASE-MAY 2022-GRAPHICS DEPT.	\$1,450.45
		07/18/2022	016363032	COLOR COPIER LEASE/BILLABLE PRINTS-MAY 2022-GRAPHICS DEPT.	
	07/18/2022	016262026	COLOR COPIER EQUIPMENT LEASE-APR. 2022-GRAPHICS DEPT.		
		016257570	COLOR COPIER LEASE/BILLABLE PRINTS-APR. 2022-GRAPHICS DEPT.		
Remit to: PASADENA, CA					<u>FYTD:</u> \$26,891.54
YANG, YIJUN	243829	07/05/2022	MVA040030616	REFUND-PARKING CITATION - VIOLATION DISMISSED	\$230.00
Remit to: VICTORVILLE, CA					<u>FYTD:</u> \$230.00
ZOLL MEDICAL CORPORATION	34136	07/05/2022	3501300	CPR-D REPLACEMENT GEL5/CASE - OEM	\$56.19
Remit to: CHELMSFORD, MA					<u>FYTD:</u> \$9,659.30
ALL AMERICAN ASPHALT, INC.	34362	07/27/2022	197642	PAVEMENT REHABILITATION FOR VARIOUS STREETS	\$2,861.00
Remit to: CORONA, CA					<u>FYTD:</u> \$1,851,098.93
STATE BOARD OF EQUALIZATION 1	34441	07/31/2022	2ND QTR 2022	SECOND QUARTER 2022 SALES TAX	\$8,057.00
Remit to: SACRAMENTO, CA					<u>FYTD:</u> \$18,976.00
CALIFORNIA DEPT. OF TAX AND FEE ADMINISTRATION	34473	07/25/2022	2ND QTR 2022	ELECTRICAL ELECTRICAL ENERGY SURCHARGE RETURN/APR-JUN 2022	\$15,146.00
Remit to: SACRAMENTO, CA					<u>FYTD:</u> \$44,574.00
TOTAL CHECKS UNDER \$25,000					\$883,946.31
GRAND TOTAL					\$26,275,091.25

Attachment: JULY 2022 PAYMENT REGISTER (5932 : JULY PAYMENT REGISTER 2022)



Report to City Council

TO: Mayor and City Council

FROM: Brian Mohan, Assistant City Manager

AGENDA DATE: September 20, 2022

TITLE: APPROVAL OF THE FRANCHISE TAX BOARD AGREEMENT TO SHARE TAX INFORMATION (AGMT. NO. 84015)

RECOMMENDED ACTION

Recommendation:

1. Authorize the City Manager or his designee to sign a Franchise Tax Board Agreement that will continue to allow both entities to share tax information confidentially.

SUMMARY

This report recommends that the Council approve the City's renewal of its triennial agreement with the State of California Franchise Tax Board (FTB) to annually share tax information relating to Business License Taxes. The purpose of the information exchange is to ensure consistency of local business tax reporting provided to both the City and the State.

DISCUSSION

The City has adopted several processes to validate the accuracy of tax roll information pertaining to businesses operating within Moreno Valley. One of these systems contains a feature to crosscheck FTB and City Business License tax data. The results help identify businesses that should be participating in the Business License program, and provides staff with information to initiate any necessary follow-up with the businesses.

Gaps in business tax data can easily occur in routine situations; taking steps to validate local records with State records help ensure that the City captures tax revenue due under the Business License program. Underreporting may occur, for example, if a

business moves from one tax jurisdiction to another, or if the new address is incorrectly recorded. Businesses with multiple locations may report sales activity disproportionately among the locations; ensuring correct reports and active Business Licenses will preclude a loss of City revenues.

Renewal of the agreement with the FTB will allow both entities to annually crosscheck information and address any errors that may come to light.

The FTB has strict requirements safeguarding the confidentiality of tax information. The City's procedures and systems meet the FTB requirements.

ALTERNATIVES

1. Authorize the City Manager or his designee to sign a Franchise Tax Board Agreement that will allow both entities to share tax information confidentially. *Staff recommends this action as no alternative method exists to crosscheck FTB and City Business License tax information.*
2. Do not approve renewal of the agreement with the Franchise Tax Board. *Staff does not recommend this alternative as crosschecking local and FTB data is an important step to preclude loss of tax revenue which supports a broad range of City services.*

FISCAL IMPACT

Since existing systems have the capability to reconcile FTB and City Business License tax data, no expense is anticipated in implementing this agreement. Not authorizing this Agreement may result in lost tax revenue which supports a broad range of City services.

PREPARATION OF STAFF REPORT

Prepared By:
Steve Hargis
Strategic Initiatives Manager

Department Head Approval:
Brian Mohan
Assistant City Manager/Chief Financial Officer/City Treasurer

Concurred By:
Launa Jimenez
Financial Resources Division Manager

Concurred By:
Annabelle Wang
Treasury Operations Division Manager

CITY COUNCIL GOALS

Revenue Diversification and Preservation. Develop a variety of City revenue sources and policies to create a stable revenue base and fiscal policies to support essential City services, regardless of economic climate.

CITY COUNCIL STRATEGIC PRIORITIES

- 1. Economic Development
- 2. Public Safety
- 3. Library
- 4. Infrastructure
- 5. Beautification, Community Engagement, and Quality of Life
- 6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

- 1. Franchise Tax Board Agreement 84015
- 2. Franchise Tax Board Agreement 84015 Exhibits

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/12/22 12:19 PM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/12/22 3:45 PM

SCO ID: 7730-0000000000000000000084015

STATE OF CALIFORNIA - DEPARTMENT OF GENERAL SERVICES

STANDARD AGREEMENT

STD 213 (Rev. 04/2020)

AGREEMENT NUMBER 0000000000000000000084015	PURCHASING AUTHORITY NUMBER (If Applicable)
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1. This Agreement is entered into between the Contracting Agency and the Contractor named below:

CONTRACTING AGENCY NAME

Franchise Tax Board

CONTRACTOR NAME

City of Moreno Valley

2. The term of this Agreement is:

START DATE

January 1, 2023 or date of approval, whichever is later,

THROUGH END DATE

December 31, 2025

3. The maximum amount of this Agreement is:

\$0.00 (NON-FINANCIAL AGREEMENT)

4. The parties agree to comply with the terms and conditions of the following exhibits, which are by this reference made a part of the Agreement.

Exhibits	Title	Pages
Exhibit A	Scope of Work	3
Exhibit B	Budget Detail and Payment Provisions	1
Exhibit C *	General Terms and Conditions	GTC417
+ -	Exhibit D Special Terms and Conditions	3
+ -	Exhibit E City and County Record Layout Specifications	2
+ -	Exhibit F Franchise Tax Board Record Layout Specifications	1
+ -	Exhibit G Confidentiality Statement	1

Items shown with an asterisk (*), are hereby incorporated by reference and made part of this agreement as if attached hereto.

These documents can be viewed at <https://www.dgs.ca.gov/OLS/Resources>

IN WITNESS WHEREOF, THIS AGREEMENT HAS BEEN EXECUTED BY THE PARTIES HERETO.

CONTRACTOR

CONTRACTOR NAME (if other than an individual, state whether a corporation, partnership, etc.)

City of Moreno Valley

CONTRACTOR BUSINESS ADDRESS

14177 Frederick Street

CITY

Moreno Valley

STATE

CA

ZIP

92552

PRINTED NAME OF PERSON SIGNING

TITLE

CONTRACTOR AUTHORIZED SIGNATURE

DATE SIGNED

Attachment: Franchise Tax Board Agreement 84015 (5936 : APPROVAL OF THE FRANCHISE TAX BOARD AGREEMENT TO SHARE TAX

SCO ID: 7730-0000000000000000000084015

STATE OF CALIFORNIA - DEPARTMENT OF GENERAL SERVICES

STANDARD AGREEMENT

STD 213 (Rev. 04/2020)

AGREEMENT NUMBER 0000000000000000000084015	PURCHASING AUTHORITY NUMBER (If Applicable)
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STATE OF CALIFORNIA

CONTRACTING AGENCY NAME

Franchise Tax Board

CONTRACTING AGENCY ADDRESS

P.O. Box 2086

CITY

Rancho Cordova

STATE

CA

ZIP

95741

PRINTED NAME OF PERSON SIGNING

Michael A. Banuelos

TITLE

Procurement and Contracting Officer or Designee

CONTRACTING AGENCY AUTHORIZED SIGNATURE

DATE SIGNED

CALIFORNIA DEPARTMENT OF GENERAL SERVICES APPROVAL

EXEMPTION (If Applicable)

SCM Vol. 1, 4.04.A.2

Attachment: Franchise Tax Board Agreement 84015 (5936 : APPROVAL OF THE FRANCHISE TAX BOARD AGREEMENT TO SHARE TAX

EXHIBIT A SCOPE OF WORK

This Agreement is entered into by and between the Franchise Tax Board, herein after referred to as (FTB), and the City of Moreno Valley, herein after referred to as the City.

Purpose:

This Agreement provides for the reciprocal exchange between FTB and the City tax data specific to city business license information for tax administration purposes. By entering into a reciprocal agreement, each party agrees to bear its own costs of providing the data, and the City is precluded from obtaining reimbursement.

Both parties will abide by the legal and confidential provisions of this Agreement. Exhibits A, C, D, E, F, and G, attached hereto and incorporated by reference herein, set forth additional terms to which the parties agree to be bound.

No Federal Tax Information will be exchanged.

Legal Authority:

California Revenue and Taxation Code (R&TC) Section 19551.1 authorizes a reciprocal agreement for the exchange of specified tax information between a City/County and FTB. R&TC Section 19551.5 mandates cities/counties to provide city/county business licensing and tax information to FTB upon request.

City Responsibilities:

1. The City agrees that the information provided by FTB will be used exclusively to administer the City/County Business Tax Program.
2. The City agrees that information obtained under this Agreement will not be reproduced, published, sold, or released in original or in any other form for any purpose; and will only be accessed or used by City employees whose duties are to administer the City/County Business Tax Program.
3. The City agrees to provide FTB with tax information pursuant to Format Specifications, Exhibit E, which shall include, but not be limited to, the following:
 - Business or owner's name
 - Business address
 - Federal Employer Identification Number (FEIN) or Social Security Number (SSN)
 - Ownership type
 - North American Industry Classification Code or Standard Industry Classification Code
 - Business start and cessation dates
 - City Business Tax Number, to be assigned to the City by FTB
4. The City agrees to extract and provide city data to FTB annually between April and July for each tax year that the Agreement is in place. If the Agreement is executed after July 31, 2023, the City will have 30 days after execution to provide FTB with the first year's data.

5. The City agrees to submit the records to FTB electronically using FTB's Secure Web Internet File Transfer (SWIFT) system.
6. The City agrees to submit the records to FTB in ASCII fixed-length format, .txt, per the Format Specifications, Exhibit E.
7. The City agrees to resubmit data in the event data is initially submitted with errors. The resubmission of data must be within 30 days of notification. If data is not submitted accurately and timely, the City will forfeit its rights to FTB data for that year.
8. The City agrees that each City employee having access to FTB data shall sign a City/County Business Tax Program Confidentiality Statement, FTB 712 (Exhibit G). The signed statement is to be retained by the City and produced to FTB upon request.
9. The City agrees to submit to FTB a completed Security Questionnaire prior to receiving any FTB data. The Security Questionnaire is valid for the duration of the Agreement.
10. The City agrees to provide a copy of the current resolution, order, or minutes reflecting passage of a motion, or ordinance of the local governing body authorizing the execution of this specific Agreement.

FTB Responsibilities:

1. FTB agrees that information provided by the City will be used for tax administration and non-tax programs that FTB administers and may be shared with other state or federal agencies as authorized by law.
2. FTB agrees that information obtained under this Agreement will not be reproduced, published, sold, or released in original or in any other form for any purpose, except as provided in paragraph 1 or otherwise authorized by law.
3. FTB agrees to provide the City with data extracted from the Taxpayer Information (TI) system and Business Entities Tax System (BETS). FTB will provide the City with records for taxpayers within the City's jurisdiction who indicate a business on their personal or business entity income tax return. The Record Layout, Exhibit F, FTB 909A shall include:
 - Taxpayer name
 - Taxpayer address
 - Taxpayer SSN or FEIN
 - Principal Business Activity code
4. FTB agrees to match the data provided by the City using the SSN or FEIN against FTB's data with a "Yes" or "No" indicator on the Record Layout, Exhibit F, FTB 909A. The first year's data match is at the discretion of FTB based on when the data is received from the City and processed.
5. FTB agrees to provide the City with an annual data extract in December 2023 for tax year 2022, in December 2024 for tax year 2023, and in December 2025 for tax year 2024 via SWIFT.

State of California
Franchise Tax Board

City of Moreno Valley
Agreement #84015

6. FTB agrees to register the City for a SWIFT account allowing for the secure electronic transmission of data.
7. FTB agrees to provide the City with a unique City Business Tax Number to be used for reporting purposes only.
8. FTB agrees to allow the City to resubmit data within 30 days of notification, in the event data is initially submitted with errors.

Project Coordinators:

The project coordinators during the term of this Agreement will be:

Franchise Tax Board

Kay Han
City/County Business Tax Program Analyst
Data Oversight Program
P.O. Box 1468, Mailstop A181
Sacramento, CA 95812-1468
Phone: (916) 845-0638
Email: FTBCCBT@ftb.ca.gov

City of Moreno Valley

Gordon MacDonald
Applications & Database Administrator
14177 Frederick Street
Moreno Valley, CA 92552
Phone: (951) 413-3417
Email: Gordonm@moval.org

Return executed agreement to:

Franchise Tax Board

Kay Han
City/County Business Tax Program Analyst
Data Oversight Program
P.O. Box 1468, Mailstop A181
Sacramento, CA 95812-1468
Phone: (916) 845-0638
Email: FTBCCBT@ftb.ca.gov

State of California
Franchise Tax Board

City of Moreno Valley
Agreement #84015

EXHIBIT B
BUDGET DETAIL AND PAYMENT PROVISIONS

This data exchange is provided at no cost.

Attachment: Franchise Tax Board Agreement 84015 Exhibits (5936 : APPROVAL OF THE FRANCHISE TAX BOARD AGREEMENT TO SHARE

EXHIBIT D
SPECIAL TERMS AND CONDITIONS

1. **DATA OWNERSHIP:** The confidential tax information or sensitive information being provided under this Agreement remains the exclusive property of the providing party. Confidential tax information and other confidential information are not open to the public and require special precautions to protect from loss and unauthorized access, inspection, acquisition, use, disclosure, modification, or destruction. The City (or County) shall have the right to use and process the disclosed information for the purposes stated in the Scope of Work of Exhibit A of this Agreement, which right shall be revoked and terminated immediately upon termination of this Agreement.
2. **STATEMENT OF CONFIDENTIALITY:** The Franchise Tax Board has taxpayer tax returns and other confidential information and data in its custody. Unauthorized inspection or disclosure of state returns or other confidential information or data is a misdemeanor (Revenue and Taxation Code Sections 19542, and 19542.1). Unauthorized inspection or disclosure of federal returns and other confidential federal return information or data is a misdemeanor or a felony (Internal Revenue Code Sections 7213A(a)(2) and (b), and 7213(a)(2), respectively).

Upon the approval of this agreement and prior to any access to the confidential or sensitive data of the FTB, each City (or County) employee who may have access to the confidential data of FTB will be required to sign a City/County Business Tax Program Confidentiality Statement, FTB 712 (Exhibit G), attesting to the fact that he/she is aware of the confidentiality of the data and the penalties for unauthorized disclosure thereof under applicable state and federal law. The signed statement(s) shall be retained by the City (or County) and furnished to FTB upon request.

3. **USE OF INFORMATION:** The City (or County) agrees that the information furnished or secured pursuant to this Agreement shall be used solely for the purposes described in the Scope of Work of Exhibit A. The City (or County) further agrees that information obtained under this Agreement will not be reproduced, published, sold or released in original or in any other form for any purpose other than as identified in the Scope of Work of Exhibit A.
4. **EMPLOYEE ACCESS TO INFORMATION:** Both FTB and the City (or County) receiving data agree that the information obtained will be kept in the strictest confidence and shall make information available to its own employees only on a "need to know" basis. The "need to know" standard is met by authorized employees who need the information to perform their official duties in connection with the uses of the information authorized by this Agreement. Each party receiving data recognizes its responsibility to protect the confidentiality of the information in its custody as provided by law and ensure that such information is disclosed only to those individuals and for such purposes as authorized by law and this Agreement.
5. **PROTECTING CONFIDENTIAL INFORMATION/ INCIDENT REPORTING:** Both FTB and the City (or County) receiving data, in recognizing the confidentiality of the information to be exchanged, agrees to take all appropriate precautions to protect the confidential information obtained pursuant to this agreement from unauthorized access, use, or disclosure. Each party receiving data will conduct oversight of its users with access to the confidential information provided under this agreement, and will immediately notify FTB's Information Security Audit & Investigations Unit (SecurityAuditMail@ftb.ca.gov) of any unauthorized or suspected unauthorized accesses, uses and/or disclosures (incidents). For purposes of this

section, “immediately” is defined as within 24 hours of the discovery of the breach or suspected breach. The notification must describe the incident in detail and identify responsible personnel (name, title, and contact information). The City (or County) with an incident will comply with the incident reporting requirements in accordance with Civil Code Section 1798.29, State Administrative Manual (SAM) Chapter 5300 and Sections 8643, and State Information Management Manual 54340-A and 5340-C to facilitate the required reporting to the taxpayer(s) or state oversight agencies.

6. **INFORMATION SECURITY:** Information security is defined as the preservation of the confidentiality, integrity, and availability of information. A secure environment is required to protect the confidential information obtained from FTB pursuant to this agreement. The City (or County) receiving data will store information so that it is physically secure from unauthorized access. The records received by the City (or County) will be securely maintained and accessible only by employees of the City (or County) business license or tax programs who are committed to protect the data from unauthorized access, use, or disclosure. All FTB electronic data must be encrypted when in transit using FIPS 140-2 approved encryption technology and be password protected and secure at all times when in storage. Confidential information obtained from the FTB must be secured in accordance with the SAM Chapters 5100 and 5300 (Information Security), and National Institute of Standards and Technology (NIST) Special Publication 800-53 (moderate); and additional security requirements provided by FTB.
7. **CLOUD COMPUTING ENVIRONMENT:** A City (or County) receiving FTB’s confidential data must submit a completed FTB Cloud Security Questionnaire before using a Cloud Computing Environment. The questionnaire will be reviewed for approval by FTB’s Chief Security Officer, or his/her designee. A Cloud Computing Environment cannot be used to receive, transmit, store or process FTB’s confidential data without prior written approval from FTB’s Chief Security Officer or his/her designee.
8. **DESTRUCTION OF RECORDS:** All records received by the City (or County) from FTB under this Agreement, and any database(s) created, copies made, or files attributed to the records received, shall be destroyed within three years of receipt or upon termination of the agreement due to a breach of its terms, whichever occurs earlier. The records shall be destroyed in a manner to be deemed unusable or unreadable, and to the extent that an individual record can no longer be reasonably ascertained. The City (or County) will notify FTB City/County Business Tax program manager annually in writing at FTB@CCBT@FTB.CA.GOV that proper destruction methods have been applied. FTB will destroy city/county data in accordance with the department’s data retention policies.
9. **DISPUTE RESOLUTION:** In the event of a dispute, the City (or County) shall file a “Notice of Dispute” with FTB’s Chief Financial Officer within ten (10) days of discovery of the problem. Within ten (10) days, FTB’s Chief Financial Officer or his/her designee shall meet with the City (or County) for purposes of resolving the dispute. The decision of the Chief Financial Officer shall be final.
10. **SURVIVAL OF OBLIGATION TO PROTECT DATA:** Each party’s obligation to protect the data and information received from the other party shall survive the expiration or termination of this Agreement. In the event a party continues to provide any data or information to the other party after the expiration or termination of this Agreement, the receiving party agrees to continue to protect all such data and information received in accordance with the provisions of this Exhibit D, and all applicable state and federal laws.

11. ONSITE SAFEGUARD REVIEW: FTB retains the right to conduct on-site safeguard reviews of the City (or County) use of FTB information and security controls established. The safeguard reviews may include, but are not limited to an examination of the adequacy of information security controls, “need to know,” and use justifications established by the City (or County) to ensure compliance with the terms and conditions of this agreement. FTB will provide a minimum of seven (7) days’ notice of a safeguard review being conducted by FTB staff. The City (or County) will take appropriate disciplinary actions against any user determined to have violated security or confidentiality requirements.
12. LIMITED WARRANTY: Neither party represents or warrants the accuracy or content of the material available through this Agreement, nor each expressly disclaims any express or implied warranty, including any implied warranty of fitness for a specific purpose.
13. CANCELLATION: Either party may terminate this Agreement, in writing for any reason, upon thirty (30) days’ prior written notice. This Agreement may be terminated immediately by either party in the event of any breach of the terms of this Agreement.
14. NO THIRD PARTY LIABILITY: Nothing contained in or related to this agreement shall create any contractual relationship between either of the Parties and any other party, except between FTB and the City (or County); and no other party shall relieve the City (or County) or FTB of its responsibilities and obligations hereunder. Each of the parties agrees to be fully responsible for the acts and omissions of its third party contractors and agents, and of persons either directly or indirectly employed by the party. Neither of the parties shall have any obligation to pay, or to see to the payment of, any monies to any party or persons either directly or indirectly employed by the other.
15. EXECUTIVE ORDER N-6-22 RUSSIA SANCTIONS: On March 4, 2022, Governor Gavin Newsom issued Executive Order N-6-22 (the EO) regarding Economic Sanctions against Russia and Russian entities and individuals. “Economic Sanctions” refers to sanctions imposed by the U.S. government in response to Russia’s actions in Ukraine, as well as any sanctions imposed under state law. The EO directs state agencies to terminate contracts with, and to refrain from entering any new contracts with, individuals or entities that are determined to be a target of Economic Sanctions. Accordingly, should the State determine Contractor is a target of Economic Sanctions or is conducting prohibited transactions with sanctioned individuals or entities, that shall be grounds for termination of this agreement. The State shall provide Contractor advance written notice of such termination, allowing Contractor at least 30 calendar days to provide a written response. Termination shall be at the sole discretion of the State.

EXHIBIT E
CITY AND COUNTY RECORD LAYOUT SPECIFICATIONS (FTB 909)

Data Element Name	Start Position	End Position	Field Size	Description
Social Security Number (SSN)	1	9	9	Must be present unless FEIN is provided. Fill unused fields with zeros.
Federal Employer ID Number (FEIN)	10	18	9	Must be present unless SSN is provided. Fill unused fields with zeros.
Ownership Type	19	19	1	Must be present. Use only acceptable values listed here: S = Sole Proprietorship P = Partnership C = Corporation T = Trust L = LLC
Owner Last Name	20	34	15	Must be present if Ownership Type in position 19 = S.
Owner First Name	35	45	11	Must be present if Ownership Type in position 19 = S.
Owner Middle Initial	46	46	1	May be left blank.
Business Name	47	86	40	Enter if business is operating under a fictitious name (doing business as (DBA)).
Business Address	87	126	40	Address of the business location or the residence of the owner if sole proprietorship.
City	127	166	40	Must be present.
State	167	168	2	Enter the valid U.S. Postal Service (USPS) state abbreviation. Format = CA
ZIP Code	169	177	9	Enter the five- or nine-digit ZIP Code assigned by USPS. If only the first five digits are known, left justify information and fill the unused fields with zeros.

Attachment: Franchise Tax Board Agreement 84015 Exhibits (5936 : APPROVAL OF THE FRANCHISE

Data Element Name	Start Position	End Position	Field Size	Description
Business Start Date	178	185	8	Enter the eight-digit date (MMDDYYYY). If unknown, fill the field with zeros.
Business Cease Date	186	193	8	Enter the eight-digit date (MMDDYYYY) if out of business. If unknown, fill the field with zeros.
City/County Business Tax Number	194	196	3	Enter three-digit number assigned by FTB.
North American Industry Classification System (NAICS)	197	202	6	Enter the two- to six-digit NAICS code. Left Justify. Fill unused field with zeros (example, 99 will be 990000).
Standard Industrial Classification (SIC)	203	206	4	Enter the two- to four-digit SIC code. Left justify. Fill unused fields with zeros (example, 99 will be 9900).
Total Record Length		206		

Attachment: Franchise Tax Board Agreement 84015 Exhibits (5936 : APPROVAL OF THE FRANCHISE

EXHIBIT F
FRANCHISE TAX BOARD RECORD LAYOUT SPECIFICATIONS (FTB 909A)

Data Element Name	Length	Start Position	Description
ENTITY TYPE	1	1	"P" – Personal income tax record "B" – Business entity tax record
SSN or FEIN	9	2	For "P" records, primary taxpayer's social security number (SSN) For "B" records, federal employer identification number (FEIN)
LAST NAME	40	11	For "P" records, primary taxpayer's last name For "B" records, business name
FIRST NAME	11	51	For "P" records only
MIDDLE INITIAL	1	62	For "P" records only
SPOUSE SSN	9	63	For "P" records filed with a joint return
SPOUSE LAST NAME	17	72	For "P" records filed with a joint return
SPOUSE FIRST NAME	11	89	For "P" records filed with a joint return
SPOUSE MIDDLE INITIAL	1	100	For "P" records filed with a joint return
PBA CODE	6	101	For "P" records, principal business activity (PBA) code
ADDRESS NUMBER	10	107	
PRE-DIRECTIONAL DIRECTOR	2	117	Postal Service term referring to the directional word that is located before the street name and suffix (i.e., N, S, E, W, NE, NW, SE, SW)
STREET NAME	28	119	
STREET SUFFIX	4	147	e.g. ST, WAY, HWY, BLVD, etc.
POST-DIRECTIONAL INDICATOR	2	151	Postal Service term referring to the directional word that is located after the street name and suffix (i.e., N, S, E, W, NE, NW, SE, SW)
STREET SUFFIX 2	4	153	
APARTMENT/SUITE NUMBER	10	157	e.g., APT, UNIT, FL, etc.
CITY	13	167	
STATE	2	180	Standard state abbreviation
ZIP CODE	5	182	The five-digit ZIP Code assigned by the U.S. Postal Service
ZIP CODE SUFFIX	4	187	Provide if known
CCBT MATCH	1	191	"N" – No match per CCBT data. "Y" – Yes: CBT matched to state tax return filed
TOTAL RECORD LENGTH		191	

EXHIBIT G
CONFIDENTIALITY STATEMENT (FTB 712)



STATE OF CALIFORNIA
DISCLOSURE OFFICE MS A181
FRANCHISE TAX BOARD
PO BOX 1468
SACRAMENTO CA 95812-1468

City/County Business Tax Program Confidentiality Statement

Confidential tax data is protected from disclosure by law, regulation, and policy. Information security is strictly enforced; violators may be subject to disciplinary, civil, and/or criminal action. Protecting confidential tax data is in the best interest of the city, county, and state.

As a city/county employee, you are required to protect all information received from the Franchise Tax Board (FTB). To protect confidential tax data, you must:

- **Access or modify tax data solely to perform official duties.**
- **Never access or inspect tax data for curiosity or personal reasons.**
- **Never show or discuss confidential tax data with anyone who does not have a need to know.**
- **Never remove confidential tax data from your worksite without authorization.**
- **Place confidential tax data in approved locations only.**

Unauthorized inspection, access, use, or disclosure of confidential tax data is a crime under state laws including, but not limited to, California Revenue and Taxation Code Sections 19542 and 19552 and Penal Code Section 502. Unauthorized access, inspection, use, or disclosure may result in either or both of the following:

- **State criminal action**
- **Taxpayer civil action.**

I certify that I have read the confidentiality statement printed above. I further certify and understand that unauthorized access, inspection, use, or disclosure of confidential information may be punishable as a crime and may result in disciplinary and/or civil action against me.

Name (print)

Signature

Date

Each city/county employee accessing FTB data must retain a signed copy of this form and provide it to FTB upon request.



Report to City Council

TO: Mayor and City Council
 Mayor and City Council Acting in its Capacity as
 Chairman and Commissioners of the Moreno Valley
 Housing Authority (HA)

FROM: Brian Mohan, Assistant City Manager

AGENDA DATE: September 20, 2022

TITLE: APPROVE AND EXECUTE THE AGREEMENT FOR
 CONVEYANCE OF REAL PROPERTY FOR THE
 ACQUISITION OF APN 481-130-022, 481-130-023, 485-
 032-013, 486-084-006, AND 486-084-011 FOR PUBLIC
 PURPOSES.

RECOMMENDED ACTION

Recommendations: That the City Council and Housing Authority:

1. Approve the Agreement for Conveyance of Property for acquisition of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for public purposes.
2. Authorize the purchase of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for a total expenditure amount not to exceed \$500,000.
3. Approve the Budget Adjustment as set forth in the Fiscal Impact section of this report.
4. Authorize the City Manager to execute any agreements or documents as necessary to transfer vacant property, subject to the approval of the City Attorney.

SUMMARY

This report recommends approval of the Agreement for Conveyance of

Property for acquisition of vacant APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for public purposes from the Moreno Valley Housing Authority. This acquisition will be funded with the General Fund fund balance for a total amount not to exceed \$500,000.

DISCUSSION

The Moreno Valley Housing Authority presently owns vacant APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 collectively consisting of approximately 1.2967-acres (approximately 56,487 square feet).

Del Rey Appraisal Services was selected to assess the market values of the property, which appraised at a combined total of \$483,000 (see attachments for detail of each parcel appraisal).

On June 21, 2022 the Housing Authority Board adopted Resolution 2022-05 in conformance with the California Surplus Land Act (“SLA”), as codified in California Government Code (“GC”) §§ 54220 - 54234, and the April 2021 SLA Guidelines (“Guidelines”) as promulgated by the California Department of Housing and Community Development (“HCD”) designating the subject property as exempt surplus land pursuant to GC § 54221 (f) (1) (D) based on it being ultimately transferred to the City of Moreno Valley, which has offered to purchase the Authority Land for City use.

Staff is requesting approval of the Agreement for Conveyance of Property for acquisition of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for public purposes appraised at market value for a total amount including escrow fees, title transfer and any other reasonable acquisition costs not to exceed a total of \$500,000. The proceeds of this sale will be restricted by the City’s Housing Authority for future investment in support of the City’s affordable housing programs.

ALTERNATIVES

- 1. Approve the recommend actions to allow for the purchase of the parcels for public purpose. *Staff recommends this alternative.*
- 2. Do Not Approve the recommend actions to allow for the purchase of the parcels for public purpose. *Staff does not recommend this alternative*

FISCAL IMPACT

Funding from the General Fund are required to complete the purchase of APNs 481-130-022, 481-130-023, 485-032-013, 486-084-006, and 486-084-011 for public purposes. The needed adjustment will be as follows:

Description	Fund	GL Account No.	Type	FY 22/23	Proposed	FY 22/23
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			(Rev/Exp)	Budget	Adjustments	Amended Budget
General Fund - Land Acquisition	1010	1010-99-99-91010-660110	Exp	\$0	\$500,000	\$500,000

NOTIFICATION

The public has been notified through the publication of the agenda.

PREPARATION OF STAFF REPORT

Prepared By:
Dena Heald
Deputy Finance Director

Department Head Approval:
Brian Mohan
Assistant City Manager/Chief Financial Officer/City Treasurer

CITY COUNCIL GOALS

None

CITY COUNCIL STRATEGIC PRIORITIES

1. Economic Development
2. Public Safety
3. Library
4. Infrastructure
5. Beautification, Community Engagement, and Quality of Life
6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”  on the left hand side of this document for the necessary attachment.

1. Appraisal - APN 481-130-022 – 24124 Fir Avenue, Moreno Valley
2. Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley
3. Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley
4. Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995)
5. Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995)

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/13/22 6:53 AM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/13/22 8:46 AM

APPRAISAL OF REAL PROPERTY
VACANT LAND



LOCATED AT

24124 Fir Ave
 Moreno Valley, CA 92553
 POR LOT 66 MB 015/090 EDGEMONT GARDENS

FOR

City of Moreno Valley
 PO Box 88005
 Moreno Valley, CA 92552

OPINION OF VALUE

\$140,000

AS OF

03/29/2022

BY

Robert R. King, SRA
 Del Rey Appraisal Services
 28131 White Sand Trl
 Moreno Valley, CA 92555-5436
 (951) 850-4115
 bking@delreyappraisal.com

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Del Rey Appraisal Services
 28131 White Sand Trl
 Moreno Valley, CA 92555-5436
 (951) 850-4115

04/04/2022

Melissa Elizondo - Senior Accountant
 City of Moreno Valley
 PO Box 88005
 Moreno Valley, CA 92552

Re: Property: 24124 Fir Ave
 Moreno Valley, CA 92553
 Client: City of Moreno Valley
 File No.: DX2039

Opinion of Value: \$ 140,000
 Effective Date: 03/29/2022

In accordance with your request, I have appraised the above referenced property. The report of that appraisal is attached. The intended use of this appraisal is for internal planning purposes; potential purchase. The intended user is the City of Moreno Valley.

The purpose of the appraisal is to develop an opinion of market value for the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership.

This report is based on a physical analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The opinion of value reported above is as of the stated effective date and is contingent upon the certification and limiting conditions attached.

It has been a pleasure to assist you. Please do not hesitate to contact me if I can be of additional service to you.

Sincerely,



Robert R. King, SRA
 Del Rey Appraisal Services
 License or Certification #: AG033647
 State: CA Expires: 04/08/2022
 bking@delreyappraisal.com

Client	City of Moreno Valley	File No.	DX2039
Property Address	24124 Fir Ave		
City	Moreno Valley	County	Riverside
State	CA	Zip Code	92553
Owner	Moreno Valley Housing Authority		

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Attachment: Appraisal - APN 481-130-022 – 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

SUMMARY OF SALIENT FEATURES

SUBJECT INFORMATION	Subject Address	24124 Fir Ave
	Legal Description	POR LOT 66 MB 015/090 EDGEMONT GARDENS
	City	Moreno Valley
	County	Riverside
	State	CA
	Zip Code	92553
	Census Tract	0425.15
	Map Reference	40140
SALES PRICE	Sale Price	\$ N/A
	Date of Sale	N/A
CLIENT	Client	City of Moreno Valley
	Owner	Moreno Valley Housing Authority
DESCRIPTION OF IMPROVEMENTS	Size (Square Feet)	N/A
	Price per Square Foot	\$ N/A
	Location	Typical
	Age	N/A
	Condition	N/A
	Total Rooms	N/A
	Bedrooms	N/A
	Baths	N/A
APPRAISER	Appraiser	Robert R. King, SRA
	Date of Appraised Value	03/29/2022
VALUE	Opinion of Value	\$ 140,000

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)



Client File #:	24124 Fir Ave	Appraisal File #:	DX2039
<h1>Appraisal Report • Land</h1>			
Appraisal Company: Del Rey Appraisal Services			
Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436			
Phone: (951) 850-4115		Fax: ---	
		Website:	

Appraiser: Robert R. King, SRA	Co-Appraiser:
AI Membership (if any): <input checked="" type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS	AI Membership (if any): <input type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS
AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate	AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate
Other Professional Affiliation: ---	Other Professional Affiliation:
E-mail: bking@delreyappraisal.com	E-mail:
Client: City of Moreno Valley	Contact: Melissa Elizondo - Senior Accountant
Address: PO Box 88005, Moreno Valley, CA 92552	
Phone: (951) 413-3073	Fax:
	E-mail: melissae@moval.org

SUBJECT PROPERTY IDENTIFICATION

Address: 24124 Fir Ave			
City: Moreno Valley	County: Riverside	State: CA	ZIP: 92553
Legal Description: POR LOT 66 MB 015/090 EDGEMONT GARDENS			
Tax Parcel #: 481-130-022	RE Taxes: 3,072	Tax Year: 2021	
Use of the Real Estate As of the Date of Value:		Vacant Residential Land	
Use of the Real Estate Reflected in the Appraisal:		Vacant Residential Land	
Opinion of highest and best use (if required):		Hold for future development	

SUBJECT PROPERTY HISTORY

Owner of Record: Moreno Valley Housing Authority
Description and analysis of sales within 3 years (minimum) prior to effective date of value: Refer to attached Realist for history. No transfers reported in the past three years.
Description and analysis of agreements of sale (contracts), listings, and options: No currently MLS listings and no know contracts.

RECONCILIATIONS AND CONCLUSIONS

Indication of Value by Sales Comparison Approach	\$ 140,000
Indication of Value by Cost Approach	\$ N/A
Indication of Value by Income Approach	\$ N/A
Final Reconciliation of the Methods and Approaches to Value: The Sale Comparison Approach was the only approach deemed appropriate for this appraisal assignment. Participants in this market are not relying on either the Cost Approach or the Income Approach for purchasing vacant residential land.	

Opinion of Value as of: 03/29/2022	\$ 140,000
---	-------------------

Exposure Time: The concluded value is based on an exposure time of six to eighteen months.
The above opinion is subject to: <input type="checkbox"/> Hypothetical Conditions and/or <input type="checkbox"/> Extraordinary Assumptions cited on the following page.

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Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24124 Fir Ave
Subject Property:	24124 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2039

ASSIGNMENT PARAMETERS

Intended User(s): City of Moreno Valley

Intended Use: Internal planning by the client, City of Moreno Valley; potential purchase. There are no other intended use or users.

This report is not intended by the appraiser for any other use or by any other user.

Type of Value: Market Value Effective Date of Value: 03/29/2022

Interest Appraised: Fee Simple Leasehold Other

Hypothetical Conditions: (A hypothetical condition is that which is contrary to what exists, but is asserted by the appraiser for the purpose of analysis. Any hypothetical condition may affect the assignment results.) None noted.

Extraordinary Assumptions: (An extraordinary assumption is directly related to a specific assignment and presumes uncertain information to be factual. If found to be false this assumption could alter the appraiser's opinions or conclusions. Any extraordinary assumption may affect the assignment results.) None noted.

This is an Appraisal Report in accordance with Standard Rule 2-2(a) of the Uniform Standard of Professional Appraisal Practice (USPAP).

