

CITY OF MONTEREY PARK, AND  
THE CITY COUNCIL ACTING ON BEHALF OF THE SUCCESSOR  
AGENCY OF THE FORMER REDEVELOPMENT AGENCY  
AGENDA

**REGULAR MEETING**  
**Monterey Park City Hall Council Chambers**  
**320 West Newmark Avenue**  
**Monterey Park, Ca 91754**

**WEDNESDAY**  
**January 15, 2014**  
**7:00 PM**

**MISSION STATEMENT**

**The mission of the City of Monterey Park is to provide excellent services  
to enhance the quality of life for our entire community.**

Staff reports, writings, or other materials related to an item on this Agenda, which are distributed to the City Council/Agency Board less than 72 hours before this scheduled meeting shall be available for public inspection in the City Clerk's Office located at 320 West Newmark Avenue, Monterey Park, CA 91754, during normal business hours. Such staff reports, writings, or other materials are also on the City's website subject to staff's ability to post the materials before the meeting. The City's website is located at <http://ci.monterey-park.ca.us/home/index.asp>. Copies of staff reports and/or written documents pertaining to any item on the Agenda are on file in the Office of the City Clerk and are available for public inspection during regular business hours.

**PUBLIC COMMENTS ON AGENDA ITEMS**

Any member of the public wishing to address the City Council regarding any item on this Agenda will need to fill out a speaker card and then please return it to the City Clerk prior to the announcement of the Agenda Item.

Speakers are afforded five (5) minutes per individual on each published agenda item. The Public will be allowed consolidation with another speaker's time not to exceed two (2) minutes for each speaker wishing to forego his or her opportunity. However in the interest of ensuring that all members of the Public have an equal opportunity to participate, a single speaker cannot speak for more than ten (10) minutes on the individual Agenda item. In the event that there are a large number of speakers on a particular agenda item, the Council may in the interest of being able to timely conduct business reduce the amount of time allotted to each speaker and/or limit the total amount time allowed for speakers to address the agenda item. At the conclusion of that period of time, the speaker will be asked to please conclude their remarks so that the next speaker may begin their comments.

In accordance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please call City Hall, (626) 307-1359. Please notify the City Clerk's Office twenty-four hours prior to the meeting so that reasonable arrangements can be made to ensure availability of audio equipment for the hearing impaired. Council Chambers are wheelchair accessible.

PLEASE NOTE that this Agenda includes items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency, and the Successor Housing Agency which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number. Housing Successor Agency will include the notation of "HSA" next to the Agenda Item Number.

**CALL TO ORDER** Mayor

**FLAG SALUTE** The Monterey Park Police Explorers

**ROLL CALL** Peter Chan, Mitchell Ing, Hans Liang, Teresa Real Sebastian, and Anthony Wong

**AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS**

**PRESENTATIONS: Strategic Plan Update**

## **ORAL AND WRITTEN COMMUNICATIONS**

### **CONSENT CALENDAR -- ORAL AND WRITTEN COMMUNICATIONS**

Any individual wishing to address the Council under Oral and Written Communications needs to complete a Speaker Card provided by the City Clerk and then please return it the City Clerk prior to the City Council taking up this item.

The City Clerk will call members of the public that have submitted speaker cards. The City Clerk will call the public in the same order that the speaker cards are received except that the Clerk may group and present the speaker cards by first calling all persons in favor of an issue and all persons opposed, and finally those with neutral comments.

Items on the Consent Calendar are considered to be routine, ongoing business and will be enacted by one motion. There is no separate discussion on consent items unless a Council Member/Agency Member or citizen so requests, in which event the item is removed from the Consent Calendar and considered separately. Individuals wishing to address the City Council/Agency on any item must first complete a speaker card provided by the City Clerk and must return it to the City Clerk prior to the Council's/Agency's consideration of the Consent Calendar. The City Clerk will not accept cards after the item has been taken up. Time limit for individual comments is five minutes.

Consent Calendar – Approval By Minute Motion

### **SUCCESSOR AGENCY CONSENT CALENDAR ITEMS 1-2**

#### **1. WARRANT REGISTER FOR SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY OF JANUARY 2, 2014 AND JANUARY 15, 2014**

It is required that the City Council (acting on behalf of the Successor Agency) approve all disbursements.

Recommendations: It is recommended that the City Council (acting on behalf of the Successor Agency)

- (1) approve payment of warrants and adopt Resolution No. \_\_\_\_\_ of the Successor Agency to the former Monterey Park Redevelopment Agency allowing certain claims and demands per warrant register dated **January 15, 2014 totaling \$6,245.76** and specifying the funds out of which the same are to be paid; and
- (2) take such additional, related, action that may be desirable.

#### **2. SUCCESSOR AGENCY MONTHLY INVESTMENT REPORT AS - DECEMBER 2013**

In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council disclosing types of investments, dates of maturities, amounts of deposits, rates of interest, and for securities with a maturity of more than 12 months, current market values.

Recommendations: It is recommended that the City Council

- (1) Receive and file the monthly investment report; and
- (2) take such additional, related, action that may be desirable.

### **CITY OF MONTEREY PARK CONSENT CALENDAR ITEMS 3-9**

#### **3. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF JANUARY 2, 2014 AND JANUARY 15, 2014**

It is required that the City Council approve all disbursements.

Recommendations: It is recommended that the City Council

- (1) Approve payment of warrants and adopt Resolution No. \_\_\_\_\_ allowing certain claims and demands per Warrant Register dated **January 15, 2014 Totaling \$1,629,436.41** and specifying the funds out of which the same are to be paid; and
- (2) take such additional, related, action that may be desirable.

#### **4. MONTHLY INVESTMENT REPORT - DECEMBER 2013**

In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council disclosing types of investments, dates of maturities, amounts of deposits, rates of interest, and for securities with a maturity of more than 12 months, current market values.

Recommendations: It is recommended that the City Council

- (1) Receive and file the monthly investment report; and
- (2) take such additional, related, action that may be desirable.

#### **5. FACILITY AGREEMENT - WEST SAN GABRIEL VALLEY BOYS AND GIRLS CLUB**

This is a proposed extension of an agreement between the City and the West San Gabriel Valley Boys and Girls Club to utilize parking spaces for a fee.

Recommendations: It is recommended that the City Council

- (1) Authorize the City Manager to execute an agreement, in a form approved by the City Attorney, to license the West San Gabriel Valley Boys and Girls Club to utilize up to nine City of Monterey Park Civic Center parking spaces for a period of two years, at the fee of \$100 per year; and
- (2) take such additional, related, action that may be desirable.

**6. LEASE A PORTION OF THE SERVICE CLUB TO THE LIONS CLUB/WHITE CANE DAY INC.**

The is a proposed additional extension of an agreement with the Lions Club/White Cane Days Inc. to lease a portion of the Service Club.

Recommendations: It is recommended that the City Council:

- (1) Authorize the City Manager to execute an agreement, in a form approved by the City Attorney, to extend the current lease rate of \$160 per month for two years, beginning February 1, 2014 between the City of Monterey Park and the Lions Club of Monterey Park along with White Cane Day, Inc.; and
- (2) take such additional, related, action that may be desirable.

**7. REPLACEMENT OF THE OBSERVATORY DOME AT GARVEY RANCH PARK**

The Los Angeles Astronomical Society has secured a grant from Metabolic Studio to replace the Observatory dome at Garvey Ranch Park. Staff is recommending that the City Council take action to solicit bids for removing the old dome and installing a new one

Recommendations: It is recommended that the City Council

- (1) Adopt Resolution No. \_\_\_\_\_ to solicit bids for the removal of the old dome and installation of the new dome at Garvey Ranch Park; and
- (2) take such additional, related, action that may be desirable.

**8. 2012-2013 COMPREHENSIVE ANNUAL FINANCIAL REPORT**

Each year the City prepares a comprehensive annual financial report (CAFR) to provide the information of the City's financial activities for that year. The City has participated in a joint agreement with 42 agencies (40 municipalities, Caltrans and County unincorporated areas) since 2009 for monitoring various contaminants. The Monterey Park Municipal Code requires an audited annual financial report be submitted to the City Council for review and consideration.

Recommendations: It is recommended that the City Council

- (1) Receive and file the City's 2012-13 Comprehensive Annual Financial Report; and
- (2) take such additional, related, action that may be desirable.



**9. EXTENSION OF COORDINATED MONITORING PROGRAM FOR METALS TMDL**

The Regional Water Quality Control Board requires all cities to participate in a monitoring plan to measure various contaminants, including metals. Staff is recommending the City Council approve a new agreement that would extend the joint monitoring program to 2016.

Recommendations: It is recommended that the City Council

- (1) Authorize the City Manager to execute a Memoranda Of Agreement, in a form approved by the City Attorney, with the Gateway Council of Governments;
- (2) Appropriate \$3,264 for FY 2014 to participate in the CMP and an amount no more than a ten percent increase for the following years up to FY 2016 should the Agreement be extended; and
- (3) take such additional, related, action that may be desirable.

**PUBLIC HEARING**

**10. GENERAL PLAN AMENDMENT (GPA13-01) AND DEVELOPMENT AGREEMENT (DA-13-01) TO CONSTRUCT A NEW SIX-UNIT AFFORDABLE HOUSING DEVELOPMENT PROJECT – 236 SOUTH RAMONA.**

This matter was noticed for tonight's Council Meeting; however, due to on-going negotiations with the developer, it will be continued to February 5, 2014.

Recommendations: It is recommended that the City Council

- (1) Continue this matter until February 5, 2014 to allow for additional time to conduct further research and gather information; or
- (2) take such additional, related, action that may be desirable.

**11. AN APPEAL (AP-13-01) OF THE PLANNING COMMISSION'S APPROVAL OF A CONDITIONAL USE PERMIT (CU-13-02) TO ALLOW A PRIVATE MIDDLE SCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING -- 133 EAST GRAVES AVENUE**

The applicant, John F. Page of Meher Montessori School applied for a Conditional Use Permit to allow the operation of a private middle school with extended child day care for the students within an existing assembly building. The application was approved by the Planning Commission on November 12, 2013. An appeal application to overturn the Planning Commission's determination was filed on November 21, 2013.

Recommendations: It is recommended that the City Council

- (1) Open the public hearing, receive documentary and testimonial evidence, close public hearing;
- (2) Adopt Resolution No. \_\_\_\_ upholding the Planning Commission's recommendation to approve the proposed Montessori School; and
- (3) take such additional, related, action that may be desirable.

**12. URGENCY ORDINANCE AND "REGULAR" ORDINANCE ADOPTING BY REFERENCE AND AMENDING THE 2013 CALIFORNIA CODES**

Health & Safety Code § 17958 requires local governments to adopt the most recent editions of the California Building Standards Code ("CBSC"). The 2013 CBSC became effective statewide on January 1, 2014.

Recommendations: It is recommended that the City Council:

- (1) As to the urgency ordinance, open public hearing; consider evidence received during the hearing, and adopt the urgency Ordinance No. \_\_\_\_\_ upon a 4/5 vote for the reasons set forth in the draft ordinance;
- (2) As to the regular ordinance, introduce and waive first reading of the ordinance and schedule a public hearing for February 5, 2014; and
- (3) take such additional, related, action that may be desirable.

**NEW BUSINESS**

None.

**UNFINISHED BUSINESS**

None.

**COUNCIL COMMUNICATIONS AND MAYOR/COUNCIL AND AGENCY MATTERS**

**13. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK URGING THE CONGRESS OF THE UNITED STATES TO ISSUE AT ONCE A FORMAL APOLOGY TO THE CHINESE AND CHINESE-AMERICANS FOR THE CHINESE EXCLUSION ACT OF 1882 (Requested by Mayor Real Sebastian)**

Recommendations: It is recommended that the City Council

- (1) Adopt Resolution No. \_\_\_\_\_ urging the Congress of the United States to issue at once a formal apology to the Chinese and Chinese-Americans for the Chinese exclusion act of 1882; and
- (2) take such additional, related, action that may be desirable.