SCOPE OF WORK

Definition: The scope of work is the type and extent of research and analysis in an assignment. Scope of work includes the extent to which the property is identified, the extent to which tangible property is inspected, the type and extent of data research, and the type and extent of analysis applied to arrive at credible opinions or conclusions. The specific scope of work for this assignment is identified below and throughout this report.

Scope of Subject Property Inspection/Data Sources Utilized	Approaches to Value Developed
<p>Appraiser</p> <p>Property Inspection: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Date of Inspection: 03/29/2022</p> <p>Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted: On site viewing, Realist Tax (attached).</p>	<p>Cost Approach:</p> <p><input type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>
<p>Co-Appraiser</p> <p>Property Inspection: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Date of Inspection: N/A</p> <p>Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted:</p>	<p>Sales Comparison Approach:</p> <p><input checked="" type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>
	<p>Income Approach:</p> <p><input type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>

Additional Scope of Work Comments: The intended use of this appraisal is for the City's internal planning purposes; potential purchase. The intended user is the City of Moreno Valley. The appraiser specifically disclaims any liability, whatsoever, for any non-intended use by any non-intended user.

Significant Real Property Appraisal Assistance: None Disclose Name(s) and contribution:

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Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24124 Fir Ave
Subject Property:	24124 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2039

MARKET AREA ANALYSIS

Location <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural	Built Up <input type="checkbox"/> Under 25% <input type="checkbox"/> 25-75% <input checked="" type="checkbox"/> Over 75%	Growth <input type="checkbox"/> Rapid <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Slow	Supply & Demand <input type="checkbox"/> Shortage <input checked="" type="checkbox"/> In Balance <input type="checkbox"/> Over Supply	Value Trend <input checked="" type="checkbox"/> Increasing <input type="checkbox"/> Stable <input type="checkbox"/> Decreasing	Typical Marketing Time <input type="checkbox"/> Under 3 Months <input checked="" type="checkbox"/> 3-6 Months <input type="checkbox"/> Over 6 Months
Neighborhood Single Family Profile		Neighborhood Land Use		Neighborhood Name: Moreno Valley	
Price	Age	1 Family	65% Commercial	15%	PUD <input type="checkbox"/> Condo <input type="checkbox"/> HOA: \$ N/A/
275	Low	45	Condo	% Vacant	10%
575	High	73	Multifamily	10%	%
393	Predominant	70	Amenities: None		

Market area description and characteristics: The subject is located in a mixed residential/commercial market area. The subject neighborhood is comprised of a variety of single- and multi-family residential properties with commercial along primary arterials. Maintenance levels are mixed. Support facilities such as retail, recreation, schools, restaurants, employment, etc. are located the immediate area.

Although the single-family residential prices have increased (see attached regression analysis), in-fill lots remain relatively stable.

General boundaries: North - 60 Freeway; East - Perris Boulevard; South - Dracaea Avenue; West - Heacock Street.

SITE ANALYSIS

Dimensions: 60x300	Area: 18,000 sf
View: Residential	Shape: Rectangular
Drainage: Appears adequate	Utility: Typical
Site Similarity/Conformity To Neighborhood	Zoning/Deed Restriction
Size: <input type="checkbox"/> Smaller than Typical <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Larger than Typical	View: <input type="checkbox"/> Favorable <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Less than Favorable
Zoning: R20 - SP 204 VR	
Covenants, Condition & Restrictions <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown	
Documents Reviewed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Ground Rent \$ N/A /	
Utilities	Off Site Improvements
Electric <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Asphalt
Gas <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Alley <input type="checkbox"/> Public <input type="checkbox"/> Private
Water <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Sidewalk <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete
Sewer <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street Lights <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete Poles

Site description and characteristics: The subject is a flat, rectangular lot with curb and gutter along Fir Avenue. Note that Realist Tax indicates a lot size of 18,295 square feet, but the dimensions on the plat map indicate 18,000 square feet.

There are older single-family residential properties to its east and north, an apartment complex to across the street to the south, and vacant parcels and commercial properties to the west.

HIGHEST AND BEST USE ANALYSIS

Present Use Proposed Use Other Hold for future development.

Summary of highest and best use analysis: The zoning allows for a variety of uses including single- and multi-family residential. As indicated, the surrounding properties are primary residential. There are few speculation builders in the area, so the highest and best use may be to hold for future development.

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Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24124 Fir Ave
Subject Property:	24124 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2039

SITE VALUATION

Site Valuation Methodology

- Sales Comparison Approach:** A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison and making adjustments to the sale prices of the comparables based on the elements of comparison. The sales comparison approach may be used to value improved properties, vacant land, or land being considered as though vacant; it is the most common and preferred method of land valuation when an adequate supply of comparable sales are available.
- Market Extraction:** A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land; most effective when the improvements contribute little to the total sale price of the property.
- Alternative Method:** (Describe methodology and rationale)

Site Valuation

ITEM	SUBJECT	COMPARISON 1	COMPARISON 2	COMPARISON 3
Address	24124 Fir Ave Moreno Valley, CA 92553	Edgemont St Moreno Valley, CA 92553	Eucalyptus Ave Moreno Valley, CA 92553	13611 Elsworth St Moreno Valley, CA 92553
Proximity to Subject		2.49 miles W	0.32 miles S	1.87 miles SW
Data Source/ Verification		MLS#IV21126011 Realist, Doc#763164	MLS#190060368 Realist, Doc#385345	MLS#IG20241403 Realist, Doc#94107
Sales Price	\$ N/A	\$ 139,000	\$ 150,000	\$ 115,000
Price / sf	\$ N/A	\$ 6.51	\$ 7.03	\$ 9.43
Sale Date	N/A	12/29/2021	06/25/2021	02/01/2021
Location	Typical	Similar	Similar	Similar
Site Size	18,000 sf	21,344 sf +0.75	21,344 sf +0.75	12,197 -1.5
Site View	Residential	Residential	Residential	Residential
Site Improvements	None	None	None	None
Functional Utility	Typical	Inferior (shape) +0.5	Typical	Typical
Sale Type	N/A	Owner	Owner	Owner
DOM/CDOM	N/A	6/185	266/558	60/60
Assessor Parcel Number	481-130-022	263-160-029	479-090-003	291-140-017
Net Adjustment		<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 1.25	<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 0.75	<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ -1.5
(Adj.s, N.A. & I.V. are in \$ / sf)		Net Adj. 19.2 % (\$ 1.25/sf)	Net Adj. 10.7 % (\$ 0.75/sf)	Net Adj. 15.9 % (\$ -1.50/sf)
Indicated Value		Gross Adj. 19.2 % \$ 7.76	Gross Adj. 10.7 % \$ 7.78	Gross Adj. 15.9 % \$ 7.93
Prior Transfer History	11/21/2014 \$0 Quit Claim Deed	02/24/2021 \$0 Quit Claim Deed	10/05/2017 \$0 Grant Deed	04/09/2012 \$0 Grant Deed

Site Valuation Comments: The MLS search for comparable land sales included the entire city of Moreno Valley in the past two years. Data is limited. Each MLS listed was reviewed and six were visited/photo'd. Three were selected to represent the subject. The dollar per square foot is used for as the unit of comparison. The comps are in order of purchase; the most recent first.

Comps 1 and 3 are located at the west end of the City, while Comp 2 is in the immediate area.
 Comp 1 is a triangular shape, which reduces its functional utility (inferior).
 Based on economies of scale smaller properties tend to sell for more on a dollar-per-square-foot bases. Therefore, size adjustments are applied. The concluded value is \$7.80 per square foot.
 Site Valuation Reconciliation:
 The two most recent sales indicate a value near \$7.80 per square foot.
 18,000 sf x \$7.80 = \$140,400, rounded to \$140,000.

Opinion of Site Value **\$ 140,000**

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Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Supplemental Addendum

File No. DX2039

Client	City of Moreno Valley				
Property Address	24124 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92553
Owner	Moreno Valley Housing Authority				

SCOPE OF THE APPRAISAL

This appraisal report is intended to be an "appraisal assignment" as defined in the Standards of Professional Practice of the Appraisal Institute; i.e. it is the intent that the appraisal service be performed in such a manner that the results of the analysis, opinion, or conclusions be that of a disinterested third party. The appraiser has the appropriate knowledge, education and experience to complete this assignment competently. Refer to attached USPAP Identification for further details.

Activities undertaken during the course of this appraisal are as follows:

- A physical observation of the subject property and surrounding neighborhood on March 29, 2022.
- Research and investigation of current market conditions relative to the property type being appraised, as well as the market sector with which the subject is identified.
- Interviews with brokers, appraisers, property owners, and/or managers, as well as relevant public agencies or governing bodies.
- And, compilation of the descriptions, reasoning and explanations, leading to final value conclusions, within this report.

Please Note: Unless otherwise noted in this report, a title report, environmental report, seismic report, construction or repair estimates or soil report were not submitted to the appraiser for review. Additionally, the expertise of the appraiser does not extend to building, insect/rodent infestation, or environmental inspection, and the appraiser will not be responsible for discovery. This is especially true of environmental hazards, including household molds.

HAZARDOUS MATERIAL STATEMENT

Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property was not observed by the appraiser. The appraiser has no knowledge of the existence of such material on the property. The appraiser, however, is not qualified to detect such substances. The presence of substance such as asbestos, lead paint, "Chinese drywall", or other hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is not such material on or in the property that would cause a loss of value. No responsibility is assumed for any conditions, or for any expertise or engineering knowledge required to discover them. In addition, the value opinion offered within this report is based upon the various elements that constitute the subject property being fundamentally sound and in working order. Attics and crawl space areas are typically not accessed and the "inspection" conducted for this appraisal is really more of an "observation". It is not to be regarded as a full property inspection of the type intended to reveal defects in mechanical systems, structural integrity, roofing, siding, or any other property component. The client is invited and encouraged to employ qualified experts to inspect and address any area of concern. If negative conditions are discovered, the opinion of value may require modification.

ELECTRONIC SIGNATURE

This appraisal report was transmitted via electronic mail. Therefore, the signature on this appraisal report is a digital signature, which was computer generated. The electronic signature on this report carries the same level of authenticity as an ink signature on a paper copy. This report has been electronically prepared in compliance with USPAP guidelines which includes secure and adequate security measures are in place to protect data produced by the appraiser. In you have any concerns, whatsoever, or questions regarding digitally transmitted signatures, please contact me at (951) 850-4115.

REAL ESTATE TAXES

See attached tax bill from County Assessor's website.

DEFINITION OF EXPOSURE TIME

The Appraisal Institute text *The Dictionary of Real Estate Appraisal*, 5th Edition, defines "Exposure Time" as:

The estimated length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal; a retrospective estimate based on an analysis of past events assuming a competitive and open market.

DAYS ON MARKET (DOM)

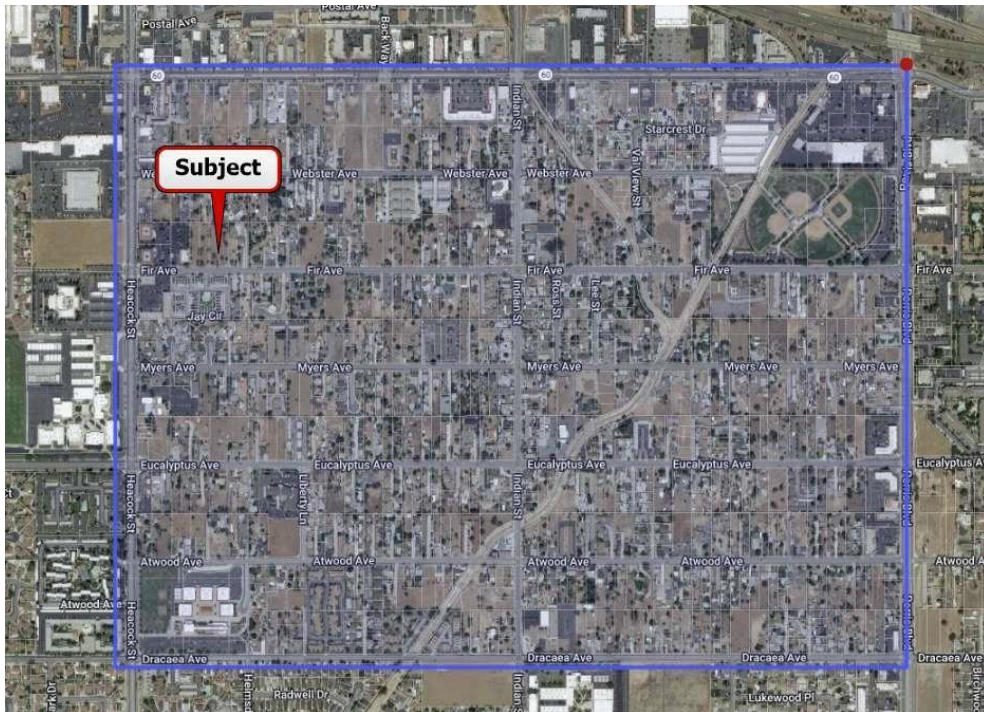
The Days On Market (DOM) listed in the Sale Grid are generally calculated from the most recent price reduction to reflect the exposure period at that price level. The total/cumulative days on market (CDOM) is also indicated

Market Trend Graph and Neighborhood Aerial

Client	City of Moreno Valley			
Property Address	24124 Fir Ave			
City	Moreno Valley	County	Riverside	State CA Zip Code 92553
Owner	Moreno Valley Housing Authority			



All MLS listed sales of single-family residences in the market area over the past year.



Neighborhood

Attachment: Appraisal - APN 481-130-022 – 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Subject Photos

Client	City of Moreno Valley				
Property Address	24124 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92553
Owner	Moreno Valley Housing Authority				



Subject

24124 Fir Ave	
Sales Price	N/A
Gross Living Area	N/A
Total Rooms	N/A
Total Bedrooms	N/A
Total Bathrooms	N/A
Location	Typical
View	Residential
Site	18,000 sf
Quality	N/A
Age	N/A



Street

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Comparable Land Photo Page

A.7.a

Client	City of Moreno Valley						
Property Address	24124 Fir Ave						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92553
Owner	Moreno Valley Housing Authority						



Comparable 1

Edgemont St
 Prox. to Subj. 2.49 miles W
 Sales Price 139,000
 Date of Sale 12/29/2021
 Location Similar
 Site/View Residential
 Functional Utility Inferior (shape)

 Sale Type Owner
 DOM/CDOM 6/185



Comparable 2

Eucalyptus Ave
 Prox. to Subj. 0.32 miles S
 Sales Price 150,000
 Date of Sale 06/25/2021
 Location Similar
 Site/View Residential
 Functional Utility Typical

 Sale Type Owner
 DOM/CDOM 266/558



Comparable 3

13611 Elsworth St
 Prox. to Subj. 1.87 miles SW
 Sales Price 115,000
 Date of Sale 02/01/2021
 Location Similar
 Site/View Residential
 Functional Utility Typical

 Sale Type Owner
 DOM/CDOM 60/60

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Location Map

Client	City of Moreno Valley				
Property Address	24124 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA
Owner	Moreno Valley Housing Authority				
				Zip Code	92553



Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Realist - Page 1

24124 Fir Ave, Moreno Valley, CA 92553, Riverside County

APN: 481-130-022 CLIP: 8198144155

	Beds N/A	Baths N/A	Sale Price \$150,000	Sale Date N/A
	Bldg Sq Ft N/A	Lot Sq Ft 18,295	Yr Built N/A	Type MISC

OWNER INFORMATION			
Owner Name	Moreno Valley Housing Authority	Tax Billing Zip	92553
Mail Owner Name	Moreno Valley Housing Authority	Tax Billing Zip+4	9014
Tax Billing Address	14177 Frederick St	Owner Occupied	No
Tax Billing City & State	Moreno Valley, CA		

LOCATION INFORMATION			
Zip Code	92553	School District	Moreno Vly
Carrier Route	C020	Comm College District Code	Riverside City
Zoning	R2	Census Tract	425.15

TAX INFORMATION			
APN	481-130-022	Lot	66
Alternate APN	481-130-022	Water Tax Dist	Eastern Imp
Tax Area	021329		
Legal Description	POR LOT 66 MB 015/090 EDGEMO NT GARDENS		

CHARACTERISTICS			
County Land Use	Residential Use Zoned Commerci	Lot Acres	0.42
Universal Land Use	Miscellaneous	Lot Area	18,295

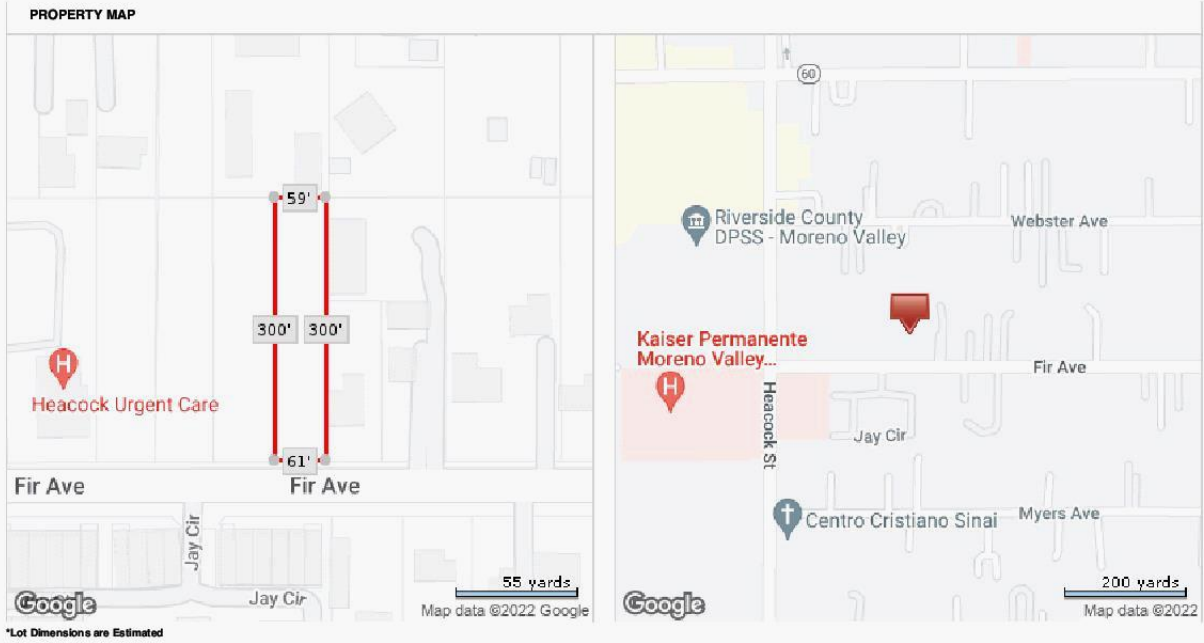
LAST MARKET SALE & SALES HISTORY			
Recording Date	11/12/1992	Sale Type	Full
Sale Price	\$150,000	Deed Type	Partnership Grant Deed
Multi/Split Sale	Multiple	Owner Name	Moreno Valley Housing Authority
Document Number	430793		

Recording Date	11/21/2014	11/12/1992	09/14/1992	09/14/1992	06/03/1992
Sale Date	11/05/2014				
Sale Price		\$150,000	\$150,000		
Nominal	Y				
Buyer Name	Moreno Valley Housing Authorit	Community Redevelop ment Agency	Community Redevelop ment Agency City Mor e	Commonwealth Loan C ompany	Commonwealth Loan C ompany
Seller Name	Community Redevelop ment Agency				Headtke Jack
Document Number	446422	430793	342765	342764	202296
Document Type	Quit Claim Deed	Partnership Grant Deed	Partnership Grant Deed	Grant Deed	Grant Deed

Recording Date		04/16/1987
Sale Date		03/1987
Sale Price		\$6,000
Nominal		
Buyer Name		Fir Avenue 1
Seller Name		Headtke Jack
Document Number		105059
Document Type		Grant Deed

MORTGAGE HISTORY			
Mortgage Date	03/16/2011	02/10/1989	04/16/1987
Mortgage Amount		\$55,000	\$6,000
Mortgage Lender	Private Individual		
Mortgage Code	Private Party Lender	Private Party Lender	Private Party Lender

Realist - Page 2



*Lot Dimensions are Estimated

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Parcel Report



Parcel Report

Created: 3/15/2022 9:48 AM

Assessor Parcel Number
481130022

Address:
24124 FIR AVE
MORENO VALLEY, CA 92553

Subdivision Name: EDGEMONT
Came From:
Number of Units: 0
Tract: 0
Map Book: 15
Map Page: 90
Lot: 66
Lot Type: L



Zoning Information

Zoning: R20 - SP 204 VR
General Land Use: Multi-family
Specific Plan: SP 204
Original Description: Medium-High Residential
Mixed Use District: N/A
Medical Overlay: N/A
Zoning PUD: N/A
Zoning Residential Buffer: N/A
Zoning AICUZ: N/A
Zoning ISA: N/A
PAKO Status: N/A



Valuation

Taxability: 0
Land: \$0
Structure: \$0
Recorder Type: MB
Tax Rate Area:

Administrative Districts

District Member: Vacant
District Number: 1
School District: MORENO VALLEY UNIFIED
HUD-CDBG Low/Mod
Block Group: Yes

Utilities

MVU Service Area: N/A
Day of Trash Pickup: Tuesday
Street Sweeping Day: Your street sweeping day is Green Wednesday. For your street sweep calendar visit Resident Services, Street Sweeping at www.moval.org

Environmental Hazards

Fault Zone: N/A

The information shown on this map was compiled from the City of Moreno Valley GIS and Riverside County GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map.

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Tax Report



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 [ENROLL PIN FOR E-BILLING](#)
 [MANAGE E-BILLING SUBSCRIPTIONS](#)

Account Information

PARCEL NUMBER	PROPERTY TYPE	STATUS	LAST UPDATE
481130022	Real	Active	4/11/2022 12:06:53 PM
Current Owner: MORENO VALLEY HOUSING AUTHORITY		Tax Rate Area 021-329 MORENO VALLEY	
Class Code Residential Use Zoned Commercial			
Legal Description POR LOT 66 MB 015/090 EDGEMONT GARDENS			

Unsecured Property Tax

Please note if your defaulted unsecured assessment has two installments they must be paid together and will be added to the cart at the same time.

If you see multiple tax bills due for your assessment with a different name, you may still be responsible for the payment of the taxes. Please contact our office if you are unsure of your responsibility prior to making any payment.

HEADTKE JACK

BILL NUMBER: 199234866 - ANNUAL

[VIEW BILL DETAIL](#)

TAX YEAR : 1992	TAX	OTHER CHARGES	TOTAL PAID	TOTAL	DUE DATE	STATUS
Installment #1	\$231.36	\$1,304.68	\$0.00	\$1,536.04	11/2/1992	PAY
Total Bill	\$231.36	\$1,304.68	\$0.00	\$1,536.04		

Total Unsecured Tax

	TAX	OTHER CHARGES	TOTAL PAID	TOTAL
Grand Total	\$231.36	\$1,304.68	\$0.00	\$1,536.04

[PAY ALL UNSECURED TAXES](#)

PLEASE NOTE

Please click "PAY" to add unpaid tax bills to your Cart.
 If your Assessment has both current and defaulted tax years due, you will need to add each of these to your check out cart individually.
 All secured defaulted tax years must be paid together (adding one will add all prior year items to your Cart).

Attachment: Appraisal - APN 481-130-022 – 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

License



Business, Consumer Services & Housing Agency
BUREAU OF REAL ESTATE APPRAISERS
REAL ESTATE APPRAISER LICENSE

Robert R. King

has successfully met the requirements for a license as a residential and commercial real estate appraiser in the State of California and is, therefore, entitled to use the title:

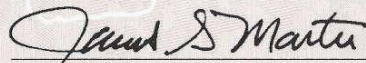
“Certified General Real Estate Appraiser”

This license has been issued in accordance with the provisions of the Real Estate Appraisers' Licensing and Certification Law.

BREA APPRAISER IDENTIFICATION NUMBER: AG 033647

Effective Date: April 9, 2020

Date Expires: April 8, 2022


Jim Martin, Bureau Chief, BREA

3050860

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO SEE "CHAIN LINK"

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

GP Residential Certifications Addendum

Property Address: 24124 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

STATEMENT OF ASSUMPTIONS & LIMITING CONDITIONS

- The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
- The appraiser may have provided a sketch in the appraisal report to show approximate dimensions of the improvements, and any such sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size. Unless otherwise indicated, a Land Survey was not performed.
- If so indicated, the appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
- The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
- If the cost approach is included in this appraisal, the appraiser has estimated the value of the land in the cost approach at its highest and best use, and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used. Unless otherwise specifically indicated, the cost approach value is not an insurance value, and should not be used as such.
- The appraiser has noted in the appraisal report any adverse conditions (including, but not limited to, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property, or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property, or adverse environmental conditions (including, but not limited to, the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
- The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
- The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice, and any applicable federal, state or local laws.
- If this appraisal is indicated as subject to satisfactory completion, repairs, or alterations, the appraiser has based his or her appraisal report and valuation conclusion on the assumption that completion of the improvements will be performed in a workmanlike manner.
- An appraiser's client is the party (or parties) who engage an appraiser in a specific assignment. Any other party acquiring this report from the client does not become a party to the appraiser-client relationship. Any persons receiving this appraisal report because of disclosure requirements applicable to the appraiser's client do not become intended users of this report unless specifically identified by the client at the time of the assignment.
- The appraiser's written consent and approval must be obtained before this appraisal report can be conveyed by anyone to the public, through advertising, public relations, news, sales, or by means of any other media, or by its inclusion in a private or public database.
- An appraisal of real property is not a 'home inspection' and should not be construed as such. As part of the valuation process, the appraiser performs a non-invasive visual inventory that is not intended to reveal defects or detrimental conditions that are not readily apparent. The presence of such conditions or defects could adversely affect the appraiser's opinion of value. Clients with concerns about such potential negative factors are encouraged to engage the appropriate type of expert to investigate.

Definitions & Scope of Work

Property Address: 24124 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

DEFINITION OF MARKET VALUE *:

Market value means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

* The Dictionary of Real Estate Appraisal; Fifth Edition.

DEFINITION OF FAIR MARKET VALUE*:

"The fair market value is the price at which the property would change hands between a willing buyer and a willing seller, neither being under any compulsion to buy or to sell and both having reasonable knowledge of relevant facts. The fair market value of a particular item of property includable in the decedent's gross estate is not to be determined by a forced sale price. Nor is the fair market value of an item of property to be determined by the sale price of the item in a market other than that in which such item is most commonly sold to the public, taking into account the location of the item wherever appropriate."

* Per IRS Regulation 20.2031-1

The Scope of Work is the type and extent of research and analyses performed in an appraisal assignment that is required to produce credible assignment results, given the nature of the appraisal problem, the specific requirements of the intended user(s) and the intended use of the appraisal report. Reliance upon this report, regardless of how acquired, by any party or for any use, other than those specified in this report by the Appraiser, is prohibited. The Opinion of Value that is the conclusion of this report is credible only within the context of the Scope of Work, Effective Date, the Date of Report, the Intended User(s), the Intended Use, the stated Assumptions and Limiting Conditions, any Hypothetical Conditions and/or Extraordinary Assumptions, and the Type of Value, as defined herein. The appraiser, appraisal firm, and related parties assume no obligation, liability, or accountability, and will not be responsible for any unauthorized use of this report or its conclusions.

Additional Comments (Scope of Work, Extraordinary Assumptions, Hypothetical Conditions, etc.):

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Certifications

Property Address: 24124 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		


APPRAISER'S CERTIFICATION

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The credibility of this report, for the stated use by the stated user(s), of the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- I did not base, either partially or completely, my analysis and/or the opinion of value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property, or of the present owners or occupants of the properties in the vicinity of the subject property.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification.

Additional Certifications: As of the date of this report, I Robert R. King have completed the Standards and Ethics Education Requirement of the Appraisal Institute for Designated Members.

Client Contact: Melissa Elizondo - Senior Accountant	Client Name: City of Moreno Valley
E-Mail: melissae@moval.org	Address: PO Box 88005, Moreno Valley, CA 92552

<p>APPRAISER</p>  <p>Appraiser Name: <u>Robert R. King, SRA</u></p> <p>Company: <u>Del Rey Appraisal Services</u></p> <p>Phone: <u>(951) 850-4115</u> Fax: <u>---</u></p> <p>E-Mail: <u>bking@delreyappraisal.com</u></p> <p>Date Report Signed: <u>04/04/2022</u></p> <p>License or Certification #: <u>AG033647</u> State: <u>CA</u></p> <p>Designation: <u>SRA</u></p> <p>Expiration Date of License or Certification: <u>04/08/2022</u></p> <p>Inspection of Subject: <input checked="" type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input type="checkbox"/> None</p> <p>Date of Inspection: <u>03/29/2022</u></p>	<p>SUPERVISORY APPRAISER (if required) or CO-APPRAISER (if applicable)</p> <p>Supervisory or Co-Appraiser Name: _____</p> <p>Company: _____</p> <p>Phone: _____ Fax: _____</p> <p>E-Mail: _____</p> <p>Date Report Signed: _____</p> <p>License or Certification #: _____ State: <u>CA</u></p> <p>Designation: _____</p> <p>Expiration Date of License or Certification: <u>04/08/2022</u></p> <p>Inspection of Subject: <input type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input checked="" type="checkbox"/> None</p> <p>Date of Inspection: <u>N/A</u></p>
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SIGNATURES

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client	City of Moreno Valley	File No.	DX2039
Property Address	24124 Fir Ave		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92553
Owner	Moreno Valley Housing Authority		

APPRAISAL AND REPORT IDENTIFICATION

This Report is one of the following types:

- Appraisal Report (A written report prepared under Standards Rule 2-2(a), pursuant to the Scope of Work, as disclosed elsewhere in this report.)
- Restricted Appraisal Report (A written report prepared under Standards Rule 2-2(b), pursuant to the Scope of Work, as disclosed elsewhere in this report, restricted to the stated intended use by the specified client or intended user.)

Comments on Standards Rule 2-3

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- Unless otherwise indicated, I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- Unless otherwise indicated, I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification (if there are exceptions, the name of each individual providing significant real property appraisal assistance is stated elsewhere in this report).

Comments on Appraisal and Report Identification

The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

APPRAISER:

Signature: 

Name: Robert R. King, SRA

SRA

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature and Report: 04/04/2022

Effective Date of Appraisal: 03/29/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): 03/29/2022

SUPERVISORY or CO-APPRAISER (if applicable):

Signature: _____

Name: _____

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature: 04/02/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): N/A

Attachment: Appraisal - APN 481-130-022 - 24124 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

PRIVACY NOTICE

Pursuant to the Gramm-Leach-Bliley Act of 1999, effective July 1, 2001, Appraisers, along with all providers of personal financial services are now required by federal law to inform their clients of the policies of the firm with regard to the privacy of client nonpublic personal information. As professionals, we understand that your privacy is very important to you and are pleased to provide you with this information.

Types of Nonpublic Personal Information We Collect

In the course of performing appraisals, we may collect what is known as "nonpublic personal information" about you. This information is used to facilitate the services that we provide to you and may include the information provided to us by you directly or received by us from others with your authorization.

Parties to Whom We Disclose Information

We do not disclose any nonpublic personal information obtained in the course of our engagement with our clients to nonaffiliated third parties, except as necessary or as required by law. By way of example, a necessary disclosure would be to our employees, and in certain situations, to unrelated third party consultants who need to know that information to assist us in providing appraisal services to you. All of our employees and any third party consultants we employ are informed that any information they see as part of an appraisal assignment is to be maintained in strict confidence within the firm.

A disclosure required by law would be a disclosure by us that is ordered by a court of competent jurisdiction with regard to a legal action to which you are a party.

Confidentiality and Security

We will retain records relating to professional services that we have provided to you for a reasonable time so that we are better able to assist you with your needs. In order to protect your nonpublic personal information from unauthorized access by third parties, we maintain physical, electronic and procedural safeguards that comply with our professional standards to insure the security and integrity of your information.

Please feel free to call us any time if you have any questions about the confidentiality of the information that you provide to us.

APPRAISAL OF REAL PROPERTY
VACANT LAND



LOCATED AT

24108 Fir Ave
Moreno Valley, CA 92553
POR LOT 66 MB 015/090 EDGEMONT GARDENS

FOR

City of Moreno Valley
PO Box 88005
Moreno Valley, CA 92552

OPINION OF VALUE

\$150,000

AS OF

03/29/2022

BY

Robert R. King, SRA
Del Rey Appraisal Services
28131 White Sand Trl
Moreno Valley, CA 92555-5436
(951) 850-4115
bking@delreyappraisal.com

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Del Rey Appraisal Services
28131 White Sand Trl
Moreno Valley, CA 92555-5436
(951) 850-4115

04/04/2022

Melissa Elizondo - Senior Accountant
City of Moreno Valley
PO Box 88005
Moreno Valley, CA 92552

Re: Property: 24108 Fir Ave
Moreno Valley, CA 92553
Client: City of Moreno Valley
File No.: DX2040

Opinion of Value: \$ 150,000
Effective Date: 03/29/2022

In accordance with your request, I have appraised the above referenced property. The report of that appraisal is attached. The intended use of this appraisal is for internal planning purposes; potential purchase. The intended user is the City of Moreno Valley.

The purpose of the appraisal is to develop an opinion of market value for the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership.

This report is based on a physical analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The opinion of value reported above is as of the stated effective date and is contingent upon the certification and limiting conditions attached.

It has been a pleasure to assist you. Please do not hesitate to contact me if I can be of additional service to you.

Sincerely,



Robert R. King, SRA
Del Rey Appraisal Services
License or Certification #: AG033647
State: CA Expires: 04/08/2022
bking@delreyappraisal.com

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client	City of Moreno Valley	File No.	DX2040
Property Address	24108 Fir Ave		
City	Moreno Valley	County	Riverside
State	CA	Zip Code	92553
Owner	Moreno Valley Housing Authority		

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Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

SUMMARY OF SALIENT FEATURES

SUBJECT INFORMATION	Subject Address	24108 Fir Ave
	Legal Description	POR LOT 66 MB 015/090 EDGEMONT GARDENS
	City	Moreno Valley
	County	Riverside
	State	CA
	Zip Code	92553
	Census Tract	0425.15
	Map Reference	40140
SALES PRICE	Sale Price	\$ N/A
	Date of Sale	N/A
CLIENT	Client	City of Moreno Valley
	Owner	Moreno Valley Housing Authority
DESCRIPTION OF IMPROVEMENTS	Size (Square Feet)	N/A
	Price per Square Foot	\$ N/A
	Location	Typical
	Age	N/A
	Condition	N/A
	Total Rooms	N/A
	Bedrooms	N/A
	Baths	N/A
APPRAISER	Appraiser	Robert R. King, SRA
	Date of Appraised Value	03/29/2022
VALUE	Opinion of Value	\$ 150,000

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

 AI Reports™ Form 120.05*	Client File #:	24108 Fir Ave	Appraisal File #:	DX2040	
	Appraisal Report • Land				
	Appraisal Company: Del Rey Appraisal Services				
	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436				
Phone: (951) 850-4115		Fax: ---		Website:	

Appraiser: Robert R. King, SRA	Co-Appraiser:
AI Membership (if any): <input checked="" type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS	AI Membership (if any): <input type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS
AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate	AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate
Other Professional Affiliation: ---	Other Professional Affiliation:
E-mail: bking@delreyappraisal.com	E-mail:
Client: City of Moreno Valley	Contact: Melissa Elizondo - Senior Accountant
Address: PO Box 88005, Moreno Valley, CA 92552	
Phone: (951) 413-3073	Fax: ---
E-mail: melissae@moval.org	

SUBJECT PROPERTY IDENTIFICATION				
Address: 24108 Fir Ave				
City: Moreno Valley	County: Riverside	State: CA	ZIP: 92553	
Legal Description: POR LOT 66 MB 015/090 EDMONT GARDENS				
Tax Parcel #: 481-130-023	RE Taxes: 3,346	Tax Year: 2021		
Use of the Real Estate As of the Date of Value:		Vacant Residential Land		
Use of the Real Estate Reflected in the Appraisal:		Vacant Residential Land		
Opinion of highest and best use (if required):		Hold for future development		

SUBJECT PROPERTY HISTORY	
Owner of Record: Moreno Valley Housing Authority	
Description and analysis of sales within 3 years (minimum) prior to effective date of value: reported in the past three years.	Refer to attached Realist for history. No transfers
Description and analysis of agreements of sale (contracts), listings, and options:	No currently MLS listings and no know contracts.

RECONCILIATIONS AND CONCLUSIONS	
Indication of Value by Sales Comparison Approach	\$ 150,000
Indication of Value by Cost Approach	\$ N/A
Indication of Value by Income Approach	\$ N/A
Final Reconciliation of the Methods and Approaches to Value: The Sale Comparison Approach was the only approach deemed appropriate for this appraisal assignment. Participants in this market are not relying on either the Cost Approach or the Income Approach for purchasing vacant residential land.	

Opinion of Value as of: 03/29/2022	\$ 150,000
Exposure Time: The concluded value is based on an exposure time of six to eighteen months.	
The above opinion is subject to: <input type="checkbox"/> Hypothetical Conditions and/or <input type="checkbox"/> Extraordinary Assumptions cited on the following page.	

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product, or third party certifications, verifications, data specifications, scores, indexes, or valuation tools, used or provided by the individual appraiser(s) or others in the specific contents of the AI Reports®. AI Reports® AI-120.05 Appraisal Report - Land© Appraisal Institute 2017, All Rights Reserved

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24108 Fir Ave
Subject Property:	24108 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2040

ASSIGNMENT PARAMETERS

Intended User(s): City of Moreno Valley

Intended Use: Internal planning by the client, City of Moreno Valley; potential purchase. There are no other intended use or users.

This report is not intended by the appraiser for any other use or by any other user.

Type of Value: Market Value Effective Date of Value: 03/29/2022

Interest Appraised: Fee Simple Leasehold Other

Hypothetical Conditions: (A hypothetical condition is that which is contrary to what exists, but is asserted by the appraiser for the purpose of analysis. Any hypothetical condition may affect the assignment results.) None noted.

Extraordinary Assumptions: (An extraordinary assumption is directly related to a specific assignment and presumes uncertain information to be factual. If found to be false this assumption could alter the appraiser's opinions or conclusions. Any extraordinary assumption may affect the assignment results.) None noted.

This is an Appraisal Report in accordance with Standard Rule 2-2(a) of the Uniform Standard of Professional Appraisal Practice (USPAP).

SCOPE OF WORK

Definition: The scope of work is the type and extent of research and analysis in an assignment. Scope of work includes the extent to which the property is identified, the extent to which tangible property is inspected, the type and extent of data research, and the type and extent of analysis applied to arrive at credible opinions or conclusions. The specific scope of work for this assignment is identified below and throughout this report.

Scope of Subject Property Inspection/Data Sources Utilized	Approaches to Value Developed
<p>Appraiser</p> <p>Property Inspection: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Date of Inspection: 03/29/2022</p> <p>Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted: On site viewing, Realist Tax (attached).</p>	<p>Cost Approach:</p> <p><input type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>
<p>Co-Appraiser</p> <p>Property Inspection: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Date of Inspection: N/A</p> <p>Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted:</p>	<p>Sales Comparison Approach:</p> <p><input checked="" type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>
	<p>Income Approach:</p> <p><input type="checkbox"/> Is necessary for credible results and is developed in this analysis</p> <p><input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis</p> <p><input type="checkbox"/> Is not necessary for credible results but is developed in this analysis</p>

Additional Scope of Work Comments: The intended use of this appraisal is for the City's internal planning purposes; potential purchase. The intended user is the City of Moreno Valley. The appraiser specifically disclaims any liability, whatsoever, for any non-intended use by any non-intended user.

Significant Real Property Appraisal Assistance: None Disclose Name(s) and contribution:

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Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24108 Fir Ave
Subject Property:	24108 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2040

MARKET AREA ANALYSIS

Location <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural	Built Up <input type="checkbox"/> Under 25% <input type="checkbox"/> 25-75% <input checked="" type="checkbox"/> Over 75%	Growth <input type="checkbox"/> Rapid <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Slow	Supply & Demand <input type="checkbox"/> Shortage <input checked="" type="checkbox"/> In Balance <input type="checkbox"/> Over Supply	Value Trend <input checked="" type="checkbox"/> Increasing <input type="checkbox"/> Stable <input type="checkbox"/> Decreasing	Typical Marketing Time <input type="checkbox"/> Under 3 Months <input checked="" type="checkbox"/> 3-6 Months <input type="checkbox"/> Over 6 Months
Neighborhood Single Family Profile			Neighborhood Land Use		Neighborhood Name: Moreno Valley
Price	Age	1 Family	Commercial	PUD <input type="checkbox"/> Condo <input type="checkbox"/> HOA: \$ N/A/	
275	Low 45	65%	15%	Amenities: None	
575	High 73	0%	10%		
393	Predominant 70	10%	%		

Market area description and characteristics: The subject is located in a mixed residential/commercial market area. The subject neighborhood is comprised of a variety of single- and multi-family residential properties with commercial along primary arterials. Maintenance levels are mixed. Support facilities such as retail, recreation, schools, restaurants, employment, etc. are located the immediate area.

Although the single-family residential prices have increased (see attached regression analysis), in-fill lots remain relatively stable.

General boundaries: North - 60 Freeway; East - Perris Boulevard; South - Dracaea Avenue; West - Heacock Street.

SITE ANALYSIS

Dimensions: 72x300	Area: 21,600 sf
View: Residential	Shape: Rectangular
Drainage: Appears adequate	Utility: Typical
Site Similarity/Conformity To Neighborhood	Zoning/Deed Restriction
Size: <input type="checkbox"/> Smaller than Typical <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Larger than Typical	View: <input type="checkbox"/> Favorable <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Less than Favorable
Zoning: R20 - SP 204 VR	
Covenants, Condition & Restrictions <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown	
Documents Reviewed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Ground Rent \$ N/A/	
Utilities	Off Site Improvements
Electric <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Asphalt
Gas <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Alley <input type="checkbox"/> Public <input type="checkbox"/> Private
Water <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Sidewalk <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete
Sewer <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street Lights <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete Poles

Site description and characteristics: The subject is a flat, rectangular lot with curb and gutter along Fir Avenue. Note that Realist Tax indicates a lot size of 21,780 square feet, but the dimensions on the plat map indicate 21,600 square feet.

There are older single-family residential properties to its east and north, an apartment complex to across the street to the south, and vacant parcels and commercial properties to the west.

HIGHEST AND BEST USE ANALYSIS

Present Use Proposed Use Other Hold for future development.

Summary of highest and best use analysis: The zoning allows for a variety of uses including single- and multi-family residential. As indicated, the surrounding properties are primary residential. There are few speculation builders in the area, so the highest and best use may be to hold for future development.

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Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client:	City of Moreno Valley	Client File #:	24108 Fir Ave
Subject Property:	24108 Fir Ave, Moreno Valley, CA 92553	Appraisal File #:	DX2040

SITE VALUATION

Site Valuation Methodology

- Sales Comparison Approach:** A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison and making adjustments to the sale prices of the comparables based on the elements of comparison. The sales comparison approach may be used to value improved properties, vacant land, or land being considered as though vacant; it is the most common and preferred method of land valuation when an adequate supply of comparable sales are available.
- Market Extraction:** A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land; most effective when the improvements contribute little to the total sale price of the property.
- Alternative Method:** (Describe methodology and rationale)

Site Valuation

ITEM	SUBJECT	COMPARISON 1	COMPARISON 2	COMPARISON 3
Address	24108 Fir Ave Moreno Valley, CA 92553	Edgemont St Moreno Valley, CA 92553	Eucalyptus Ave Moreno Valley, CA 92553	Fir Ave Moreno Valley, CA 92553
Proximity to Subject		2.49 miles W	0.33 miles S	0.61 miles E
Data Source/ Verification		MLS#IV21126011 Realist, Doc#763164	MLS#190060368 Realist, Doc#385345	MLS#OC200556886 Realist, Doc#106564
Sales Price	\$ N/A	\$ 139,000	\$ 150,000	\$ 110,000
Price / square foot	\$ N/A	\$ 6.51	\$ 7.03	\$ 5.37
Sale Date	N/A	12/29/2021	06/25/2021	02/18/2021
Location	Typical	Similar	Similar	Similar
Site Size	21,600 sf	21,344 sf	21,344 sf	20,473 sf
Site View	Residential	Residential	Residential	Residential
Site Improvements	None	None	None	None
Functional Utility	Typical	Inferior (shape) +0.5	Typical	Typical
Sale Type	N/A	Owner	Owner	Owner
DOM/CDOM	N/A	6/185	266/558	208/315
Assessor Parcel Number	481-130-022	263-160-029	479-090-003	481-171-027
Net Adjustment		<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 0.5	<input type="checkbox"/> + <input type="checkbox"/> - \$	<input type="checkbox"/> + <input type="checkbox"/> - \$
(Adj.s, N.A. & I.V. are in \$ / sf)		Net Adj. 7.7 % (\$ 0.50 /sf)	Net Adj. %	Net Adj. %
Indicated Value		Gross Adj. 7.7 % \$ 7.01	Gross Adj. % \$ 7.03	Gross Adj. % \$ 5.37
Prior Transfer History	11/21/2014 \$0 Quit Claim Deed	02/24/2021 \$0 Quit Claim Deed	10/05/2017 \$0 Grant Deed	11/09/1999 \$0 Grant Deed

Site Valuation Comments: The MLS search for comparable land sales included the entire city of Moreno Valley in the past two years. Data is limited. Each MLS listed was reviewed and six were visited/photo'd. Three were selected to represent the subject. The dollar per square foot is used for as the unit of comparison. The comps are in order of purchase; the most recent first.

Comp 1 is at the west end of the City, while Comps 2 and 3 are in the immediate area.
Comp 1 is a triangular shape, which reduces its functional utility (inferior).

Site Valuation Reconciliation:
The two most recent sales indicate a value near \$7.00 per square foot.
21,600 sf x \$7.00 = \$151,200, rounded to \$150,000.

Opinion of Site Value **\$ 150,000**

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Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Supplemental Addendum

File No. DX2040

Client	City of Moreno Valley				
Property Address	24108 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92553
Owner	Moreno Valley Housing Authority				

SCOPE OF THE APPRAISAL

This appraisal report is intended to be an "appraisal assignment" as defined in the Standards of Professional Practice of the Appraisal Institute; i.e. it is the intent that the appraisal service be performed in such a manner that the results of the analysis, opinion, or conclusions be that of a disinterested third party. The appraiser has the appropriate knowledge, education and experience to complete this assignment competently. Refer to attached USPAP Identification for further details.

Activities undertaken during the course of this appraisal are as follows:

- A physical observation of the subject property and surrounding neighborhood on March 29, 2022.
- Research and investigation of current market conditions relative to the property type being appraised, as well as the market sector with which the subject is identified.
- Interviews with brokers, appraisers, property owners, and/or managers, as well as relevant public agencies or governing bodies.
- And, compilation of the descriptions, reasoning and explanations, leading to final value conclusions, within this report.

Please Note: Unless otherwise noted in this report, a title report, environmental report, seismic report, construction or repair estimates or soil report were not submitted to the appraiser for review. Additionally, the expertise of the appraiser does not extend to building, insect/rodent infestation, or environmental inspection, and the appraiser will not be responsible for discovery. This is especially true of environmental hazards, including household molds.

HAZARDOUS MATERIAL STATEMENT

Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property was not observed by the appraiser. The appraiser has no knowledge of the existence of such material on the property. The appraiser, however, is not qualified to detect such substances. The presence of substance such as asbestos, lead paint, "Chinese drywall", or other hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is not such material on or in the property that would cause a loss of value. No responsibility is assumed for any conditions, or for any expertise or engineering knowledge required to discover them. In addition, the value opinion offered within this report is based upon the various elements that constitute the subject property being fundamentally sound and in working order. Attics and crawl space areas are typically not accessed and the "inspection" conducted for this appraisal is really more of an "observation". It is not to be regarded as a full property inspection of the type intended to reveal defects in mechanical systems, structural integrity, roofing, siding, or any other property component. The client is invited and encouraged to employ qualified experts to inspect and address any area of concern. If negative conditions are discovered, the opinion of value may require modification.

ELECTRONIC SIGNATURE

This appraisal report was transmitted via electronic mail. Therefore, the signature on this appraisal report is a digital signature, which was computer generated. The electronic signature on this report carries the same level of authenticity as an ink signature on a paper copy. This report has been electronically prepared in compliance with USPAP guidelines which includes secure and adequate security measures are in place to protect data produced by the appraiser. In you have any concerns, whatsoever, or questions regarding digitally transmitted signatures, please contact me at (951) 850-4115.

REAL ESTATE TAXES

See attached tax bill from County Assessor's website.

DEFINITION OF EXPOSURE TIME

The Appraisal Institute text *The Dictionary of Real Estate Appraisal*, 5th Edition, defines "Exposure Time" as:

The estimated length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal; a retrospective estimate based on an analysis of past events assuming a competitive and open market.

DAYS ON MARKET (DOM)

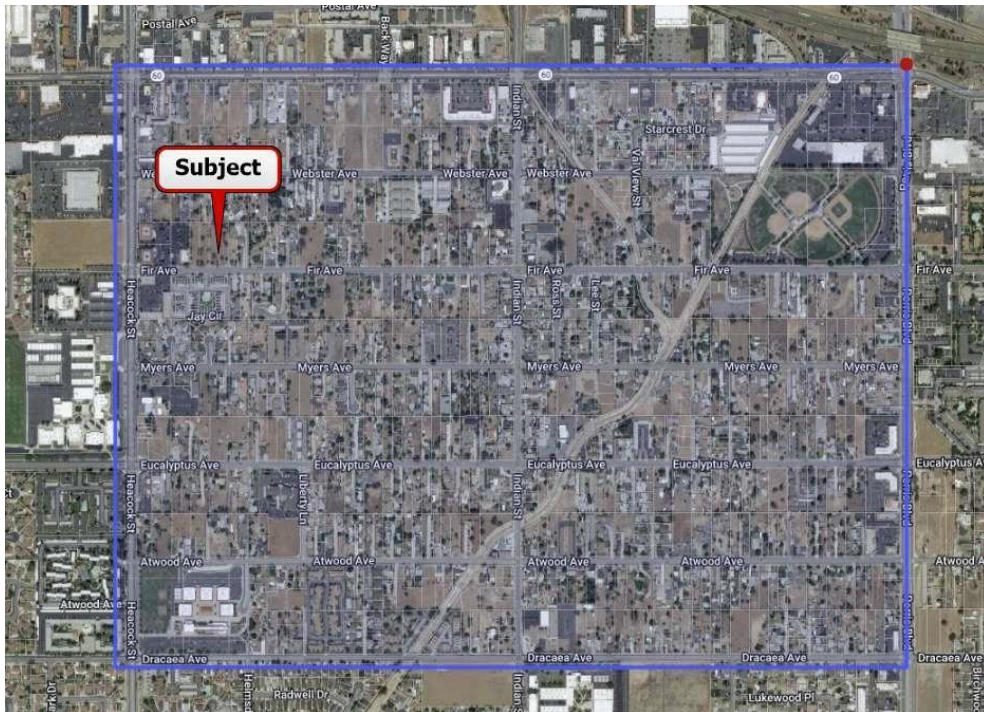
The Days On Market (DOM) listed in the Sale Grid are generally calculated from the most recent price reduction to reflect the exposure period at that price level. The total/cumulative days on market (CDOM) is also indicated

Market Trend Graph and Neighborhood Aerial

Client	City of Moreno Valley			
Property Address	24108 Fir Ave			
City	Moreno Valley	County	Riverside	State CA Zip Code 92553
Owner	Moreno Valley Housing Authority			



All MLS listed sales of single-family residences in the market area over the past year.



Neighborhood

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Subject Photos

Client	City of Moreno Valley				
Property Address	24108 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA
Owner	Moreno Valley Housing Authority				
				Zip Code	92553



Subject

24108 Fir Ave	
Sales Price	N/A
Gross Living Area	N/A
Total Rooms	N/A
Total Bedrooms	N/A
Total Bathrooms	N/A
Location	Typical
View	Residential
Site	21,600 sf
Quality	N/A
Age	N/A



Street

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Comparable Land Photo Page

A.7.b

Client	City of Moreno Valley						
Property Address	24108 Fir Ave						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92553
Owner	Moreno Valley Housing Authority						



Comparable 1

Edgemont St
 Prox. to Subj. 2.49 miles W
 Sales Price 139,000
 Date of Sale 12/29/2021
 Location Similar
 Site/View Residential
 Functional Utility Inferior (shape)

 Sale Type Owner
 DOM/CDOM 6/185



Comparable 2

Eucalyptus Ave
 Prox. to Subj. 0.33 miles S
 Sales Price 150,000
 Date of Sale 06/25/2021
 Location Similar
 Site/View Residential
 Functional Utility Typical

 Sale Type Owner
 DOM/CDOM 266/558



Comparable 3

Fir Ave
 Prox. to Subj. 0.61 miles E
 Sales Price 110,000
 Date of Sale 02/18/2021
 Location Similar
 Site/View Residential
 Functional Utility Typical

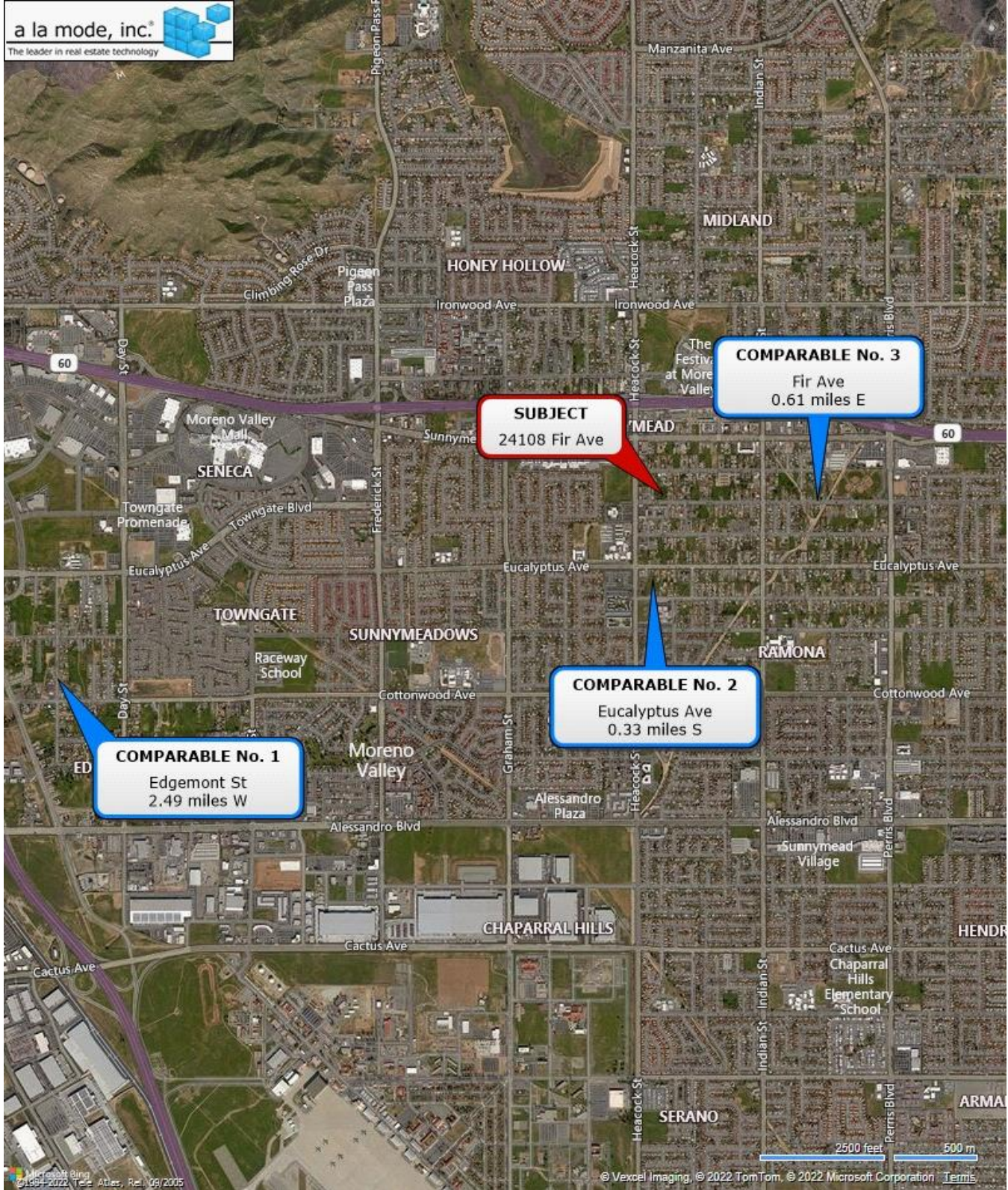
 Sale Type Owner
 DOM/CDOM 208/315

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Packet Pg. 274

Location Map

Client	City of Moreno Valley				
Property Address	24108 Fir Ave				
City	Moreno Valley	County	Riverside	State	CA
Owner	Moreno Valley Housing Authority				
				Zip Code	92553



Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

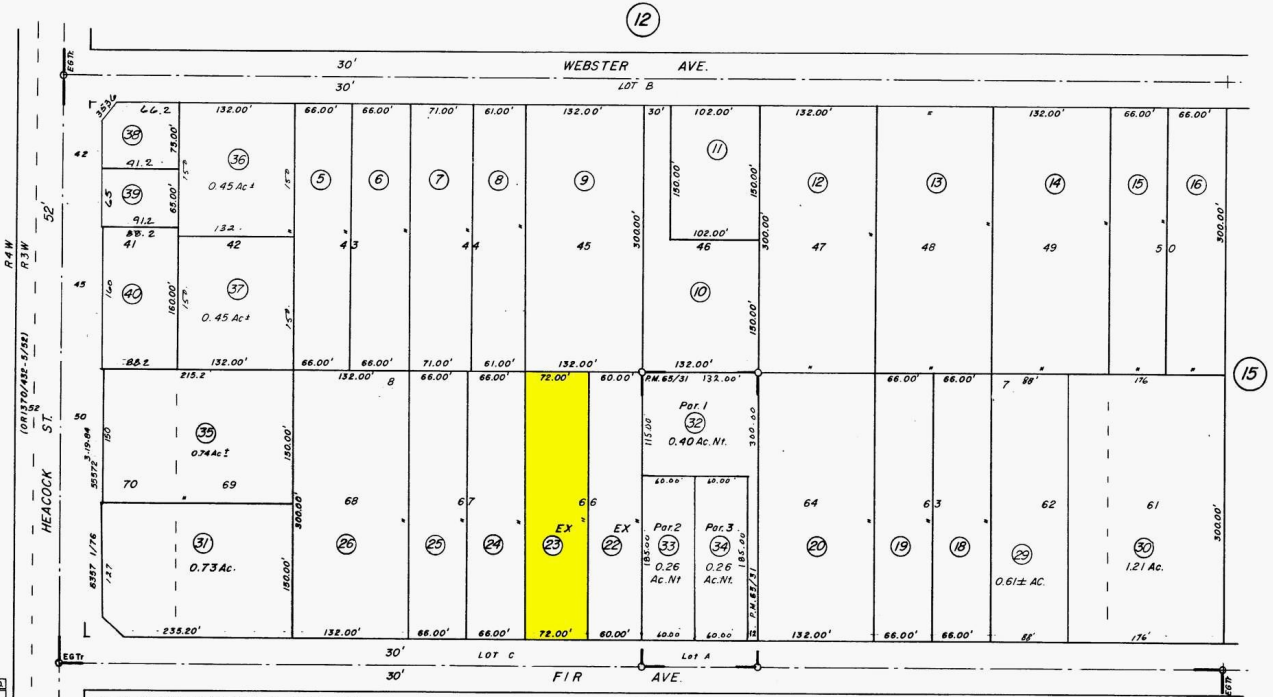
Plat Map

481-13

11-5-1

T.R.A. 021-329

S 1/2, NW 1/4, SW 1/4, SEC. 6, T.3S, R.3W.
LOTS 41-50 & 61-70 EDGEMONT GARDENS TRACT



BK. 292

DATE	OLD NO.	NEW NO.
10/72	17	29, 30
3/74	27	31, T.S.T.
6/79	21	32-34
8-84	28	35, 51
10-86	4	36, 37
7-88	1	38, 51
-	2	39, 51
12-83	3	40, 51

M/B-15/90 EDGEMONT GARDENS
P.M. 65/31 Parcel Map 10/25

MAR. 1971

ASSESSOR'S MAP BK. 481 PG. 13
RIVERSIDE COUNTY, CALIF

WC

94

Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Realist - Page 1

24108 Fir Ave, Moreno Valley, CA 92553, Riverside County

APN: 481-130-023 CLIP: 8486228859

	Beds N/A	Baths N/A	Sale Price \$150,000	Sale Date N/A
	Bldg Sq Ft N/A	Lot Sq Ft 21,780	Yr Built N/A	Type RES LOT

OWNER INFORMATION			
Owner Name	Moreno Valley Housing Authority	Tax Billing Zip	92553
Mail Owner Name	Moreno Valley Housing Authority	Tax Billing Zip+4	9014
Tax Billing Address	14177 Frederick St	Owner Occupied	No
Tax Billing City & State	Moreno Valley, CA		

LOCATION INFORMATION			
Zip Code	92553	School District	Moreno Vly
Carrier Route	C020	Comm College District Code	Riverside City
Zoning	R2	Census Tract	425.15

TAX INFORMATION			
APN	481-130-023	Lot	66
Alternate APN	481-130-023	Water Tax Dist	Eastern Imp
Tax Area	021329		
Legal Description	POR LOT 66 MB 015/090 EDGEMO NT GARDENS		

CHARACTERISTICS			
County Land Use	Homesite/< 1 Acre	Lot Area	21,780
Universal Land Use	Residential Lot	Water	Type Unknown
Lot Acres	0.5	Sewer	Type Unknown

LAST MARKET SALE & SALES HISTORY			
Recording Date	11/12/1992	Sale Type	Full
Sale Price	\$150,000	Deed Type	Partnership Grant Deed
Multi/Split Sale	Multiple	Owner Name	Moreno Valley Housing Authority
Document Number	430793		

Recording Date	11/21/2014	11/12/1992	09/14/1992	09/14/1992	06/03/1992
Sale Date	11/05/2014				02/1992
Sale Price		\$150,000	\$150,000		
Nominal	Y				
Buyer Name	Moreno Valley Housing Authority	Community Redevelopment Agency	Community Redevelopment Agency City Mor	Commonwealth Loan Company	Commonwealth Loan Company
Seller Name	Community Redevelopment Agency				Headtke Elmer J
Document Number	446422	430793	342765	342764	202296
Document Type	Quit Claim Deed	Partnership Grant Deed	Partnership Grant Deed	Grant Deed	Grant Deed

Recording Date	02/10/1989	02/10/1989	11/10/1987
Sale Date	12/1987	01/1989	03/1987
Sale Price	\$17,500		\$50,000
Nominal		Y	
Buyer Name	Headtke Jack	Headtke Elmer Jack	Headtke Elmer J
Seller Name	Fir Avenue #1	Headtke Carol T	Mahoney John William Sr
Document Number	43937	43936	322719
Document Type	Grant Deed	Quit Claim Deed	Grant Deed

MORTGAGE HISTORY			
Mortgage Date	03/16/2011	02/10/1989	11/10/1987
Mortgage Amount		\$55,000	\$27,000
Mortgage Lender	Private Individual	Commonwealth Ln	Interbrach

Property Details Courtesy of ROBERT KING, DEL REY APPRAISAL SERVICES, California Regional MLS

The data within this report is compiled by CoreLogic from public and private sources. The data is deemed reliable, but is not guaranteed. The accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.

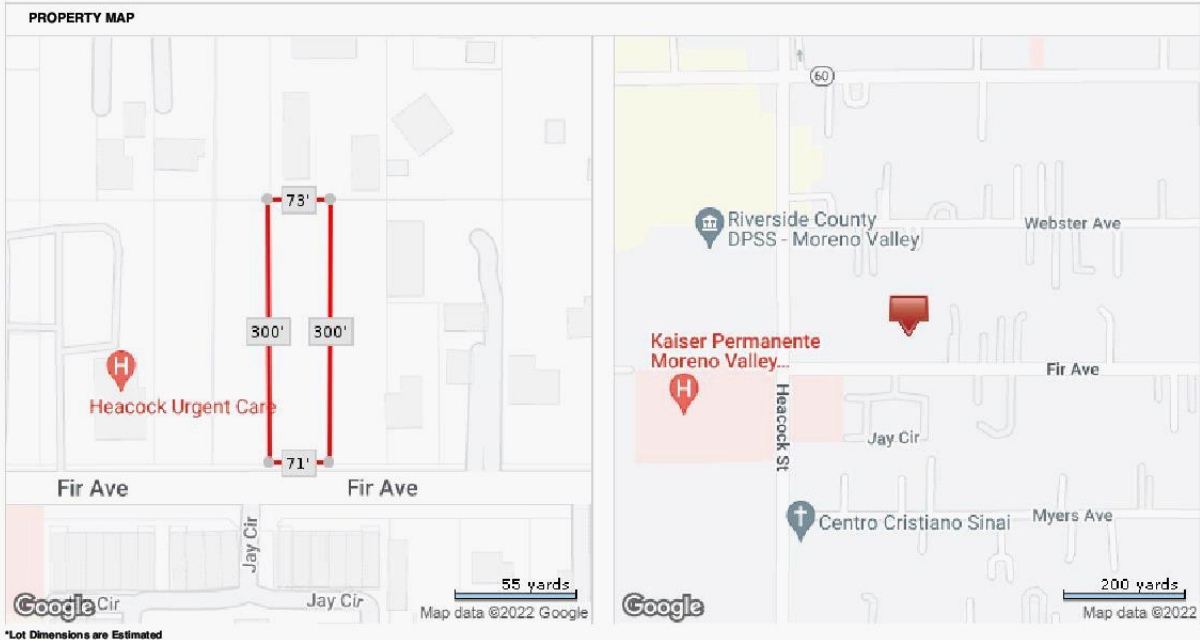
Generated on: 03/15/22

Page 1/2

Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Realist - Page 2

Mortgage Code Private Party Lender Conventional Conventional



*Lot Dimensions are Estimated

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Parcel Report



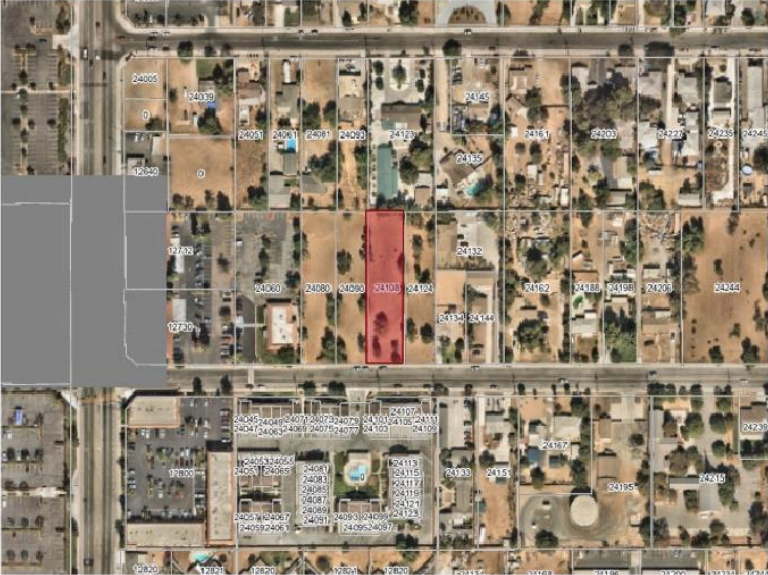
Parcel Report

Created: 4/1/2022 12:13 PM

Assessor Parcel Number
481130023

Address:
24108 FIR AVE
MORENO VALLEY, CA 92553

Subdivision Name: EDGEMONT
Came From:
Number of Units: 0
Tract: 0
Map Book: 15
Map Page: 90
Lot: 66
Lot Type: L



Zoning Information

Zoning: R20 - SP 204 VR
General Land Use: Multi-family
Specific Plan: SP 204
Original Description: Medium-High Residential
Mixed Use District: N/A
Medical Overlay: N/A
Zoning PUD: N/A
Zoning Residential Buffer: N/A
Zoning AICUZ: N/A
Zoning ISA: N/A
PAKO Status: N/A



Valuation | **Administrative Districts**

Taxability: 0	District Member: Vacant
Land: \$0	District Number: 1
Structure: \$0	School District: MORENO VALLEY UNIFIED
Recorder Type: MB	HUD-CDBG Low/Mod
Tax Rate Area:	Block Group: Yes

Utilities | **Environmental Hazards**

MVU Service Area: N/A	Fault Zone: N/A
Day of Trash Pickup: Tuesday	
Street Sweeping Day: Your street sweeping day is Green Wednesday. For your street sweep calendar visit Resident Services, Street Sweeping at www.moval.org	

The information shown on this map was compiled from the City of Moreno Valley GIS and Riverside County GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map.

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Tax Report



[HOME](#)
 [ACCOUNT SEARCH](#)
 [CHECK OUT](#)
 [COUNTY HOME](#)
 [CONTACT US](#)

[← BACK](#)
 [VIEW VALUATION INFO](#)
 [ENROLL PIN FOR E-BILLING](#)
 [MANAGE E-BILLING SUBSCRIPTIONS](#)

Account Information

PARCEL NUMBER	PROPERTY TYPE	STATUS	LAST UPDATE
481130023	Real	Active	4/1/2022 12:13:13 PM
Current Owner: MORENO VALLEY HOUSING AUTHORITY		Tax Rate Area 021-329 MORENO VALLEY	
Class Code HOMESITE/< 1 ACRE			
Legal Description POR LOT 66 MB 015/090 EDGEMONT GARDENS			

Unsecured Property Tax

Please note if your defaulted unsecured assessment has two installments they must be paid together and will be added to the cart at the same time.

If you see multiple tax bills due for your assessment with a different name, you may still be responsible for the payment of the taxes. Please contact our office if you are unsure of your responsibility prior to making any payment.

HEADTKE ELMER J

BILL NUMBER: 199234865 - ANNUAL

[VIEW BILL DETAIL](#)

TAX YEAR : 1992	TAX	OTHER CHARGES	TOTAL PAID	TOTAL	DUE DATE	STATUS
Installment #1	\$270.72	\$1,516.45	(\$113.96)	\$1,673.21	11/2/1992	PAY
Total Bill	\$270.72	\$1,516.45	(\$113.96)	\$1,673.21		

Total Unsecured Tax

	TAX	OTHER CHARGES	TOTAL PAID	TOTAL
Grand Total	\$270.72	\$1,516.45	(\$113.96)	\$1,673.21

[PAY ALL UNSECURED TAXES](#)

PLEASE NOTE

Please click "PAY" to add unpaid tax bills to your Cart.
 If your Assessment has both current and defaulted tax years due, you will need to add each of these to your check out cart individually.
 All secured defaulted tax years must be paid together (adding one will add all prior year items to your Cart).

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

License



Business, Consumer Services & Housing Agency
BUREAU OF REAL ESTATE APPRAISERS
REAL ESTATE APPRAISER LICENSE

Robert R. King

has successfully met the requirements for a license as a residential and commercial real estate appraiser in the State of California and is, therefore, entitled to use the title:


“Certified General Real Estate Appraiser”

This license has been issued in accordance with the provisions of the Real Estate Appraisers' Licensing and Certification Law.

BREA APPRAISER IDENTIFICATION NUMBER: AG 033647

Effective Date: April 9, 2020

Date Expires: April 8, 2022


Jim Martin, Bureau Chief, BREA

3050860

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO SEE "CHAIN LINK"

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

GP Residential Certifications Addendum

Property Address: 24108 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

STATEMENT OF ASSUMPTIONS & LIMITING CONDITIONS

- The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
- The appraiser may have provided a sketch in the appraisal report to show approximate dimensions of the improvements, and any such sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size. Unless otherwise indicated, a Land Survey was not performed.
- If so indicated, the appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
- The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
- If the cost approach is included in this appraisal, the appraiser has estimated the value of the land in the cost approach at its highest and best use, and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used. Unless otherwise specifically indicated, the cost approach value is not an insurance value, and should not be used as such.
- The appraiser has noted in the appraisal report any adverse conditions (including, but not limited to, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property, or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property, or adverse environmental conditions (including, but not limited to, the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
- The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
- The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice, and any applicable federal, state or local laws.
- If this appraisal is indicated as subject to satisfactory completion, repairs, or alterations, the appraiser has based his or her appraisal report and valuation conclusion on the assumption that completion of the improvements will be performed in a workmanlike manner.
- An appraiser's client is the party (or parties) who engage an appraiser in a specific assignment. Any other party acquiring this report from the client does not become a party to the appraiser-client relationship. Any persons receiving this appraisal report because of disclosure requirements applicable to the appraiser's client do not become intended users of this report unless specifically identified by the client at the time of the assignment.
- The appraiser's written consent and approval must be obtained before this appraisal report can be conveyed by anyone to the public, through advertising, public relations, news, sales, or by means of any other media, or by its inclusion in a private or public database.
- An appraisal of real property is not a 'home inspection' and should not be construed as such. As part of the valuation process, the appraiser performs a non-invasive visual inventory that is not intended to reveal defects or detrimental conditions that are not readily apparent. The presence of such conditions or defects could adversely affect the appraiser's opinion of value. Clients with concerns about such potential negative factors are encouraged to engage the appropriate type of expert to investigate.

Definitions & Scope of Work

Property Address: 24108 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

DEFINITION OF MARKET VALUE *:

Market value means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

* The Dictionary of Real Estate Appraisal; Fifth Edition.

DEFINITION OF FAIR MARKET VALUE*:

"The fair market value is the price at which the property would change hands between a willing buyer and a willing seller, neither being under any compulsion to buy or to sell and both having reasonable knowledge of relevant facts. The fair market value of a particular item of property includable in the decedent's gross estate is not to be determined by a forced sale price. Nor is the fair market value of an item of property to be determined by the sale price of the item in a market other than that in which such item is most commonly sold to the public, taking into account the location of the item wherever appropriate."

* Per IRS Regulation 20.2031-1

The Scope of Work is the type and extent of research and analyses performed in an appraisal assignment that is required to produce credible assignment results, given the nature of the appraisal problem, the specific requirements of the intended user(s) and the intended use of the appraisal report. Reliance upon this report, regardless of how acquired, by any party or for any use, other than those specified in this report by the Appraiser, is prohibited. The Opinion of Value that is the conclusion of this report is credible only within the context of the Scope of Work, Effective Date, the Date of Report, the Intended User(s), the Intended Use, the stated Assumptions and Limiting Conditions, any Hypothetical Conditions and/or Extraordinary Assumptions, and the Type of Value, as defined herein. The appraiser, appraisal firm, and related parties assume no obligation, liability, or accountability, and will not be responsible for any unauthorized use of this report or its conclusions.

Additional Comments (Scope of Work, Extraordinary Assumptions, Hypothetical Conditions, etc.):

Attachment: Appraisal – APN 481-130-023 – 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Certifications

Property Address: 24108 Fir Ave	City: Moreno Valley	State: CA	Zip Code: 92553
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		


APPRAISER'S CERTIFICATION

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The credibility of this report, for the stated use by the stated user(s), of the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- I did not base, either partially or completely, my analysis and/or the opinion of value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property, or of the present owners or occupants of the properties in the vicinity of the subject property.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification.

Additional Certifications: As of the date of this report, I Robert R. King have completed the Standards and Ethics Education Requirement of the Appraisal Institute for Designated Members.