Announcement of appointees for Commissions, Committees and Boards.

Council communications and committee reports from Council Representatives of specific organizations.

**CLOSED SESSION**

None.

**ADJOURN**

C I T Y   O F   M O N T E R E Y   P A R K  
**DRAFT SIX-MONTH STRATEGIC OBJECTIVES**  
 October 30, 2013 - April 15, 2014

| <b>THREE-YEAR GOAL: IMPROVE ORGANIZATIONAL EFFECTIVENESS AND EFFICIENCY,<br/>INCLUDING ATTRACTING AND RETAINING QUALITY EMPLOYEES</b> |                                                                                                          |                                                                                                                                                                                                                                                                                                                                                                                              |               |              |         |                                       |
|---------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|--------------|---------|---------------------------------------|
| <b>WHEN</b>                                                                                                                           | <b>WHO</b>                                                                                               | <b>WHAT</b>                                                                                                                                                                                                                                                                                                                                                                                  | <b>STATUS</b> |              |         | <b>COMMENTS</b>                       |
|                                                                                                                                       |                                                                                                          |                                                                                                                                                                                                                                                                                                                                                                                              | DONE          | ON<br>TARGET | REVISED |                                       |
| 1. Jan 31, 2014                                                                                                                       | City Manager and HR Director                                                                             | Hire the Management Services Director.                                                                                                                                                                                                                                                                                                                                                       |               | X            |         | Interviews conducted January 9, 2014. |
| 2. Feb 1, 2014                                                                                                                        | HR Director                                                                                              | Determine the feasibility of developing and distributing a monthly e-blast to employees from HR where employees' questions are addressed and make a recommendation to the City Manager.                                                                                                                                                                                                      |               | X            |         |                                       |
| 3. Feb 1, 2014                                                                                                                        | Dep. City Clerk and Support Services Mgr., working with a Knight Communications consultant               | Investigate the feasibility of having a touch screen directory in English, Spanish and Chinese at City Hall, including cost, and present a recommendation to the City Council for action.                                                                                                                                                                                                    |               | X            |         | Installed.                            |
| 4. Mar 1, 2014                                                                                                                        | Recreation and Community Services Dir., working with the Deputy City Clerk and the Civic Plus consultant | Revamp and upgrade the city's website that will help attract new businesses, attract visitors, assist in staff recruitment; to include the city's organizational structure and history; to include a comprehensive city calendar, a photo of each department head and city manager, and a list of new businesses as well as possibly include, if feasible, a list of vacant business spaces. |               | X            |         |                                       |
| 5. Mar 15, 2014                                                                                                                       | HR Director – lead, Police Chief, City Librarian and Public Works Dir.                                   | Improve customer service in all departments and have a follow-up assessment of the improvement within 4 months.                                                                                                                                                                                                                                                                              |               | X            |         |                                       |
| 6. Mar 1, 2014                                                                                                                        | Police Chief - lead, Recreation and Community Services Dir., Support Services Mgr.                       | Develop a Customer Service Plan, including a customer survey, providing comment cards for public feedback, and strategies to remove bureaucratic barriers and help us become more user-/customer-friendly and present to the City Manager for action.                                                                                                                                        |               | X            |         |                                       |
| 7. Apr 1, 2014                                                                                                                        | HR Dir. and Dep. City Clerk                                                                              | Determine the feasibility of digitizing all city records, including the cost, and make a recommendation to the City Council for action.                                                                                                                                                                                                                                                      |               | X            |         |                                       |

### THREE-YEAR GOAL: ACHIEVE FINANCIAL STABILITY

| WHEN                                        | WHO                                                                                                                        | WHAT                                                                                                                                                                                        | STATUS |           |         | COMMENTS                                                                                                                          |
|---------------------------------------------|----------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-----------|---------|-----------------------------------------------------------------------------------------------------------------------------------|
|                                             |                                                                                                                            |                                                                                                                                                                                             | DONE   | ON TARGET | REVISED |                                                                                                                                   |
| 1. At the Nov 20, 2013 City Council meeting | Fire Chief and City Manager                                                                                                | Research and present to the City Council for direction alternative means of fire protection and EMS service delivery to reduce costs.                                                       |        | X         |         | RFQ released.                                                                                                                     |
| 2. Jan 15, 2014                             | Public Works Dir./ACM                                                                                                      | Study the feasibility of replacing streetlights and lighting in city facilities with energy efficient lights to reduce city costs and make a recommendation to the City Council for action. | X      |           |         |                                                                                                                                   |
| 3. Jan 15, 2014                             | Public Works Dir./ACM – lead, Community and Economic Development Dir., Management Services Dir., Controller and Fire Chief | Research and present to the City Manager new ideas for generating revenues.                                                                                                                 |        | X         |         |                                                                                                                                   |
| 4. Feb 15, 2014                             | Controller                                                                                                                 | Present to the City Council the city's current Five-Year Long-Term Financial Plan.                                                                                                          | X      |           |         | The Five-Year Financial Plan is completed and included in the Midyear Review Report, which will be published on January 22, 2014. |
| 5. Apr 1, 2014                              | Public Works Dir./ACM and the Management Services Dir.                                                                     | Complete the 218 Water, Sewer and Trash Rate process and present a recommendation to the City Council for action.                                                                           |        | X         |         |                                                                                                                                   |
| 6. Apr 15, 2014                             | Dir. of Management Services – lead, Support Services Mgr. and Controller, working with the financial rate consultant       | Present to the City Council for action a revised Financial Rate Study and an implementation date.                                                                                           |        | X         |         |                                                                                                                                   |
| 7. Apr 15, 2014*                            | HR Dir. – lead, Management Services Dir., Controller, and City Manager                                                     | Present to the City Council for action an alternative to providing city retirees Retiree medical benefits (aka "OPEB" other post-employment benefits).                                      |        | X         |         |                                                                                                                                   |

\*Long term goal might exceed this date.

**THREE-YEAR GOAL: IMPROVE COMMUNITY-WIDE BEAUTIFICATION,  
PARTICIPATION AND SAFETY**

| WHEN            | WHO                                                                                               | WHAT                                                                                                                                                                                                        | STATUS |           |         | COMMENTS                                                                           |
|-----------------|---------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-----------|---------|------------------------------------------------------------------------------------|
|                 |                                                                                                   |                                                                                                                                                                                                             | DONE   | ON TARGET | REVISED |                                                                                    |
| 1. Jan 15, 2014 | Economic and Community Development Dir. – lead, Support Services Mgr., Police Chief               | Develop a program, utilizing volunteers, to help identify code enforcement issues.                                                                                                                          |        | X         |         |                                                                                    |
| 2. Jan 15, 2014 | Police Chief                                                                                      | Strengthen and enhance the Neighborhood Watch Program (e.g., greater education and outreach, utilizing various means of communication, for example a social media platform, bimonthly/quarterly broadcasts) |        | X         |         |                                                                                    |
| 3. Jan 15, 2014 | Community Services Dir. (lead) and Public Works Dir./ACM                                          | Solicit sponsors for each of the 13 Adopt-a-Park programs and report the results to the City Council                                                                                                        |        | X         |         |                                                                                    |
| 4. Jan 15, 2014 | Public Works Dir./ACM and City Manager                                                            | Identify Phase II of the Wayfinding Sign Program be included in the 2014-2015 annual budget.                                                                                                                |        | X         |         |                                                                                    |
| 5. Feb 15, 2014 | Recreation and Community Services Dir.                                                            | Develop and present to the City Council for action a community garden.                                                                                                                                      |        | X         |         |                                                                                    |
| 6. Feb 15, 2014 | Recreation and Community Services Dir.                                                            | Develop and present to the City Council for action a community dog park.                                                                                                                                    |        | X         |         | Parks and Recreations recommendations will come to City Council in early February. |
| 7. Mar 1, 2014  | Recreation and Community Services Dir.                                                            | Develop and present to the City Council for action a community event involving the official city flower, the geranium.                                                                                      |        | X         |         |                                                                                    |
| 8. Apr 1, 2014  | Public Works Dir./ACM                                                                             | Ensure that at least five city medians are re-landscaped.                                                                                                                                                   |        | X         |         | First medians scheduled for January Furlough Day.                                  |
| 9. Apr 1, 2014  | Economic and Community Development Dir                                                            | Update and present to the City Council for action the Shopping Cart Ordinance to prevent stray shopping carts and present strategies to enhance enforcement.                                                |        | X         |         | Storage coral being installed at the yard during January Furlough Day.             |
| 10. Apr 1, 2014 | Public Works Dir/ACM and Community and Economic Dir., working with the Business Improvement Dist. | Develop a plan for installing flower baskets and lighting along new posts in the center median in the downtown area and present to the City Council for direction.                                          |        | X         |         |                                                                                    |
| 11. Apr 1, 2014 | Recreation and Community Services Dir. and the Support Services Mgr.                              | Develop and implement a media campaign that focuses on city issues, e.g. beautification awards, no smoking in public places, shopping carts, rules and regulations, community pride)                        |        | X         |         |                                                                                    |

**THREE-YEAR GOAL: IMPROVE COMMUNITY-WIDE BEAUTIFICATION,  
PARTICIPATION AND SAFETY  
(Continued)**

| WHEN              | WHO                                                                                                                 | WHAT                                                                                                                                 | STATUS |              |         | COMMENTS                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------|--------|--------------|---------|----------------------------------------------------------------------|
|                   |                                                                                                                     |                                                                                                                                      | DONE   | ON<br>TARGET | REVISED |                                                                      |
| 12. Apr 15, 2014  | Public Works Dir./ACM and Recreation and Community Services Dir.                                                    | Complete at least 10% of the ADA improvements and at least 10% of the installation of new monument signs at city parks.              |        | X            |         |                                                                      |
| 13. Apr 15, 2014  | Economic and Community Development Dir.– lead, Police Chief, and Fire Chief, with community input                   | Recommend to the City Council for action neighborhood identification signs throughout the city.                                      |        | X            |         |                                                                      |
| 14. Apr 15, 2014  | Public Works Dir./ACM, working with the Police Chief                                                                | Conduct a pilot program utilizing traffic feedback signs to increase the percentage of drivers traveling within the speed limit.     |        | X            |         |                                                                      |
| 15. Apr 15, 2014  | Recreation and Community Services Dir.                                                                              | Ensure that a message about beautification of the city by the public is distributed before and during city events.                   |        | X            |         |                                                                      |
| 16. Apr 15, 2014  | Council member Teresa Real Sebastian – lead, Recreation and Community Services Dir., Public Works Dir./ACM          | Conduct one Community Clean Up Day.                                                                                                  |        | X            |         |                                                                      |
| 17. Apr 15, 2014* | Police Chief                                                                                                        | Obtain City Council direction on the parking of commercial vehicles and recreational vehicles and the overnight parking of vehicles. |        | X            |         | Police Chief preparing report for next month's City Council Meeting. |
| 18. Apr 15, 2014* | Public Works Dir./ACM – lead, Council member Chan, Police Chief, working with the San Gabriel Valley Bike Coalition | Present to the City Council for action a Regional Bike Plan.                                                                         |        | X            |         |                                                                      |

\*Long term goal might exceed this date.