Client Contact: Melissa Elizondo - Senior Accountant	Client Name: City of Moreno Valley
E-Mail: melissae@moval.org	Address: PO Box 88005, Moreno Valley, CA 92552

APPRAISER  Appraiser Name: <u>Robert R. King, SRA</u> Company: <u>Del Rey Appraisal Services</u> Phone: <u>(951) 850-4115</u> Fax: <u>---</u> E-Mail: <u>bking@delreyappraisal.com</u> Date Report Signed: <u>04/04/2022</u> License or Certification #: <u>AG033647</u> State: <u>CA</u> Designation: <u>SRA</u> Expiration Date of License or Certification: <u>04/08/2022</u> Inspection of Subject: <input checked="" type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input type="checkbox"/> None Date of Inspection: <u>03/29/2022</u>	SUPERVISORY APPRAISER (if required) or CO-APPRAISER (if applicable) Supervisory or Co-Appraiser Name: _____ Company: _____ Phone: _____ Fax: _____ E-Mail: _____ Date Report Signed: _____ License or Certification #: _____ State: _____ Designation: _____ Expiration Date of License or Certification: _____ Inspection of Subject: <input type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input checked="" type="checkbox"/> None Date of Inspection: <u>N/A</u>
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SIGNATURES

Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

Client	City of Moreno Valley	File No.	DX2040
Property Address	24108 Fir Ave		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92553
Owner	Moreno Valley Housing Authority		

APPRAISAL AND REPORT IDENTIFICATION

This Report is one of the following types:

- Appraisal Report (A written report prepared under Standards Rule 2-2(a), pursuant to the Scope of Work, as disclosed elsewhere in this report.)
- Restricted Appraisal Report (A written report prepared under Standards Rule 2-2(b), pursuant to the Scope of Work, as disclosed elsewhere in this report, restricted to the stated intended use by the specified client or intended user.)

Comments on Standards Rule 2-3

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- Unless otherwise indicated, I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- Unless otherwise indicated, I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification (if there are exceptions, the name of each individual providing significant real property appraisal assistance is stated elsewhere in this report).

Comments on Appraisal and Report Identification

The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

APPRAISER:

Signature: 

Name: Robert R. King, SRA

SRA

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature and Report: 04/04/2022

Effective Date of Appraisal: 03/29/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): 03/29/2022

SUPERVISORY or CO-APPRAISER (if applicable):

Signature: _____

Name: _____

State Certification #: _____

or State License #: _____

State: _____ Expiration Date of Certification or License: _____

Date of Signature: _____

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): N/A

Attachment: Appraisal - APN 481-130-023 - 24108 Fir Avenue, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL PROPERTY)

PRIVACY NOTICE

Pursuant to the Gramm-Leach-Bliley Act of 1999, effective July 1, 2001, Appraisers, along with all providers of personal financial services are now required by federal law to inform their clients of the policies of the firm with regard to the privacy of client nonpublic personal information. As professionals, we understand that your privacy is very important to you and are pleased to provide you with this information.

Types of Nonpublic Personal Information We Collect

In the course of performing appraisals, we may collect what is known as "nonpublic personal information" about you. This information is used to facilitate the services that we provide to you and may include the information provided to us by you directly or received by us from others with your authorization.

Parties to Whom We Disclose Information

We do not disclose any nonpublic personal information obtained in the course of our engagement with our clients to nonaffiliated third parties, except as necessary or as required by law. By way of example, a necessary disclosure would be to our employees, and in certain situations, to unrelated third party consultants who need to know that information to assist us in providing appraisal services to you. All of our employees and any third party consultants we employ are informed that any information they see as part of an appraisal assignment is to be maintained in strict confidence within the firm.

A disclosure required by law would be a disclosure by us that is ordered by a court of competent jurisdiction with regard to a legal action to which you are a party.

Confidentiality and Security

We will retain records relating to professional services that we have provided to you for a reasonable time so that we are better able to assist you with your needs. In order to protect your nonpublic personal information from unauthorized access by third parties, we maintain physical, electronic and procedural safeguards that comply with our professional standards to insure the security and integrity of your information.

Please feel free to call us any time if you have any questions about the confidentiality of the information that you provide to us.

**APPRAISAL OF REAL PROPERTY
VACANT LAND**



LOCATED AT

24181 John F Kennedy Dr
Moreno Valley, CA 92551
LOT 17 MB 042/031 TR 2229

FOR

City of Moreno Valley
PO Box 88005
Moreno Valley, CA 92552

OPINION OF VALUE

\$115,000

AS OF

03/29/2022

BY

Robert R. King, SRA
Del Rey Appraisal Services
28131 White Sand Trl
Moreno Valley, CA 92555-5436
(951) 850-4115
bking@delreyappraisal.com

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Del Rey Appraisal Services
28131 White Sand Trl
Moreno Valley, CA 92555-5436
(951) 850-4115

04/04/2022

Melissa Elizondo - Senior Accountant
City of Moreno Valley
PO Box 88005
Moreno Valley, CA 92552

Re: Property: 24181 John F Kennedy Dr
Moreno Valley, CA 92551
Client: City of Moreno Valley
File No.: DX41

Opinion of Value: \$ 115,000
Effective Date: 03/29/2022

In accordance with your request, I have appraised the above referenced property. The report of that appraisal is attached. The intended use of this appraisal is for internal planning purposes; potential purchase. The intended user is the City of Moreno Valley.

The purpose of the appraisal is to develop an opinion of market value for the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership.

This report is based on a physical analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The opinion of value reported above is as of the stated effective date and is contingent upon the certification and limiting conditions attached.

It has been a pleasure to assist you. Please do not hesitate to contact me if I can be of additional service to you.

Sincerely,



Robert R. King, SRA
Del Rey Appraisal Services
License or Certification #: AG033647
State: CA Expires: 04/08/2022
bking@delreyappraisal.com

Client	City of Moreno Valley	File No.	DX2041
Property Address	24181 John F Kennedy Dr		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92551
Owner	Moreno Valley Housing Authority		

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Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

SUMMARY OF SALIENT FEATURES

SUBJECT INFORMATION	Subject Address	24181 John F Kennedy Dr
	Legal Description	LOT 17 MB 042/031 TR 2229
	City	Moreno Valley
	County	Riverside
	State	CA
	Zip Code	92551
	Census Tract	0425.08
	Map Reference	40140
SALES PRICE	Sale Price	\$ N/A
	Date of Sale	N/A
CLIENT	Client	City of Moreno Valley
	Owner	Moreno Valley Housing Authority
DESCRIPTION OF IMPROVEMENTS	Size (Square Feet)	N/A
	Price per Square Foot	\$ N/A
	Location	Busy St
	Age	N/A
	Condition	N/A
	Total Rooms	N/A
	Bedrooms	N/A
	Baths	N/A
APPRAISER	Appraiser	Robert R. King, SRA
	Date of Appraised Value	03/29/2022
VALUE	Opinion of Value	\$ 115,000

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL



Client File #:	24181 JFK Drive	Appraisal File #:	DX2041
<h1>Appraisal Report • Land</h1>			
Appraisal Company: Del Rey Appraisal Services			
Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436			
Phone: (951) 850-4115		Fax: --- Website: ---	

Appraiser: Robert R. King, SRA	Co-Appraiser:
AI Membership (if any): <input checked="" type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS	AI Membership (if any): <input type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS
AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate	AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate
Other Professional Affiliation: ---	Other Professional Affiliation:
E-mail: bking@delreyappraisal.com	E-mail:
Client: City of Moreno Valley	Contact: Melissa Elizondo - Senior Accountant
Address: PO Box 88005, Moreno Valley, CA 92552	
Phone: (951) 413-3073 Fax: ---	E-mail: melissae@moval.org

SUBJECT PROPERTY IDENTIFICATION

Address: 24181 John F Kennedy Dr			
City: Moreno Valley	County: Riverside	State: CA	ZIP: 92551
Legal Description: LOT 17 MB 042/031 TR 2229			
Tax Parcel #: 485-032-013	RE Taxes: 0	Tax Year: 2021	
Use of the Real Estate As of the Date of Value:		Vacant Residential Land	
Use of the Real Estate Reflected in the Appraisal:		Vacant Residential Land	
Opinion of highest and best use (if required):		Hold for future development	

SUBJECT PROPERTY HISTORY

Owner of Record: Moreno Valley Housing Authority
Description and analysis of sales within 3 years (minimum) prior to effective date of value: Refer to attached Realist for history. No transfers reported in the past three years.
Description and analysis of agreements of sale (contracts), listings, and options: No currently MLS listings and no know contracts.

RECONCILIATIONS AND CONCLUSIONS

Indication of Value by Sales Comparison Approach	\$ 115,000
Indication of Value by Cost Approach	\$ N/A
Indication of Value by Income Approach	\$ N/A
Final Reconciliation of the Methods and Approaches to Value: The Sale Comparison Approach was the only approach deemed appropriate for this appraisal assignment. Participants in this market are not relying on either the Cost Approach or the Income Approach for purchasing vacant residential land.	

Opinion of Value as of: 03/29/2022	\$ 115,000
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Exposure Time: The concluded value is based on an exposure time of six to eighteen months.
The above opinion is subject to: <input type="checkbox"/> Hypothetical Conditions and/or <input type="checkbox"/> Extraordinary Assumptions cited on the following page.

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product, or third party certifications, verifications, data specifications, scores, indexes, or valuation tools, used or provided by the individual appraiser(s) or others in the specific contents of the AI Reports®. AI Reports® AI-120.05 Appraisal Report - Land© Appraisal Institute 2017, All Rights Reserved June 2017

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939) : AGREEMENT FOR CONVEYANCE OF REAL

Client:	City of Moreno Valley	Client File #:	24181 JFK Drive
Subject Property:	24181 John F Kennedy Dr, Moreno Valley, CA 92551	Appraisal File #:	DX2041

ASSIGNMENT PARAMETERS

Intended User(s):	City of Moreno Valley		
Intended Use:	Internal planning by the client, City of Moreno Valley; potential purchase. There are no other intended use or users.		
This report is not intended by the appraiser for any other use or by any other user.			
Type of Value:	Market Value	Effective Date of Value:	03/29/2022
Interest Appraised:	<input checked="" type="checkbox"/> Fee Simple <input type="checkbox"/> Leasehold <input type="checkbox"/> Other		
Hypothetical Conditions: (A hypothetical condition is that which is contrary to what exists, but is asserted by the appraiser for the purpose of analysis. Any hypothetical condition may affect the assignment results.) None noted.			
Extraordinary Assumptions: (An extraordinary assumption is directly related to a specific assignment and presumes uncertain information to be factual. If found to be false this assumption could alter the appraiser's opinions or conclusions. Any extraordinary assumption may affect the assignment results.) None noted.			
This is an Appraisal Report in accordance with Standard Rule 2-2(a) of the Uniform Standard of Professional Appraisal Practice (USPAP).			

SCOPE OF WORK

Definition: The scope of work is the type and extent of research and analysis in an assignment. Scope of work includes the extent to which the property is identified, the extent to which tangible property is inspected, the type and extent of data research, and the type and extent of analysis applied to arrive at credible opinions or conclusions. The specific scope of work for this assignment is identified below and throughout this report.

Scope of Subject Property Inspection/Data Sources Utilized	Approaches to Value Developed
Appraiser Property Inspection: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Date of Inspection: 03/29/2022 Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted: On site viewing, Realist Tax (attached).	Cost Approach: <input type="checkbox"/> Is necessary for credible results and is developed in this analysis <input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
Co-Appraiser Property Inspection: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Date of Inspection: N/A Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted:	Sales Comparison Approach: <input checked="" type="checkbox"/> Is necessary for credible results and is developed in this analysis <input type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
	Income Approach: <input type="checkbox"/> Is necessary for credible results and is developed in this analysis <input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
Additional Scope of Work Comments: The intended use of this appraisal is for the City's internal planning purposes; potential purchase. The intended user is the City of Moreno Valley. The appraiser specifically disclaims any liability, whatsoever, for any non-intended use by any non-intended user.	
Significant Real Property Appraisal Assistance: <input checked="" type="checkbox"/> None <input type="checkbox"/> Disclose Name(s) and contribution:	

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product, or third party certifications, verifications, data specifications, scores, indexes, or valuation tools, used or provided by the individual appraiser(s) or others in the specific contents of the AI Reports®. AI Reports® AI-120.05 Appraisal Report - Land© Appraisal Institute 2017, All Rights Reserved June 2017

Client:	City of Moreno Valley	Client File #:	24181 JFK Drive
Subject Property:	24181 John F Kennedy Dr, Moreno Valley, CA 92551	Appraisal File #:	DX2041

MARKET AREA ANALYSIS

Location <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural	Built Up <input type="checkbox"/> Under 25% <input type="checkbox"/> 25-75% <input checked="" type="checkbox"/> Over 75%	Growth <input type="checkbox"/> Rapid <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Slow	Supply & Demand <input type="checkbox"/> Shortage <input checked="" type="checkbox"/> In Balance <input type="checkbox"/> Over Supply	Value Trend <input checked="" type="checkbox"/> Increasing <input type="checkbox"/> Stable <input type="checkbox"/> Decreasing	Typical Marketing Time <input type="checkbox"/> Under 3 Months <input checked="" type="checkbox"/> 3-6 Months <input type="checkbox"/> Over 6 Months
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Neighborhood Single Family Profile			Neighborhood Land Use			Neighborhood Name: Moreno Valley		
Price	Age		1 Family	Commercial		PUD <input type="checkbox"/>	Condo <input type="checkbox"/>	HOA: \$
305	Low	1	85%	10%		N/A/		
615	High	66	%	Vacant	%	Amenities: None		
482	Predominant	34	%	Mfd Homes	5%			

Market area description and characteristics: The subject is located in a residential market area. There are older multi-family residential properties to its south along Elm Court (primarily 2-4 units). Single-family residential properties are located to the north, east and west. Maintenance levels are mixed. Support facilities such as retail, recreation, schools, restaurants, employment, etc. are located the immediate area.

Although the single-family residential prices have increased (see attached regression analysis), in-fill lots remain relatively stable.

General boundaries: North - Cactus Ave; East - Perris Blvd; South - Gentian Ave; West - Heacock St.

SITE ANALYSIS

Dimensions: 31.01x65.40x99.00x87.04	Area: 8,712
View: Residential	Shape: Generally Rectangular
Drainage: Appears adequate	Utility: Typical

Site Similarity/Conformity To Neighborhood		Zoning/Deed Restriction	
Size: <input type="checkbox"/> Smaller than Typical <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Larger than Typical	View: <input type="checkbox"/> Favorable <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Less than Favorable	Zoning: R15 - Multi-Family <input checked="" type="checkbox"/> Legal <input type="checkbox"/> No zoning <input type="checkbox"/> Legal, non-conforming <input type="checkbox"/> Illegal	Covenants, Condition & Restrictions <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown Documents Reviewed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Ground Rent \$ N/A/

Utilities		Off Site Improvements	
Electric <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Gas <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Asphalt
Water <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Sewer <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Alley <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private	Asphalt
		Sidewalk <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Concrete
		Street Lights <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Concrete Poles

Site description and characteristics: The subject is a flat, rectangular corner lot located on the southeast corner of the tee intersection of JFK Drive and Elm Court. There is an alley along its south boundary. JFK Drive is a primary east/west arterial and Elm Court is a surface street. According to Realist Tax (attached) the subject once had a 3,048 square foot apartment building on it.

HIGHEST AND BEST USE ANALYSIS

Present Use Proposed Use Other Hold for future development - multi-family residential.

Summary of highest and best use analysis: The zoning allows for multi-family residential, which conforms the properties along Elm Court. There are few speculation builders in the area, so the highest and best use may be to hold for future development or to build a multi-family residential property to its highest allowed density.

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product, or third party certifications, verifications, data specifications, scores, indexes, or valuation tools, used or provided by the individual appraiser(s) or others in the specific contents of the AI Reports®. AI Reports® AI-120.05 Appraisal Report - Land© Appraisal Institute 2017, All Rights Reserved June 2017

Attachment: Appraisal - APN 485-032-013 - 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Client:	City of Moreno Valley	Client File #:	24181 JFK Drive
Subject Property:	24181 John F Kennedy Dr, Moreno Valley, CA 92551	Appraisal File #:	DX2041

SITE VALUATION

Site Valuation Methodology

- Sales Comparison Approach:** A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison and making adjustments to the sale prices of the comparables based on the elements of comparison. The sales comparison approach may be used to value improved properties, vacant land, or land being considered as though vacant; it is the most common and preferred method of land valuation when an adequate supply of comparable sales are available.
- Market Extraction:** A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land; most effective when the improvements contribute little to the total sale price of the property.
- Alternative Method:** (Describe methodology and rationale)

Site Valuation

ITEM	SUBJECT	COMPARISON 1		COMPARISON 2		COMPARISON 3	
Address	24181 John F Kennedy Dr Moreno Valley, CA 92551	Perris Blvd Moreno Valley, CA 92551		24449 Atwood Ave Moreno Valley, CA 92553		13611 Elsworth St Moreno Valley, CA 92553	
Proximity to Subject		0.95 miles SE		1.90 miles N		2.21 miles NW	
Data Source/ Verification		MLS#DW21080150 Realist, Doc#277615		MLS#SB21078386 Realist, Doc#483386		MLS#IG20241403 Realist, Doc#94107	
Sales Price	\$ N/A		\$ 100,000		\$ 105,000		\$ 115,000
Price / sf	\$ N/A		\$ 13.50		\$ 13.39		\$ 9.43
Sale Date	N/A	05/02/2021		08/12/2021		02/01/2021	
Location	Busy St	Similar		Similar		Similar	
Site Size	8,712	7,405 0.00		7,840 0.00		12,197 +2.00	
Site View	Residential	Residential		Residential		Residential	
Site Improvements	None	None		None		None	
Functional Utility	Typical	Similar		Similar		Similar	
Sale Type	N/A	Owner		Owner		Owner	
DOM/CDOM	N/A	3/3		93/93		60/60	
Assessor Parcel Number	485-032-013	486-091-005		482-080-043		291-140-017	
Net Adjustment		<input type="checkbox"/> + <input type="checkbox"/> - \$		<input type="checkbox"/> + <input type="checkbox"/> - \$		<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 2	
(Adj.s, N.A. & I.V. are in \$ / sf)		Net Adj. %		Net Adj. %		Net Adj. 21.2% (\$ 2.00 /sf)	
Indicated Value		Gross Adj. % \$ 13.5		Gross Adj. % \$ 13.39		Gross Adj. 21.2% \$ 11.43	
Prior Transfer	11/24/2014	09/21/2018		12/21/207		04/09/2012	
History	\$0 Quit Claim Deed	\$98,000		\$61,000		\$0 Grant Deed	

Site Valuation Comments: The MLS search for comparable land sales included the entire city of Moreno Valley in the past two years. Data is limited. Each MLS listed was reviewed and eight were visited/photo'd. Three were selected to represent the subject. The dollar per square foot is used for as the unit of comparison. The comps are in order of distance; the most recent first. Comp 2 is the most recent sale. Comps 1 and 2 are the most similar in size. Based on economies of scale smaller properties tend to sell for more on a dollar-per-square-foot bases. Therefore, a size adjustment is applied to Comp 3. It is the oldest sale; least weight given. The concluded value is \$13.40 per square foot. **Site Valuation Reconciliation:** The two most recent sales indicate a value near +/- \$13.50 per square foot range. 8,712 sf x \$13.40 = \$116,741 rounded to \$115,000.

Opinion of Site Value **\$ 115,000**

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Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939) : AGREEMENT FOR CONVEYANCE OF REAL

Supplemental Addendum

File No. DX2041

Client	City of Moreno Valley				
Property Address	24181 John F Kennedy Dr				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Owner	Moreno Valley Housing Authority				

SCOPE OF THE APPRAISAL

This appraisal report is intended to be an "appraisal assignment" as defined in the Standards of Professional Practice of the Appraisal Institute; i.e. it is the intent that the appraisal service be performed in such a manner that the results of the analysis, opinion, or conclusions be that of a disinterested third party. The appraiser has the appropriate knowledge, education and experience to complete this assignment competently. Refer to attached USPAP Identification for further details.

Activities undertaken during the course of this appraisal are as follows:

- A physical observation of the subject property and surrounding neighborhood on March 29, 2022.
- Research and investigation of current market conditions relative to the property type being appraised, as well as the market sector with which the subject is identified.
- Interviews with brokers, appraisers, property owners, and/or managers, as well as relevant public agencies or governing bodies.
- And, compilation of the descriptions, reasoning and explanations, leading to final value conclusions, within this report.

Please Note: Unless otherwise noted in this report, a title report, environmental report, seismic report, construction or repair estimates or soil report were not submitted to the appraiser for review. Additionally, the expertise of the appraiser does not extend to building, insect/rodent infestation, or environmental inspection, and the appraiser will not be responsible for discovery. This is especially true of environmental hazards, including household molds.

HAZARDOUS MATERIAL STATEMENT

Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property was not observed by the appraiser. The appraiser has no knowledge of the existence of such material on the property. The appraiser, however, is not qualified to detect such substances. The presence of substance such as asbestos, lead paint, "Chinese drywall", or other hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is not such material on or in the property that would cause a loss of value. No responsibility is assumed for any conditions, or for any expertise or engineering knowledge required to discover them. In addition, the value opinion offered within this report is based upon the various elements that constitute the subject property being fundamentally sound and in working order. Attics and crawl space areas are typically not accessed and the "inspection" conducted for this appraisal is really more of an "observation". It is not to be regarded as a full property inspection of the type intended to reveal defects in mechanical systems, structural integrity, roofing, siding, or any other property component. The client is invited and encouraged to employ qualified experts to inspect and address any area of concern. If negative conditions are discovered, the opinion of value may require modification.

ELECTRONIC SIGNATURE

This appraisal report was transmitted via electronic mail. Therefore, the signature on this appraisal report is a digital signature, which was computer generated. The electronic signature on this report carries the same level of authenticity as an ink signature on a paper copy. This report has been electronically prepared in compliance with USPAP guidelines which includes secure and adequate security measures are in place to protect data produced by the appraiser. In you have any concerns, whatsoever, or questions regarding digitally transmitted signatures, please contact me at (951) 850-4115.

REAL ESTATE TAXES

See attached tax bill from County Assessor's website.

DEFINITION OF EXPOSURE TIME

The Appraisal Institute text *The Dictionary of Real Estate Appraisal*, 5th Edition, defines "Exposure Time" as:

The estimated length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal; a retrospective estimate based on an analysis of past events assuming a competitive and open market.

DAYS ON MARKET (DOM)

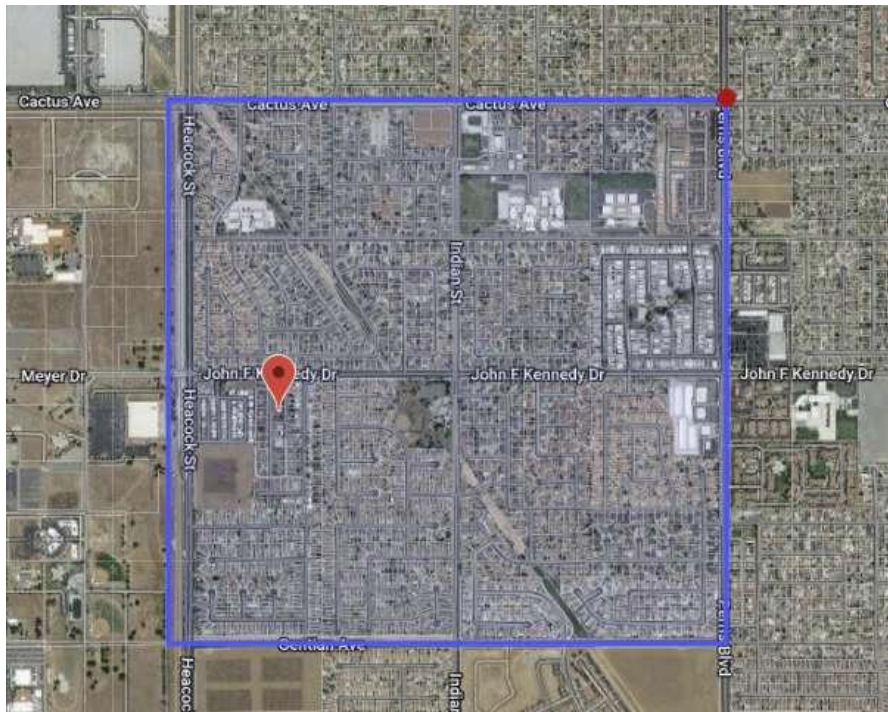
The Days On Market (DOM) listed in the Sale Grid are generally calculated from the most recent price reduction to reflect the exposure period at that price level. The total/cumulative days on market (CDOM) is also indicated

Market Trend Graph and Neighborhood Aerial

Client	City of Moreno Valley						
Property Address	24181 John F Kennedy Dr						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Owner	Moreno Valley Housing Authority						



All MLS listed sales of single-family residences in the market area over the past year.



Neighborhood

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Subject Photos

Client	City of Moreno Valley				
Property Address	24181 John F Kennedy Dr				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Owner	Moreno Valley Housing Authority				



Subject

24181 John F Kennedy Dr
 Sales Price N/A
 Gross Living Area N/A
 Total Rooms N/A
 Total Bedrooms N/A
 Total Bathrooms N/A
 Location Busy St
 View Residential
 Site 8,712
 Quality N/A
 Age N/A



Subject

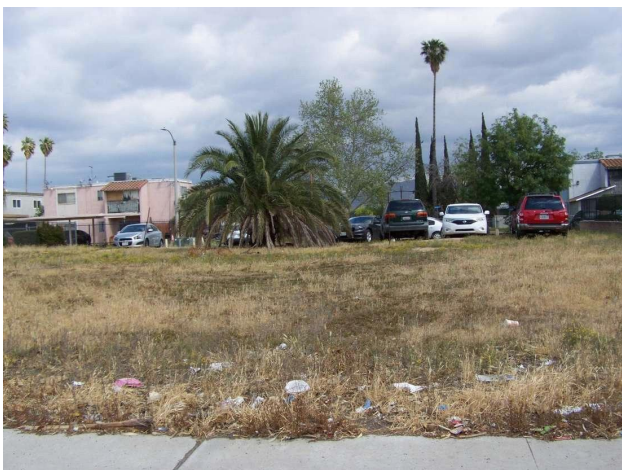


Alley

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Comparable Land Photo Page

Client	City of Moreno Valley				
Property Address	24181 John F Kennedy Dr				
City	Moreno Valley	County	Riverside	State	CA
Zip Code	92551				
Owner	Moreno Valley Housing Authority				



Comparable 1

Perris Blvd
 Prox. to Subject 0.95 miles SE
 Sale Price 100,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,405
 Quality
 Age



Comparable 2

24449 Atwood Ave
 Prox. to Subject 1.90 miles N
 Sale Price 105,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,840
 Quality
 Age



Comparable 3

13611 Elsworth St
 Prox. to Subject 2.21 miles NW
 Sale Price 115,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 12,197
 Quality
 Age

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Location Map

Client	City of Moreno Valley				
Property Address	24181 John F Kennedy Dr				
City	Moreno Valley	County	Riverside	State	CA
Owner	Moreno Valley Housing Authority				
				Zip Code	92551



Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

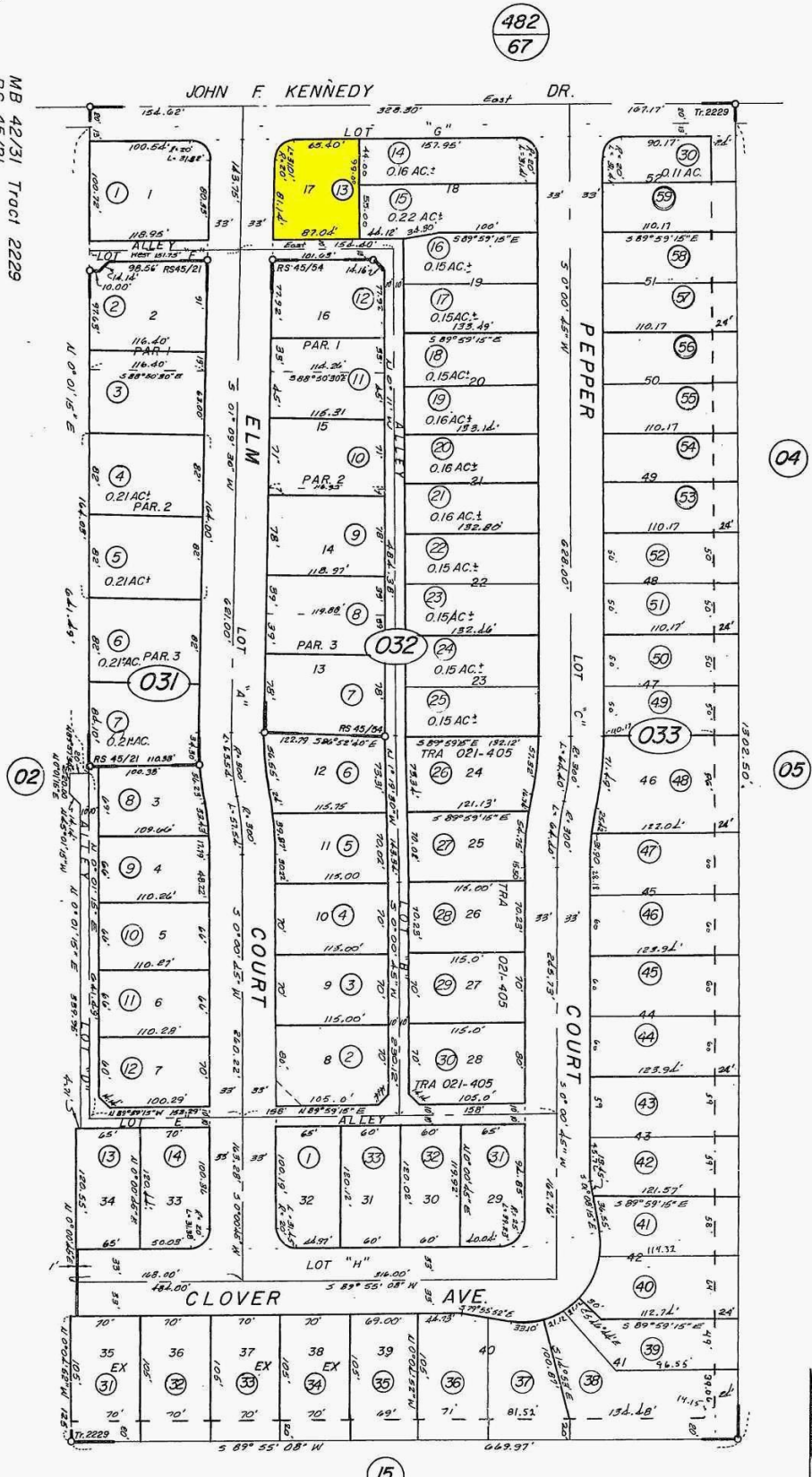
Plat Map

ASSESSOR'S MAP BK 485 PG. 03
RIVERSIDE COUNTY, CALIF.

DATA: MB 8/21
MB 42/31 TROC1 2229
RS 45/21
RS 45/54

MAR 2 2 1995

DATE	OLD NO	NEW NO
3/95	2034-89	91-59



THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

POR. NW 1/4 SEC. 19, T. 3S, R. 3W.

T.R.A. 021 - 323
021 - 405

485 - 03

485 - 11

482
67

04

05

032

02

031

033

15

Attachment: Appraisal - APN 485-032-013 - 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Realist - Page 1

24181 John F Kennedy Dr, Moreno Valley, CA 92551, Riverside County

APN: 485-032-013 CLIP: 7144784431

	Beds	Baths	Sale Price	Sale Date
	6	6	\$119,000	N/A
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type
	3,048	8,712	1966	APT

OWNER INFORMATION			
Owner Name	Moreno Valley Housing Authority	Tax Billing Zip	92553
Mail Owner Name	Moreno Valley Housing Authority	Tax Billing Zip+4	9014
Tax Billing Address	14177 Frederick St	Owner Occupied	No
Tax Billing City & State	Moreno Valley, CA		

LOCATION INFORMATION			
Zip Code	92551	School District	Moreno Vly
Zoning	R3	Comm College District Code	Riverside City
Tract Number	2229	Census Tract	425.08

TAX INFORMATION			
APN	485-032-013	Lot	17
Alternate APN	485-032-013	Water Tax Dist	Eastern Imp U
Tax Area	021478		
Legal Description	LOT 17 MB 042/031 TR 2229		

CHARACTERISTICS			
County Land Use	Apartment 5 - 10 Units	Water	Type Unknown
Universal Land Use	Apartment	Sewer	Type Unknown
Lot Acres	0.2	Heat Type	None
Lot Area	8,712	Cooling Type	None
Building Sq Ft	3,048	Garage Type	Carport
Gross Area	3,048	Garage Sq Ft	720
Stories	1	Parking Type	Carport
Bedrooms	6	Parking Spaces	3
Total Baths	6	Roof Material	Gravel & Rock
Full Baths	6	Year Built	1966
Fireplaces	1	# of Buildings	1

LAST MARKET SALE & SALES HISTORY			
Recording Date	11/12/1996	Sale Type	Full
Sale Price	\$119,000	Deed Type	Grant Deed
Price Per Square Feet	\$39.04	Owner Name	Moreno Valley Housing Authority
Document Number	433127	Seller	Action Asset Management Ltd

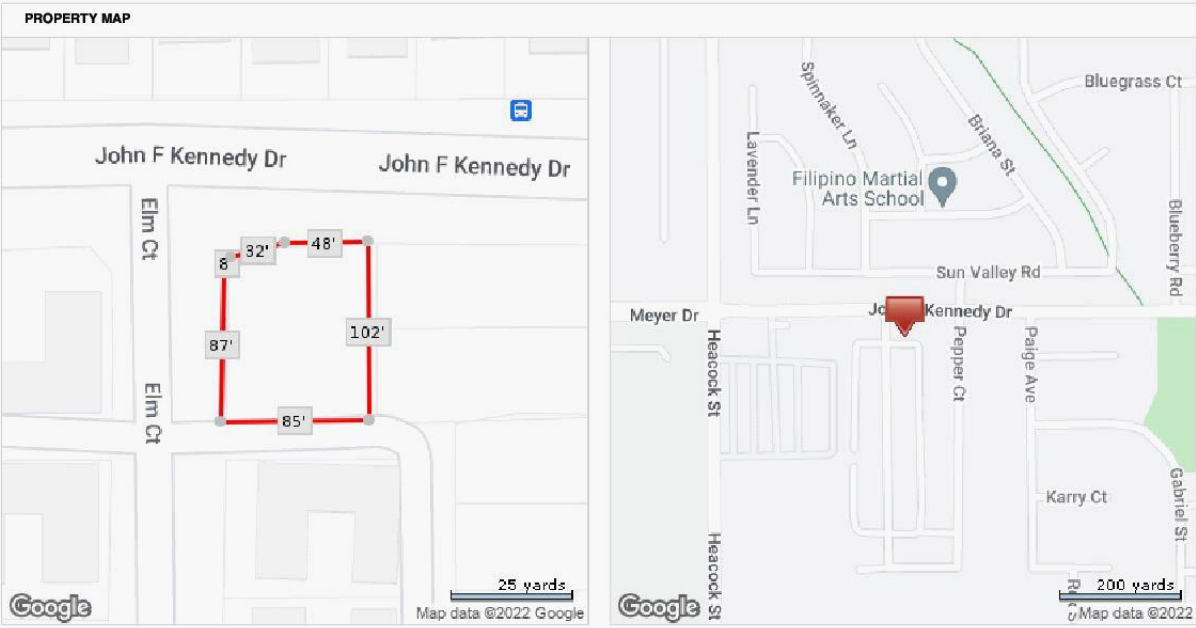
Recording Date	11/21/2014	07/02/2001	04/10/2001	02/21/2001	11/12/1996
Sale Date	11/05/2014	05/29/2001	04/05/2001	02/13/2001	
Sale Price				\$125,982	
Nominal	Y	Y	Y		Y
Buyer Name	Moreno Valley Housing Authority	Community Redev Agency Of Moreno Va	Secretary Of Hud	Homeside Lending Inc	Alonzo Carlos
Seller Name	Community Redevelopment Agency	Secretary Of Hud	Homeside Lending Inc	Arm Financial Corp	Alonzo Maria D
Document Number	446419	302701	149862	67985	433128
Document Type	Quit Claim Deed	Grant Deed	Grant Deed	Trustee Deed	Deed

Recording Date	11/12/1996		09/23/1996	04/24/1996
Sale Date				
Sale Price	\$119,000		\$63,500	\$79,950
Nominal				
Buyer Name	Santana Lidia		Action Asset Management Ltd	Gr Westn Bk
Seller Name	Action Asset Management Ltd		Gr Westn Bk	Matulic Dragutin & Valerija
Document Number	433127		363775	147395
Document Type	Grant Deed		Grant Deed	Trustee Deed

Attachment: Appraisal - APN 485-032-013 - 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Realist - Page 2

MORTGAGE HISTORY				
Mortgage Date	03/16/2011	11/12/1996	11/12/1996	05/24/1990
Mortgage Amount		\$117,996	\$117,996	\$124,000
Mortgage Lender	Private Individual	California Mtg Svc	California Mtg Svc	Great Wstrn Bk
Mortgage Code	Private Party Lender	Fha	Fha	Conventional



*Lot Dimensions are Estimated

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Parcel Report



Parcel Report

Created: 3/15/2022 10:05 AM

Assessor Parcel Number
485032013

Address:
24181 JOHN F KENNEDY DR
MORENO VALLEY, CA 92551

Subdivision Name: TR 2229
Came From: 483111001,
Number of Units: 0
Tract: 2229
Map Book: 42
Map Page: 31
Lot: 17
Lot Type: L



Zoning Information

Zoning: R15
General Land Use: Multi-family
Specific Plan: N/A
Original Description: Medium-High Residential
Mixed Use District: N/A
Medical Overlay: N/A
Zoning PUD: N/A
Zoning Residential Buffer: N/A
Zoning AICUZ: N/A
Zoning ISA: N/A
PAKO Status: N/A



Valuation

Taxability: 0
Land: \$0
Structure: \$0
Recorder Type: MB
Tax Rate Area:

Administrative Districts

District Member: Ulises Cabrera
District Number: 4
School District: MORENO VALLEY UNIFIED
HUD-CDBG Low/Mod
Block Group: N/A

Utilities

MVU Service Area: YES
Day of Trash Pickup: Friday
Street Sweeping Day: Your street sweeping day is Green Thursday. For your street sweep calendar visit Resident Services, Street Sweeping at www.moval.org

Environmental Hazards

Fault Zone: N/A

The information shown on this map was compiled from the City of Moreno Valley GIS and Riverside County GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map.

Tax Report



OFFICE OF THE TREASURER-TAX COLLECTOR
RIVERSIDE COUNTY, CALIFORNIA

[HOME](#) [ACCOUNT SEARCH](#) [CHECK OUT](#) [COUNTY HOME](#) [CONTACT US](#)

[← BACK](#) [VIEW VALUATION INFO](#) [ENROLL PIN FOR E-BILLING](#) [MANAGE E-BILLING SUBSCRIPTIONS](#)

Account Information

PARCEL NUMBER	PROPERTY TYPE	STATUS	LAST UPDATE
485032013	Real	Active	4/1/2022 12:17:02 PM
Current Owner: MORENO VALLEY HOUSING AUTHORITY		Tax Rate Area 021-478 MORENO VALLEY	
Class Code			
Legal Description			
LOT 17 MB 042/031 TR 2229			

PLEASE NOTE

Please click "PAY" to add unpaid tax bills to your Cart.
If your Assessment has both current and defaulted tax years due, you will need to add each of these to your check out cart individually.
All secured defaulted tax years must be paid together (adding one will add all prior year items to your Cart).

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

License



Business, Consumer Services & Housing Agency
BUREAU OF REAL ESTATE APPRAISERS
REAL ESTATE APPRAISER LICENSE

Robert R. King

has successfully met the requirements for a license as a residential and commercial real estate appraiser in the State of California and is, therefore, entitled to use the title:


“Certified General Real Estate Appraiser”

This license has been issued in accordance with the provisions of the Real Estate Appraisers' Licensing and Certification Law.

BREA APPRAISER IDENTIFICATION NUMBER: AG 033647

Effective Date: April 9, 2020

Date Expires: April 8, 2022


Jim Martin, Bureau Chief, BREA

3050860

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO SEE "CHAIN LINK"

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

GP Residential Certifications Addendum

File No.: DX2041

Property Address: 24181 John F Kennedy Dr	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

STATEMENT OF ASSUMPTIONS & LIMITING CONDITIONS

- The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
- The appraiser may have provided a sketch in the appraisal report to show approximate dimensions of the improvements, and any such sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size. Unless otherwise indicated, a Land Survey was not performed.
- If so indicated, the appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
- The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
- If the cost approach is included in this appraisal, the appraiser has estimated the value of the land in the cost approach at its highest and best use, and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used. Unless otherwise specifically indicated, the cost approach value is not an insurance value, and should not be used as such.
- The appraiser has noted in the appraisal report any adverse conditions (including, but not limited to, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property, or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property, or adverse environmental conditions (including, but not limited to, the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
- The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
- The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice, and any applicable federal, state or local laws.
- If this appraisal is indicated as subject to satisfactory completion, repairs, or alterations, the appraiser has based his or her appraisal report and valuation conclusion on the assumption that completion of the improvements will be performed in a workmanlike manner.
- An appraiser's client is the party (or parties) who engage an appraiser in a specific assignment. Any other party acquiring this report from the client does not become a party to the appraiser-client relationship. Any persons receiving this appraisal report because of disclosure requirements applicable to the appraiser's client do not become intended users of this report unless specifically identified by the client at the time of the assignment.
- The appraiser's written consent and approval must be obtained before this appraisal report can be conveyed by anyone to the public, through advertising, public relations, news, sales, or by means of any other media, or by its inclusion in a private or public database.
- An appraisal of real property is not a 'home inspection' and should not be construed as such. As part of the valuation process, the appraiser performs a non-invasive visual inventory that is not intended to reveal defects or detrimental conditions that are not readily apparent. The presence of such conditions or defects could adversely affect the appraiser's opinion of value. Clients with concerns about such potential negative factors are encouraged to engage the appropriate type of expert to investigate.

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Definitions & Scope of Work

File No.: DX2041

Property Address: 24181 John F Kennedy Dr

City: Moreno Valley

State: CA

Zip Code: 92551

Client: City of Moreno Valley

Address: PO Box 88005, Moreno Valley, CA 92552

Appraiser: Robert R. King, SRA

Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436

DEFINITION OF MARKET VALUE *:

Market value means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

* The Dictionary of Real Estate Appraisal; Fifth Edition.

DEFINITION OF FAIR MARKET VALUE*:

"The fair market value is the price at which the property would change hands between a willing buyer and a willing seller, neither being under any compulsion to buy or to sell and both having reasonable knowledge of relevant facts. The fair market value of a particular item of property includable in the decedent's gross estate is not to be determined by a forced sale price. Nor is the fair market value of an item of property to be determined by the sale price of the item in a market other than that in which such item is most commonly sold to the public, taking into account the location of the item wherever appropriate."

* Per IRS Regulation 20.2031-1

The Scope of Work is the type and extent of research and analyses performed in an appraisal assignment that is required to produce credible assignment results, given the nature of the appraisal problem, the specific requirements of the intended user(s) and the intended use of the appraisal report. Reliance upon this report, regardless of how acquired, by any party or for any use, other than those specified in this report by the Appraiser, is prohibited. The Opinion of Value that is the conclusion of this report is credible only within the context of the Scope of Work, Effective Date, the Date of Report, the Intended User(s), the Intended Use, the stated Assumptions and Limiting Conditions, any Hypothetical Conditions and/or Extraordinary Assumptions, and the Type of Value, as defined herein. The appraiser, appraisal firm, and related parties assume no obligation, liability, or accountability, and will not be responsible for any unauthorized use of this report or its conclusions.

Additional Comments (Scope of Work, Extraordinary Assumptions, Hypothetical Conditions, etc.):

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Certifications

Property Address: 24181 John F Kennedy Dr	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		


APPRAISER'S CERTIFICATION

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The credibility of this report, for the stated use by the stated user(s), of the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- I did not base, either partially or completely, my analysis and/or the opinion of value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property, or of the present owners or occupants of the properties in the vicinity of the subject property.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification.

Additional Certifications: As of the date of this report, I Robert R. King have completed the Standards and Ethics Education Requirement of the Appraisal Institute for Designated Members.

Client Contact: Melissa Elizondo - Senior Accountant	Client Name: City of Moreno Valley
E-Mail: melissae@moval.org	Address: PO Box 88005, Moreno Valley, CA 92552

<p>APPRAISER</p>  <p>Appraiser Name: <u>Robert R. King, SRA</u></p> <p>Company: <u>Del Rey Appraisal Services</u></p> <p>Phone: <u>(951) 850-4115</u> Fax: <u>---</u></p> <p>E-Mail: <u>bking@delreyappraisal.com</u></p> <p>Date Report Signed: <u>04/04/2022</u></p> <p>License or Certification #: <u>AG033647</u> State: <u>CA</u></p> <p>Designation: <u>SRA</u></p> <p>Expiration Date of License or Certification: <u>04/08/2022</u></p> <p>Inspection of Subject: <input checked="" type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input type="checkbox"/> None</p> <p>Date of Inspection: <u>03/29/2022</u></p>	<p>SUPERVISORY APPRAISER (if required) or CO-APPRAISER (if applicable)</p> <p>Supervisory or Co-Appraiser Name: _____</p> <p>Company: _____</p> <p>Phone: _____ Fax: _____</p> <p>E-Mail: _____</p> <p>Date Report Signed: _____</p> <p>License or Certification #: _____ State: _____</p> <p>Designation: _____</p> <p>Expiration Date of License or Certification: _____</p> <p>Inspection of Subject: <input type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input checked="" type="checkbox"/> None</p> <p>Date of Inspection: <u>N/A</u></p>
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SIGNATURES

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Client	City of Moreno Valley	File No.	DX2041
Property Address	24181 John F Kennedy Dr		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92551
Owner	Moreno Valley Housing Authority		

APPRAISAL AND REPORT IDENTIFICATION

This Report is one of the following types:

- Appraisal Report (A written report prepared under Standards Rule 2-2(a), pursuant to the Scope of Work, as disclosed elsewhere in this report.)
- Restricted Appraisal Report (A written report prepared under Standards Rule 2-2(b), pursuant to the Scope of Work, as disclosed elsewhere in this report, restricted to the stated intended use by the specified client or intended user.)

Comments on Standards Rule 2-3

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- Unless otherwise indicated, I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- Unless otherwise indicated, I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification (if there are exceptions, the name of each individual providing significant real property appraisal assistance is stated elsewhere in this report).

Comments on Appraisal and Report Identification

The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

APPRAISER:

Signature: 

Name: Robert R. King, SRA

SRA

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature and Report: 04/04/2022

Effective Date of Appraisal: 03/29/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): 03/29/2022

SUPERVISORY or CO-APPRAISER (if applicable):

Signature: _____

Name: _____

State Certification #: _____

or State License #: _____

State: _____ Expiration Date of Certification or License: _____

Date of Signature: _____

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): N/A

Attachment: Appraisal – APN 485-032-013 – 24181 John F. Kennedy Drive, Moreno Valley (5939 : AGREEMENT FOR CONVEYANCE OF REAL

PRIVACY NOTICE

Pursuant to the Gramm-Leach-Bliley Act of 1999, effective July 1, 2001, Appraisers, along with all providers of personal financial services are now required by federal law to inform their clients of the policies of the firm with regard to the privacy of client nonpublic personal information. As professionals, we understand that your privacy is very important to you and are pleased to provide you with this information.

Types of Nonpublic Personal Information We Collect

In the course of performing appraisals, we may collect what is known as "nonpublic personal information" about you. This information is used to facilitate the services that we provide to you and may include the information provided to us by you directly or received by us from others with your authorization.

Parties to Whom We Disclose Information

We do not disclose any nonpublic personal information obtained in the course of our engagement with our clients to nonaffiliated third parties, except as necessary or as required by law. By way of example, a necessary disclosure would be to our employees, and in certain situations, to unrelated third party consultants who need to know that information to assist us in providing appraisal services to you. All of our employees and any third party consultants we employ are informed that any information they see as part of an appraisal assignment is to be maintained in strict confidence within the firm.

A disclosure required by law would be a disclosure by us that is ordered by a court of competent jurisdiction with regard to a legal action to which you are a party.

Confidentiality and Security

We will retain records relating to professional services that we have provided to you for a reasonable time so that we are better able to assist you with your needs. In order to protect your nonpublic personal information from unauthorized access by third parties, we maintain physical, electronic and procedural safeguards that comply with our professional standards to insure the security and integrity of your information.

Please feel free to call us any time if you have any questions about the confidentiality of the information that you provide to us.

APPRAISAL OF REAL PROPERTY
VACANT LAND



LOCATED AT

Perris Blvd
 Moreno Valley, CA 92551
 POR LOT 20 MB 052/099 TR 2995

FOR

City of Moreno Valley
 PO Box 88005
 Moreno Valley, CA 92552

OPINION OF VALUE

\$39,000

AS OF

03/29/2022

BY

Robert R. King, SRA
 Del Rey Appraisal Services
 28131 White Sand Trl
 Moreno Valley, CA 92555-5436
 (951) 850-4115
 bking@delreyappraisal.com

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Del Rey Appraisal Services
28131 White Sand Trl
Moreno Valley, CA 92555-5436
(951) 850-4115

04/04/2022

Melissa Elizondo - Senior Accountant
City of Moreno Valley
PO Box 88005
Moreno Valley, CA 92552

Re: Property: Perris Blvd
Moreno Valley, CA 92551
Client: City of Moreno Valley
File No.: DX2042

Opinion of Value: \$ 39,000
Effective Date: 03/29/2022

In accordance with your request, I have appraised the above referenced property. The report of that appraisal is attached. The intended use of this appraisal is for internal planning purposes; potential purchase. The intended user is the City of Moreno Valley.

The purpose of the appraisal is to develop an opinion of market value for the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership.

This report is based on a physical analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The opinion of value reported above is as of the stated effective date and is contingent upon the certification and limiting conditions attached.

It has been a pleasure to assist you. Please do not hesitate to contact me if I can be of additional service to you.

Sincerely,



Robert R. King, SRA
Del Rey Appraisal Services
License or Certification #: AG033647
State: CA Expires: 04/08/2022
bking@delreyappraisal.com

Borrower	City of Moreno Valley	File No.	DX2042
Property Address	Perris Blvd		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92551
Lender/Client	City of Moreno Valley		

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Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

SUMMARY OF SALIENT FEATURES

SUBJECT INFORMATION	Subject Address	Perris Blvd
	Legal Description	POR LOT 20 MB 052/099 TR 2995
	City	Moreno Valley
	County	Riverside
	State	CA
	Zip Code	92551
	Census Tract	0488.00
	Map Reference	40140
SALES PRICE	Sale Price	\$ N/A
	Date of Sale	N/A
CLIENT	Borrower	City of Moreno Valley
	Lender/Client	City of Moreno Valley
DESCRIPTION OF IMPROVEMENTS	Size (Square Feet)	N/A
	Price per Square Foot	\$ N/A
	Location	Typical
	Age	N/A
	Condition	N/A
	Total Rooms	N/A
	Bedrooms	N/A
	Baths	N/A
APPRAISER	Appraiser	Robert R. King, SRA
	Date of Appraised Value	03/29/2022
VALUE	Opinion of Value	\$ 39,000

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL



Client File #:	Perris Blvd	Appraisal File #:	DX2042
<h1>Appraisal Report • Land</h1>			
Appraisal Company: Del Rey Appraisal Services			
Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436			
Phone: (951) 850-4115		Fax: --- Website: ---	

Appraiser: Robert R. King, SRA	Co-Appraiser:
AI Membership (if any): <input checked="" type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS	AI Membership (if any): <input type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS
AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate	AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate
Other Professional Affiliation: ---	Other Professional Affiliation:
E-mail: bking@delreyappraisal.com	E-mail:
Client: City of Moreno Valley	Contact: Melissa Elizondo - Senior Accountant
Address: PO Box 88005, Moreno Valley, CA 92552	
Phone: (951) 413-3073 Fax: ---	E-mail: melissae@moval.org

SUBJECT PROPERTY IDENTIFICATION

Address: Perris Blvd			
City: Moreno Valley	County: Riverside	State: CA	ZIP: 92551
Legal Description: POR LOT 20 MB 052/099 TR 2995			
Tax Parcel #: 486-084-006	RE Taxes: 126	Tax Year: 2021	
Use of the Real Estate As of the Date of Value:		Vacant Residential/Commercial Land	
Use of the Real Estate Reflected in the Appraisal:		Vacant Residential/Commercial Land	
Opinion of highest and best use (if required):		Hold for future development	

SUBJECT PROPERTY HISTORY

Owner of Record: Moreno Valley Housing Authority
Description and analysis of sales within 3 years (minimum) prior to effective date of value: Refer to attached Realist for history. No transfers reported in the past three years.
Description and analysis of agreements of sale (contracts), listings, and options: No currently MLS listings and no know contracts.

RECONCILIATIONS AND CONCLUSIONS

Indication of Value by Sales Comparison Approach	\$ 39,000
Indication of Value by Cost Approach	\$ N/A
Indication of Value by Income Approach	\$ N/A
Final Reconciliation of the Methods and Approaches to Value: The Sale Comparison Approach was the only approach deemed appropriate for this appraisal assignment. Participants in this market are not relying on either the Cost Approach or the Income Approach for purchasing vacant residential land.	

Opinion of Value as of: 03/29/2022 **\$ 39,000**

Exposure Time: The concluded value is based on an exposure time of six to eighteen months.

The above opinion is subject to: Hypothetical Conditions and/or Extraordinary Assumptions cited on the following page.

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Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Client:	City of Moreno Valley	Client File #:	Perris Blvd
Subject Property:	Perris Blvd, Moreno Valley, CA 92551	Appraisal File #:	DX2042

ASSIGNMENT PARAMETERS

Intended User(s): City of Moreno Valley
 Intended Use: Internal planning by the client, City of Moreno Valley; potential purchase. There are no other intended use or users.
 This report is not intended by the appraiser for any other use or by any other user.

Type of Value: Market Value Effective Date of Value: 03/29/2022

Interest Appraised: Fee Simple Leasehold Other

Hypothetical Conditions: (A hypothetical condition is that which is contrary to what exists, but is asserted by the appraiser for the purpose of analysis. Any hypothetical condition may affect the assignment results.) None noted.

Extraordinary Assumptions: (An extraordinary assumption is directly related to a specific assignment and presumes uncertain information to be factual. If found to be false this assumption could alter the appraiser's opinions or conclusions. Any extraordinary assumption may affect the assignment results.) None noted.

This is an Appraisal Report in accordance with Standard Rule 2-2(a) of the Uniform Standard of Professional Appraisal Practice (USPAP).

SCOPE OF WORK

Definition: The scope of work is the type and extent of research and analysis in an assignment. Scope of work includes the extent to which the property is identified, the extent to which tangible property is inspected, the type and extent of data research, and the type and extent of analysis applied to arrive at credible opinions or conclusions. The specific scope of work for this assignment is identified below and throughout this report.

Scope of Subject Property Inspection/Data Sources Utilized**Appraiser**

Property Inspection: Yes No

Date of Inspection: 03/29/2022

Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted: On site viewing, Realist Tax (attached).

Co-Appraiser

Property Inspection: Yes No

Date of Inspection: N/A

Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted:

Approaches to Value Developed**Cost Approach:**

- Is necessary for credible results and is developed in this analysis
 Is not necessary for credible results; not developed in this analysis
 Is not necessary for credible results but is developed in this analysis

Sales Comparison Approach:

- Is necessary for credible results and is developed in this analysis
 Is not necessary for credible results; not developed in this analysis
 Is not necessary for credible results but is developed in this analysis

Income Approach:

- Is necessary for credible results and is developed in this analysis
 Is not necessary for credible results; not developed in this analysis
 Is not necessary for credible results but is developed in this analysis

Additional Scope of Work Comments: The intended use of this appraisal is for the City's internal planning purposes; potential purchase. The intended user is the City of Moreno Valley. The appraiser specifically disclaims any liability, whatsoever, for any non-intended use by any non-intended user.

Significant Real Property Appraisal Assistance: None Disclose Name(s) and contribution:

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Client:	City of Moreno Valley	Client File #:	Perris Blvd
Subject Property:	Perris Blvd, Moreno Valley, CA 92551	Appraisal File #:	DX2042

MARKET AREA ANALYSIS

Location <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural	Built Up <input type="checkbox"/> Under 25% <input type="checkbox"/> 25-75% <input checked="" type="checkbox"/> Over 75%	Growth <input type="checkbox"/> Rapid <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Slow	Supply & Demand <input type="checkbox"/> Shortage <input checked="" type="checkbox"/> In Balance <input type="checkbox"/> Over Supply	Value Trend <input checked="" type="checkbox"/> Increasing <input type="checkbox"/> Stable <input type="checkbox"/> Decreasing	Typical Marketing Time <input type="checkbox"/> Under 3 Months <input checked="" type="checkbox"/> 3-6 Months <input type="checkbox"/> Over 6 Months
---	--	--	---	--	--

Neighborhood Single Family Profile			Neighborhood Land Use			Neighborhood Name: Moreno Valley		
Price	Age		1 Family	Commercial		PUD <input type="checkbox"/>	Condo <input type="checkbox"/>	HOA: \$
335	Low	1	60%	10%				N/A/
615	High	65	%	Vacant	10%	Amenities: None		
450	Predominant	37	10%	Mfd Homes	10%			

Market area description and characteristics: The subject is located in a residential market area. There are multi-family residential properties to north and south of the subject (primarily 2-4 units). Single-family residential properties are located to the north, east and west. Maintenance levels are mixed. Support facilities such as retail, recreation, schools, restaurants, employment, etc. are located the immediate area.

Although the single-family residential prices have increased (see attached regression analysis), in-fill lots remain relatively stable.

General boundaries: North -John F Kennedy Dr; East - Kitching St; South - Santiago Dr; West - Indian St.

SITE ANALYSIS

Dimensions: 37.5x109	Area: 4,088 sf
View: Residential	Shape: Rectangular
Drainage: Appears adequate	Utility: Atypical (relatively small for potential uses)

Site Similarity/Conformity To Neighborhood		Zoning/Deed Restriction	
Size: <input checked="" type="checkbox"/> Smaller than Typical <input type="checkbox"/> Typical <input type="checkbox"/> Larger than Typical	View: <input type="checkbox"/> Favorable <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Less than Favorable	Zoning: COMU - Corridor Mixed Use <input type="checkbox"/> Legal <input type="checkbox"/> No zoning <input checked="" type="checkbox"/> Legal, non-conforming <input type="checkbox"/> Illegal	Covenants, Condition & Restrictions <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown Documents Reviewed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Ground Rent \$ N/A/

Utilities		Off Site Improvements	
Electric <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Asphalt	
Gas <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Alley <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Asphalt	
Water <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Sidewalk <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Concrete	
Sewer <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street Lights <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private	Concrete Poles	

Site description and characteristics: The subject is a flat, rectangular lot with curb and gutter along Perris Boulevard and an alley to its rear. Note that Realist Tax indicates a lot size of 3,920 square feet, but the dimensions on the plat map indicate 4,088 square feet. The subject's lot is half the size of the typical lot in the immediate area which limits its functional utility.

There are multi-family residential properties (mostly quadruplexes) to its north and south (along Perris Boulevard and Sheila Street). Single-family subdivisions are to the east and to the west (across the street).

HIGHEST AND BEST USE ANALYSIS

Present Use Proposed Use Other Hold for future development.

Summary of highest and best use analysis: The zoning allows for various commercial property types including multi-family residential. The subject is located mid-block, surrounded by multi-family properties along Perris Boulevard. There are few speculation builders in the area, so the highest and best use may be to hold for future development or to build a multi-family residential property to its highest allowed density.

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Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Client:	City of Moreno Valley	Client File #:	Perris Blvd
Subject Property:	Perris Blvd, Moreno Valley, CA 92551	Appraisal File #:	DX2042

SITE VALUATION

Site Valuation Methodology

- Sales Comparison Approach:** A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison and making adjustments to the sale prices of the comparables based on the elements of comparison. The sales comparison approach may be used to value improved properties, vacant land, or land being considered as though vacant; it is the most common and preferred method of land valuation when an adequate supply of comparable sales are available.
- Market Extraction:** A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land; most effective when the improvements contribute little to the total sale price of the property.
- Alternative Method:** (Describe methodology and rationale)

Site Valuation

ITEM	SUBJECT	COMPARISON 1	COMPARISON 2	COMPARISON 3
Address	Perris Blvd Moreno Valley, CA 92551	Perris Blvd Moreno Valley, CA 92551	24449 Atwood Ave Moreno Valley, CA 92553	Val View St Moreno Valley, CA 92553
Proximity to Subject		0.08 miles S	2.29 miles N	2.76 miles N
Data Source/ Verification		MLS#DW21080150 Realist, Doc#277615	MLS#SB21078386 Realist, Doc#483386	MLS#IG18256150 Realist, Doc#219007
Sales Price	\$ N/A	\$ 100,000	\$ 105,000	\$ 38,000
Price / sf	\$ N/A	\$ 13.50	\$ 13.39	\$ 8.72
Sale Date	N/A	05/02/2021	08/12/2021	06/1/2019
Location	Typical	Similar	Similar	Similar
Site Size	4,088 sf	7,405	7,840	4,356
Site View	Residential	Residential	Residential	Residential
Site Improvements	None	None	None	None
Functional Utility	Atypical	Superior	Superior	Similar
Sale Type	N/A	Owner	Owner	Owner
DOM/CDOM	N/A	3/3	93/93	86/219
Assessor Parcel Number	486-084-006	486-091-005	482-080-043	481-171-047
Net Adjustment		<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ -4	<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ -4	<input type="checkbox"/> + <input type="checkbox"/> - \$
(Adj.s, N.A. & I.V. are in \$ / sf)		Net Adj. 29.6 % (\$ -4.00/sf)	Net Adj. 29.9 % (\$ -4.00/sf)	Net Adj. %
Indicated Value		Gross Adj. 29.6 % \$ 9.5	Gross Adj. 29.9 % \$ 9.39	Gross Adj. % \$ 8.72
Prior Transfer	11/24/2014	09/21/2018	12/21/207	03/05/2018
History	\$0 Quit Claim Deed	\$98,000	\$61,000	\$28,000

Site Valuation Comments: Refer to the Supplemental Addendum for the sales comparison comments.

Site Valuation Reconciliation: Most weight is given to Comp 1 due to its proximity to the subject. The concluded value is \$9.50 per square foot. 4,088 sf x \$9.50/sf = 38,836 (rounded to \$39,000)

Opinion of Site Value **\$ 39,000**

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Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 - AGREEMENT FOR CONVEYANCE OF REAL

Supplemental Addendum

File No. DX2042

Borrower	City of Moreno Valley				
Property Address	Perris Blvd				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				

SALES COMPARISON COMMENTS

The MLS search for comparable land sales included the entire city of Moreno Valley in the past three years. There were only two sales in the subject's size range (under 6,000 square feet); both in mid-2019. One of these has the same zoning as the subject and is included in the sales grid as Comp 3.

The other two comps are more recent, but are substantially larger, which is more typical. Even though smaller lots tend to sell for more on a dollar-per-square foot basis (economies of scale), the subject's small size affects its functional utility. Therefore, it was necessary to apply larger than typical adjustments for to Comps 1 and 2 for their superior Function Utility.

A regression analysis of MLS listed residential land sales under one acre for the past three years in Moreno Valley is included. The graph indicates the in-fill lot market decreased from 2019 to 2020, then increased, and is now back to 2019 levels. Overall, this market segment is considered stable. Therefore, no Market Conditions (time) adjustments are warranted.

A variety of larger, more recent closed sales were reviewed. Two other sales were selected to represent the subject. The dollar-per-square-foot is used for as the unit of comparison.

The comps are in order of distance; the most recent first. Comp 1 is located a block south of the subject and Comp 2 is the most recent sale.

The concluded value is \$9.50 per square foot.

SCOPE OF THE APPRAISAL

This appraisal report is intended to be an "appraisal assignment" as defined in the Standards of Professional Practice of the Appraisal Institute; i.e. it is the intent that the appraisal service be performed in such a manner that the results of the analysis, opinion, or conclusions be that of a disinterested third party. The appraiser has the appropriate knowledge, education and experience to complete this assignment competently. Refer to attached USPAP Identification for further details.

Activities undertaken during the course of this appraisal are as follows:

- A physical observation of the subject property and surrounding neighborhood on March 29, 2022.
- Research and investigation of current market conditions relative to the property type being appraised, as well as the market sector with which the subject is identified.
- Interviews with brokers, appraisers, property owners, and/or managers, as well as relevant public agencies or governing bodies.
- And, compilation of the descriptions, reasoning and explanations, leading to final value conclusions, within this report.

Please Note: Unless otherwise noted in this report, a title report, environmental report, seismic report, construction or repair estimates or soil report were not submitted to the appraiser for review. Additionally, the expertise of the appraiser does not extend to building, insect/rodent infestation, or environmental inspection, and the appraiser will not be responsible for discovery. This is especially true of environmental hazards, including household molds.

HAZARDOUS MATERIAL STATEMENT

Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property was not observed by the appraiser. The appraiser has no knowledge of the existence of such material on the property. The appraiser, however, is not qualified to detect such substances. The presence of substance such as asbestos, lead paint, "Chinese drywall", or other hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is not such material on or in the property that would cause a loss of value. No responsibility is assumed for any conditions, or for any expertise or engineering knowledge required to discover them. In addition, the value opinion offered within this report is based upon the various elements that constitute the subject property being fundamentally sound and in working order. Attics and crawl space areas are typically not accessed and the "inspection" conducted for this appraisal is really more of an "observation". It is not to be regarded as a full property inspection of the type intended to reveal defects in mechanical systems, structural integrity, roofing, siding, or any other property component. The client is invited and encouraged to employ qualified experts to inspect and address any area of concern. If negative conditions are discovered, the opinion of value may require modification.

Supplemental Addendum

File No. DX2042

Borrower	City of Moreno Valley				
Property Address	Perris Blvd				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				

ELECTRONIC SIGNATURE

This appraisal report was transmitted via electronic mail. Therefore, the signature on this appraisal report is a digital signature, which was computer generated. The electronic signature on this report carries the same level of authenticity as an ink signature on a paper copy. This report has been electronically prepared in compliance with USPAP guidelines which includes secure and adequate security measures are in place to protect data produced by the appraiser. In you have any concerns, whatsoever, or questions regarding digitally transmitted signatures, please contact me at (951) 850-4115.

REAL ESTATE TAXES

See attached tax bill from County Assessor's website.

DEFINITION OF EXPOSURE TIME

The Appraisal Institute text *The Dictionary of Real Estate Appraisal*, 5th Edition, defines "Exposure Time" as:

The estimated length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal; a retrospective estimate based on an analysis of past events assuming a competitive and open market.

DAYS ON MARKET (DOM)

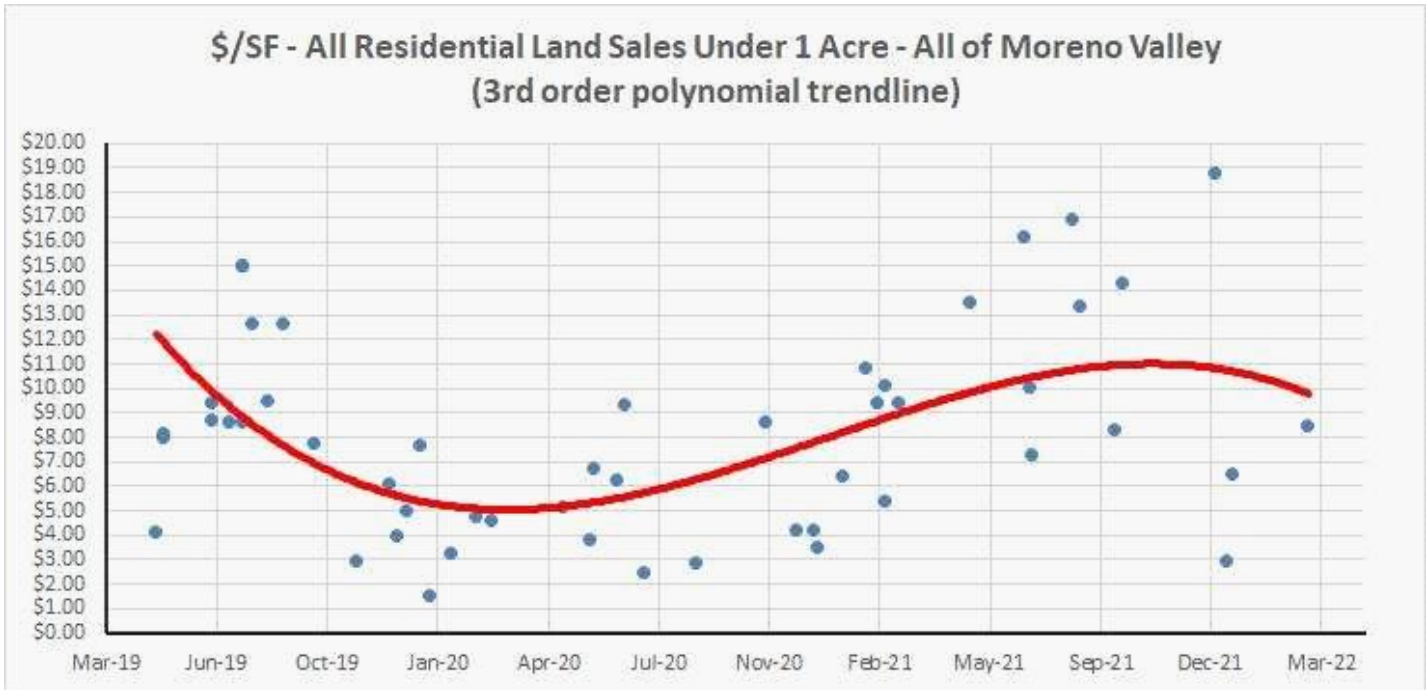
The Days On Market (DOM) listed in the Sale Grid are generally calculated from the most recent price reduction to reflect the exposure period at that price level. The total/cumulative days on market (CDOM) is also indicated

Market Trend Graph and Aerial View of Neighborhood

Borrower	City of Moreno Valley						
Property Address	Perris Blvd						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Lender/Client	City of Moreno Valley						



All MLS listed sales of single-family residences in the market area over the past year.



Land sales for the three years. The current is the same as it was in mid 2019 (Comp 3)

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Subject Photos

Borrower	City of Moreno Valley				
Property Address	Perris Blvd				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				



Subject

Perris Blvd
 Sales Price N/A
 Gross Living Area N/A
 Total Rooms N/A
 Total Bedrooms N/A
 Total Bathrooms N/A
 Location Typical
 View Residential
 Site 4,088 sf
 Quality N/A
 Age N/A



Subject

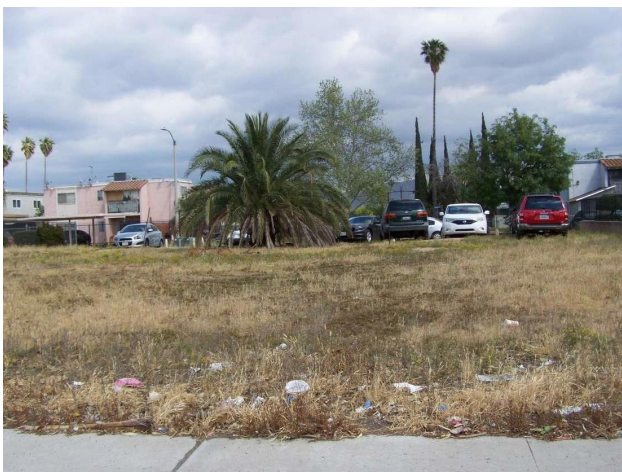


Street

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Comparable Photo Page

Borrower	City of Moreno Valley						
Property Address	Perris Blvd						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Lender/Client	City of Moreno Valley						



Comparable 1

Perris Blvd
 Prox. to Subject 0.08 miles S
 Sale Price 100,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,405
 Quality
 Age



Comparable 2

24449 Atwood Ave
 Prox. to Subject 2.29 miles N
 Sale Price 105,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,840
 Quality
 Age

Comparable 3

Val View St
 Prox. to Subject 2.76 miles N
 Sale Price 38,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 4,356
 Quality
 Age

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

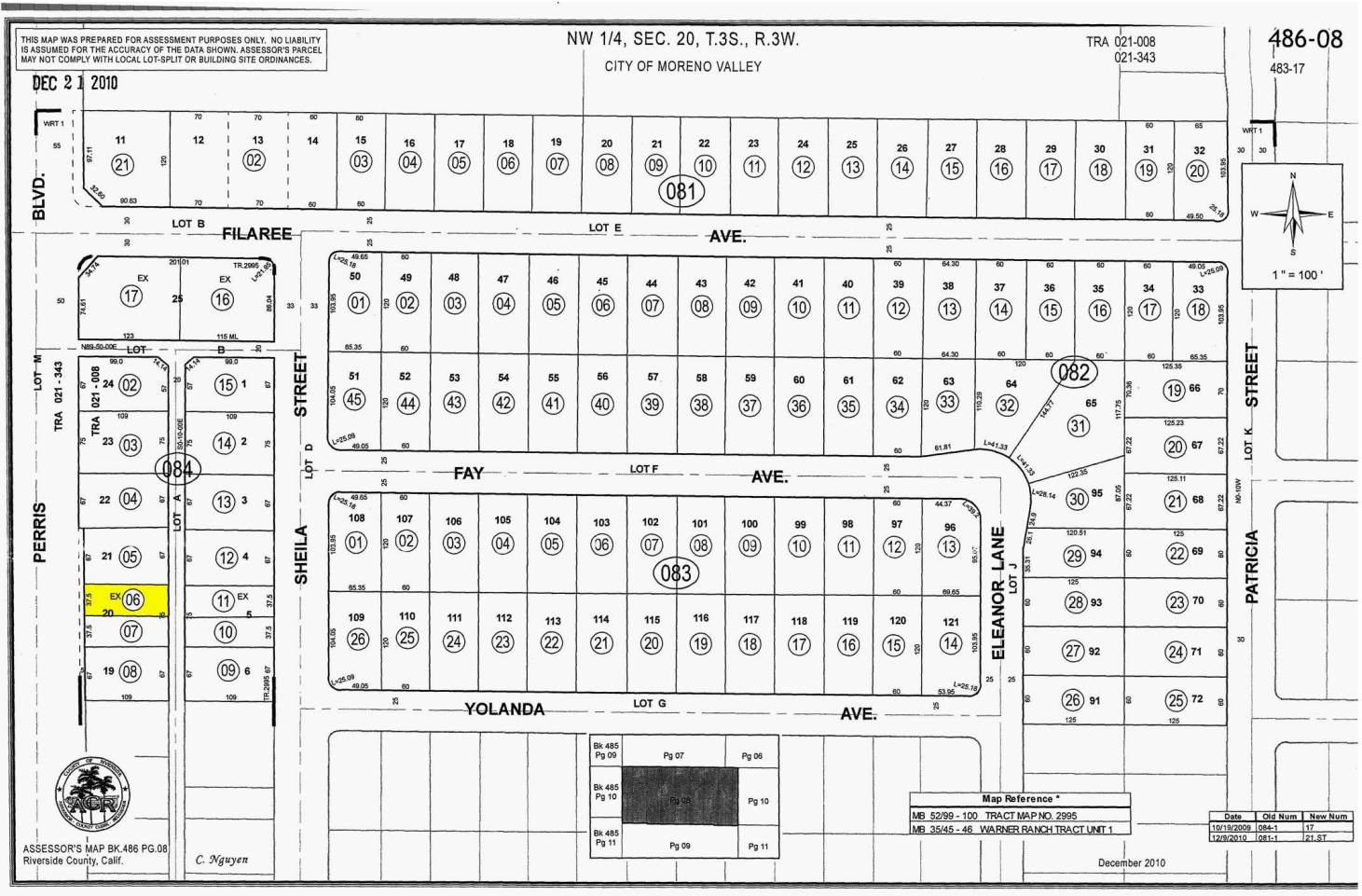
Location Map

Borrower	City of Moreno Valley				
Property Address	Perris Blvd				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				



Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Plat Map



Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 - AGREEMENT FOR CONVEYANCE OF REAL

Realist - Page 1

486-084-006, CA, Riverside County Expired Listing

APN: 486-084-006 CLIP: 4418844894

	Beds	Baths	Sale Price	Sale Date
	N/A	N/A	\$12,000	09/05/2000
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type
	N/A	3,920	N/A	COML LOT