### THREE-YEAR GOAL: ENHANCE ECONOMIC DEVELOPMENT

| WHEN            | WHO                                                                                                            | WHAT                                                                                                                                                                                                                                                                          | STATUS |           |         | COMMENTS                                             |
|-----------------|----------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-----------|---------|------------------------------------------------------|
|                 |                                                                                                                |                                                                                                                                                                                                                                                                               | DONE   | ON TARGET | REVISED |                                                      |
| 1. Jan 15, 2014 | Police Chief                                                                                                   | Recommend to the City Council for action the identification of up to six tour bus loading zones.                                                                                                                                                                              |        |           | X       |                                                      |
| 2. Jan 31, 2014 | Recreation and Community Services Dir.                                                                         | Present a plan to the City Council for action to implement a Monterey Park Night Market, in coordination with our Farmers Market at Barnes Park.                                                                                                                              |        | X         |         | Will provide update in February.                     |
| 3. Feb 1, 2014  | Community and Economic Development Dir.                                                                        | Present to the City Council for consideration the Olson Housing Project.                                                                                                                                                                                                      |        | X         |         | Coming to City Council at next City Council Meeting. |
| 4. Mar 1, 2014  | Community and Economic Development Dir. and City Manager                                                       | Conduct a joint workshop with the Design Review Board, Planning Commission and City Council to update them on economic development projects underway and projects in planning, to include renderings and digital presentations that can also be posted on the city's website. |        | X         |         | Scheduled for January 28, 2014.                      |
| 5. Apr 15, 2014 | Community and Economic Development Dir. – lead, Controller, City Manager, Management Services Dir.             | Investigate the feasibility of a percentage of revenue generated from new projects is devoted to economic development and present recommendation(s) to the City Council for direction.                                                                                        |        | X         |         |                                                      |
| 6. Apr 15, 2014 | Community and Economic Development Dir.                                                                        | Present to the Planning Commission for action up to three hotel projects.                                                                                                                                                                                                     |        | X         |         |                                                      |
| 7. Apr 15, 2014 | Community and Economic Development Dir, working with the Economic Development Commission                       | Review and update the Economic Development Plan to address national retail attraction, shopper retention and sales tax generation.                                                                                                                                            |        | X         |         |                                                      |
| 8. Apr 15, 2014 | Community and Economic Development Dir, working with the Economic Development Commission and the ED consultant | Develop a plan to reestablish a Economic Development Program, including use of the \$1.8 million Towne Centre proceeds, additional new revenues, and a Façade Improvement Loan Program.                                                                                       |        | X         |         |                                                      |
| 9. Apr 15, 2014 | Community and Economic Development Dir                                                                         | Update the City Council on the progress of the Towne Centre project.                                                                                                                                                                                                          |        | X         |         | Will be presented at January 28th Study Session.     |



**THREE-YEAR GOAL: ENHANCE ECONOMIC DEVELOPMENT**  
(Continued)

| WHEN             | WHO                                                                                                       | WHAT                                                                                                                                                                                                    | STATUS |           |         | COMMENTS                                             |
|------------------|-----------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-----------|---------|------------------------------------------------------|
|                  |                                                                                                           |                                                                                                                                                                                                         | DONE   | ON TARGET | REVISED |                                                      |
| 10. Apr 15, 2014 | Community and Economic Development Dir., working with the Design Review Board and the Planning Commission | Revisit the Signage Ordinance (within the Zoning Code), specifically addressing a Signage Overlay Zone on North Atlantic, and make a report, including recommendations, to the City Council for action. |        | X         |         | Will be presented at January 28, 2014 Study Session. |
| 11. Apr 15, 2014 | Community and Economic Development Dir.                                                                   | Update the City Council on the progress of the City Venture and LINC Housing proposals.                                                                                                                 |        | X         |         | Will be presented at January 28, 2014 Study Session. |
| 12. Apr 15 2014  | Community and Economic Development Dir. and Public Works Dir./ACM                                         | Ensure that the Market Place project is ready to break ground.                                                                                                                                          |        | X         |         | Will be presented at January 28, 2014 Study Session. |

## PRESENTATIONS

## ORAL AND WRITTEN COMMUNICATIONS



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:**      **Consent Calendar**  
**Agenda Item 1 (SA)**

**TO:** Paul L. Talbot, City Manager  
**FROM:** Annie Yaung, CPFO, Controller  
**SUBJECT:** Warrant Register for Successor Agency to the Former Community  
Redevelopment Agency of  
January 2, 2014 and January 15, 2014

## **RECOMMENDATION:**

Recommendations: It is recommended that the City Council:

- (1) Adopt SA Resolutions approving payment of warrants; and
- (2) take such additional, related, action that may be desirable.

## **EXECUTIVE SUMMARY:**

Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 205-206.

## **BACKGROUND:**

The claims and demands on the attached warrant register have been duly audited. I certify that the said claims and demands are accurate, are proper charges against the City of Monterey Park, Acting as the Successor Agency to the Former Community Redevelopment Agency (SA). I also certify that there are monies available for the payments thereof. Please note that amounts being paid by the SA funds in this warrant register represented expenditures incurred, which are pending for approval by the Oversight Board.

**FISCAL IMPACT:**

Disbursements from all funds total \$6,245.76.

Respectfully submitted and prepared by:



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Annie Young, CPFO  
Controller

Approved By



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Paul L. Talbot  
City Manager

Attachments: Warrant Register

## RESOLUTION NO. SA-\_\_\_\_\_

**A RESOLUTION OF THE  
SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (SA)  
ALLOWING CERTAIN CLAIMS AND DEMANDS  
PER WARRANT REGISTER DATED  
2ND and 15TH DAY OF JANUARY 2014  
TOTALING \$6,245.76 AND SPECIFYING THE FUNDS OUT  
OF WHICH THE SAME ARE TO BE PAID**

THE SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY  
DOSE RESOLVE AS FOLLOWS:

SECTION 1. That the following claims and demands have been audited and that the same  
are hereby allowed from various funds in the following amounts:

|                          |                    |
|--------------------------|--------------------|
| Atlantic/Garvey Projects | \$ 3,130.26        |
| Merged Project Projects  | 3,115.50           |
| Total                    | <u>\$ 6,245.76</u> |

PASSED, APPROVED AND ADOPTED THE 15TH DAY OF JANUARY 2014.

\_\_\_\_\_  
Teresa Real Sebastian, Mayor  
City of Monterey Park, California

ATTEST:

\_\_\_\_\_  
Vincent D. Chang, City Clerk  
City of Monterey Park, California

Resolution No. SA-  
Page 2

STATE OF CALIFORNIA            )  
COUNTY OF LOS ANGELES       ) ss.  
SUCCESSOR AGENCY TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY)  
OF CITY OF MONTEREY PARK       )

I hereby certify that this resolution was duly adopted by the  
Successor Agency to the Former Community Redevelopment Agency,  
at a regular meeting held on the 15th day of January 2014 by the following vote.

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

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Vincent D. Chang, City Clerk  
City of Monterey Park, California



CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

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PREPAID WARRANTS

| VENDOR NAME                | ACCOUNT             | AMOUNT   | DESCRIPTION                 | P.O. | CHECK # | TOTAL    |
|----------------------------|---------------------|----------|-----------------------------|------|---------|----------|
| AT&T                       | 0860-801-1203-32050 | 14.76    | INTERNET/PHONE SERVICE      |      | 205     | 14.76    |
| JENKINS & HOGIN, LLP       | 0860-801-1203-31600 | 1,675.00 | LEGAL-SA                    |      | 206     |          |
|                            | 0870-801-1203-31600 | 1,675.00 | LEGAL-SA                    |      | 206     |          |
|                            | 0860-801-1203-31600 | 1.25     | LEGAL-ATLANTIC TIMES SQUARE |      | 206     |          |
|                            | 0870-801-1203-31600 | 1.25     | LEGAL-ATLANTIC TIMES SQUARE |      | 206     |          |
|                            | 0860-801-1203-31600 | 1,439.25 | LEGAL-CA DEPT OF FINANCE    |      | 206     |          |
|                            | 0870-801-1203-31600 | 1,439.25 | LEGAL-CA DEPT OF FINANCE    |      | 206     |          |
|                            |                     |          |                             |      |         | 6,231.00 |
|                            |                     |          |                             |      |         | 6,245.76 |
| TOTAL FOR PREPAID WARRANTS |                     |          |                             |      |         |          |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

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|                            |          |
|----------------------------|----------|
| TOTAL FOR PREPAID WARRANTS | 6,245.76 |
| TOTAL FOR PRINTED WARRANTS | 0.00     |
| TOTAL WARRANTS             | 6,245.76 |
| TOTAL VOID CHECKS          | 0        |
| TOTAL PREPAID CHECKS       | 2        |
| TOTAL CHECKS PRINTED       | 0        |
| TOTAL CHECKS ISSUED        | 2        |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014  
FUND SUMMARY

7

| FUND | DESCRIPTION                  | PREPAID         | PRINTED     | TOTAL           |
|------|------------------------------|-----------------|-------------|-----------------|
| 0860 | ATLANTIC/GARVEY CAP PROJECTS | 3,130.26        | 0.00        | 3,130.26        |
| 0870 | MERGED CAPITAL PROJECTS      | 3,115.50        | 0.00        | 3,115.50        |
|      | <b>TOTAL</b>                 | <b>6,245.76</b> | <b>0.00</b> | <b>6,245.76</b> |



# City Council Staff Report

DATE: January 15, 2014

AGENDA ITEM NO: **Consent Calendar**  
**Agenda Item 2 (SA)**

TO: Paul L. Talbot, City Manager

FROM: Joseph Leon, City Treasurer

SUBJECT: Successor Agency Monthly Investment Report – December 2013

**RECOMMENDATION** It is recommended that the City Council:

- (1) Receive and file the monthly investment report; and
- (2) Take such additional, related, action that may be desirable.

**EXECUTIVE SUMMARY:**

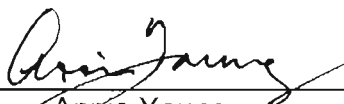
As of December 31, 2013 invested funds for the City of Monterey Park is as follows:

|                                  |                        |
|----------------------------------|------------------------|
| • Successor Agency (SA) Savings  | \$ 5,521,744.56        |
| • Successor Agency (SA) Checking | 78,634.00              |
| • Successor Agency (SA) RORF     | <u>83,199.00</u>       |
| Total                            | <u>\$ 5,683,577.56</u> |

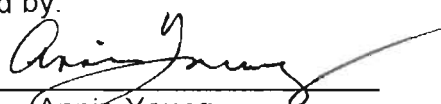
**BACKGROUND:**

In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council showing the types of investments, dates of maturities, amounts of deposits, rates of interest, and the current market values for securities with maturity more than 12 months.

Respectfully submitted,

  
\_\_\_\_\_  
Annie Young  
Controller

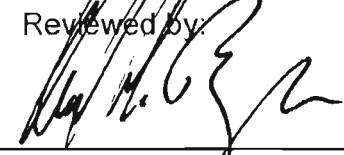
Prepared by:

  
\_\_\_\_\_  
Annie Young  
Controller

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:

  
\_\_\_\_\_  
Karl Berger  
Assistant City Attorney



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:** **Consent Calendar  
Agenda Item 3**

**TO:** Paul L. Talbot, City Manager  
**FROM:** Annie Yaung, CPFO, Controller  
**SUBJECT:** Warrant Register for the City of Monterey Park of  
January 2, 2014 and January 15, 2014

## **RECOMMENDATION:**

Recommendations: It is recommended that the City Council:

- (1) Adopt City Resolutions approving payment of warrants; and
- (2) take such additional, related, action that may be desirable.

## **EXECUTIVE SUMMARY:**

Disbursements will be made from the funds referenced in the attached Resolution in Warrants numbered 296402-296741.

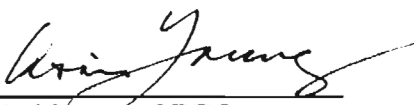
## **BACKGROUND:**

The claims and demands on the attached warrant register have been duly audited. I certify that the said claims and demands are accurate, are proper charges against the City of Monterey Park. I also certify that there are monies available for the payments thereof.

**FISCAL IMPACT:**

Disbursements from all funds total \$1,659,436.41.