OWNER INFORMATION

Owner Name	Moreno Valley Housing Authority	Tax Billing City & State	Moreno Valley, CA
Mail Owner Name	Moreno Valley Housing Authority	Tax Billing Zip	92553
Tax Billing Address	14177 Frederick St	Tax Billing Zip+4	9014

LOCATION INFORMATION

Tract Number	2995	Comm College District Code	Riverside City
School District	Moreno Vly	Census Tract	489.02

TAX INFORMATION

APN	486-084-006	Lot	20
Alternate APN	486-084-006	Water Tax Dist	Eastern Imp
Tax Area	021008		
Legal Description	POR LOT 20 MB 052/099 TR 2995		

CHARACTERISTICS

County Land Use	Vacant Commercial Land	Lot Area	3,920
Universal Land Use	Commercial Lot	Water	Type Unknown
Lot Acres	0.09	Sewer	Type Unknown

LISTING INFORMATION

MLS Listing Number	H504436	MLS Current List Price	\$45,000
MLS Status	Expired	MLS Listing Agent	H69999-Out Of Area Doan
MLS Area	259 - MORENO VALLEY	MLS Listing Broker	TRISTAR FUNDING
MLS Status Change Date	05/23/2005	MLS Source	CRM

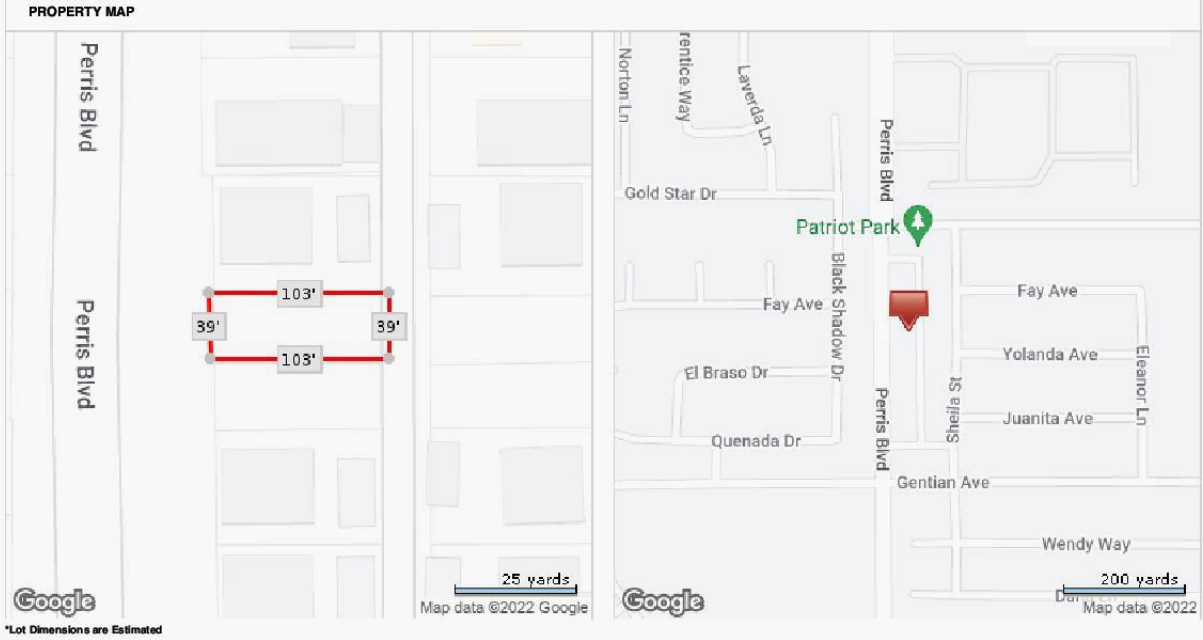
MLS Listing #	I415773
MLS Status	Closed
MLS Listing Date	06/24/2004
MLS Listing Price	\$10,000
MLS Close Date	09/01/2004
MLS Listing Close Price	\$400,000
MLS Source	CRM

LAST MARKET SALE & SALES HISTORY

Recording Date	09/29/2000	Sale Type	Full
Sale Date	09/05/2000	Deed Type	Grant Deed
Sale Price	\$12,000	Owner Name	Moreno Valley Housing Authority
Document Number	383844	Seller	Harvel Robert W Jr

Recording Date	11/21/2014	12/18/2007	09/29/2000	11/27/1995
Sale Date	11/05/2014	10/25/2007	09/05/2000	
Sale Price			\$12,000	
Nominal	Y	Y		
Buyer Name	Moreno Valley Housing Authority	Community Redev Agcy Of City/More	Salvado Paulo	Harvel Mary J Trustee
Seller Name	Community Redevelopment Agency	Doan Sung T	Harvel Robert W Jr	Harvel Robert W Jr
Document Number	446418	752666	383844	392076
Document Type	Quit Claim Deed	Grant Deed	Grant Deed	Trustee Deed

Realist - Page 2



Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Parcel Report



Parcel Report

Created: 3/15/2022 9:27 AM

Assessor Parcel Number
486084006

Address:
0
, CA 0

Subdivision Name: TR 2995
Came From: 483060002,
Number of Units: 0
Tract: 2995
Map Book: 52
Map Page: 99
Lot: 20
Lot Type: L



Zoning Information

Zoning: COMU
General Land Use: Corridor Mixed Use
Specific Plan: N/A
Original Description: Corridor Mixed Use
Mixed Use District: N/A
Medical Overlay: N/A
Zoning PUD: N/A
Zoning Residential Buffer: N/A
Zoning AICUZ: N/A
Zoning ISA: N/A
PAKO Status: N/A



Valuation

Taxability: 0
Land: \$0
Structure: \$0
Recorder Type: MB
Tax Rate Area:

Administrative Districts

District Member: Ulises Cabrera
District Number: 4
School District: MORENO VALLEY UNIFIED
HUD-CDBG Low/Mod
Block Group: Yes

Utilities

MVU Service Area: YES
Day of Trash Pickup: Friday
Street Sweeping Day: Your street sweeping day is Blue Monday.
For your street sweep calendar visit
Resident Services, Street Sweeping at
www.moval.org

Environmental Hazards

Fault Zone: N/A

The information shown on this map was compiled from the City of Moreno Valley GIS and Riverside County GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map.

Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 - AGREEMENT FOR CONVEYANCE OF REAL

Tax Report



[HOME](#)
 [ACCOUNT SEARCH](#)
 [CHECK OUT](#)
 [COUNTY HOME](#)
 [CONTACT US](#)

[← BACK](#)
 [VIEW VALUATION INFO](#)
 [ENROLL PIN FOR E-BILLING](#)
 [MANAGE E-BILLING SUBSCRIPTIONS](#)

Account Information

PARCEL NUMBER	PROPERTY TYPE	STATUS	LAST UPDATE
486084006	Real	Active	4/1/2022 12:18:39 PM
Current Owner: MORENO VALLEY HOUSING AUTHORITY			
Tax Rate Area 021-008 MORENO VALLEY			
Class Code Vacant Commercial Land			
Legal Description POR LOT 20 MB 052/099 TR 2995			

Unsecured Property Tax

Please note if your defaulted unsecured assessment has two installments they must be paid together and will be added to the cart at the same time.

If you see multiple tax bills due for your assessment with a different name, you may still be responsible for the payment of the taxes. Please contact our office if you are unsure of your responsibility prior to making any payment.

DOAN SUNG T

BILL NUMBER: 200747199 - ANNUAL

[VIEW BILL DETAIL](#)

TAX YEAR : 2007	TAX	OTHER CHARGES	TOTAL PAID	TOTAL	DUE DATE	STATUS
Installment #1	\$29.78	\$77.11	\$0.00	\$106.89	4/10/2008	PAY
Installment #2	\$0.01	\$20.02	\$0.00	\$20.03	4/10/2008	PAY
Total Bill	\$29.79	\$97.13	\$0.00	\$126.92		

Total Unsecured Tax

	TAX	OTHER CHARGES	TOTAL PAID	TOTAL
Grand Total	\$29.79	\$97.13	\$0.00	\$126.92

[PAY ALL UNSECURED TAXES](#)

PLEASE NOTE

Please click "PAY" to add unpaid tax bills to your Cart.
If your Assessment has both current and defaulted tax years due, you will need to add each of these to your check out cart individually.
All secured defaulted tax years must be paid together (adding one will add all prior year items to your Cart).

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Neighborhood Aerial



Attachment: Appraisal – APN 486-084-006 – Perry Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

License



Business, Consumer Services & Housing Agency
BUREAU OF REAL ESTATE APPRAISERS
REAL ESTATE APPRAISER LICENSE

Robert R. King

has successfully met the requirements for a license as a residential and commercial real estate appraiser in the State of California and is, therefore, entitled to use the title:

“Certified General Real Estate Appraiser”

This license has been issued in accordance with the provisions of the Real Estate Appraisers' Licensing and Certification Law.

BREA APPRAISER IDENTIFICATION NUMBER: AG 033647

Effective Date: April 9, 2020
 Date Expires: April 8, 2022

Jim Martin
 Jim Martin, Bureau Chief, BREA

3050860

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO SEE "CHAIN LINK"

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

GP Residential Certifications Addendum

Perris Blvd

File No.: DX2042

Property Address: Perris Blvd	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

STATEMENT OF ASSUMPTIONS & LIMITING CONDITIONS

- The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
- The appraiser may have provided a sketch in the appraisal report to show approximate dimensions of the improvements, and any such sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size. Unless otherwise indicated, a Land Survey was not performed.
- If so indicated, the appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
- The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
- If the cost approach is included in this appraisal, the appraiser has estimated the value of the land in the cost approach at its highest and best use, and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used. Unless otherwise specifically indicated, the cost approach value is not an insurance value, and should not be used as such.
- The appraiser has noted in the appraisal report any adverse conditions (including, but not limited to, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property, or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property, or adverse environmental conditions (including, but not limited to, the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
- The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
- The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice, and any applicable federal, state or local laws.
- If this appraisal is indicated as subject to satisfactory completion, repairs, or alterations, the appraiser has based his or her appraisal report and valuation conclusion on the assumption that completion of the improvements will be performed in a workmanlike manner.
- An appraiser's client is the party (or parties) who engage an appraiser in a specific assignment. Any other party acquiring this report from the client does not become a party to the appraiser-client relationship. Any persons receiving this appraisal report because of disclosure requirements applicable to the appraiser's client do not become intended users of this report unless specifically identified by the client at the time of the assignment.
- The appraiser's written consent and approval must be obtained before this appraisal report can be conveyed by anyone to the public, through advertising, public relations, news, sales, or by means of any other media, or by its inclusion in a private or public database.
- An appraisal of real property is not a 'home inspection' and should not be construed as such. As part of the valuation process, the appraiser performs a non-invasive visual inventory that is not intended to reveal defects or detrimental conditions that are not readily apparent. The presence of such conditions or defects could adversely affect the appraiser's opinion of value. Clients with concerns about such potential negative factors are encouraged to engage the appropriate type of expert to investigate.

Attachment: Appraisal – APN 486-084-006 – Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Definitions & Scope of Work

Property Address: Perris Blvd City: Moreno Valley State: CA Zip Code: 92551

Client: City of Moreno Valley Address: PO Box 88005, Moreno Valley, CA 92552

Appraiser: Robert R. King, SRA Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436

DEFINITION OF MARKET VALUE *:

Market value means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

* The Dictionary of Real Estate Appraisal; Fifth Edition.

DEFINITION OF FAIR MARKET VALUE*:

"The fair market value is the price at which the property would change hands between a willing buyer and a willing seller, neither being under any compulsion to buy or to sell and both having reasonable knowledge of relevant facts. The fair market value of a particular item of property includable in the decedent's gross estate is not to be determined by a forced sale price. Nor is the fair market value of an item of property to be determined by the sale price of the item in a market other than that in which such item is most commonly sold to the public, taking into account the location of the item wherever appropriate."

* Per IRS Regulation 20.2031-1

The Scope of Work is the type and extent of research and analyses performed in an appraisal assignment that is required to produce credible assignment results, given the nature of the appraisal problem, the specific requirements of the intended user(s) and the intended use of the appraisal report. Reliance upon this report, regardless of how acquired, by any party or for any use, other than those specified in this report by the Appraiser, is prohibited. The Opinion of Value that is the conclusion of this report is credible only within the context of the Scope of Work, Effective Date, the Date of Report, the Intended User(s), the Intended Use, the stated Assumptions and Limiting Conditions, any Hypothetical Conditions and/or Extraordinary Assumptions, and the Type of Value, as defined herein. The appraiser, appraisal firm, and related parties assume no obligation, liability, or accountability, and will not be responsible for any unauthorized use of this report or its conclusions.

Additional Comments (Scope of Work, Extraordinary Assumptions, Hypothetical Conditions, etc.):

Certifications

Property Address: Perris Blvd	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		


APPRAISER'S CERTIFICATION

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The credibility of this report, for the stated use by the stated user(s), of the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- I did not base, either partially or completely, my analysis and/or the opinion of value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property, or of the present owners or occupants of the properties in the vicinity of the subject property.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification.

Additional Certifications: As of the date of this report, I Robert R. King have completed the Standards and Ethics Education Requirement of the Appraisal Institute for Designated Members.

Client Contact: Melissa Elizondo - Senior Accountant	Client Name: City of Moreno Valley
E-Mail: melissae@moval.org	Address: PO Box 88005, Moreno Valley, CA 92552

<p>APPRAISER</p>  <p>Appraiser Name: <u>Robert R. King, SRA</u></p> <p>Company: <u>Del Rey Appraisal Services</u></p> <p>Phone: <u>(951) 850-4115</u> Fax: <u>---</u></p> <p>E-Mail: <u>bking@delreyappraisal.com</u></p> <p>Date Report Signed: <u>04/04/2022</u></p> <p>License or Certification #: <u>AG033647</u> State: <u>CA</u></p> <p>Designation: <u>SRA</u></p> <p>Expiration Date of License or Certification: <u>04/08/2022</u></p> <p>Inspection of Subject: <input checked="" type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input type="checkbox"/> None</p> <p>Date of Inspection: <u>03/29/2022</u></p>	<p>SUPERVISORY APPRAISER (if required) or CO-APPRAISER (if applicable)</p> <p>Supervisory or Co-Appraiser Name: _____</p> <p>Company: _____</p> <p>Phone: _____ Fax: _____</p> <p>E-Mail: _____</p> <p>Date Report Signed: _____</p> <p>License or Certification #: _____ State: _____</p> <p>Designation: _____</p> <p>Expiration Date of License or Certification: _____</p> <p>Inspection of Subject: <input type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input checked="" type="checkbox"/> None</p> <p>Date of Inspection: <u>N/A</u></p>
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SIGNATURES

Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Borrower	City of Moreno Valley	File No.	DX2042
Property Address	Perris Blvd		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92551
Lender/Client	City of Moreno Valley		

APPRAISAL AND REPORT IDENTIFICATION

This Report is one of the following types:

- Appraisal Report (A written report prepared under Standards Rule 2-2(a), pursuant to the Scope of Work, as disclosed elsewhere in this report.)
- Restricted Appraisal Report (A written report prepared under Standards Rule 2-2(b), pursuant to the Scope of Work, as disclosed elsewhere in this report, restricted to the stated intended use by the specified client or intended user.)

Comments on Standards Rule 2-3

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- Unless otherwise indicated, I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- Unless otherwise indicated, I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification (if there are exceptions, the name of each individual providing significant real property appraisal assistance is stated elsewhere in this report).

Comments on Appraisal and Report Identification

The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

APPRAISER:

Signature: 

Name: Robert R. King, SRA

SRA

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature and Report: 04/04/2022

Effective Date of Appraisal: 03/29/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): 03/29/2022

SUPERVISORY or CO-APPRAISER (if applicable):

Signature: _____

Name: _____

State Certification #: _____

or State License #: _____

State: _____ Expiration Date of Certification or License: _____

Date of Signature: _____

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): N/A

Attachment: Appraisal - APN 486-084-006 - Perris Blvd (POR LOT 20 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

PRIVACY NOTICE

Pursuant to the Gramm-Leach-Bliley Act of 1999, effective July 1, 2001, Appraisers, along with all providers of personal financial services are now required by federal law to inform their clients of the policies of the firm with regard to the privacy of client nonpublic personal information. As professionals, we understand that your privacy is very important to you and are pleased to provide you with this information.

Types of Nonpublic Personal Information We Collect

In the course of performing appraisals, we may collect what is known as "nonpublic personal information" about you. This information is used to facilitate the services that we provide to you and may include the information provided to us by you directly or received by us from others with your authorization.

Parties to Whom We Disclose Information

We do not disclose any nonpublic personal information obtained in the course of our engagement with our clients to nonaffiliated third parties, except as necessary or as required by law. By way of example, a necessary disclosure would be to our employees, and in certain situations, to unrelated third party consultants who need to know that information to assist us in providing appraisal services to you. All of our employees and any third party consultants we employ are informed that any information they see as part of an appraisal assignment is to be maintained in strict confidence within the firm.

A disclosure required by law would be a disclosure by us that is ordered by a court of competent jurisdiction with regard to a legal action to which you are a party.

Confidentiality and Security

We will retain records relating to professional services that we have provided to you for a reasonable time so that we are better able to assist you with your needs. In order to protect your nonpublic personal information from unauthorized access by third parties, we maintain physical, electronic and procedural safeguards that comply with our professional standards to insure the security and integrity of your information.

Please feel free to call us any time if you have any questions about the confidentiality of the information that you provide to us.

APPRAISAL OF REAL PROPERTY
VACANT LAND



LOCATED AT

Sheila Street
 Moreno Valley, CA 92551
 POR LOT 5 MB 052/099 TR 2995

FOR

City of Moreno Valley
 PO Box 88005
 Moreno Valley, CA 92552

OPINION OF VALUE

\$39,000

AS OF

03/29/2022

BY

Robert R. King, SRA
 Del Rey Appraisal Services
 28131 White Sand Trl
 Moreno Valley, CA 92555-5436
 (951) 850-4115
 bking@delreyappraisal.com

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Del Rey Appraisal Services
 28131 White Sand Trl
 Moreno Valley, CA 92555-5436
 (951) 850-4115

04/04/2022

Melissa Elizondo - Senior Accountant
 City of Moreno Valley
 PO Box 88005
 Moreno Valley, CA 92552

Re: Property: Sheila Street
 Moreno Valley, CA 92551
 Client: City of Moreno Valley
 File No.: DX2043

Opinion of Value: \$ 39,000
 Effective Date: 03/29/2022

In accordance with your request, I have appraised the above referenced property. The report of that appraisal is attached. The intended use of this appraisal is for internal planning purposes; potential purchase. The intended user is the City of Moreno Valley.

The purpose of the appraisal is to develop an opinion of market value for the property described in this appraisal report, as improved, in unencumbered fee simple title of ownership.

This report is based on a physical analysis of the site and improvements, a locational analysis of the neighborhood and city, and an economic analysis of the market for properties such as the subject. The appraisal was developed and the report was prepared in accordance with the Uniform Standards of Professional Appraisal Practice.

The opinion of value reported above is as of the stated effective date and is contingent upon the certification and limiting conditions attached.

It has been a pleasure to assist you. Please do not hesitate to contact me if I can be of additional service to you.

Sincerely,



Robert R. King, SRA
 Del Rey Appraisal Services
 License or Certification #: AG033647
 State: CA Expires: 04/08/2022
 bking@delreyappraisal.com

Borrower	City of Moreno Valley	File No.	DX2043		
Property Address	Sheila Street				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				

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Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

SUMMARY OF SALIENT FEATURES

SUBJECT INFORMATION	Subject Address	Sheila Street
	Legal Description	POR LOT 5 MB 052/099 TR 2995
	City	Moreno Valley
	County	Riverside
	State	CA
	Zip Code	92551
	Census Tract	0488.00
	Map Reference	40140
SALES PRICE	Sale Price	\$ N/A
	Date of Sale	N/A
CLIENT	Borrower	City of Moreno Valley
	Lender/Client	City of Moreno Valley
DESCRIPTION OF IMPROVEMENTS	Size (Square Feet)	N/A
	Price per Square Foot	\$ N/A
	Location	Typical
	Age	N/A
	Condition	N/A
	Total Rooms	N/A
	Bedrooms	N/A
	Baths	N/A
APPRAISER	Appraiser	Robert R. King, SRA
	Date of Appraised Value	03/29/2022
VALUE	Opinion of Value	\$ 39,000

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

 AI Reports™ Form 120.05*	Client File #: Sheila Street	Appraisal File #: DX2043
	Appraisal Report · Land	
	Appraisal Company: Del Rey Appraisal Services	
	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436	
Phone: (951) 850-4115		Fax: ---
		Website: ---

Appraiser: Robert R. King, SRA	Co-Appraiser:
AI Membership (if any): <input checked="" type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS	AI Membership (if any): <input type="checkbox"/> SRA <input type="checkbox"/> MAI <input type="checkbox"/> SRPA <input type="checkbox"/> AI-GRS <input type="checkbox"/> AI-RRS
AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate	AI Affiliation (if any): <input type="checkbox"/> Candidate for Designation <input type="checkbox"/> Practicing Affiliate
Other Professional Affiliation: ---	Other Professional Affiliation:
E-mail: bking@delreyappraisal.com	E-mail:
Client: City of Moreno Valley	Contact: Melissa Elizondo - Senior Accountant
Address: PO Box 88005, Moreno Valley, CA 92552	
Phone: (951) 413-3073	Fax:
	E-mail: melissae@moval.org

SUBJECT PROPERTY IDENTIFICATION

Address: Sheila Street			
City: Moreno Valley	County: Riverside	State: CA	ZIP: 92551
Legal Description: POR LOT 5 MB 052/099 TR 2995			
Tax Parcel #: 486-084-011	RE Taxes: 0	Tax Year: 2021	
Use of the Real Estate As of the Date of Value:		Vacant Residential/Commercial Land	
Use of the Real Estate Reflected in the Appraisal:		Vacant Residential/Commercial Land	
Opinion of highest and best use (if required):		Hold for future development	

SUBJECT PROPERTY HISTORY

Owner of Record: Moreno Valley Housing Authority
Description and analysis of sales within 3 years (minimum) prior to effective date of value: Refer to attached Realist for history. No transfers reported in the past three years.
Description and analysis of agreements of sale (contracts), listings, and options: No currently MLS listings and no know contracts.

RECONCILIATIONS AND CONCLUSIONS

Indication of Value by Sales Comparison Approach	\$ 39,000
Indication of Value by Cost Approach	\$ N/A
Indication of Value by Income Approach	\$ N/A
Final Reconciliation of the Methods and Approaches to Value: The Sale Comparison Approach was the only approach deemed appropriate for this appraisal assignment. Participants in this market are not relying on either the Cost Approach or the Income Approach for purchasing vacant residential land.	

Opinion of Value as of: 03/29/2022 **\$ 39,000**

Exposure Time: The concluded value is based on an exposure time of six to eighteen months.

The above opinion is subject to: Hypothetical Conditions and/or Extraordinary Assumptions cited on the following page.

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product, or third party certifications, verifications, data specifications, scores, indexes, or valuation tools, used or provided by the individual appraiser(s) or others in the specific contents of the AI Reports®. AI Reports® AI-120.05 Appraisal Report - Land© Appraisal Institute 2017, All Rights Reserved

Attachment: Appraisal - APN 486-084-011 - Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Client:	City of Moreno Valley	Client File #:	Sheila Street
Subject Property:	Sheila Street, Moreno Valley, CA 92551	Appraisal File #:	DX2043

ASSIGNMENT PARAMETERS

Intended User(s):	City of Moreno Valley		
Intended Use:	Internal planning by the client, City of Moreno Valley; potential purchase. There are no other intended use or users.		
This report is not intended by the appraiser for any other use or by any other user.			
Type of Value:	Market Value	Effective Date of Value:	03/29/2022
Interest Appraised:	<input checked="" type="checkbox"/> Fee Simple <input type="checkbox"/> Leasehold <input type="checkbox"/> Other		
Hypothetical Conditions: (A hypothetical condition is that which is contrary to what exists, but is asserted by the appraiser for the purpose of analysis. Any hypothetical condition may affect the assignment results.) None noted.			
Extraordinary Assumptions: (An extraordinary assumption is directly related to a specific assignment and presumes uncertain information to be factual. If found to be false this assumption could alter the appraiser's opinions or conclusions. Any extraordinary assumption may affect the assignment results.) None noted.			
This is an Appraisal Report in accordance with Standard Rule 2-2(a) of the Uniform Standard of Professional Appraisal Practice (USPAP).			

SCOPE OF WORK

Definition: The scope of work is the type and extent of research and analysis in an assignment. Scope of work includes the extent to which the property is identified, the extent to which tangible property is inspected, the type and extent of data research, and the type and extent of analysis applied to arrive at credible opinions or conclusions. The specific scope of work for this assignment is identified below and throughout this report.

Scope of Subject Property Inspection/Data Sources Utilized	Approaches to Value Developed
Appraiser Property Inspection: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Date of Inspection: 03/29/2022 Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted: On site viewing, Realist Tax (attached).	Cost Approach: <input type="checkbox"/> Is necessary for credible results and is developed in this analysis <input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
Co-Appraiser Property Inspection: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Date of Inspection: N/A Describe Scope of Property Inspection, Source of Area Calculations and Data Sources Consulted:	Sales Comparison Approach: <input checked="" type="checkbox"/> Is necessary for credible results and is developed in this analysis <input type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
	Income Approach: <input type="checkbox"/> Is necessary for credible results and is developed in this analysis <input checked="" type="checkbox"/> Is not necessary for credible results; not developed in this analysis <input type="checkbox"/> Is not necessary for credible results but is developed in this analysis
Additional Scope of Work Comments: The intended use of this appraisal is for the City's internal planning purposes; potential purchase. The intended user is the City of Moreno Valley. The appraiser specifically disclaims any liability, whatsoever, for any non-intended use by any non-intended user.	
Significant Real Property Appraisal Assistance: <input checked="" type="checkbox"/> None <input type="checkbox"/> Disclose Name(s) and contribution:	

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Client:	City of Moreno Valley	Client File #:	Sheila Street
Subject Property:	Sheila Street, Moreno Valley, CA 92551	Appraisal File #:	DX2043

MARKET AREA ANALYSIS

Location <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural	Built Up <input type="checkbox"/> Under 25% <input type="checkbox"/> 25-75% <input checked="" type="checkbox"/> Over 75%	Growth <input type="checkbox"/> Rapid <input checked="" type="checkbox"/> Stable <input type="checkbox"/> Slow	Supply & Demand <input type="checkbox"/> Shortage <input checked="" type="checkbox"/> In Balance <input type="checkbox"/> Over Supply	Value Trend <input checked="" type="checkbox"/> Increasing <input type="checkbox"/> Stable <input type="checkbox"/> Decreasing	Typical Marketing Time <input type="checkbox"/> Under 3 Months <input checked="" type="checkbox"/> 3-6 Months <input type="checkbox"/> Over 6 Months
Neighborhood Single Family Profile		Neighborhood Land Use		Neighborhood Name: Moreno Valley	
Price	Age	1 Family	Commercial	PUD <input type="checkbox"/>	Condo <input type="checkbox"/> HOA: \$
335	Low	60%	10%	N/A/	
615	High	Condo	Vacant	Amenities: None	
450	Predominant	10%	Mfd Homes	10%	

Market area description and characteristics: The subject is located in a residential market area. There are multi-family residential properties to north and south of the subject (primarily 2-4 units). Single-family residential properties are located to the north, east and west. Maintenance levels are mixed. Support facilities such as retail, recreation, schools, restaurants, employment, etc. are located the immediate area.

Although the single-family residential prices have increased (see attached regression analysis), in-fill lots remain relatively stable.

General boundaries: North - John F Kennedy Dr; East - Kitching St; South - Santiago Dr; West - Indian St.

SITE ANALYSIS

Dimensions: 37.5x109	Area: 4,088 sf
View: Residential	Shape: Rectangular
Drainage: Appears adequate	Utility: Atypical (relatively small for potential uses)
Site Similarity/Conformity To Neighborhood	Zoning/Deed Restriction
Size: <input checked="" type="checkbox"/> Smaller than Typical <input type="checkbox"/> Typical <input type="checkbox"/> Larger than Typical	View: <input type="checkbox"/> Favorable <input checked="" type="checkbox"/> Typical <input type="checkbox"/> Less than Favorable
Zoning: COMU - Corridor Mixed Use <input type="checkbox"/> Legal <input type="checkbox"/> No zoning <input checked="" type="checkbox"/> Legal, non-conforming <input type="checkbox"/> Illegal	
Covenants, Condition & Restrictions <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown Documents Reviewed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Ground Rent \$ N/A/	
Utilities	Off Site Improvements
Electric <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Asphalt
Gas <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Alley <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Asphalt
Water <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Sidewalk <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete
Sewer <input checked="" type="checkbox"/> Public <input type="checkbox"/> Other	Street Lights <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private Concrete Poles

Site description and characteristics: The subject is a flat, rectangular lot with curb and gutter along Sheila Street and an alley to its rear. Note that Realist Tax indicates a lot size of 4,356 square feet, but the dimensions on the plat map indicate 4,088 square feet. The subject's lot is half the size of the typical lot in the immediate area which limits its functional utility.

There are multi-family residential properties (mostly quadruplexes) to its north and south (along Perris Boulevard and Sheila Street). Single-family subdivisions are to the east and to the west (across the street).

HIGHEST AND BEST USE ANALYSIS

<input type="checkbox"/> Present Use <input type="checkbox"/> Proposed Use <input checked="" type="checkbox"/> Other Hold for future development.
Summary of highest and best use analysis: The zoning allows for various commercial property types including multi-family residential. The subject is located mid-block, surrounded by multi-family properties along Sheila Street. There are few speculation builders in the area, so the highest and best use may be to hold for future development or to build a multi-family residential property to its highest allowed density.

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Client:	City of Moreno Valley	Client File #:	Sheila Street
Subject Property:	Sheila Street, Moreno Valley, CA 92551	Appraisal File #:	DX2043

SITE VALUATION

Site Valuation Methodology

- Sales Comparison Approach: A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison and making adjustments to the sale prices of the comparables based on the elements of comparison. The sales comparison approach may be used to value improved properties, vacant land, or land being considered as though vacant; it is the most common and preferred method of land valuation when an adequate supply of comparable sales are available.
- Market Extraction: A method of estimating land value in which the depreciated cost of the improvements on the improved property is estimated and deducted from the total sale price to arrive at an estimated sale price for the land; most effective when the improvements contribute little to the total sale price of the property.
- Alternative Method: (Describe methodology and rationale)

Site Valuation

ITEM	SUBJECT	COMPARISON 1	COMPARISON 2	COMPARISON 3
Address	Sheila St Moreno Valley, CA 92551	Perris Blvd Moreno Valley, CA 92551	24449 Atwood Ave Moreno Valley, CA 92553	Val View St Moreno Valley, CA 92553
Proximity to Subject		0.05 miles SW	2.34 miles N	2.85 miles N
Data Source/ Verification		MLS#DW21080150 Realist, Doc#277615	MLS#SB21078386 Realist, Doc#483386	MLS#IG18256150 Realist, Doc#219007
Sales Price	\$ N/A	\$ 100,000	\$ 105,000	\$ 38,000
Price / sf	\$ N/A	\$ 13.50	\$ 13.39	\$ 8.72
Sale Date	N/A	05/02/2021	08/12/2021	06/1/2019
Location	Typical	Similar	Similar	Similar
Site Size	4,088 sf	7,405	7,840	4,356
Site View	Residential	Residential	Residential	Residential
Site Improvements	None	None	None	None
Functional Utility	Atypical	Superior	Superior	Similar
Sale Type	N/A	Owner	Owner	Owner
DOM/CDOM	N/A	3/3	93/93	86/219
Assessor Parcel Number	486-084-006	486-091-005	482-080-043	481-171-047
Net Adjustment		<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ -4	<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ -4	<input type="checkbox"/> + <input type="checkbox"/> - \$
(Adj.s, N.A. & I.V. are in \$ / sf)		Net Adj. 29.6 % (\$ -4.00/sf)	Net Adj. 29.9 % (\$ -4.00/sf)	Net Adj. %
Indicated Value		Gross Adj. 29.6 % \$ 9.5	Gross Adj. 29.9 % \$ 9.39	Gross Adj. % \$ 8.72
Prior Transfer	11/24/2014	09/21/2018	12/21/207	03/05/2018
History	\$0 Quit Claim Deed	\$98,000	\$61,000	\$28,000

Site Valuation Comments: Refer to the Supplemental Addendum for the sales comparison comments.

Site Valuation Reconciliation: Most weight is given to Comp 1 due to its proximity to the subject. The concluded value is \$9.50 per square foot. 4,088 sf x \$9.50/sf = 38,836 (rounded to \$39,000)

Opinion of Site Value **\$ 39,000**

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Attachment: Appraisal - APN 486-084-011 - Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Supplemental Addendum

File No. DX2043

Borrower	City of Moreno Valley				
Property Address	Sheila Street				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				

SALES COMPARISON COMMENTS

The MLS search for comparable land sales included the entire city of Moreno Valley in the past three years. There were only two sales in the subject's size range (under 6,000 square feet); both in mid-2019. One of these has the same zoning as the subject and is included in the sales grid as Comp 3.

The other two comps are more recent, but are substantially larger, which is more typical. Even though smaller lots tend to sell for more on a dollar-per-square foot basis (economies of scale), the subject's small size affects its functional utility. Therefore, it was necessary to apply larger than typical adjustments for to Comps 1 and 2 for their superior Function Utility.

A regression analysis of MLS listed residential land sales under one acre for the past three years in Moreno Valley is included. The graph indicates the in-fill lot market decreased from 2019 to 2020, then increased, and is now back to 2019 levels. Overall, this market segment is considered stable. Therefore, no Market Conditions (time) adjustments are warranted.

A variety of larger, more recent closed sales were reviewed. Two other sales were selected to represent the subject. The dollar-per-square-foot is used for as the unit of comparison.

The comps are in order of distance; the most recent first. Comp 1 is located a block south of the subject and Comp 2 is the most recent sale.

The concluded value is \$9.50 per square foot.

SCOPE OF THE APPRAISAL

This appraisal report is intended to be an "appraisal assignment" as defined in the Standards of Professional Practice of the Appraisal Institute; i.e. it is the intent that the appraisal service be performed in such a manner that the results of the analysis, opinion, or conclusions be that of a disinterested third party. The appraiser has the appropriate knowledge, education and experience to complete this assignment competently. Refer to attached USPAP Identification for further details.

Activities undertaken during the course of this appraisal are as follows:

- A physical observation of the subject property and surrounding neighborhood on March 29, 2022.
- Research and investigation of current market conditions relative to the property type being appraised, as well as the market sector with which the subject is identified.
- Interviews with brokers, appraisers, property owners, and/or managers, as well as relevant public agencies or governing bodies.
- And, compilation of the descriptions, reasoning and explanations, leading to final value conclusions, within this report.

Please Note: Unless otherwise noted in this report, a title report, environmental report, seismic report, construction or repair estimates or soil report were not submitted to the appraiser for review. Additionally, the expertise of the appraiser does not extend to building, insect/rodent infestation, or environmental inspection, and the appraiser will not be responsible for discovery. This is especially true of environmental hazards, including household molds.

HAZARDOUS MATERIAL STATEMENT

Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property was not observed by the appraiser. The appraiser has no knowledge of the existence of such material on the property. The appraiser, however, is not qualified to detect such substances. The presence of substance such as asbestos, lead paint, "Chinese drywall", or other hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is not such material on or in the property that would cause a loss of value. No responsibility is assumed for any conditions, or for any expertise or engineering knowledge required to discover them. In addition, the value opinion offered within this report is based upon the various elements that constitute the subject property being fundamentally sound and in working order. Attics and crawl space areas are typically not accessed and the "inspection" conducted for this appraisal is really more of an "observation". It is not to be regarded as a full property inspection of the type intended to reveal defects in mechanical systems, structural integrity, roofing, siding, or any other property component. The client is invited and encouraged to employ qualified experts to inspect and address any area of concern. If negative conditions are discovered, the opinion of value may require modification.

Supplemental Addendum

File No. DX2043

Borrower	City of Moreno Valley						
Property Address	Sheila Street						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Lender/Client	City of Moreno Valley						

ELECTRONIC SIGNATURE

This appraisal report was transmitted via electronic mail. Therefore, the signature on this appraisal report is a digital signature, which was computer generated. The electronic signature on this report carries the same level of authenticity as an ink signature on a paper copy. This report has been electronically prepared in compliance with USPAP guidelines which includes secure and adequate security measures are in place to protect data produced by the appraiser. In you have any concerns, whatsoever, or questions regarding digitally transmitted signatures, please contact me at (951) 850-4115.

REAL ESTATE TAXES

See attached tax bill from County Assessor's website.

DEFINITION OF EXPOSURE TIME

The Appraisal Institute text *The Dictionary of Real Estate Appraisal*, 5th Edition, defines "Exposure Time" as:

The estimated length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal; a retrospective estimate based on an analysis of past events assuming a competitive and open market.