Respectfully submitted and prepared by:

  
\_\_\_\_\_  
Annie Young, CPFO  
Controller

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Attachments: Warrant Register

**RESOLUTION NO.**  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF**  
**MONTEREY PARK, CALIFORNIA ALLOWING CERTAIN CLAIMS AND DEMANDS**  
**PER WARRANT REGISTER DATED**  
**2ND and 15TH DAY OF JANUARY 2014**  
**TOTALING \$1,659,436.41 AND SPECIFYING THE FUNDS OUT**  
**OF WHICH THE SAME ARE TO BE PAID**

THE CITY COUNCIL OF THE CITY OF MONTEREY PARK DOES RESOLVE:

SECTION 1. That the following claims and demands have been audited and that the same are hereby allowed from various funds in the following amounts:

|                                    |                            |
|------------------------------------|----------------------------|
| General Fund                       | \$ 594,116.71              |
| State Gas Tax Fund                 | 28,703.44                  |
| Sewer Fund                         | 2,504.26                   |
| Refuse Fund                        | 427,834.80                 |
| City Shop Fund                     | 68,476.79                  |
| General Liability Fund             | 5,074.50                   |
| Technology Internal Service Fund   | 16,355.35                  |
| Payroll Clearing Account           | 11,279.16                  |
| Public Safety Impact Fee           | 1,040.70                   |
| Special Deposits Fund              | 56,591.46                  |
| Workers Comp. Fund                 | 6,866.67                   |
| Water Fund                         | 79,929.43                  |
| Water Treatment Fund               | 25,376.35                  |
| OPA Proposition A                  | (5,114.56)                 |
| Measure R Fund                     | 116,096.28                 |
| Library Tax Fund                   | 2,338.07                   |
| STC Standards/Training/Corrections | 344.00                     |
| POST                               | 884.28                     |
| El Civic Education Grant           | 332.90                     |
| Home Housing Program               | 56,374.74                  |
| Recreation Fund                    | 2,119.89                   |
| Asset Forfeiture                   | 10,496.28                  |
| Construction Agency Fund           | 4,290.00                   |
| Cal Library Literacy Svc Grant     | 874.73                     |
| Air Quality Improvement Fund       | 526.41                     |
| Prop C                             | 117,213.83                 |
| CDBG Fund                          | 123.21                     |
| Maintenance District 93-1          | 15,237.25                  |
| Prop A - Per Parcel Grant          | 32.07                      |
| Used Oil Recycling Block Grant     | 2,060.00                   |
| SAFETEA-LU Grant                   | 1,587.22                   |
| Maintenance Grant (075)            | 4,107.61                   |
| ELAC Contributions                 | 396.80                     |
| ELAC Instructional Serv Prog       | 2,344.06                   |
| Target Grant (2010)                | 284.58                     |
| Sustainable Comm Planning          | 1,961.22                   |
| Literacy Trust Grant               | 0.92                       |
| City/Housing Successor Agency      | 375.00                     |
| <br>TOTAL                          | <br><u>\$ 1,659,436.41</u> |

PASSED, APPROVED AND ADOPTED THE 15TH DAY OF JANUARY 2014.

\_\_\_\_\_  
Teresa Real Sebastian, Mayor  
City of Monterey Park, California

ATTEST

\_\_\_\_\_  
Vincent D. Chang, City Clerk  
City of Monterey Park, California

RESOLUTION NO.

Page 2

STATE OF CALIFORNIA )  
COUNTY OF LOS ANGELES ) SS.  
CITY COUNCIL OF THE)  
CITY OF MONTEREY PARK )

I hereby certify that the foregoing Resolution was adopted by the City Council of the City of Monterey Park at a regular meeting held on the 15th day of January 2014 by the following vote of the Council:

|            |                  |
|------------|------------------|
| AYES:      | COUNCIL MEMBERS: |
| NOES:      | COUNCIL MEMBERS: |
| ABSTAINED: | COUNCIL MEMBERS: |
| ABSENT:    | COUNCIL MEMBERS: |

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Vincent D. Chang, City Clerk  
City of Monterey Park, California



CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

5

PREPAID WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT | DESCRIPTION                 | P.O.  | CHECK # | TOTAL    |
|-------------------------------------|---------------------|--------|-----------------------------|-------|---------|----------|
| ACCOUNTEMPS                         | 0010-801-1403-31950 | 555.12 | TEMPORARY STAFFING SERVICES |       | 296402  |          |
|                                     | 0010-801-1403-31950 | 705.47 | TEMPORARY STAFFING SERVICES |       | 296402  |          |
|                                     | 0010-801-1403-31950 | 648.38 | TEMPORARY STAFFING SERVICES |       | 296402  |          |
|                                     | 0010-801-1403-31950 | 873.60 | TEMPORARY STAFFING SERVICES |       | 296402  | 2,782.57 |
|                                     | 0010-801-1403-31950 | 873.60 | TEMPORARY STAFFING SERVICES |       | 296425  |          |
|                                     | 0010-801-1403-31950 | 736.46 | TEMPORARY STAFFING SERVICES |       | 296425  | 1,610.06 |
| AMC CARD PROCESSING SERVICES INC    | 0075-450-0075-08370 | 650.00 | EE SERVICES PROGRAM (TRUST) |       | 296426  | 650.00   |
| ARAMARK UNIFORM & CAREER APPAREL, I | 0010-801-3210-39050 | 43.33  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 30.50  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 34.24  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 11.77  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 30.50  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 34.24  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 11.77  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 54.30  | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 5.89   | FIRE UNIFORM SERVICES       | 80437 | 296427  |          |
|                                     | 0010-801-3210-39050 | 5.89   | FIRE UNIFORM SERVICES       | 80437 | 296427  | 262.43   |
| AT & T                              | 0092-801-4222-32050 | 122.58 | PHONE SERVICE               |       | 296442  |          |
|                                     | 0022-801-4206-32050 | 613.67 | PHONE SERVICE               |       | 296442  |          |
|                                     | 0010-801-3112-32050 | 297.60 | PHONE SERVICE               |       | 296442  | 1,033.85 |
|                                     | 0010-801-3113-32050 | 40.63  | PHONE SERVICE               |       | 296403  | 40.63    |
| AT&T                                | 0010-801-1404-32050 | 539.36 | INTERNET/PHONE SERVICE      |       | 296404  |          |
|                                     | 0043-801-1404-32050 | 397.42 | INTERNET/PHONE SERVICE      |       | 296404  |          |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

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PREPAID WARRANTS

| VENDOR NAME     | ACCOUNT             | AMOUNT   | DESCRIPTION                | P.O. | CHECK # | TOTAL     |
|-----------------|---------------------|----------|----------------------------|------|---------|-----------|
| AT&T            | 0092-801-1404-32050 | 482.58   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-4209-32050 | 246.84   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-1408-32050 | 1,078.77 | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3112-32050 | 719.18   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3201-32050 | 359.59   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-6001-32050 | 119.86   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0169-801-2201-32050 | 119.86   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-1301-32050 | 14.76    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3201-32050 | 911.28   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3230-32050 | 660.04   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-6001-32050 | 193.74   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3112-32050 | 3,800.47 | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3113-32050 | 14.74    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-3114-41100 | 16.02    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-6517-32050 | 50.00    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0022-801-4206-32050 | 296.94   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0109-801-6511-32050 | 66.66    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-6502-32050 | 140.14   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-1404-32050 | 48.76    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-1408-32050 | 120.63   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0043-801-1404-32050 | 25.05    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0092-801-1404-32050 | 30.42    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0092-801-4220-32050 | 198.67   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0092-801-4222-32050 | 656.57   | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 | 0010-801-1801-32050 | 15.10    | INTERNET/PHONE SERVICE     |      | 296404  |           |
|                 |                     |          |                            |      |         | 11,323.45 |
| BANKCARD CENTER | 0010-801-1101-22670 | 157.50   | 11/13 STMT-REFRESHMENTS    |      | 296405  |           |
|                 | 0010-801-1101-33200 | 50.00    | 11/13 STMT-REFRESHMENTS    |      | 296405  |           |
|                 | 0010-801-1101-39400 | 3,775.64 | 11/13 STMT-ICSC CONVENTION |      | 296405  |           |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

7

PREPAID WARRANTS

| VENDOR NAME              | ACCOUNT             | AMOUNT   | DESCRIPTION                    | P.O.  | CHECK # | TOTAL     |
|--------------------------|---------------------|----------|--------------------------------|-------|---------|-----------|
| BANKCARD CENTER          | 0010-801-1301-39400 | 900.00   | 11/13 STMT-TRAINING            |       | 296405  |           |
|                          | 0010-801-1403-39300 | 110.00   | 11/13 STMT-MEMBERSHIPMENT      |       | 296405  |           |
|                          | 0010-801-1403-39350 | 27.50    | 11/13 STMT-PUBLICATIONS        |       | 296405  |           |
|                          | 0010-801-1403-39400 | 275.00   | 11/13 STMT-WEBINAR             |       | 296405  |           |
|                          | 0010-801-1801-39400 | 55.80    | 11/13 STMT-REFRESHMENTS        |       | 296405  |           |
|                          | 0010-801-3101-22670 | 85.48    | 11/13 STMT-REFRESHMENTS        |       | 296405  |           |
|                          | 0010-801-3101-39250 | 106.52   | 11/13 STMT-SUPPLIES            |       | 296405  |           |
|                          | 0010-801-3104-22750 | 1,904.50 | 11/13 STMT-EXTRADITION         |       | 296405  |           |
|                          | 0010-801-3210-38400 | 1,002.91 | 11/13 STMT-SUPPLIES            |       | 296405  |           |
|                          | 0010-801-3230-39700 | 257.74   | 11/13 STMT-EOC SUPPLIES        |       | 296405  |           |
|                          | 0063-801-5002-88560 | 1,203.14 | 11/13 STMT-COMPUTER            |       | 296405  |           |
|                          | 0136-801-3101-33250 | 170.48   | 11/13 STMT-PD POST TRAINING    |       | 296405  |           |
|                          | 0349-801-3201-39400 | 747.26   | 11/13 STMT-TRAINING SUPPLIES   |       | 296405  |           |
|                          | 0010-801-1201-39400 | 625.00   | 11/13 STMT-LCC MEETING         |       | 296405  |           |
|                          | 0349-801-3201-39400 | 1,211.78 | 11/13 STMT-EOC SOFTWARE        |       | 296405  |           |
|                          |                     |          |                                |       |         | 12,666.25 |
| CHARTER COMMUNICATIONS   | 0010-801-6502-32050 | 84.55    | INTERNET/CABLE SERVICE         |       | 296428  |           |
|                          | 0075-450-0075-08550 | 68.29    | INTERNET/CABLE SERVICE (TRUST) |       | 296428  |           |
|                          | 0010-801-6502-32050 | 50.27    | INTERNET/CABLE SERVICE         |       | 296428  |           |
|                          |                     |          |                                |       |         | 203.11    |
|                          | 0075-450-0075-08550 | 69.31    | INTERNET/CABLE SERVICE (TRUST) |       | 296406  |           |
|                          |                     |          |                                |       |         | 69.31     |
| CHEVRON INC              | 0060-801-4211-22250 | 1,960.38 | 11/13-FUEL SERVICE             |       | 296407  |           |
|                          |                     |          |                                |       |         | 1,960.38  |
| CHINESE DAILY NEWS, INC. | 0010-801-6002-40000 | 280.00   | LIBRARY SUBSCRIPTION           |       | 296443  |           |
|                          |                     |          |                                |       |         | 280.00    |
| CINDY TRANG              | 0010-801-1301-39400 | 959.15   | REIMBURSE-TRAINING             |       | 296408  |           |
|                          |                     |          |                                |       |         | 959.15    |
| COMPUTER SERVICE COMPANY | 0010-801-4206-38400 | 5,894.19 | TRAFFIC SIGNAL MAINTENANCE     | 80429 | 296409  |           |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

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PREPAID WARRANTS

| VENDOR NAME                  | ACCOUNT             | AMOUNT    | DESCRIPTION                     | P.O.  | CHECK # | TOTAL     |
|------------------------------|---------------------|-----------|---------------------------------|-------|---------|-----------|
| COMPUTER SERVICE COMPANY     | 0010-801-4206-38400 | 3,460.00  | TRAFFIC SIGNAL MAINTENANCE      | 80429 | 296409  |           |
|                              | 0010-801-4206-38400 | 1,000.00  | TRAFFIC SIGNAL CABINET TESTING  | 80429 | 296409  |           |
|                              | 0010-801-4206-38400 | 1,442.75  | TRAFFIC SIGNAL MAINTENANCE      | 80429 | 296409  |           |
|                              | 0010-801-4206-38400 | 6,715.37  | TRAFFIC SIGNAL MAINTENANCE      | 80452 | 296409  | 18,512.31 |
| COUNTY OF LOS ANGELES        | 0010-801-3220-41100 | 125.00    | FIRE PARAMEDIC ACCREDITATION    |       | 296429  | 125.00    |
| CRISTANDO HOUSE INC.         | 0132-801-3101-33300 | 299.00    | POLICE TRAINING                 |       | 296444  | 299.00    |
| DIVERSIFIED RISK INSURANCE   | 0075-450-0075-08350 | 256.08    | SPECIAL EVENT INSURANCE (TRUST) |       | 296430  | 256.08    |
| EMPLOYMENT DEVELOPMENT DEPT. | 0010-801-5102-35700 | 4,206.00  | UNEMPLOYMENT INS-Q3 2013        |       | 296431  | 4,206.00  |
| EMS PERSONNEL FUND           | 0010-801-3220-41100 | 200.00    | PARAMEDIC LICENSES-RENEWAL      |       | 296410  | 200.00    |
| GOVERNMENT FINANCE OFFICERS  | 0010-801-1403-39300 | 505.00    | AWARD APPLICATION               |       | 296411  | 505.00    |
| JENKINS & HOGIN, LLP         | 0010-801-1601-31600 | 20,000.00 | LEGAL-GENERAL SERVICES          |       | 296412  |           |
|                              | 0010-801-1601-31600 | 20,000.00 | LEGAL-GENERAL SERVICES          |       | 296412  |           |
|                              | 0010-801-1601-31600 | 1,438.20  | LEGAL-LITIGATION                |       | 296412  |           |
|                              | 0010-801-1601-31600 | 186.80    | LEGAL-GENERAL LITIGATION        |       | 296412  |           |
|                              | 0010-801-1601-31600 | 4,488.50  | LEGAL-VILLA GARFIELD            |       | 296412  |           |
|                              | 0010-801-1601-31600 | 1,257.50  | LEGAL-VILLA GARFIELD            |       | 296412  |           |
|                              | 0075-450-0075-09201 | 125.00    | LEGAL-MARKET PLACE (TRUST)      |       | 296412  |           |
|                              | 0075-450-0075-09201 | 75.00     | LEGAL-TOWNE CENTRE (TRUST)      |       | 296412  |           |
|                              | 0075-450-0075-09201 | 450.00    | LEGAL-MARKET PLACE (TRUST)      |       | 296412  |           |
|                              | 0075-450-0075-09201 | 225.00    | LEGAL-TOWNE CENTRE (TRUST)      |       | 296412  |           |
|                              | 0093-801-4226-31600 | 15.71     | LEGAL-SEMOU                     |       | 296412  |           |
|                              | 0093-801-4227-31600 | 15.71     | LEGAL-SEMOU                     |       | 296412  |           |

CITY OF MONTEREY PARK  
FINAL WARRANT REGISTER  
COUNCIL MEETING DATE 01/02/2014

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PREPAID WARRANTS

| VENDOR NAME                | ACCOUNT             | AMOUNT   | DESCRIPTION               | P.O. | CHECK # | TOTAL     |
|----------------------------|---------------------|----------|---------------------------|------|---------|-----------|
| JENKINS & HOGIN, LLP       | 0093-801-4228-31600 | 15.71    | LEGAL-SEMOU               |      | 296412  |           |
|                            | 0093-801-4229-31600 | 15.71    | LEGAL-SEMOU               |      | 296412  |           |
|                            | 0093-801-4230-31600 | 15.72    | LEGAL-SEMOU               |      | 296412  |           |
|                            | 0093-801-4231-31600 | 15.72    | LEGAL-SEMOU               |      | 296412  |           |
|                            | 0093-801-4232-31600 | 15.72    | LEGAL-SEMOU               |      | 296412  |           |
|                            |                     |          |                           |      |         | 48,356.00 |
|                            | 0880-801-2207-31600 | 100.00   | LEGAL-AFFORDABLE HOUSING  |      | 296432  |           |
|                            |                     |          |                           |      |         | 100.00    |
|                            | 0010-801-1601-31600 | 87.00    | LEGAL-ORCHARD             |      | 296441  |           |
|                            | 0010-801-1601-31600 | 435.00   | LEGAL-ORCHARD             |      | 296441  |           |
|                            | 0010-450-1701-02530 | 225.00   | LEGAL-500 E MARKLAND      |      | 296441  |           |
|                            | 0010-450-1701-02530 | 550.00   | LEGAL-331 N ATLANTIC      |      | 296441  |           |
|                            | 0010-450-1701-02530 | 2,050.00 | LEGAL-2015 POTRERO GRANDE |      | 296441  |           |
|                            | 0880-801-2207-31600 | 275.00   | LEGAL-LINC                |      | 296441  |           |
|                            |                     |          |                           |      |         | 3,622.00  |
| JEU FOON, JR               | 0075-450-0075-08915 | 75.00    | HOLIDAY MIXER (TRUST)     |      | 296413  |           |
|                            |                     |          |                           |      |         | 75.00     |
| GUILLERMINA LEFORT         | 0062-801-5101-35650 | 1,394.50 | CLAIM SETTLEMENT          |      | 296414  |           |
|                            |                     |          |                           |      |         | 1,394.50  |
| LIEBERT CASSIDY WHITMORE   | 0010-801-1801-39400 | 35.00    | TRAINING                  |      | 296433  |           |
|                            |                     |          |                           |      |         | 35.00     |
| LOS ANGELES FREIGHTLINERS  | 0060-801-4211-23500 | 105.29   | FLEET-PARTS UNIT 906      |      | 296415  |           |
|                            |                     |          |                           |      |         | 105.29    |
| MADISON SEATING, LLC       | 0043-801-4208-22750 | 599.99   | PUBLIC WORKS CHAIR        |      | 296416  |           |
|                            |                     |          |                           |      |         | 599.99    |
| MANAGED HEALTH NETWORK INC | 0010-801-1801-31950 | 840.84   | EAP PREMIUM               |      | 296618  |           |
|                            |                     |          |                           |      |         | 840.84    |
| JOHN MARTINDALE            | 0132-801-3101-33300 | 45.00    | POLICE TRAINING           |      | 296445  |           |
|                            |                     |          |                           |      |         | 45.00     |

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| VENDOR NAME                       | ACCOUNT             | AMOUNT   | DESCRIPTION                  | P.O. | CHECK # | TOTAL    |
|-----------------------------------|---------------------|----------|------------------------------|------|---------|----------|
| MCNEILL SECURITY AND FIRE SYSTEMS | 0010-801-6001-38400 | 195.00   | ALARM MONITORING             |      | 296446  |          |
|                                   | 0010-801-6001-38400 | 195.00   | ALARM MONITORING             |      | 296446  |          |
|                                   | 0010-801-6001-38400 | 195.00   | ALARM MONITORING             |      | 296446  |          |
|                                   | 0010-801-6001-38400 | 195.00   | ALARM MONITORING             |      | 296446  | 780.00   |
| MEDIA PORTFOLIO                   | 0010-801-1704-31860 | 7,500.00 | ATLANTIC CORRIDOR            |      | 296434  | 7,500.00 |
| MONTEREY PARK PETTY CASH          | 0010-801-3120-39700 | 100.00   | PETTY CASH-REFRESHMENTS      |      | 296417  |          |
|                                   | 0010-801-3120-39700 | 79.48    | PETTY CASH-REFRESHMENTS      |      | 296417  |          |
|                                   | 0010-801-3120-39700 | 100.00   | PETTY CASH-REFRESHMENTS      |      | 296417  |          |
|                                   | 0010-801-3210-22150 | 38.63    | PETTY CASH-CLEANING SUPPLIES |      | 296417  |          |
|                                   | 0010-801-3120-39700 | 16.33    | PETTY CASH-SUPPLIES          |      | 296417  |          |
|                                   | 0075-450-0075-08895 | 53.52    | PETTY CASH-HOLIDAY SUPPLIES  |      | 296417  |          |
|                                   | 0022-801-4202-24100 | 82.92    | PETTY CASH-REFRESHMENTS      |      | 296417  |          |
|                                   | 0010-801-6508-31990 | 40.19    | PETTY CASH-REFRESHMENTS      |      | 296417  |          |
|                                   | 0010-801-3113-22600 | 82.81    | PETTY CASH-JAIL SUPPLIES     |      | 296417  |          |
|                                   | 0160-801-3103-22800 | 98.00    | PETTY CASH-K9 KENNELING      |      | 296417  |          |
|                                   | 0010-801-3103-22300 | 14.16    | PETTY CASH-SUPPLIES          |      | 296417  |          |
|                                   | 0010-801-1703-33200 | 45.00    | PETTY CASH-TRAINING          |      | 296417  | 751.04   |
|                                   | 0075-450-0075-08895 | 87.94    | PETTY CASH-SUPPLIES (TRUST)  |      | 296435  |          |
|                                   | 0010-801-3205-22750 | 3.79     | PETTY CASH-SUPPLIES          |      | 296435  |          |
|                                   | 0092-801-4220-22750 | 41.42    | PETTY CASH-REFRESHMENTS      |      | 296435  |          |
|                                   | 0010-801-3104-22750 | 47.09    | PETTY CASH-REFRESHMENTS      |      | 296435  |          |
|                                   | 0010-801-3120-39700 | 34.99    | PETTY CASH-REFRESHMENTS      |      | 296435  |          |
|                                   | 0092-801-4221-23900 | 23.12    | PETTY CASH-REFRESHMENTS      |      | 296435  |          |
|                                   | 0075-450-0075-08895 | 60.00    | PETTY CASH-SUPPLIES (TRUST)  |      | 296435  |          |
|                                   | 0075-450-0075-08550 | 25.00    | PETTY CASH-SUPPLIES (TRUST)  |      | 296435  |          |
|                                   | 0010-801-4212-31950 | 50.00    | PETTY CASH-EMPLOYEE OF YEAR  |      | 296435  |          |

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| VENDOR NAME                   | ACCOUNT             | AMOUNT | DESCRIPTION                   | P.O. | CHECK # | TOTAL  |
|-------------------------------|---------------------|--------|-------------------------------|------|---------|--------|
| MONTEREY PARK PETTY CASH      | 0092-801-4220-31950 | 50.00  | PETTY CASH-EMPLOYEE OF YEAR   |      | 296435  | 423.35 |
| MUSIC GEM                     | 0075-450-0075-08550 | 190.00 | LANGLEY DANCE BAND (TRUST)    |      | 296418  | 190.00 |
| PACIFIC TELEMAGEMENT SERVICES | 0010-801-6502-32050 | 228.00 | PHONE SERVICE                 |      | 296447  | 228.00 |
| PERFECTLY SWEET CORPORATION   | 0075-450-0075-08895 | 600.00 | SNOW VILLAGES COOKIES (TRUST) |      | 296419  | 600.00 |
| PITNEY BOWES POSTAGE BY PHONE | 0010-801-1301-32200 | 16.73  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1403-32200 | 77.68  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1406-32200 | 143.86 | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1407-32200 | 14.06  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1701-32200 | 34.38  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1702-32200 | 92.32  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1703-32200 | 8.08   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1801-32200 | 95.19  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-1802-32200 | 1.84   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3101-32200 | 57.58  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3102-32200 | 5.08   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3104-32200 | 6.14   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3111-32200 | 1.78   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3113-32200 | 36.93  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3114-32200 | 63.47  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3120-32200 | 0.46   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3205-32200 | 47.34  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-3210-32200 | 5.80   | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-6001-32200 | 42.62  | POSTAGE                       |      | 296436  |        |
|                               | 0010-801-6502-32200 | 13.74  | POSTAGE                       |      | 296436  |        |
|                               | 0043-801-1201-32200 | 1.32   | POSTAGE                       |      | 296436  |        |