DAYS ON MARKET (DOM)

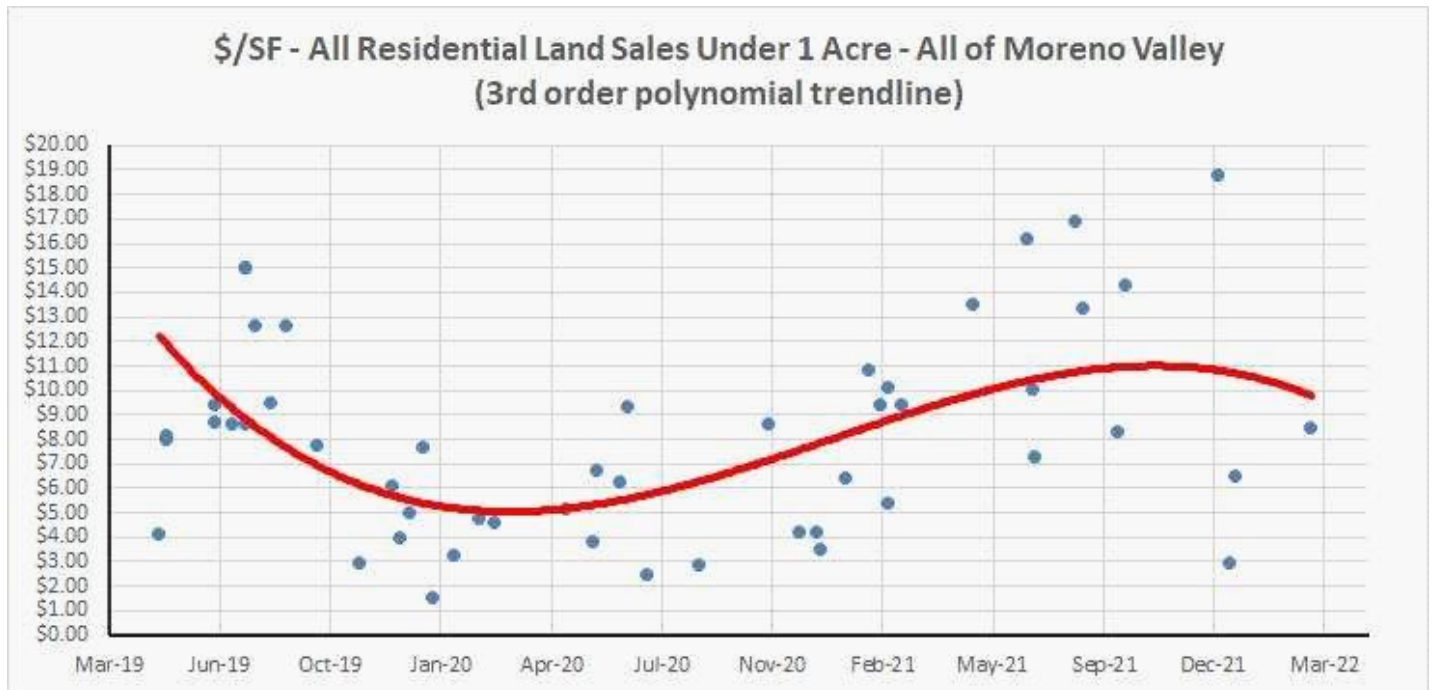
The Days On Market (DOM) listed in the Sale Grid are generally calculated from the most recent price reduction to reflect the exposure period at that price level. The total/cumulative days on market (CDOM) is also indicated

Market Trend Graph and Aerial View of Neighborhood

Borrower	City of Moreno Valley						
Property Address	Sheila Street						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Lender/Client	City of Moreno Valley						



All MLS listed sales of single-family residences in the market area over the past year.



Land sales for the three years. The current is the same as it was in mid 2019 (Comp 3)

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Subject Photos

Borrower	City of Moreno Valley				
Property Address	Sheila Street				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				



Subject

Sheila St
 Sales Price N/A
 Gross Living Area N/A
 Total Rooms N/A
 Total Bedrooms N/A
 Total Bathrooms N/A
 Location Typical
 View Residential
 Site 4,088 sf
 Quality N/A
 Age N/A



Subject

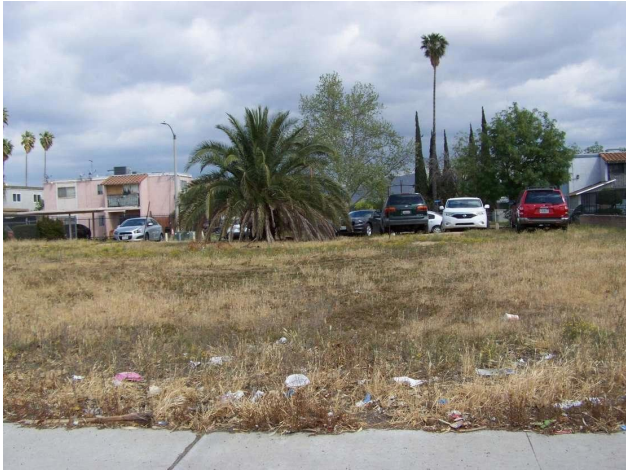


Street

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Comparable Photo Page

Borrower	City of Moreno Valley						
Property Address	Sheila Street						
City	Moreno Valley	County	Riverside	State	CA	Zip Code	92551
Lender/Client	City of Moreno Valley						



Comparable 1

Perris Blvd
 Prox. to Subject 0.05 miles SW
 Sale Price 100,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,405
 Quality
 Age



Comparable 2

24449 Atwood Ave
 Prox. to Subject 2.34 miles N
 Sale Price 105,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 7,840
 Quality
 Age



Comparable 3

Val View St
 Prox. to Subject 2.85 miles N
 Sale Price 38,000
 Gross Living Area
 Total Rooms
 Total Bedrooms
 Total Bathrooms
 Location Similar
 View Residential
 Site 4,356
 Quality
 Age

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Location Map

Borrower	City of Moreno Valley				
Property Address	Sheila Street				
City	Moreno Valley	County	Riverside	State	CA Zip Code 92551
Lender/Client	City of Moreno Valley				



Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Neighborhood Aerial



Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Realist - Page 1

486-084-011, CA, Riverside County

APN: 486-084-011 CLIP: 3624128722

	Beds	Baths	Sale Price	Sale Date
	N/A	N/A	\$230,000	05/12/2003
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type
	N/A	4,356	N/A	COML LOT

OWNER INFORMATION			
Owner Name	Moreno Valley Housing Authority	Tax Billing City & State	Moreno Valley, CA
Mail Owner Name	Moreno Valley Housing Authority	Tax Billing Zip	92553
Tax Billing Address	14177 Frederick St	Tax Billing Zip+4	9014

LOCATION INFORMATION			
Tract Number	2995	Comm College District Code	Riverside City
School District	Moreno Vly	Census Tract	489.02

TAX INFORMATION			
APN	486-084-011	Lot	5
Alternate APN	486-084-011	Water Tax Dist	Eastern Imp
Tax Area	021008		
Legal Description	POR LOT 5 MB 052/099 TR 2995		

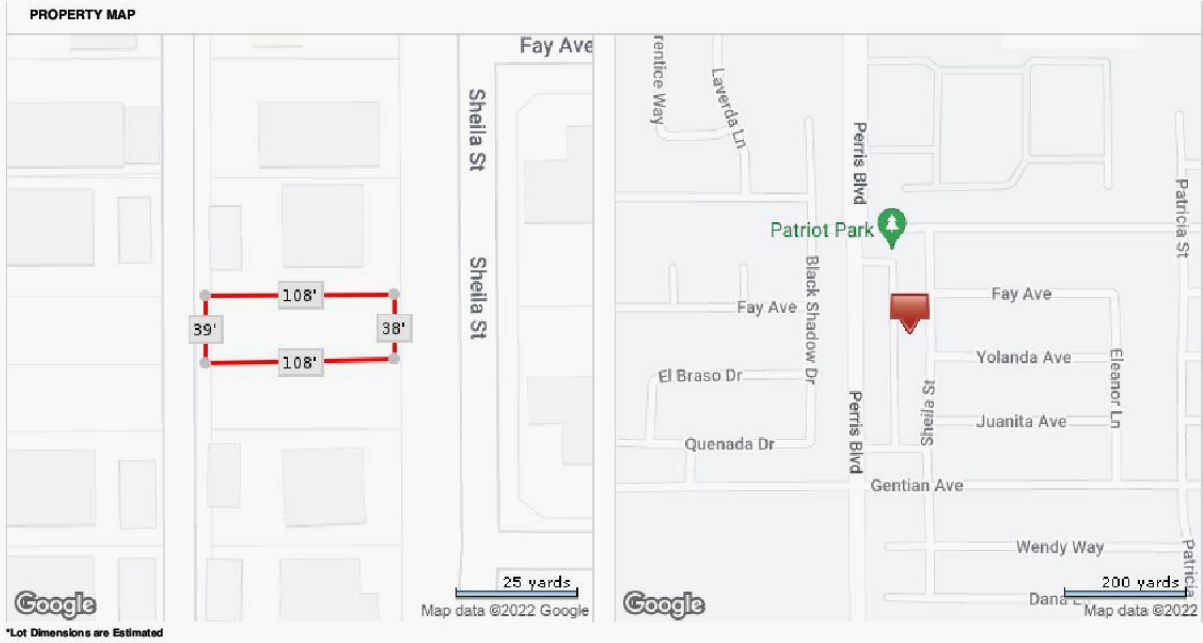
CHARACTERISTICS			
County Land Use	Vacant Commercial	Lot Acres	0.1
Universal Land Use	Commercial Lot	Lot Area	4,356

LAST MARKET SALE & SALES HISTORY			
Recording Date	07/22/2003	Sale Type	Full
Sale Date	05/12/2003	Deed Type	Grant Deed
Sale Price	\$230,000	Owner Name	Moreno Valley Housing Authority
Multi/Split Sale	Multi	Seller	Vasquez Jose J & Miriam
Document Number	547037		

Recording Date	11/21/2014	02/08/2008	07/22/2003	09/19/1996
Sale Date	11/05/2014	01/23/2008	05/12/2003	
Sale Price			\$230,000	
Nominal	Y	Y		Y
Buyer Name	Moreno Valley Housing Authority	Community Redev Agcy Of City/Moren	Ukuru Judi M	Antillon Jorge A & Dora Maria
Seller Name	Community Redevelopment Agency	Ukuru Judi M	Vasquez Jose J & Miriam	Antillon Jorge E
Document Number	446417	66171	547037	356914
Document Type	Quit Claim Deed	Grant Deed	Grant Deed	Grant Deed

MORTGAGE HISTORY			
Mortgage Date	07/22/2003		09/19/1996
Mortgage Amount	\$207,000		\$58,000
Mortgage Lender	Marina Mtg		Home Svgs/America
Mortgage Code	Conventional		Conventional

Realist - Page 2



Parcel Report



Parcel Report

Created: 3/15/2022 9:45 AM

Assessor Parcel Number
486084011

Address:

0
, CA 0

Subdivision Name: TR 2995
Came From: 483060002,
Number of Units: 0
Tract: 2995
Map Book: 52
Map Page: 99
Lot: 5
Lot Type: L



Zoning Information

Zoning: COMU
General Land Use: Corridor Mixed Use
Specific Plan: N/A
Original Description: Corridor Mixed Use
Mixed Use District: N/A
Medical Overlay: N/A
Zoning PUD: N/A
Zoning Residential Buffer: N/A
Zoning AICUZ: N/A
Zoning ISA: N/A
PAKO Status: N/A



Valuation

Taxability: 0
Land: \$0
Structure: \$0
Recorder Type: MB
Tax Rate Area:

Administrative Districts

District Member: Ulises Cabrera
District Number: 4
School District: MORENO VALLEY UNIFIED
HUD-CDBG Low/Mod
Block Group: Yes

Utilities

MVU Service Area: YES
Day of Trash Pickup: Friday
Street Sweeping Day: Your street sweeping day is Blue Monday.
 For your street sweep calendar visit
 Resident Services, Street Sweeping at
www.moval.org

Environmental Hazards

Fault Zone: N/A

The information shown on this map was compiled from the City of Moreno Valley GIS and Riverside County GIS. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Riverside County and City of Moreno Valley will not be held responsible for any claims, losses or damages resulting from the use of this map.

Tax Report



OFFICE OF THE TREASURER-TAX COLLECTOR
RIVERSIDE COUNTY, CALIFORNIA

[HOME](#) [ACCOUNT SEARCH](#) [CHECK OUT](#) [COUNTY HOME](#) [CONTACT US](#)

[← BACK](#) [VIEW VALUATION INFO](#) [ENROLL PIN FOR E-BILLING](#) [MANAGE E-BILLING SUBSCRIPTIONS](#)

Account Information

PARCEL NUMBER	PROPERTY TYPE	STATUS	LAST UPDATE
486084011	Real	Active	4/1/2022 12:19:51 PM
Current Owner: MORENO VALLEY HOUSING AUTHORITY		Tax Rate Area 021-008 MORENO VALLEY	
Class Code			
Legal Description			
POR LOT 5 MB 052/099 TR 2995			

PLEASE NOTE

Please click "PAY" to add unpaid tax bills to your Cart.
If your Assessment has both current and defaulted tax years due, you will need to add each of these to your check out cart individually.
All secured defaulted tax years must be paid together (adding one will add all prior year items to your Cart).

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

License



Business, Consumer Services & Housing Agency
BUREAU OF REAL ESTATE APPRAISERS
REAL ESTATE APPRAISER LICENSE

Robert R. King

has successfully met the requirements for a license as a residential and commercial real estate appraiser in the State of California and is, therefore, entitled to use the title:

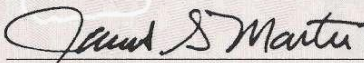
“Certified General Real Estate Appraiser”

This license has been issued in accordance with the provisions of the Real Estate Appraisers' Licensing and Certification Law.

BREA APPRAISER IDENTIFICATION NUMBER: AG 033647

Effective Date: April 9, 2020

Date Expires: April 8, 2022


Jim Martin, Bureau Chief, BREA

3050860

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO SEE "CHAIN LINK"

Attachment: Appraisal – APN 486-084-011 – Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

GP Residential Certifications Addendum

Sheila Street

File No.: DX2043

Property Address: Sheila Street	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

STATEMENT OF ASSUMPTIONS & LIMITING CONDITIONS

- The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
- The appraiser may have provided a sketch in the appraisal report to show approximate dimensions of the improvements, and any such sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size. Unless otherwise indicated, a Land Survey was not performed.
- If so indicated, the appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
- The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
- If the cost approach is included in this appraisal, the appraiser has estimated the value of the land in the cost approach at its highest and best use, and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used. Unless otherwise specifically indicated, the cost approach value is not an insurance value, and should not be used as such.
- The appraiser has noted in the appraisal report any adverse conditions (including, but not limited to, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property, or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property, or adverse environmental conditions (including, but not limited to, the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
- The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
- The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice, and any applicable federal, state or local laws.
- If this appraisal is indicated as subject to satisfactory completion, repairs, or alterations, the appraiser has based his or her appraisal report and valuation conclusion on the assumption that completion of the improvements will be performed in a workmanlike manner.
- An appraiser's client is the party (or parties) who engage an appraiser in a specific assignment. Any other party acquiring this report from the client does not become a party to the appraiser-client relationship. Any persons receiving this appraisal report because of disclosure requirements applicable to the appraiser's client do not become intended users of this report unless specifically identified by the client at the time of the assignment.
- The appraiser's written consent and approval must be obtained before this appraisal report can be conveyed by anyone to the public, through advertising, public relations, news, sales, or by means of any other media, or by its inclusion in a private or public database.
- An appraisal of real property is not a 'home inspection' and should not be construed as such. As part of the valuation process, the appraiser performs a non-invasive visual inventory that is not intended to reveal defects or detrimental conditions that are not readily apparent. The presence of such conditions or defects could adversely affect the appraiser's opinion of value. Clients with concerns about such potential negative factors are encouraged to engage the appropriate type of expert to investigate.

Attachment: Appraisal - APN 486-084-011 - Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Definitions & Scope of Work

File No.: DX2043

Property Address: Sheila Street	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		

DEFINITION OF MARKET VALUE *:

Market value means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

* The Dictionary of Real Estate Appraisal; Fifth Edition.

DEFINITION OF FAIR MARKET VALUE*:

"The fair market value is the price at which the property would change hands between a willing buyer and a willing seller, neither being under any compulsion to buy or to sell and both having reasonable knowledge of relevant facts. The fair market value of a particular item of property includable in the decedent's gross estate is not to be determined by a forced sale price. Nor is the fair market value of an item of property to be determined by the sale price of the item in a market other than that in which such item is most commonly sold to the public, taking into account the location of the item wherever appropriate."

* Per IRS Regulation 20.2031-1

The Scope of Work is the type and extent of research and analyses performed in an appraisal assignment that is required to produce credible assignment results, given the nature of the appraisal problem, the specific requirements of the intended user(s) and the intended use of the appraisal report. Reliance upon this report, regardless of how acquired, by any party or for any use, other than those specified in this report by the Appraiser, is prohibited. The Opinion of Value that is the conclusion of this report is credible only within the context of the Scope of Work, Effective Date, the Date of Report, the Intended User(s), the Intended Use, the stated Assumptions and Limiting Conditions, any Hypothetical Conditions and/or Extraordinary Assumptions, and the Type of Value, as defined herein. The appraiser, appraisal firm, and related parties assume no obligation, liability, or accountability, and will not be responsible for any unauthorized use of this report or its conclusions.

Additional Comments (Scope of Work, Extraordinary Assumptions, Hypothetical Conditions, etc.):

Certifications

Property Address: Sheila Street	City: Moreno Valley	State: CA	Zip Code: 92551
Client: City of Moreno Valley	Address: PO Box 88005, Moreno Valley, CA 92552		
Appraiser: Robert R. King, SRA	Address: 28131 White Sand Trl, Moreno Valley, CA 92555-5436		


APPRAISER'S CERTIFICATION

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The credibility of this report, for the stated use by the stated user(s), of the reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- I did not base, either partially or completely, my analysis and/or the opinion of value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property, or of the present owners or occupants of the properties in the vicinity of the subject property.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification.

Additional Certifications: As of the date of this report, I Robert R. King have completed the Standards and Ethics Education Requirement of the Appraisal Institute for Designated Members.

Client Contact: Melissa Elizondo - Senior Accountant	Client Name: City of Moreno Valley
E-Mail: melissae@moval.org	Address: PO Box 88005, Moreno Valley, CA 92552

<p>APPRAISER</p>  <p>Appraiser Name: <u>Robert R. King, SRA</u></p> <p>Company: <u>Del Rey Appraisal Services</u></p> <p>Phone: <u>(951) 850-4115</u> Fax: <u>---</u></p> <p>E-Mail: <u>bking@delreyappraisal.com</u></p> <p>Date Report Signed: <u>04/04/2022</u></p> <p>License or Certification #: <u>AG033647</u> State: <u>CA</u></p> <p>Designation: <u>SRA</u></p> <p>Expiration Date of License or Certification: <u>04/08/2022</u></p> <p>Inspection of Subject: <input checked="" type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input type="checkbox"/> None</p> <p>Date of Inspection: <u>03/29/2022</u></p>	<p>SUPERVISORY APPRAISER (if required) or CO-APPRAISER (if applicable)</p> <p>Supervisory or Co-Appraiser Name: _____</p> <p>Company: _____</p> <p>Phone: _____ Fax: _____</p> <p>E-Mail: _____</p> <p>Date Report Signed: _____</p> <p>License or Certification #: _____ State: _____</p> <p>Designation: _____</p> <p>Expiration Date of License or Certification: _____</p> <p>Inspection of Subject: <input type="checkbox"/> Interior & Exterior <input type="checkbox"/> Exterior Only <input checked="" type="checkbox"/> None</p> <p>Date of Inspection: <u>N/A</u></p>
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SIGNATURES

Attachment: Appraisal - APN 486-084-011 - Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

Borrower	City of Moreno Valley	File No.	DX2043
Property Address	Sheila Street		
City	Moreno Valley	County	Riverside
		State	CA
		Zip Code	92551
Lender/Client	City of Moreno Valley		

APPRAISAL AND REPORT IDENTIFICATION

This Report is one of the following types:

- Appraisal Report (A written report prepared under Standards Rule 2-2(a), pursuant to the Scope of Work, as disclosed elsewhere in this report.)
- Restricted Appraisal Report (A written report prepared under Standards Rule 2-2(b), pursuant to the Scope of Work, as disclosed elsewhere in this report, restricted to the stated intended use by the specified client or intended user.)

Comments on Standards Rule 2-3

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- Unless otherwise indicated, I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- Unless otherwise indicated, I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice that were in effect at the time this report was prepared.
- Unless otherwise indicated, I have made a personal inspection of the property that is the subject of this report.
- Unless otherwise indicated, no one provided significant real property appraisal assistance to the person(s) signing this certification (if there are exceptions, the name of each individual providing significant real property appraisal assistance is stated elsewhere in this report).

Comments on Appraisal and Report Identification

The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

APPRAISER:

Signature: 

Name: Robert R. King, SRA

SRA

State Certification #: AG033647

or State License #: _____

State: CA Expiration Date of Certification or License: 04/08/2022

Date of Signature and Report: 04/04/2022

Effective Date of Appraisal: 03/29/2022

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): 03/29/2022

SUPERVISORY or CO-APPRAISER (if applicable):

Signature: _____

Name: _____

State Certification #: _____

or State License #: _____

State: _____ Expiration Date of Certification or License: _____

Date of Signature: _____

Inspection of Subject: None Interior and Exterior Exterior-Only

Date of Inspection (if applicable): N/A

Attachment: Appraisal - APN 486-084-011 - Sheila Street (POR LOT 5 MB 052/099 TR 2995) (5939 : AGREEMENT FOR CONVEYANCE OF REAL

PRIVACY NOTICE

Pursuant to the Gramm-Leach-Bliley Act of 1999, effective July 1, 2001, Appraisers, along with all providers of personal financial services are now required by federal law to inform their clients of the policies of the firm with regard to the privacy of client nonpublic personal information. As professionals, we understand that your privacy is very important to you and are pleased to provide you with this information.

Types of Nonpublic Personal Information We Collect

In the course of performing appraisals, we may collect what is known as "nonpublic personal information" about you. This information is used to facilitate the services that we provide to you and may include the information provided to us by you directly or received by us from others with your authorization.

Parties to Whom We Disclose Information

We do not disclose any nonpublic personal information obtained in the course of our engagement with our clients to nonaffiliated third parties, except as necessary or as required by law. By way of example, a necessary disclosure would be to our employees, and in certain situations, to unrelated third party consultants who need to know that information to assist us in providing appraisal services to you. All of our employees and any third party consultants we employ are informed that any information they see as part of an appraisal assignment is to be maintained in strict confidence within the firm.

A disclosure required by law would be a disclosure by us that is ordered by a court of competent jurisdiction with regard to a legal action to which you are a party.

Confidentiality and Security

We will retain records relating to professional services that we have provided to you for a reasonable time so that we are better able to assist you with your needs. In order to protect your nonpublic personal information from unauthorized access by third parties, we maintain physical, electronic and procedural safeguards that comply with our professional standards to insure the security and integrity of your information.

Please feel free to call us any time if you have any questions about the confidentiality of the information that you provide to us.



Report to City Council

TO: Mayor and City Council
 Mayor and City Council Acting in its Capacity as
 President and Members of the Board of Directors of the
 Moreno Valley Community Services District (CSD)

FROM: Jeremy Bubnick, Parks & Community Services Director

AGENDA DATE: September 20, 2022

TITLE: AUTHORIZATION TO AWARD CONSTRUCTION
 CONTRACT TO MUSCO SPORTS LIGHTING, LLC FOR
 SPORTS FIELD LIGHTING AND SECURITY WALKWAY
 LIGHTING AT VICTORIANO PARK, (PROJECT NO. 807
 0053-3015)

RECOMMENDED ACTION

Recommendations: That the City Council and CSD:

1. Award a construction contract to Musco Sports Lighting, LLC for sports lighting at Victoriano Park in substantial conformance with the attached contract, in the amount of \$473,023, funded by Park Improvements DIF funds;
2. Authorize the issuance of a Purchase Order for Musco Sports Lighting, LLC in the amount of \$520,325 (bid amount plus a 10% contingency) when the contract has been signed by all parties;
3. Authorize the Executive Director to execute any subsequent related Extensions or Amendments to the Agreement and change orders to the contract, but not exceeding the total contingency of \$47,302, subject to the approval of the City Attorney;
4. Approve Musco Sports Lighting, LLC as the sole source for procurement and installation of the proposed lights and associated equipment.

SUMMARY

This report recommends approval of a contract and sole source approval with Musco Sports Lighting, LLC, for sports field and walkway security lighting at Victoriano Park. This contract will be funded by Park Improvements DIF funds.

DISCUSSION

On June 1, 2021, the City Council approved the Capital Improvement Plan Budget for Fiscal Year (FY) 2021/22 & 2022/23. The LED Lighting Improvements Project at Various Parks was approved. This project is intended to provide sports field lighting upgrades at various parks throughout the City.

The proposed Victoriano Park project includes installing new sports field light poles fixtures and security walkway lights and one new Control-Link cabinets and system for controlling and programming the lights on one 300' x 200' soccer fields and walkway security lights.

Currently, there are eleven parks with lighted sports fields; however, five parks accommodate baseball and softball only. Due to the popularity of soccer within the City, along with the number of Moreno Valley-based soccer leagues requesting lighted field space, the need for additional lighted fields is vital to accommodate the leagues and the Moreno Valley youth they serve.

Soccer leagues heavily utilize the unlit fields at Victoriano Park throughout the year, and this project will enhance the park by lighting the one soccer field. The addition of sports field lighting will extend the availability use up to 5,500 hours per year during daily use hours of 5:00 – 10:00 p.m. This additional lighted field availability will help reduce the overwhelming need for field space for soccer practice and games.

Providing additional lighted field space also aligns with the City of Moreno Valley Parks Master Plan "12 Goals of Success," which aims to offer park amenities that meet the community's desires.

Musco Sports Lighting has standard equipment for sports field lighting throughout the City of Moreno Valley parks. The Control-Link system is Musco's proprietary software application for the control and programming of lights by Musco staff, City staff, and long-term sports user groups for field reservations. For consistency, efficiency, and integration with the existing Musco Sports Lighting system throughout Moreno Valley parks, the Department recommends that the City Council authorize the sole sourcing of Musco Sports Lighting, LLC for this project.

ALTERNATIVES

1. Approve and authorize the recommended actions as presented in this staff report. **Staff recommends this alternative as it will allow for timely completion of the lighting project at Victoriano Park.**

- Do not approve and authorize the recommended actions presented in this staff report and provide further direction to staff. **Staff does not recommend this alternative as it will delay the lighting project at Victoriano Park.**

FISCAL IMPACT

This project is funded by Park Improvements DIF funds (2905). Budgeted in PCS Capital Proj-Park Improvements fund 3015. There is no impact to the General Fund.

Description	Fund	GL Account No.	Type (Rev/Exp)	FY 22/23 Budget	Proposed Adjustments	FY 22/23 Amended Budget
Contract Services	3015 PCS CAPITAL PROJ (PARK IMPRVMNTS)	3015-50-57-80007-720199 Proj. No. 807 0053-3015-99	Exp	\$0	\$520,325	\$520,325
Transfer In from DIF Park Improv.	3015 PCS CAPITAL PROJ (PARK IMPRVMNTS)	3015-99-99-93015-802905	Rev	\$0	\$520,325	\$520,325
Transfer to PCS CAP Project	2905 DIF PARK IMPROVEMENTS	2905-99-95-92905-903015	Exp	\$0	\$520,325	\$520,325

PROJECT BUDGET:

PCS Capital Projects (Park Improvements) fund 3015.
 (Account 3015-50-57-80007-xxxxxx) (Project No. 807 0053-3015-04)
 Lighting Contract..... \$473,023
 Contingency (staff, permits, etc.)\$47,302
Total Available Project Funds\$520,325

ANTICIPATED PROJECT SCHEDULE:

Notice to ProceedNovember 2022
 Start of ConstructionDecember 2022
 Construction Completion..... January 2023

NOTIFICATION

Publication of agenda. Notice of CEQA Determination (Categorical Exemption-Class11 per Section 15311) was recorded with the County Recorder on September 2, 2022 in compliance with Sections 21108, 21152 and 21152.1 of the Public Resources Code.

PREPARATION OF STAFF REPORT

Prepared By:
Dean Ristow
Parks Superintendent &
Patty Yhuit
Sr. Management Analyst

Department Head Approval:
Jeremy Bubnick
Parks & Community Services Director

CITY COUNCIL GOALS

Community Image, Neighborhood Pride and Cleanliness. Promote a sense of community pride and foster an excellent image about our City by developing and executing programs which will result in quality development, enhanced neighborhood preservation efforts, including home rehabilitation and neighborhood restoration.

CITY COUNCIL STRATEGIC PRIORITIES

- 1. Economic Development
- 2. Public Safety
- 3. Library
- 4. Infrastructure
- 5. Beautification, Community Engagement, and Quality of Life
- 6. Youth Programs

ATTACHMENTS

To view large attachments, please click your “bookmarks”



on the left hand side of this document for the necessary attachment.

- 1. Victoriano Park Soccer Lighting Project Proposal 8_10_22r
- 2. Musco Sports Lighting LLC Approved Sole Source 2022
- 3. MUSCO Agreement_Victoriano Park Lighting_CA approved

APPROVALS

Budget Officer Approval	<u>✓ Approved</u>	9/12/22 7:50 AM
City Attorney Approval	<u>✓ Approved</u>	
City Manager Approval	<u>✓ Approved</u>	9/12/22 11:22 AM

Quote

**Victoriano Park Soccer
Moreno Valley, California
Date: August 10, 2022
To: Dean Ristow**

City of Moreno Valley- Parks Maintenance Supervisor

Victoriano Park Soccer Field 300' x 205' Turnkey Lighting Solution

Musco's Lighting Equipment as described below and delivered to the job site:

➤ Soccer Field Turnkey Lighting Solution:	\$439,000.00
Sales Tax at 7.75% (confirm at time of order)	\$34,022.50
Project Bonding is Included	

Pricing furnished is effective for 90 days unless otherwise noted and is kindly considered confidential.

Equipment Description- Soccer Field 300' x 180'

- (4) Pre-cast concrete bases- S1, S2, S3, S4
- (2) 70' Galvanized steel poles- S1, S2
- (2) 80' Galvanized steel poles- S3, S4
- (20) TLC LED 1200 Factory-aimed and assembled luminaires for Soccer
- (4) TLC LED 900 Factory-aimed and assembled luminaires for Soccer
- (2) TLC LED 400 Factory-aimed and assembled luminaires for Soccer
- Pole length wire harnesses (70', and 80')
- (2) OSQ 130w Security Light Fixtures (Parking lot side of park mounted on S3/S4 at 27')
- Includes Dimming- High, Medium, Low
- *Revised field size from 300' x 180' to 300' x 205'.
- (2) Mounting Plate/Brackets for LCOM enclosure at 15'
- (2) Mounting Plate/Brackets for city supplied security camera on light poles S3 / S4 at 18'. S3- 0 deg, S4- 180 deg.

Walkway Light Pole Equipment Description- Cree ARE Fixture with 15'/ 5" round pole

- (11) 15' Bronze Security Light Poles
- (11) Bronze Cree ARE LED Walkway fixtures

On Field Performance – Control to benefit players, fans

- (1) 24" x 48" Control and Monitoring Cabinets (CMC). Control-Link® System for remote on/off control and performance monitoring with 24/7 customer support- *Lighting Control Zones to be configured with site electrical design- per the electrical design.*

Environmental Light Control – Control for neighbors and the environment

Reduction of spill light and glare by 50% or more. Musco can provide horizontal, and vertical footcandle levels at the property line if required.

Always Ready to Play – Control assuring the results you expect

Product assurance and warranty program that includes materials and onsite labor, eliminating 100% of your maintenance costs for 25 years.

Quote

Notes

Quote is based on:

- Shipment of entire project together to one location
- Includes structural design services for the Musco Light poles. CBC 2019, mph 95.
- Includes installation tasks associated with a turnkey lighting solution for the soccer field. See scope of work provided on pages 3-4.
- Electrical information- 208v 3p.
- Delivery to the job site will be 10-14 weeks after submittal approval, confirmation of order details, and coordination with any test and inspection agency assigned to the project.

Thank you for the opportunity to discuss Musco's innovative lighting solutions; we are determined to provide you with the best value option for your facility. Please contact us if you have any questions.

Mike Higgins
Musco Sports Lighting, LLC
3002 Dow Ave, Suite #504
Tustin, CA 92780
Office: 800-659-0117x6121
Mobile: 714-614-0863

Quote

**Victoriano Park Soccer
Moreno Valley, CA
Turnkey Scope of Work**

Customer Responsibilities:

1. Complete access to the site for construction using standard 2-wheel drive rubber tire equipment.
2. Locate existing underground utilities not covered by your local utilities. (i.e. water lines, electrical lines, irrigation systems, and sprinkler heads). Musco or Subcontractor will not be responsible for repairs to unmarked utilities.
3. Stop irrigation prior to the start of work and throughout construction in work areas.
4. Pay for extra costs associated with foundation excavation in non-standard soils (rock, caliche, high water table, collapsing holes, etc.) or soils not defined in geo-technical report. Standard soils are defined as soils that can be excavated using standard earth auguring equipment.
5. Pay any necessary power company fees and requirements.
6. Pay all permitting fees.
7. Installation of (5) walkway light poles as part of the on-going water project in the NE corner of the park. See Musco Responsibilities, Item #7 for additional information.

Musco Responsibilities:

1. Provide required foundations, poles, electrical enclosures, luminaires, pole harnesses, and control cabinets.
2. Provide layout of pole locations and aiming diagram.
3. Provide Project Management as required.
4. Provide stamped foundation designs based on soils defined in the geotechnical report.
5. Assist our installing subcontractor and ensure our responsibilities are satisfied.
6. Provide mounting plates on light poles S3 / S4 for Enclosure box, and security camera at 18'.
7. Provide 11 new walkway light poles with Cree ARE fixtures.
8. Musco will hand over (5) light poles, and (5) Cree ARE fixtures to the city of Moreno Valley. The on-site contractor working on the EMWD water project in the SE corner of the park. That construction team will provide the installation, and electrical services to install the remaining five light poles / fixtures, connect to the existing Musco controlled lighting zone called Security. Contractor to review electrical plans prepared by JCA Engineering.

Musco Subcontractor Responsibilities**General:**

1. Provide labor, equipment, and materials to off load equipment at jobsite per scheduled delivery.
2. Provide storage containers for material, (including electrical components enclosures), as needed.
3. Provide necessary waste disposal and daily clean up.
4. Provide adequate security to protect Musco delivered products from theft, vandalism or damage during the installation.
5. Obtain any required no fee permitting as directed by the city of Moreno Valley.

Quote

6. Confirm the existing underground utilities and irrigation systems have been located and are clearly marked in order to avoid damage from construction equipment. Repair any such damage during construction.
7. Keep all heavy equipment off playing fields when possible. Repair damage to grounds which exceeds that which would be expected. Indentations caused by heavy equipment traveling over dry ground would be an example of expected damage. Ruts and sod damage caused by equipment traveling over wet grounds would be an example of damage requiring repair.
8. Provide startup and aiming as required to provide complete and operating sports lighting system.
9. Installation to commence upon delivery and proceed without interruption until complete. Musco to be immediately notified of any breaks in schedule or delays.

Foundations, Poles, and Luminaires:

1. Mark and confirm pole locations per the aiming diagram provided. If there are any issues, immediately notify your Musco Project Manager.
2. Provide labor, materials, and equipment to install 4 LSS foundations (Light Poles S1-S4) as specified on Layout and per the stamped foundation drawings, if applicable. Install 6 new walkway pole foundations, 6 walkway light poles / fixtures per the electrical plans.
3. Demo six existing walkway pole bases below grade, and provide new pull boxes for walkway lighting poles.
4. Remove spoils and dispose of offsite.
5. Provide labor, materials, and equipment to assemble Musco TLC-LED luminaires, electrical component enclosures, poles, and pole harnesses.
6. Provide labor, equipment, and materials to erect 4 dressed LSS Poles and aim utilizing the pole alignment beam.

Electrical:

1. Provide labor, materials, and equipment to install new breakers in 208-volt 3p electrical service panel as required.
 - a. Final electrical plans prepared by JCA Engineering have been reviewed.
2. Provide labor, materials and equipment to install the Musco Control and Monitoring Cabinet.
 - a. See electrical plans / storage room.
3. Provide labor, materials, and equipment to install pull boxes, conduit and electrical wiring as permitted. Include signal conduit per plans to light poles S3 / S4. Include 120v power feeder to light pole S3 / S4 for city supplied camera.
4. Provide as-built drawings on completion of installation, **(if required)**.

Control System:

1. Provide labor, equipment, and materials to install (1) Musco Control and Monitoring cabinet and terminate all necessary wiring.
2. Provide a dedicated 120 V 20 A controls circuit or a step-down transformer for 120 V control circuit if not available.
3. Rewire (6) walkway fixtures to the new Musco Control Link system
4. Check all zones to make sure they work in both auto and manual mode.
5. Commission Control-Link® by contacting Control Link Central™ at 877-347-3319.

Quote

CODE OF CONDUCT

In order to maintain a high-quality jobsite and installation, Subcontractor represents to Musco that it has the supervision necessary to, and shall train, manage, supervise, monitor, and inspect the activities of its employees for the purpose of enforcing compliance with these safety requirements. Subcontractor acknowledges that Musco does not undertake any duty toward Subcontractor's employees to train, manage, supervise, monitor, and inspect their work activities for the purpose of enforcing compliance with these safety requirements, but Subcontractor agrees to abide by any reasonable recommendations made by Musco or Musco representatives with respect to safety.

Subcontractor agrees that it is or will be familiar with and shall abide by the safety rules and regulations of Musco and the Owner, including, but not limited to the Occupational Safety and Health Act of 1970 (OSHA), all rules and regulations established pursuant thereto, and all amendments and supplements thereto.

Subcontractor further agrees to require all its employees, subcontractors, and suppliers to comply with these requirements. Subcontractor shall also observe and comply with all laws with respect to environmental protection applicable to the Project.

Subcontractor shall require all its subcontractors, employees, visitors, suppliers, and agents under its direction to comply with the following:

1. GENERAL JOBSITE SAFETY AND CLEANLINESS.
 - a. Subcontractor's employees and agents shall be required to wear appropriate personal protective equipment including, but not limited to, safety glasses with side shields, work shoes, fall protection devices, and hard hats.
 - b. Where a walking or working surface has an unprotected side or edge which is six feet or more above a lower level, Subcontractor shall use guardrail systems, safety net systems, or personal fall arrest systems.
 - c. Jobsite shall be kept free of debris including, but not limited to, cardboard and packing materials which can become windborne.
 - d. Construction equipment shall be parked during non-use in an orderly fashion so as not to create inconvenience to others using the jobsite.
 - e. Subcontractor shall provide for and ensure the use of safety equipment for the Project in accordance with Musco's and Owner's safety requirements, to the extent these may be stricter than federal, state, or local standards, or generally recognized industry applicable standards.
 - f. Subcontractor shall provide the Musco project manager with an "Emergency List" showing Subcontractor's designated medical doctor, hospital, insurance company, and any other health service providers, such list to be updated within 24 hours of any change in the information provided.
 - g. Within eight (8) hours from the time of an accident (or such shorter period as laws may require), Subcontractor shall advise Musco of any accident resulting in injury to any person or damage to any equipment or facility. Upon request, Subcontractor shall promptly furnish Musco with a written report of any such accident as well as a copy of all insurance and worker's compensation claims involving the Project.