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|-------------------------------|---------------------|----------|---------------------------------|-------|---------|----------|
| PITNEY BOWES POSTAGE BY PHONE | 0043-801-4212-32200 | 27.61    | POSTAGE                         |       | 296436  |          |
|                               | 0075-450-0075-09230 | 15.15    | POSTAGE (TRUST)                 |       | 296436  |          |
|                               | 0092-801-4220-32200 | 1.84     | POSTAGE                         |       | 296436  |          |
|                               | 0445-801-6005-32200 | 0.92     | POSTAGE                         |       | 296436  |          |
|                               |                     |          |                                 |       |         | 811.92   |
| SBC LONG DISTANCE             | 0010-801-1408-32050 | 30.12    | PHONE SERVICE                   |       | 296437  |          |
|                               | 0010-801-3112-32050 | 20.09    | PHONE SERVICE                   |       | 296437  |          |
|                               | 0010-801-1408-32050 | 10.04    | PHONE SERVICE                   |       | 296437  |          |
|                               | 0010-801-6001-32050 | 3.35     | PHONE SERVICE                   |       | 296437  |          |
|                               | 0169-801-2201-32050 | 3.35     | PHONE SERVICE                   |       | 296437  |          |
|                               |                     |          |                                 |       |         | 66.95    |
| SPRINT CORPORATION            | 0010-801-3115-38400 | 1,380.59 | POLICE DATA SERVICE             | 80099 | 296438  |          |
|                               |                     |          |                                 |       |         | 1,380.59 |
| THE STANDARD                  | 0065-464            | 3,912.98 | LTD INSURANCE                   |       | 296448  |          |
|                               |                     |          |                                 |       |         | 3,912.98 |
|                               | 0065-464            | 4,612.50 | LTD INSURANCE                   |       | 296619  |          |
|                               |                     |          |                                 |       |         | 4,612.50 |
| CODAY STEVEN                  | 0010-801-3102-22300 | 12.00    | PETTY CASH-VEST                 |       | 296439  |          |
|                               | 0010-801-3103-33100 | 10.00    | PETTY CASH-PARKING              |       | 296439  |          |
|                               | 0010-801-3101-33400 | 20.88    | PETTY CASH-PARKING              |       | 296439  |          |
|                               | 0060-801-4211-22250 | 20.00    | PETTY CASH-GAS                  |       | 296439  |          |
|                               | 0010-801-3104-33100 | 7.00     | PETTY CASH-PARKING              |       | 296439  |          |
|                               | 0010-801-3113-22600 | 20.00    | PETTY CASH-PRISONER HAIRCUT     |       | 296439  |          |
|                               | 0010-801-3102-22750 | 68.75    | PETTY CASH-REFRESHMENTS         |       | 296439  |          |
|                               | 0010-801-3104-33100 | 8.00     | PETTY CASH-PARKING              |       | 296439  |          |
|                               | 0160-801-3101-39400 | 20.25    | PETTY CASH-REFRESHMENTS         |       | 296439  |          |
|                               | 0075-450-0075-08420 | 36.52    | PETTY CASH-REFRESHMENTS (TRUST) |       | 296439  |          |
|                               | 0160-801-3103-22750 | 90.00    | PETTY CASH-RADIO PARTS          |       | 296439  |          |
|                               | 0010-801-3101-22750 | 10.89    | PETTY CASH-SUPPLIES             |       | 296439  |          |



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|-------------------------------|---------------------|----------|-----------------------|-------|---------|------------|
| CODAY STEVEN                  | 0010-801-3104-22750 | 54.83    | PETTY CASH-SUPPLIES   |       | 296439  |            |
|                               | 0010-801-3120-39700 | 90.28    | PETTY CASH-SUPPLIES   |       | 296439  |            |
|                               | 0010-801-3104-33100 | 7.00     | PETTY CASH-PARKING    |       | 296439  |            |
|                               |                     |          |                       |       |         | 476.40     |
| THE GAS COMPANY (DBA)         | 0010-801-3114-36200 | 141.96   | GAS SERVICES          |       | 296420  |            |
|                               | 0060-801-4211-22250 | 157.56   | GAS SERVICES          |       | 296420  |            |
|                               |                     |          |                       |       |         | 299.52     |
| MARICELA VASQUEZ              | 0010-801-6506-22750 | 200.00   | DAY CARE SUPPLIES     |       | 296421  |            |
|                               |                     |          |                       |       |         | 200.00     |
| VERIZON WIRELESS              | 0010-801-3220-32050 | 227.50   | WIRELESS DATA SERVICE |       | 296440  |            |
|                               | 0349-801-3201-39400 | 38.01    | WIRELESS DATA SERVICE |       | 296440  |            |
|                               | 0010-801-3201-32050 | 490.71   | WIRELESS DATA SERVICE |       | 296440  |            |
|                               | 0010-801-3210-32050 | 173.85   | WIRELESS DATA SERVICE |       | 296440  |            |
|                               | 0010-801-3210-32050 | 56.41    | WIRELESS DATA SERVICE |       | 296440  |            |
|                               |                     |          |                       |       |         | 986.48     |
| VISION SERVICE PLAN-CA        | 0065-466            | 2,753.68 | VISION PLAN           |       | 296422  |            |
|                               |                     |          |                       |       |         | 2,753.68   |
| WELLS FARGO FINANCIAL LEASING | 0092-801-4212-37500 | 775.29   | COPIER RENTAL         | 80301 | 296423  |            |
|                               |                     |          |                       |       |         | 775.29     |
| CHESTER S YOSHIZAKI           | 0010-801-1201-31950 | 1,200.00 | CONSULTANT            |       | 296424  |            |
|                               |                     |          |                       |       |         | 1,200.00   |
| TOTAL FOR PREPAID WARRANTS    |                     |          |                       |       |         | 141,066.90 |

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| VENDOR NAME                    | ACCOUNT             | AMOUNT   | DESCRIPTION                 | P.O.  | CHECK # | TOTAL    |
|--------------------------------|---------------------|----------|-----------------------------|-------|---------|----------|
| 10-8 RETROFIT, INC             | 0060-801-4211-23500 | 130.58   | FLEET-PARTS UNIT 045        |       | 296449  | 130.58   |
| A & R NURSERY                  | 0010-801-6517-22100 | 688.10   | LANDSCAPE SUPPLIES          |       | 296450  | 688.10   |
| ACCELA INC                     | 0010-450-1703-02520 | 1,024.03 | BUILDING-SYSTEM MAINTENANCE | 80295 | 296451  | 1,024.03 |
| ADVANCE PEST TERMITE CONTROL   | 0010-801-6507-31160 | 30.00    | PEST CONTROL                | 80327 | 296452  | 415.00   |
|                                | 0010-801-6502-38250 | 42.00    | PEST CONTROL                | 80327 | 296452  |          |
|                                | 0010-801-6507-31160 | 38.00    | PEST CONTROL                | 80327 | 296452  |          |
|                                | 0010-801-6507-31160 | 42.00    | PEST CONTROL                | 80327 | 296452  |          |
|                                | 0010-801-6507-31160 | 53.00    | PEST CONTROL                | 80327 | 296452  |          |
|                                | 0010-801-6507-31160 | 47.00    | PEST CONTROL                | 80327 | 296452  |          |
|                                | 0010-801-3113-38100 | 39.00    | PEST CONTROL                | 80103 | 296452  |          |
|                                | 0010-801-3210-22750 | 47.00    | PEST CONTROL                | 80220 | 296452  |          |
|                                | 0010-801-3210-22750 | 35.00    | PEST CONTROL                | 80220 | 296452  |          |
|                                | 0010-801-3210-22750 | 42.00    | PEST CONTROL                | 80220 | 296452  |          |
| ADVANCED BATTERY SYSTEMS, INC. | 0060-801-4211-23500 | 213.53   | FLEET PARTS                 | 80442 | 296453  | 573.07   |
|                                | 0060-801-4211-38410 | 359.54   | FLEET PARTS                 |       | 296453  |          |
| AGENCIES TOOL CENTER           | 0060-801-4211-24100 | 103.94   | FLEET TOOLS                 | 80000 | 296454  | 344.73   |
|                                | 0060-801-4211-24100 | 240.79   | FLEET TOOLS                 | 80000 | 296454  |          |
| AIRGAS                         | 0092-801-4222-23700 | 278.36   | WATER SUPPLIES              | 80184 | 296455  | 278.36   |
| AMERON POLE PRODUCTS           | 0092-850-5002-96040 | 7,837.10 | BANNER POLES                | 70652 | 296456  |          |
|                                | 0092-801-5004-96040 | 1,690.00 | BANNER POLES                | 80371 | 296456  |          |
|                                | 0010-801-5004-96040 | 3,355.00 | BANNER POLES                | 80371 | 296456  |          |
|                                | 0010-801-4212-31950 | 110.70   | BANNER POLES                | 80371 | 296456  |          |

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| VENDOR NAME                    | ACCOUNT             | AMOUNT     | DESCRIPTION                     | P.O.  | CHECK # | TOTAL      |
|--------------------------------|---------------------|------------|---------------------------------|-------|---------|------------|
|                                |                     |            |                                 |       |         | 12,992.80  |
| ARGIL BLDG. MATERIAL CO.       | 0010-801-4202-22400 | 82.84      | CONCRETE                        | 80118 | 296457  | 82.84      |
| ARMORCAST PRODUCTS CO.         | 0092-801-4221-23300 | 599.50     | WATER METER BOX                 | 80181 | 296458  | 599.50     |
| ASTRO PLUMBING SUPPLY CO (DBA) | 0010-801-4210-23300 | 250.45     | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  |            |
|                                | 0010-801-4210-23300 | 654.76     | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  |            |
|                                | 0010-801-4210-23300 | 1,493.29   | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  |            |
|                                | 0010-801-4210-23300 | 28.47      | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  |            |
|                                | 0010-801-4210-23300 | 49.74      | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  |            |
|                                | 0010-801-4210-23300 | 220.83     | BLDG MAINT PLUMBING SUPPLIES    | 80119 | 296459  | 2,697.54   |
| ATHENS SERVICES                | 0022-801-4205-41200 | 26,098.90  | STREET SWEEPING                 | 80115 | 296460  |            |
|                                | 0344-801-5002-99290 | 1,317.61   | STREET SWEEPING                 | 80116 | 296460  | 27,416.51  |
|                                | 0043-801-4208-41200 | 408,615.21 | REFUSE COLLECTION SERVICES      |       | 296461  | 408,615.21 |
| AVOCET ENVIRONMENTAL, INC.     | 0093-801-4225-82247 | 1,870.50   | WATER QUALITY CONSULTING        | 80183 | 296462  |            |
|                                | 0093-801-4225-82247 | 456.00     | WATER QUALITY CONSULTING        | 80183 | 296462  | 2,326.50   |
| B & K ELECTRIC WHOLESALE       | 0093-801-4226-23300 | 888.09     | WATER ELECTRICAL SUPPLIES       | 80177 | 296463  | 888.09     |
| BEN CASTRO MASONRY, INC        | 0075-450-0075-08200 | 500.00     | REFUND CONCRETE BOND (TRUST)    |       | 296464  | 500.00     |
| BOY SCOUTS OF AMERICA          | 0075-450-0075-08420 | 752.80     | POLICE EXPLORER CHARTER (TRUST) |       | 296465  | 752.80     |
| BYTOPS SIGN                    | 0075-450-0075-08895 | 61.04      | SNOW VILLAGE BANNERS (TRUST)    |       | 296466  | 61.04      |

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| VENDOR NAME                            | ACCOUNT             | AMOUNT   | DESCRIPTION             | P.O.  | CHECK # | TOTAL    |
|----------------------------------------|---------------------|----------|-------------------------|-------|---------|----------|
| C.E.G. INVESTIGATIONS                  | 0010-801-3102-31950 | 186.06   | POLICE TRAFFIC HEARINGS |       | 296467  | 186.06   |
| CALIFORNIA CONTRACT CITIES ASSOCIATION | 0092-801-1110-39300 | 30.00    | CCCA MEETING            |       | 296468  | 30.00    |
| CALIFORNIA PEACE OFFICER'S             | 0010-801-3101-39300 | 125.00   | POLICE MEMBERSHIP       |       | 296469  | 125.00   |
| CALOX, INC                             | 0010-801-3210-22750 | 92.00    | FIRE MEDICAL SUPPLIES   | 80226 | 296470  | 92.00    |
| CANON FINANCIAL SERVICES, INC.         | 0010-801-3210-37500 | 1,980.12 | COPIER MACHINE RENTAL   |       | 296471  | 7,790.93 |
|                                        | 0010-801-1701-37500 | 887.86   | COPIER MACHINE RENTAL   | 80209 | 296471  |          |
|                                        | 0010-801-3205-37500 | 887.86   | COPIER MACHINE RENTAL   | 80209 | 296471  |          |
|                                        | 0092-801-4212-37500 | 887.86   | COPIER MACHINE RENTAL   | 80209 | 296471  |          |
|                                        | 0010-801-1301-37500 | 1,684.75 | COPIER MACHINE RENTAL   | 80289 | 296471  |          |
|                                        | 0010-801-1201-38400 | 1,305.82 | COPIER MACHINE RENTAL   |       | 296471  |          |
|                                        | 0060-801-4211-38400 | 156.66   | COPIER MACHINE RENTAL   |       | 296471  |          |
| CANON SOLUTIONS AMERICA, INC           | 0010-801-1301-31950 | 195.05   | COPIER MAINTENANCE      |       | 296472  | 195.05   |
| CINTAS CORPORATION                     | 0092-801-4223-22310 | 108.03   | WATER UNIFORMS          |       | 296473  | 550.36   |
|                                        | 0092-801-4222-22310 | 109.76   | WATER UNIFORMS          |       | 296473  |          |
|                                        | 0092-801-4221-22310 | 57.39    | WATER UNIFORMS          |       | 296473  |          |
|                                        | 0092-801-4223-22310 | 108.03   | WATER UNIFORMS          |       | 296473  |          |
|                                        | 0092-801-4222-22310 | 109.76   | WATER UNIFORMS          |       | 296473  |          |
|                                        | 0092-801-4221-22310 | 57.39    | WATER UNIFORMS          |       | 296473  |          |
| CLINICAL LABORATORY OF                 | 0093-801-4230-31950 | 794.58   | WATER ANALYSIS          | 80344 | 296474  |          |
|                                        | 0093-801-4230-31950 | 10.18    | WATER ANALYSIS          | 80344 | 296474  |          |
|                                        | 0093-801-4230-31950 | 794.58   | WATER ANALYSIS          | 80344 | 296474  |          |
|                                        | 0093-801-4230-31950 | 10.18    | WATER ANALYSIS          | 80344 | 296474  |          |

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| VENDOR NAME            | ACCOUNT             | AMOUNT   | DESCRIPTION    | P.O.  | CHECK # | TOTAL |
|------------------------|---------------------|----------|----------------|-------|---------|-------|
| CLINICAL LABORATORY OF | 0093-801-4230-31950 | 794.58   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4230-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4230-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4230-31950 | 859.33   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 248.83   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 248.83   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 248.83   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 30.53    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4227-31950 | 448.63   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4228-31950 | 18.50    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4228-31950 | 74.00    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4228-31950 | 18.50    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4231-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4231-31950 | 137.83   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4232-31950 | 111.00   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 757.58   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 20.35    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 757.58   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 757.58   | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4226-31950 | 1,502.20 | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4229-31950 | 2,160.80 | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4229-31950 | 40.70    | WATER ANALYSIS | 80344 | 296474  |       |
|                        | 0093-801-4229-31950 | 10.18    | WATER ANALYSIS | 80344 | 296474  |       |

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| VENDOR NAME                    | ACCOUNT             | AMOUNT    | DESCRIPTION                    | P.O.  | CHECK # | TOTAL     |
|--------------------------------|---------------------|-----------|--------------------------------|-------|---------|-----------|
| CLINICAL LABORATORY OF         | 0093-801-4229-31950 | 1,695.53  | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0093-801-4229-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0093-801-4229-31950 | 1,695.53  | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0093-801-4229-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0093-801-4229-31950 | 1,695.53  | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 877.83    | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 108.23    | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 176.22    | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 108.23    | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                | 0092-801-4222-31950 | 10.18     | WATER ANALYSIS                 | 80344 | 296474  |           |
|                                |                     |           |                                |       |         | 17,375.86 |
| COBRA FIRE PROTECTION          | 0010-801-6505-23050 | 115.40    | FIRE SYS/EXTINGUISHERS SERVICE |       | 296475  |           |
|                                | 0010-801-6502-38400 | 60.00     | FIRE SYS/EXTINGUISHERS SERVICE |       | 296475  |           |
|                                | 0010-801-6502-38400 | 60.00     | FIRE SYS/EXTINGUISHERS SERVICE |       | 296475  |           |
|                                | 0092-801-4210-38100 | 403.40    | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                | 0092-801-4210-38100 | 334.81    | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                | 0092-801-4210-38100 | 102.00    | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                | 0092-801-4210-38100 | 157.90    | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                | 0092-801-4210-38100 | 509.88    | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                | 0092-801-4210-38100 | 60.00     | FIRE SYS/EXTINGUISHERS SERVICE | 80123 | 296475  |           |
|                                |                     |           |                                |       |         | 1,803.39  |
| STEVEN CODAY                   | 0010-801-3101-22310 | 206.55    | POLICE UNIFORMS                |       | 296476  |           |
|                                |                     |           |                                |       |         | 206.55    |
| COLLICUTT ENERGY SERVICES INC  | 0075-450-0075-08915 | 16,776.00 | FARMERS MKT LIGHT TOWER(TRUST) | 80408 | 296477  |           |
|                                |                     |           |                                |       |         | 16,776.00 |
| COMMERCIAL DOOR OF LOS ANGELES | 0010-801-4210-38100 | 546.84    | DOOR REPAIR                    | 80125 | 296478  |           |

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| VENDOR NAME                         | ACCOUNT             | AMOUNT   | DESCRIPTION                  | P.O.  | CHECK # | TOTAL    |
|-------------------------------------|---------------------|----------|------------------------------|-------|---------|----------|
|                                     |                     |          |                              |       |         | 546.84   |
| COMPRESSED AIR SPECIALITIES         | 0010-801-3210-38400 | 740.98   | FIRE-AIR COMPRESSOR REPAIR   |       | 296479  | 740.98   |
| CONNOR AIR CONDITIONING & HEATING 1 | 0010-701-0010-02600 | 54.40    | REFUND ELECTRIC PERMIT       |       | 296480  | 54.40    |
| CORVEL ENTERPRISE COMP INC          | 0080-801-8301-20000 | 6,866.67 | WORKER'S COMP ADMIN FEE      | 80395 | 296481  | 6,866.67 |
| COUNTY OF LOS ANGELES               | 0075-450-0075-08400 | 20.00    | SENIOR PET LICENSING (TRUST) |       | 296482  | 20.00    |
| CROWN GRAPHICS (DBA)                | 0060-801-4211-38410 | 27.00    | FLEET DECAL                  | 80008 | 296483  | 27.00    |
| DACTEK INTERNATIONAL CORPORATION    | 0010-801-3113-22600 | 110.19   | POLICE SUPPLIES              |       | 296484  | 110.19   |
| DAILY JOURNAL CORPORATION           | 0092-801-1301-34050 | 260.40   | LEGAL NOTICE                 | 80291 | 296485  | 260.40   |
| DALEY VISUAL INC.                   | 0010-801-3210-38400 | 172.40   | FIRE TRUCK GRAPHICS          |       | 296486  | 172.40   |
| DAY WIRELESS SYSTEMS (DBA)          | 0071-801-3210-38400 | 190.00   | FIRE AUDIO EQUIPMENT REPAIR  |       | 296487  | 190.00   |
| DEPARTMENT OF JUSTICE               | 0010-801-1801-39550 | 288.00   | FINGERPRINT PROCESSING       |       | 296488  | 2,892.00 |
|                                     | 0010-701-0010-03710 | 2,506.00 | FINGERPRINT PROCESSING       |       | 296488  |          |
|                                     | 0010-801-1801-39550 | 98.00    | FINGERPRINT PROCESSING       |       | 296488  |          |
| DUKE'S LANDSCAPING INC.             | 0010-801-4202-31950 | 349.00   | GARDENING SERVICES           |       | 296489  | 349.00   |
| DUNN-EDWARDS CORPORATION            | 0010-801-4210-23100 | 91.29    | PAINT SUPPLIES               |       | 296490  |          |
|                                     | 0010-801-4210-23100 | 53.36    | PAINT SUPPLIES               |       | 296490  |          |
|                                     | 0010-801-4210-23100 | 54.30    | PAINT SUPPLIES               |       | 296490  |          |

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| VENDOR NAME                         | ACCOUNT             | AMOUNT   | DESCRIPTION                | P.O.  | CHECK # | TOTAL    |
|-------------------------------------|---------------------|----------|----------------------------|-------|---------|----------|
| DUNN-EDWARDS CORPORATION            | 0010-801-4210-23100 | 72.18    | PAINT SUPPLIES             |       | 296490  | 271.13   |
| EMPIRE CLEANING SUPPLY              | 0178-801-6505-22150 | 32.07    | JANITORIAL SUPPLIES        | 80280 | 296491  |          |
|                                     | 0010-801-3113-22150 | 716.68   | JANITORIAL SUPPLIES        |       | 296491  |          |
|                                     | 0010-801-6517-22150 | 48.74-   | JANITORIAL SUPPLIES-CREDIT | 80065 | 296491  |          |
|                                     | 0010-801-6517-22150 | 152.38-  | JANITORIAL SUPPLIES-CREDIT | 80065 | 296491  |          |
|                                     | 0010-801-6517-22150 | 516.56   | JANITORIAL SUPPLIES        | 80065 | 296491  | 1,064.19 |
| ERLA, INC./ EMSAR LA                | 0010-801-3220-38400 | 737.93   | FIRE-EQUIPMENT MAINTENANCE | 80228 | 296492  | 737.93   |
| EWING IRRIGATION PRODUCTS, INC.     | 0092-801-4222-24100 | 44.50    | WATER SUPPLIES             | 80174 | 296493  |          |
|                                     | 0092-801-4222-23700 | 25.71    | WATER SUPPLIES             | 80174 | 296493  | 70.21    |
| FEDERAL EXPRESS CORP.               | 0010-801-1403-32200 | 23.76    | DELIVERY SERVICE           |       | 296494  |          |
|                                     | 0010-801-6502-32200 | 23.76    | DELIVERY SERVICE           |       | 296494  |          |
|                                     | 0010-801-4212-31500 | 23.76    | DELIVERY SERVICE           |       | 296494  |          |
|                                     | 0010-801-1403-32200 | 23.65    | DELIVERY SERVICE           |       | 296494  |          |
|                                     | 0010-801-3101-32200 | 50.71    | DELIVERY SERVICE           |       | 296494  | 145.64   |
| FEDERAL SIGNAL CORPORATION -EMERG.  | 0060-850-4211-54050 | 1,003.66 | FLEET CONVERSION           |       | 296495  | 1,003.66 |
| FENSCO SERVICES INC                 | 0010-801-6517-23050 | 198.00   | FENCE REPAIR               | 80067 | 296496  | 198.00   |
| FIBERLINK COMMUNICATIONS CORPORATIO | 0010-801-1404-38400 | 360.18   | MOBILE MANAGEMENT          |       | 296497  | 360.18   |
| FILEKEEPERS, LLC                    | 0010-801-1802-31950 | 189.76   | STORAGE SERVICE            |       | 296498  | 189.76   |
| FORD OF MONTEBELLO                  | 0060-801-4211-23500 | 106.19   | FLEET PARTS UNIT 975       | 80010 | 296499  |          |
|                                     | 0060-801-4211-23500 | 82.77-   | FLEET PARTS-CREDIT         | 80010 | 296499  |          |