Quote

- h. Subcontractor shall maintain and inspect all construction equipment, including cranes and other lifting equipment, prior to each use. Subcontractor warrants that all equipment operators shall be qualified for each piece of construction equipment they intend to operate. Documentation of specific training is the responsibility of the Subcontractor.
 - i. Jobsite shall be policed daily for compliance to the above conditions.
 - j. Subcontractor's employees and agents are prohibited from using drugs and alcohol on the Project property or being under the influence of alcohol or drugs while performing work on the Project. Anyone observed participating in or observed under the influence will be removed from the Project immediately and prohibited from returning, with no exceptions.
2. CONFORMANCE TO STANDARD MUSCO INSTALLATION GUIDELINES.
- a. Review and understand installation instructions are provided with every product installation.
 - b. Education of installation personnel to allow for highest efficiency and lowest possibility of failure.
 - c. Verify that components have been assembled per Musco installation instructions.
 - d. Verify plumb of concrete foundations prior to standing of poles.
3. PROVIDING A QUALITY INSTALLATION TEAM.
- a. Subcontractor's work directly reflects the quality of the installation and may indirectly relate to the quality of the product upon which Musco's reputation is built.
 - b. Provide and maintain quality installation equipment. Records of maintenance and/or calibration shall be provided upon request.
 - c. Personnel shall be knowledgeable in operation of equipment as well as installation of Musco product.
 - d. All personnel provided by Subcontractor shall understand the relationship developed by and between Subcontractor and Musco, also by and between Musco and the customer, and act accordingly.

Thank you for considering Musco for your sports lighting needs. Please contact me with any questions.

Mike Higgins
 Musco Sports Lighting, LLC
 Phone: 800-659-0117x6121 Mobile: 714-614-9863
 E-mail: Mike.Higgins@Musco.com



Sole/Single Source Justification

DATE: 8/10/2022	DEPT/DIVISION: Parks & Community Services/Parks Division
VENDOR: Musco Sports Lighting, LLC	VENDOR PART NUMBER: (IF APPLICABLE)
DESCRIPTION OF ITEM: Use of Musco Sports Lighting, LLC for construction, lighting and integration of Control-Link system at Victoriano Park.	
Single Source: <input type="checkbox"/> A Single Source is one of the multiple sources that are capable of producing the desired item(s). It is the one source that is selected without competition for compelling and justifiable reasons.	
Sole Source: <input checked="" type="checkbox"/> A Sole Source is the <i>only</i> source available that is capable of producing the desired item(s) because of exclusive control of patent rights, copyrights, proprietary processes, etc. or similar circumstances.	

JUSTIFICATION: PLEASE PROVIDE REQUESTED INFORMATION IN THE RATIONALE BOX ON PAGE 2

<input type="checkbox"/>	Only known qualified vendor. (List of the vendors which were contacted below and the specific reasons <u>why each was not a viable source</u> . List the qualifications that each source or item meets. If another vendor offers a similar item, provide the item identification, vendor information and comparable pricing).
<input type="checkbox"/>	Dues and/or Membership (Dues and/or Memberships are generally required for various regional agencies and/or professional memberships, and no competitive equal exists. <u>Please list the organization the due and/or membership is for and indicate the reason needed.</u>)
<input type="checkbox"/>	Legal Services Agreement. (Per Procurement Policy 3.18 exempt from competitive requirements).
<input type="checkbox"/>	Contract Class Instructors/Sports Officials and referees (Per Procurement Policy 3.18 exempt from competitive requirements).
<input type="checkbox"/>	Supplier/Consultant proprietary item/service. (The selected supplier/consultant is the only manufacturer of this item and/or service. List the reasons why no substitute can be used and if no similar substitute is available).
<input type="checkbox"/>	Government or Contract Directed. (Provide a <u>copy</u> of the contract page which directs this source or a letter, or memo or e-mail specifically directing this source).
<input checked="" type="checkbox"/>	Continuation of an ongoing service or an addition to a critical system already procured from that vendor. (List the reasons <u>why</u> it would not be cost effective and/or schedule effective and/or mitigate technical risk and/or prudent to procure with another vendor for this procurement).
<input type="checkbox"/>	Economically Justified due to the following reasons:
<input type="checkbox"/>	Delivery Schedule Requirements (list delivery schedule requirements below)
<input type="checkbox"/>	Need for unique capabilities or special techniques (list below)
<input type="checkbox"/>	Standardization (Specify what is being standardized and how this will benefit?)

RATIONALE: (Provide written explanation, technical reasoning and/or evidence of the claim. See Directions. Use additional sheets if necessary)

Musco Sports Lighting, LLC is a comprehensive design/build company utilized for construction, standard equipment, and lighting for Moreno Valley Parks sports fields. The Control-Link system is Musco's proprietary software application for the control and programming of sports field lights by Musco staff, City staff, and long-term sports user groups for field reservations. For consistency, efficiency, and integration with the existing Musco Sports Lighting system throughout Moreno Valley parks, the Department recommends that the City Council authorize the sole sourcing of Musco Sports Lighting, LLC for this project.

PURCHASING USE ONLY:

I CERTIFY THAT STATEMENTS CHECKED, AND INFORMATION PROVIDED ABOVE, ARE COMPLETE AND CORRECT TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND THAT THE PROCESSING OF THIS SOLE/SINGLE SOURCE JUSTIFICATION PRECLUDES THE USED OF FULL AND OPEN COMPETITION.

DIVISION MANAGER OR DEPARTMENT HEAD SIGN: <u></u> PRINTED NAME: <u>Jeremy Bubnick</u> DATE: <u>8-10-22</u>	PURCHASING DIVISION MANAGER SIGN: <u></u> PRINTED NAME: <u>Felicia London</u> DATE: <u>8/10/22</u>
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FOR PURCHASING USE ONLY

CONTRACT #	PO #
VERIFIED BY:	COMMENTS:
JUSTIFICATION VALID FOR: <input type="checkbox"/> 1 YEAR <input checked="" type="checkbox"/> 2 YEARS <input type="checkbox"/> 5 YEARS	

SPECIFIC SOURCE JUSTIFICATION (SSJ) INSTRUCTIONS

Technical and requirements personnel are responsible for providing and certifying as accurate and complete necessary data to support their recommendation for other than full and open competition. The justification must demonstrate that only one company can perform. The following are examples of bases for an SSJ:

- a) The supplies/services to be acquired are unique to City of Moreno Valley.
- b) Time is of the essence and only one known source can meet City of Moreno Valley's needs within the required timeframe.
- c) Data is unavailable for competitive procurement.
- d) It is necessary that the item being acquired from one source be compatible and interchangeable with existing equipment.

The following elements must be addressed in the SSJ:

- a) State clearly City of Moreno Valley's requirements. Make sure that the entire requirement is covered by the justification.
- b) Explain why the vendor is the only company that can meet City of Moreno Valley's requirement. The documentation necessary to adequately substantiate the two most common basis of Sole/Single source is:
- i. If the supplier has a unique capability, whether it is an item or service, it is insufficient to simply say that the supplier is unique. If the item is unique to the supplier, the unique characteristics must be set forth. If the supplier has unique expertise, that expertise must be described. If the supplier has unique equipment or facilities or it has proprietary data, it must be explained.
 - ii. If only one supplier can perform within the required timeframe, the timeframe must be explained:
 1. Provide the date by which the supplies/services must be delivered.
 2. Indicate how that date was determined and its significance.
 3. Indicate the impact of delay beyond that date in terms of program schedules, milestones, etc.
 4. State how long it would take another supplier to acquire the capability to perform (learning curve), how much it would cost another supplier to get up to speed, and if appropriate, what it would cost City of Moreno Valley in terms of dollars and manhours to get another supplier up to speed. State the bases for the above estimates.
- c) State how the decision to go Sole/Specific Source was reached. Generally, technical personnel's knowledge and experience can be used to support SSJ. The following are examples of documentation supporting this element:
- i. Explain requisition originator's experience that would indicate that he knows only one source can perform.
 - ii. Explain that technical publications, symposiums, or conferences clearly indicate that only one company can perform. List publications read and symposiums and conferences attended.
 - iii. State what is being done to foster future competition.
 - iv. Justification must be signed and dated.
- d) Describe the item and the particular uses of the item. State specifically what the item is going to be for and what it will do. Include here any project numbers and titles that the material in question will support or historically has supported.
- e) State the distinguishing characteristics of the item and why this is the only item that will fulfill the requirements. This may include being an add-on to an existing system or the replacement of an existing system. Copyrights and trademarks may be applicable here depending on the situation.
- f) Explain what would happen if another, unequal item were procured instead. Include any training delays, alteration of standard operating procedures, etc. that would cost the institution time, funds and overall completion of projects. This is the appropriate area to describe any design changes that would be necessary if another source were to be used.
- g) Outline the work performed to determine what other, similar items are offered from other vendors and why these items will not satisfy the requirements stated in the previous steps. This may need to be explicit to include: company names, contact information, and in some cases, valid quotes.

- h) If there is cost impact, detail the cost impact of utilizing another source.
- i) If there is schedule impact, detail the schedule impact of utilizing another source.

****IMPORTANT****

*The two most often cited basis for SSJ are uniqueness and timeframe. These are often confused and inappropriately interchanged. If a supplier is unique and if his uniqueness is adequately substantiated, a discussion of timeframe is inappropriate. If the basis for the SSJ is timeframe, a discussion of uniqueness should not be made or alluded to.

*Timeframe does not make a supplier unique.

*Statements that a supplier has the best capability, offers the lowest price, or is the only qualified source are not bases for an SSJ. Such determinations can only be made through competitive acquisitions. A strong presentation which merely establishes that the recommended source is most highly qualified to perform but does not establish why other sources cannot perform is unacceptable.

*Incumbency does not justify an SSJ.

*Administrative delay or lack of adequate advanced planning do not create an urgency that justifies an SSJ.

City of Moreno Valley

AGREEMENT FOR ON-SITE AND/OR PROFESSIONAL SERVICES

**MUSCO SPORTS LIGHTING, LLC
VICTORIANO SPORTS FIELD AND WALKWAY SECURITY LIGHTING**

This Agreement is made by and between the City of Moreno Valley, **Moreno Valley Community Services District**, California, a municipal corporation, with its principal place of business at 14177 Frederick Street, Moreno Valley, CA 92552, hereinafter referred to as the "City", and **Musco Sports Lighting, LLC**, a **Limited Liability Company** with its principal place of business at **100 1st Ave. West, P.O. Box 808, Oskaloosa, IA 51577**, hereinafter referred to as the "Contractor," based upon City policies and the following legal citations:

RECITALS

- A. Government Code Section 53060 authorizes the engagement of persons to perform special services as independent contractors;
- B. Contractor desires to perform and assume responsibility for the provision of professional **Sports Field and Walkway Security Lighting** contracting services required by the City on the terms and conditions set forth in this Agreement. Contractor represents that it is experienced in providing professional **Sports Field and Walkway Security Lighting** contracting services, is licensed in the State of California, if applicable;
- C. City desires to engage Contractor to render such services for the **Sports Field and Walkway Security Lighting** asset forth in this Agreement;
- D. The public interest, convenience, necessity and general welfare will be served by this Agreement; and
- E. This Agreement is made and entered into effective the date the City signs this Agreement.

TERMS

1. CONTRACTOR INFORMATION:

Contractor's Name: Musco Sports Lighting, LLC
 Address: 100 1st Ave. West, P.O. Box 808
 City: Oskaloosa State: IA Zip: 52577
 Business Phone: 1-800-825-6020
 Fax No. 1-641-673-6360
 Business License Number: 20058
 Federal Tax I.D. Number: 42-01511754

2. CONTRACTOR SERVICES, FEES, AND RELEVANT DATES:

- A. The Contractor's scope of service is described in Exhibit "A" attached hereto and incorporated herein by this reference.

- B. The City's responsibilities, other than payment, are described in Exhibit "B" attached hereto and incorporated herein by this reference.
- C. Payment terms are provided in Exhibit "C" attached hereto and incorporated herein by this reference.
- D. The term of this Agreement shall be from July 1, 2022, to June 30, 2023 unless terminated earlier as provided herein. The City acknowledges that it will not unreasonably withhold approval of the Contractor's requests for extensions of time in which to complete the work required. The Contractor shall not be responsible for performance delays caused by others or delays beyond the Contractor's reasonable control (excluding delays caused by non-performance or unjustified delay by Contractor, his/her/its employees, or subcontractors), and such delays shall extend the time for performance of the work by the Contractor.

3. **STANDARD TERMS AND CONDITIONS:**

- A. Control of Work. Contractor is solely responsible for the content and sequence of the work and will not be subject to control and direction as to the details and means for accomplishing the anticipated results of services. The City will not provide any training to Contractor or his/her/its employees.
- B. Intent of Parties. Contractor is, and at all times shall be, an independent contractor and nothing contained herein shall be construed as making the Contractor or any individual whose compensation for services is paid by the Contractor, an agent or employee of the City, or authorizing the Contractor to create or assume any obligation or liability for or on behalf of the City, or entitling the Contractor to any right, benefit, or privilege applicable to any officer or employee of the City.
- C. Subcontracting. Contractor may retain or subcontract for the services of other necessary contractors with the prior written approval of the City. Payment for such services shall be the responsibility of the Contractor. Any and all subcontractors shall be subject to the terms and conditions of this Agreement, with the exception that the City shall have no obligation to pay for any subcontractor services rendered. Contractor shall be responsible for paying prevailing wages where required by law [See California Labor Code Sections 1770 through 1777.7].
- D. Conformance to Applicable Requirements. All work prepared by Contractor shall be subject to the approval of City.
- E. Substitution of Key Personnel. Contractor has represented to City that certain key personnel will perform and coordinate the services under this Agreement. Should one or more of such personnel become unavailable, Contractor may substitute other personnel of at least equal competence upon written approval of City. In the event that City and Contractor cannot agree as to the substitution of key personnel, City shall be entitled to terminate this Agreement for cause. As discussed below, any personnel who fail or refuse to perform the services in a manner acceptable to the City, or who are determined by the City to be uncooperative, incompetent, a threat to the adequate or timely completion of the project or a threat to the safety of persons or property, shall be promptly removed from the project by the Contractor at the request of the City. The key personnel for performance of this Agreement are as follows: Mike Higgins.

- F. City's Representative. The City hereby designates the City Manager, or his or her designee, to act as its representative for the performance of this Agreement ("City's Representative"). Contractor shall not accept direction or orders from any person other than the City's Representative or his or her designee.
- G. Contractor's Representative. Contractor hereby designates **Mike Higgins**, or his or her designee, to act as its representative for the performance of this Agreement ("Contractor's Representative"). Contractor's Representative shall have full authority to represent and act on behalf of the Contractor for all purposes under this Agreement. The Contractor's Representative shall supervise and direct the services, using his or her best skill and attention, and shall be responsible for all means, methods, techniques, sequences and procedures and for the satisfactory coordination of all portions of the services under this Agreement.
- H. Legal Considerations. The Contractor shall comply with applicable federal, state, and local laws in the performance of this Agreement. Contractor shall be liable for all violations of such laws and regulations in connection with services. If the Contractor performs any work knowing it to be contrary to such laws, rules and regulations and without giving written notice to the City, Contractor shall be solely responsible for all costs arising therefrom. Contractor shall defend, indemnify and hold City, its officials, directors, officers, employees and agents free and harmless, pursuant to the indemnification provisions of this Agreement, from any claim or liability arising out of any failure or alleged failure to comply with such laws, rules or regulations.
- I. Standard of Care; Performance of Employees. Contractor shall perform all services under this Agreement in a skillful and competent manner, consistent with the standards generally recognized as being employed by professionals in the same discipline in the State of California. Contractor represents and maintains that it is skilled in the profession necessary to perform the services. Contractor warrants that all employees and subcontractor shall have sufficient skill and experience to perform the services assigned to them. Finally, Contractor represents that it, its employees and subcontractors have all licenses, permits, qualifications and approvals of whatever nature that are legally required to perform the services and that such licenses and approvals shall be maintained throughout the term of this Agreement. Any employee of the Contractor or its subcontractors who is determined by the City to be uncooperative, incompetent, a threat to the adequate or timely completion of the project, a threat to the safety of persons or property, or any employee who fails or refuses to perform the services in a manner acceptable to the City, shall be promptly removed from the project by the Contractor and shall not be re-employed to perform any of the services or to work on the project.
- J. Contractor Indemnification. Contractor shall indemnify, defend and hold the City, the Moreno Valley Housing Authority, and the Moreno Valley Community Services District (CSD), their officers, agents and employees harmless from any and all claims, damages, losses, causes of action and demands, including, without limitation, the payment of all consequential damages, expert witness fees, reasonable attorney's fees and other related costs and expenses, incurred in connection with or in any manner arising out of Contractor's performance of the work contemplated by this Agreement and this Agreement. Acceptance of this Agreement signifies that the Contractor is not covered under the City's general liability insurance, employee benefits, or worker's

compensation. It further establishes that the Contractor shall be fully responsible for such coverage. Contractor’s obligation to indemnify shall survive expiration or termination of this Agreement, and shall not be restricted to insurance proceeds, if any, received by the City, the Moreno Valley Housing Authority, and the CSD, and their officers, agents and employees.

- K. Additional Indemnity Obligations. Contractor shall defend, with counsel of City’s choosing and at Contractor’s own cost, expense and risk, any and all claims, suits, actions or other proceedings of every kind covered by Section “J” that may be brought or instituted against City, the Moreno Valley Housing Authority, and the CSD, and their officers, agents and employees. Contractor shall pay and satisfy any judgment, award or decree that may be rendered against City, the Moreno Valley Housing Authority, and the CSD, and their officers, agents and employees as part of any such claim, suit, action or other proceeding. Contractor shall also reimburse City for the cost of any settlement paid by City, the Moreno Valley Housing Authority, and the CSD, and their officers, agents and employees as part of any such claim, suit, action or other proceeding. Such reimbursement shall include payment for City’s attorney’s fees and costs, including expert witness fees. Contractor shall reimburse City, the Moreno Valley Housing Authority, and the CSD, and their officers, agents and employees for any and all legal expenses and costs incurred by each of them in connection therewith in enforcing the indemnity herein provided.
- L. Insurance Requirements. The Contractor will comply with the following insurance requirements at its sole expense. Insurance companies shall be rated (A Minus: VII—Admitted) or better in Best’s Insurance Rating Guide and shall be legally licensed and qualified to conduct business in the State of California:

The Contractor shall procure and maintain, at its sole expense, Workers’ Compensation Insurance in such amounts as will fully comply with the laws of the State of California and which shall indemnify, insure and provide legal defense for the Contractor and the City, the Housing Authority and CSD against any loss, claim, or damage arising from any injuries or occupational diseases happening to any worker employed by the Contractor in the course of carrying out the Agreement. This coverage may be waived if the Contractor is determined to be functioning as a sole proprietor and the city provided form “Exception to Worker’s Compensation Coverage” is signed, notarized and attached to this Agreement

□ General Liability Insurance—to protect against loss from liability imposed by law for damages on account of bodily injury, including death, and/or property damage suffered or alleged to be suffered by any person or persons whomever, resulting directly or indirectly from any act or activities of the Contractor, sub-Contractor, or any person acting for the Contractor or under its control or direction. Such insurance shall be maintained in full force and effect throughout the terms of the Agreement and any extension thereof in the minimum amounts provided below:

Bodily Injury	\$1,000,000 per occurrence/ \$2,000,000 aggregate
Property Damage	\$1,000,000 per occurrence/ \$1,000,000 aggregate

- Professional Errors and Omission Insurance—such coverage shall not be less than \$1,000,000 per claim and aggregate.
- Liability and Property Damage Insurance coverage for owned and non-owned automotive equipment operated on City/CSD/Housing Authority premises. Such coverage limits shall not be less than \$1,000,000 combined single limit.
- A Certificate of Insurance and appropriate additional insured endorsement evidencing the above applicable insurance coverage shall be submitted to the City prior to the execution of this Agreement. The Certificate of Insurance or an appropriate binder shall bear an endorsement containing the following provisions:

Solely as respect to services done by or on behalf of the named insured for the City of Moreno Valley, it is agreed that the City of Moreno Valley, the Moreno Valley Housing Authority, and the Moreno Valley Community Services District, their officers, employees and agents are included as additional insured under this policy and the coverage(s) provided shall be primary insurance and not contributing with any other insurance available to the City of Moreno Valley, the Moreno Valley Housing Authority, and the Moreno Valley Community Services District, its officers, employees and agents, under any third party liability policy

The terms of the insurance policy or policies issued to provide the above coverage shall neither be amended to reduce the required insurance limits and coverages, nor shall such policies be canceled by the carrier without thirty (30) days prior written notice by certified or registered mail of amendment or cancellation to the City, except that cancellation for non-payment of premium shall require ten (10) days prior written notice by certified or registered mail. In the event the insurance is canceled, the Contractor shall, prior to the cancellation date, submit new evidence of insurance in the amounts established.

- M. Intellectual Property. Any system or documents (per this Section, “Material”) developed, produced ~~or~~ ^{and} provided under this Agreement, including any intellectual property discovered or developed by Contractor in the course of performing or otherwise as a result of its work, shall become the sole property of the City unless explicitly stated otherwise in this Agreement. For the avoidance of all doubt, Contractor retains any ownership rights to pre-existing intellectual property in the Material and extend to the City a perpetual, worldwide, irrevocable, fully paid license to said rights for purposes consistent with this Agreement. The Contractor may retain copies of any and all material, including drawings, documents, and specifications, produced by the Contractor in performance of this Agreement. The City and the Contractor agree that to the extent permitted by law, until final approval by the City, all data shall be treated as confidential and will not be released to third parties without the prior written consent of both parties.
- N. Entire Agreement. This Agreement constitutes the entire agreement between the parties. There are no understandings, agreements, or representations of warranties, expressed or implied, not specified in this Agreement. This Agreement applies only to the current proposal as attached. This Agreement may be modified or amended only by

a subsequent written Agreement signed by both parties. Assignment of this Agreement is prohibited without prior written consent.

- O. (a) The City may terminate the whole or any part of this Agreement at any time without cause by giving at least ten (10) days written notice to the Contractor. The written notice shall specify the date of termination. Upon receipt of such notice, the Contractor may continue work through the date of termination, provided that no work or service(s) shall be commenced or continued after receipt of the notice which is not intended to protect the interest of the City. The City shall pay the Contractor within thirty (30) days after receiving any invoice after the date of termination for all non-objected to services performed by the Contractor in accordance herewith through the date of termination.
- (b) Either party may terminate this Agreement for cause. In the event the City terminates this Agreement for cause, the Contractor shall perform no further work or service(s) under the Agreement unless the notice of termination authorizes such further work.
- (c) If this Agreement is terminated as provided herein, City may require Contractor to provide all finished or unfinished documents and data and other information of any kind prepared by Contractor in connection with the performance of services under this Agreement. Contractor shall be required to provide such documents and other information within fifteen (15) days of the request.
- (d) In the event this Agreement is terminated in whole or in part as provided herein, City may procure, upon such terms and in such manner as it may determine appropriate, similar to those terminated.
- P. Payment. Payments to the Contractor pursuant to this Agreement will be reported to Federal and State taxing authorities as required. The City will not withhold any sums from compensation payable to Contractor. Contractor is independently responsible for the payment of all applicable taxes. Where the payment terms provide for compensation on a time and materials basis, the Contractor shall maintain adequate records to permit inspection and audit of the Contractor's time and materials charges under the Agreement. Such records shall be retained by the Contractor for three (3) years following completion of the services under the Agreement.
- Q. Restrictions on City Employees. The Contractor shall not employ any City employee or official in the work performed pursuant to this Agreement. No officer or employee of the City shall have any financial interest in this Agreement in violation of federal, state, or local law.
- R. Choice of Law and Venue. The laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement, and shall govern the interpretation of this Agreement. Any legal proceeding arising from this Agreement shall be brought in the appropriate court located in Riverside County, State of California.
- S. Delivery of Notices. All notices permitted or required under this Agreement shall be given to the respective parties at the following address, or at such other address as the respective parties may provide in writing for this purpose:

Contractor:

Musco Sports Lighting, LLC
100 1st Ave. West
P.O. Box 808
Oskaloosa, IA 52577
Attn: Mike Higgins

City:

City of Moreno Valley
14177 Frederick Street
P.O. Box 88005
Moreno Valley, CA 92552
Attn: Parks Supervisor, Parks and Community Services, Parks
Maintenance

Such notice shall be deemed made when personally delivered or when mailed, forty-eight (48) hours after deposit in the U.S. Mail, first class postage prepaid and addressed to the party at its applicable address. Actual notice shall be deemed adequate notice on the date actual notice occurred, regardless of the method of service.

- T. Time of Essence. Time is of the essence for each and every provision of this Agreement.
- U. City’s Right to Employ Other Contractors. City reserves right to employ other contractors in connection with this project.
- V. Amendment; Modification. No supplement, modification, or amendment of this Agreement shall be binding unless executed in writing and signed by both parties.
- W. Waiver. No waiver of any default shall constitute a waiver of any other default or breach, whether of the same or other covenant or condition. No waiver, benefit, privilege, or service voluntarily given or performed by a party shall give the other party any contractual rights by custom, estoppel, or otherwise.
- X. No Third-Party Beneficiaries. There are no intended third-party beneficiaries of any right or obligation assumed by the parties.
- Y. Counterparts. This Agreement may be signed in counterparts, each of which shall constitute an original.
- Z. Invalidity; Severability. If any portion of this Agreement is declared invalid, illegal, or otherwise unenforceable by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect.
- AA. Assignment or Transfer. Contractor shall not assign, hypothecate, or transfer, either directly or by operation of law, this Agreement or any interest herein without the prior written consent of the City. Any attempt to do so shall be null and void, and any assignees, hypothecates or transferees shall acquire no right or interest by reason of such attempted assignment, hypothecation or transfer.

BB. Supplementary General Conditions (for projects that are funded by Federal programs).

The following provisions, pursuant to 44 Code of Federal Regulations, Part 13, Subpart C, Section 13.36, as it may be amended from time to time, are included in the Agreement and are required to be included in all subcontracts entered into by CONTRACTOR for work pursuant to the Agreement, unless otherwise expressly provided herein. These provisions supersede any conflicting provisions in the General Conditions and shall take precedence over the General Conditions for purposes of interpretation of the General Conditions. These provisions do not otherwise modify or replace General Conditions not in direct conflict with these provisions. Definitions used in these provisions are as contained in the General Conditions.

1. CONTRACTOR shall be subject to the administrative, contractual, and legal remedies provided in the General Conditions in the event CONTRACTOR violates or breaches terms of the Agreement.
2. CITY may terminate the Agreement for cause or for convenience, and CONTRACTOR may terminate the Agreement, as provided the General Conditions.
3. CONTRACTOR shall comply with Executive Order 11246 of September 24, 1965, entitled Equal Employment Opportunity, as amended by Executive Order 11375 of October 13, 1967, and as supplemented in Department of Labor regulations (41 CFR chapter 60). (All construction contracts awarded in excess of \$10,000 by CITY and/or subcontracts in excess of \$10,000 entered into by CONTRACTOR.)
4. CONTRACTOR shall comply with the Copeland Anti-Kickback Act (18 U.S.C. 874) as supplemented in Department of Labor regulations (29 CFR Part 3) (All contracts and subcontracts for construction or repair.)
5. CONTRACTOR shall comply with the Davis-Bacon Act (40 U.S.C. 276a to 276a7) as supplemented by Department of Labor regulations (29 CFR Part 5).
6. CONTRACTOR shall comply with Sections 103 and 107 of the Contract Work Hours and Safety Standards Act (40 U.S.C. 327330) as supplemented by Department of Labor regulations (29 CFR Part 5).
7. CONTRACTOR shall observe CITY requirements and regulations pertaining to reporting included in the General Conditions.
8. Patent rights with respect to any discovery or invention which arises or is developed in the course of or under the Agreement shall be retained by the CITY.
9. Copyrights and rights in data developed in the course of or under the Agreement shall be the property of the CITY. FEMA/CalOES reserve a royalty-free, nonexclusive, irrevocable license to reproduce, publish or otherwise use or authorize to others to use for federal purposes a copyright in any work developed under the Agreement and/or subcontracts for work pursuant to the Agreement.
10. CONTRACTOR shall provide access by the City, the Federal grantor agency, the Comptroller General of the United States, or any of their duly authorized representatives to any books, documents, papers, and records of the contractor which are directly pertinent to that specific contract for the purpose of making audit, examination, excerpts, and transcriptions.
11. CONTRACTOR shall retain all required records for three years after CITY makes final payments and all other pending matters relating to the Agreement are closed.

12. CONTRACTOR shall comply with all applicable standards, orders, or requirements issued under section 306 of the Clean Air Act (42 U.S.C. 1857(h)), section 508 of the Clean Water Act (33 U.S.C. 1368), Executive Order 11738, and Environmental Protection Agency regulations (40 CFR part 15). (This provision applies to contracts exceeding \$100,000 and to subcontracts entered into pursuant to such contracts.)

13. CONTRACTOR shall comply with mandatory standards and policies relating to energy efficiency which are contained in the State energy conservation plan issued in compliance with the Energy Policy and Conservation Act (Pub. L. 94163, 89 Stat. 871).

SIGNATURE PAGE TO FOLLOW

IN WITNESS HEREOF, the parties have each caused their authorized representative to execute this Agreement.

City of Moreno Valley

Musco Sports Lighting, LLC

BY: _____
Executive Director

BY:  _____
Kim Hansen

TITLE: Secretary
(Corporate Secretary)

DATE: _____

DATE: August 31, 2022

<p><u>INTERNAL USE ONLY</u></p> <p>APPROVED AS TO LEGAL FORM:</p> <p><u>Steven B. Quintanilla</u> City Attorney</p> <p><u>09/06/2022</u> Date</p> <p>RECOMMENDED FOR APPROVAL:</p> <p><u></u> Jeremy Bubnick Parks & Community Services Director</p> <p><u>9.6.22</u> Date</p>
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Attachment: MUSCO Agreement_Victoriano Park Lighting_CA approved (5934 : AUTHORIZATION TO AWARD CONTRACT TO MUSCO SPORTS

EXHIBIT A

CONTRACTOR'S SCOPE OF SERVICES

Victoriano sports field and
Walkway Security Lighting
Moreno Valley, CA
LED Lighting Scope of Work

Musco Responsibilities:

1. Provide required foundations, poles, electrical enclosures, luminaires, pole harnesses, and control cabinets.
2. Provide layout of pole locations and aiming diagram.
3. Provide Project Management as required.
4. Provide stamped foundation designs based on soils defined in the geotechnical report.
5. Assist our installing subcontractor and ensure our responsibilities are satisfied.
6. Provide mounting plates on light poles S3/ S4 for Enclosure box, and security camera at 18".
7. Provide 11 new walkway light poles and Cree ARE fixtures.
8. Musco will hand over (5) light poles, and (5) Cree ARE fixtures to the City of Moreno Valley. The onsite contractor working on the EMWD water project in the SE corner of the park. That construction team will provide the installation to the remaining five light poles / fixtures, connect to the existing Musco controlled lighting zone called security. Contractor to review electrical plans prepared by JCA Engineering.

Musco Subcontractor Responsibilities

General:

1. Provide labor, equipment, and materials to off load equipment at jobsite per scheduled delivery.
2. Provide storage containers for material, (including electrical components enclosures), as needed.
3. Provide necessary waste disposal and daily clean up.
4. Provide adequate security to protect Musco delivered products from theft, vandalism or damage during the installation.
5. Obtain any required no fee permitting as directed by the city of Moreno Valley.
6. Confirm the existing underground utilities and irrigation systems have been located and are clearly marked in order to avoid damage from construction equipment. Repair any such damage during construction.
7. Keep all heavy equipment off playing fields when possible. Repair damage to grounds which exceeds that which would be expected. Indentations caused by heavy equipment traveling over dry ground would be an example of expected damage. Ruts and sod damage caused by equipment traveling over wet grounds would be an example of damage requiring repair.
8. Provide startup and aiming as required to provide complete and operating sports lighting system.
9. Installation to commence upon delivery and proceed without interruption until complete. Musco to be immediately notified of any breaks in schedule or delays.

Foundations, Poles, and Luminaires:

1. Mark and confirm pole locations per the aiming diagram provided. If there are any issues, immediately notify your Musco Project Manager.
2. Provide labor, materials, and equipment to install 4 LSS foundations as specified on Layout and per the stamped foundation drawings, if applicable. Install 6 new walkway pole foundations, 6 walkway light poles / fixtures per the electrical plan.
3. Demo six existing walkway pole bases below grade and provide new pull boxes for walkway lighting poles.
4. Remove spoils and dispose of offsite.
5. Provide labor, materials, and equipment to assemble Musco TLC-LED luminaires, electrical component enclosures, poles, and pole harnesses.
6. Provide labor, equipment, and materials to erect 4 dressed LSS Poles and aim utilizing the pole alignment beam.

Electrical:

1. Provide labor, materials, and equipment to install new 208^{volt}~~amp~~ 3- p electrical service panels as required.
 - a. Final electrical plan, prepared by JCA Engineering have been reviewed.
2. Provide labor, materials and equipment to install the Musco Controls and Monitoring Cabinet.
 - a. See electrical plans / storage room.
3. Provide labor, materials, and equipment to install conduit and electrical wiring as permitted. Include signal conduit per plans to light poles S3/S4. Include 120v power feeder to light poles S3/S4 for city supplied cameras.
4. Provide as-built drawings on completion of installation, **(if required)**.

Control System:

1. Provide labor, equipment, and materials to install (1) Musco Control and Monitoring cabinets and terminate all necessary wiring.
2. Provide a dedicated 120 V 20 A controls circuit or a step-down transformer for 120 V control circuit If not available.
3. Rewire (6) walkway fixtures to the new Musco Control Link system.
4. Check all zones to make sure they work in both auto and manual mode.
5. Commission Control-Link® by contacting Control Link Central™ at 877-347-3319.

EXHIBIT B
CITY'S Responsibilities

Furnish the Contractor all in-house data which is pertinent to services to be performed by the Contractor and which is within the custody or control of the City, Including, but no limited tom copies of record and off-record maps and other record and off-record property data, right-of-way maps and other right-of-way data, pending or proposed subject property land division and development application data, all newly developed and pertinent design and project specification date, and suck other pertinent data which may become available to the City.

Provide timely review, processing and reasonably expeditious approval of all submittals by the Contractor.

Provide timely City staff liaison with the Contractor when requested and when reasonably needed.

1. Complete access to the site for construction using standard 2-wheel drive rubber tire equipment.
2. Locate existing underground utilities not covered by your local utilities. (i.e. water lines, electrical lines, irrigation systems, and sprinkler heads). Musco or Subcontractor will not be responsible for repairs to unmarked utilities.
3. Stop irrigation prior to the start of work and throughout construction in work areas.
4. Pay for extra costs associated with foundation excavation in non-standard soils (rock, caliche, high water table, collapsing holes, etc.) or soils not defined in geo-technical report. Standard soils are defined as soils that can be excavated using standard earth auguring equipment.
5. Pay any necessary power company fees and requirements.
6. Pay all permitting fees.
7. Installation of (5) walkway light poles and fixtures as part of the on-going EMWD water Project in the SE corner of the park. See Musco Responsibilities , item #7 for additional information.

EXHIBIT C

TERMS OF PAYMENT

1. The Contractor's compensation shall not exceed \$473,022.50
2. The Contractor will obtain, and keep current during the term of this Agreement, the required City of Moreno Valley business license. Proof of a current City of Moreno Valley business license will be required prior to any payments by the City. Any invoice not paid because the proof of a current City of Moreno Valley business license has not been provided will not incur any fees, late charges, or other penalties. Complete instructions for obtaining a City of Moreno Valley business license are located at: http://www.moval.org/do_biz/biz-license.shtml
3. The Contractor will electronically submit an invoice to the City on a monthly basis for progress payments along with documentation evidencing services completed to date. The progress payment is based on actual time and materials expended in furnishing authorized professional services since the last invoice. At no time will the City pay for more services than have been satisfactorily completed and the City's determination of the amount due for any progress payment shall be final. The Contractor will submit all original invoices to Accounts Payable staff at AccountsPayable@moval.org. Accounts Payable questions can be directed to (951) 413-3073. Copies of invoices may be submitted to the [Parks and Community Services, Parks Maintenance Division](#) at andreav@moval.org or calls directed to (951)413-3703.
4. The Contractor agrees that City payments will be received via Automated Clearing House (ACH) Direct Deposit and that the required ACH Authorization form will be completed prior to any payments by the City. Any invoice not paid because the completed ACH Authorization Form has not been provided will not incur any fees, late charges, or other penalties. The ACH Authorization Form is located at: http://www.moval.org/city_hall/forms.shtml#bf
5. The minimum information required on all invoices is:
 - A. Vendor Name, Mailing Address, and Phone Number
 - B. Invoice Date
 - C. Vendor Invoice Number
 - D. City-provided Reference Number (e.g. Project, Activity)
 - E. Detailed work hours by class title (e.g. Manager, Technician, or

Specialist), services performed and rates, explicit portion of a contract amount, or detailed billing information that is sufficient to justify the invoice amount; single, lump amounts without detail are not acceptable.

6. The City shall pay the Contractor for all invoiced, authorized professional services within thirty (30) days of receipt of the invoice for same.
7. Reimbursement for Expenses. Contractor shall not be reimbursed for any expenses unless authorized in writing by City.
8. Maintenance and Inspection. Contractor shall maintain complete and accurate records with respect to all costs and expenses incurred under this Agreement. All such records shall be clearly identifiable. Contractor shall allow a representative of City during normal business hours to examine, audit, and make transcripts or copies of such records and any other documents created pursuant to this Agreement. Contractor shall allow inspection of all work, data, documents, proceedings, and activities related to the Agreement for a period of three (3) years from the date of final payment under this Agreement.