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| VENDOR NAME                | ACCOUNT             | AMOUNT     | DESCRIPTION                    | P.O.  | CHECK # | TOTAL      |
|----------------------------|---------------------|------------|--------------------------------|-------|---------|------------|
|                            |                     |            |                                |       |         | 23.42      |
| FREEWAY TOWING, INC        | 0075-450-0075-08200 | 7,280.00   | REFUND CONCRETE BOND (TRUST)   |       | 296500  | 7,280.00   |
| FS CONSTRUCTION            | 0110-850-5001-91917 | 112,337.84 | SIDEWALK REPAIRS               | 70674 | 296501  | 112,337.84 |
| GALL'S, INC.               | 0010-801-3103-22300 | 647.38     | POLICE SUPPLIES                |       | 296502  | 647.38     |
| GALLADE CHEMICAL, INC.     | 0092-801-4222-23300 | 453.99     | WATER CHEMICAL                 | 80170 | 296503  | 1,361.96   |
|                            | 0092-801-4222-23300 | 907.97     | WATER CHEMICAL                 | 80170 | 296503  |            |
| GARFIELD MEDICAL CENTER    | 0010-801-3113-22600 | 24.00      | PHYSICAL                       |       | 296504  | 24.00      |
| GOVCONNECTION INC          | 0010-801-3104-38400 | 114.45     | COMPUTER SUPPLIES              |       | 296505  | 612.47     |
|                            | 0010-801-3115-38400 | 114.45     | COMPUTER SUPPLIES              |       | 296505  |            |
|                            | 0092-801-1406-24100 | 383.57     | COMPUTER SUPPLIES              |       | 296505  |            |
| THOMAS P. GRAHAM           | 0062-801-5101-35650 | 1,750.00   | CLAIM SERVICES-Z XU            |       | 296506  | 1,750.00   |
| GRAINGER                   | 0092-801-4222-24100 | 404.17     | ELECTRICAL SUPPLIES            | 80167 | 296507  | 1,298.36   |
|                            | 0010-801-4210-38100 | 489.19     | ELECTRICAL SUPPLIES            | 80129 | 296507  |            |
|                            | 0010-801-4210-38100 | 73.64      | ELECTRICAL SUPPLIES            | 80129 | 296507  |            |
|                            | 0010-801-4210-38100 | 331.36     | ELECTRICAL SUPPLIES            | 80129 | 296507  |            |
| GRM INFORMATION MANAGEMENT | 0010-801-1301-31950 | 200.75     | CITY CLERK-RECORDS DESTRUCTION |       | 296508  | 200.75     |
| H & H AUTO PARTS WHOLESALE | 0060-801-4211-23500 | 42.20      | FLEET PARTS                    | 80014 | 296509  |            |
|                            | 0060-801-4211-23500 | 41.69      | FLEET PARTS UNIT 936           | 80014 | 296509  |            |
|                            | 0060-801-4211-23500 | 99.43      | FLEET PARTS                    | 80014 | 296509  |            |
|                            | 0060-801-4211-38410 | 16.48      | FLEET PARTS                    |       | 296509  |            |

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|-------------------------------------|---------------------|----------|--------------------------------|-------|---------|----------|
| H & H AUTO PARTS WHOLESALE          | 0060-801-4211-38410 | 8.24     | FLEET PARTS                    |       | 296509  | 208.04   |
| HAMPTON INN & SUITES MORENO VALLEY  | 0136-801-3101-33250 | 307.80   | POLICE POST TRAINING           |       | 296510  | 307.80   |
| HANSON AGGREGATES                   | 0110-801-4202-23600 | 1,091.81 | STREET SUPPLIES                | 80130 | 296511  | 1,091.81 |
| HAROLD'S KEY SHOP, INC.             | 0060-850-4211-54050 | 142.25   | KEY/LOCK SERVICES              |       | 296512  | 142.25   |
| NATASHA HARRIS                      | 0075-450-0075-08630 | 150.00   | REFUND SECURITY DEPOSIT(TRUST) |       | 296513  | 150.00   |
| HEALTHFIRST MEDICAL GROUP           | 0010-801-1801-31900 | 1,404.50 | PRE-EMPLOYMENT PHYSICALS       |       | 296514  | 1,404.50 |
| HERITAGE OPERATING LP (DBA) PROFLAM | 0060-801-4211-22250 | 374.30   | FLEET PROPANE                  | 80038 | 296515  | 374.30   |
| HOME DEPOT CREDIT SERVICES          | 0092-801-4210-23050 | 39.85    | HARDWARE SUPPLIES              | 80133 | 296516  | 960.67   |
|                                     | 0092-801-4210-23050 | 278.45   | HARDWARE SUPPLIES              | 80133 | 296516  |          |
|                                     | 0060-801-4211-23500 | 610.45   | HARDWARE SUPPLIES              | 80017 | 296516  |          |
|                                     | 0010-801-6517-23050 | 31.92    | HARDWARE SUPPLIES              | 80070 | 296516  |          |
| INDEPENDENT CITIES ASSOCIATION      | 0010-801-1101-33200 | 1,800.00 | ICA CONFERENCE                 |       | 296517  | 1,800.00 |
| INTER VALLEY POOL SUPPLY            | 0010-801-6503-23050 | 345.80   | POOL CHEMICAL                  | 80365 | 296518  | 641.77   |
|                                     | 0010-801-6503-23050 | 295.97   | POOL CHEMICAL                  | 80365 | 296518  |          |
| RANDY ISHINO                        | 0010-801-6508-24150 | 168.00   | EMAIL MARKETING                |       | 296519  | 168.00   |
| JCL BARRICADE COMPANY               | 0042-801-4204-23800 | 360.59   | SEWER WATER BARRICADE          |       | 296520  |          |
|                                     | 0042-801-4204-23800 | 360.59   | SEWER WATER BARRICADE          |       | 296520  |          |

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| VENDOR NAME                  | ACCOUNT             | AMOUNT | DESCRIPTION             | P.O.  | CHECK # | TOTAL    |
|------------------------------|---------------------|--------|-------------------------|-------|---------|----------|
| JCL BARRICADE COMPANY        | 0042-801-4204-23800 | 360.59 | SEWER WATER BARRICADE   |       | 296520  | 1,081.77 |
| JHM SUPPLY INC               | 0010-801-6517-23300 | 6.13   | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 421.21 | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 6.41   | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 152.13 | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 69.93  | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 40.50- | PARKS SUPPLIES-CREDIT   | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 150.89 | PARKS SUPPLIES          | 80072 | 296521  |          |
|                              | 0010-801-6517-23300 | 160.43 | PARKS SUPPLIES          | 80072 | 296521  | 926.63   |
| ROBERT JULIAN                | 0136-801-3101-33250 | 60.00  | POLICE POST TRAINING    |       | 296522  | 60.00    |
| K Y SMOG AND TEST ONLY       | 0060-801-4211-38400 | 45.00  | SMOG CHECK UNIT 30L     | 80323 | 296523  |          |
|                              | 0060-801-4211-38400 | 45.00  | SMOG CHECK UNIT 242     | 80323 | 296523  |          |
|                              | 0060-801-4211-38400 | 45.00  | SMOG CHECK UNIT 718     | 80323 | 296523  | 135.00   |
| KATER-CRAFTS BOOKBINDERS INC | 0010-801-1301-31950 | 506.00 | BINDING SERVICES        |       | 296524  | 506.00   |
| SIMON KINGSLEY               | 0159-701-0159-07020 | 90.00  | REFUND RECREATION CLASS |       | 296525  | 90.00    |
| KUMAR & GERCHICK             | 0093-801-4226-31600 | 96.42  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4227-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4228-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4229-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4230-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4231-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  |          |
|                              | 0093-801-4232-31600 | 96.43  | SEMOU-LEGAL SERVICES    |       | 296526  | 675.00   |

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| VENDOR NAME                         | ACCOUNT             | AMOUNT   | DESCRIPTION                | P.O.  | CHECK # | TOTAL     |
|-------------------------------------|---------------------|----------|----------------------------|-------|---------|-----------|
| L.A.U.S.D. PERSONNEL                | 0010-801-1801-39400 | 180.00   | BILINGUAL TESTING SERVICES |       | 296527  | 180.00    |
| LAW OFFICES OF CARPENTER & ROTHANS  | 0010-801-1601-31600 | 736.00   | LEGAL SERVICE-P OSUNA      |       | 296528  |           |
|                                     | 0010-801-1601-31600 | 4,793.11 | LEGAL SERVICE-P OSUNA      |       | 296528  | 5,529.11  |
| LAWN MOWER CORNER/KNG POWER EQUIPME | 0060-801-4211-23500 | 90.25    | FLEET SUPPLIES             | 80020 | 296529  |           |
|                                     | 0060-801-4211-23500 | 37.05    | FLEET SUPPLIES             | 80020 | 296529  |           |
|                                     | 0022-801-4202-22100 | 850.00   | STREET SUPPLIES            | 80135 | 296529  |           |
|                                     | 0010-801-4203-22750 | 304.16   | STREET SUPPLIES            | 80135 | 296529  |           |
|                                     | 0010-801-4203-23300 | 502.40   | STREET SUPPLIES            | 80135 | 296529  |           |
|                                     | 0042-801-4204-22100 | 724.00   | STREET SUPPLIES            | 80135 | 296529  |           |
|                                     | 0042-801-4204-22750 | 358.61   | SEWER SUPPLIES             | 80135 | 296529  |           |
|                                     | 0042-801-4204-22750 | 68.47    | SEWER SUPPLIES             | 80135 | 296529  |           |
|                                     | 0042-801-4204-22750 | 247.94   | SEWER SUPPLIES             | 80135 | 296529  |           |
|                                     | 0042-801-4204-22750 | 23.47    | SEWER SUPPLIES             |       | 296529  |           |
|                                     | 0092-801-4222-24100 | 165.05   | WATER TOOLS                |       | 296529  | 3,371.40  |
| LE, PHILLIP DINH                    | 0010-450-3101-09000 | 671.64   | REFUND EVIDENCE MONEY      |       | 296530  | 671.64    |
| LEAD TECH ENVIRONMENTAL, INC.       | 0152-801-2206-38650 | 300.00   | LEAD TESTING-1090 ACKLEY   |       | 296531  | 300.00    |
| LEAGUE OF CALIFORNIA CITIES         | 0010-801-1110-39300 | 5,000.00 | MEMBERSHIP                 |       | 296532  |           |
|                                     | 0043-801-1110-39300 | 6,000.00 | MEMBERSHIP                 |       | 296532  |           |
|                                     | 0092-801-1110-39300 | 6,000.00 | MEMBERSHIP                 |       | 296532  |           |
|                                     | 0166-801-1110-39300 | 1,076.00 | MEMBERSHIP                 |       | 296532  | 18,076.00 |
| LIEBERT CASSIDY WHITMORE            | 0010-801-1601-31600 | 930.00   | LEGAL-GENERAL              |       | 296533  |           |
|                                     | 0010-801-1601-31600 | 563.50   | LEGAL-ACA ADVICE           |       | 296533  | 1,493.50  |

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| VENDOR NAME                         | ACCOUNT             | AMOUNT    | DESCRIPTION                 | P.O.  | CHECK # | TOTAL     |
|-------------------------------------|---------------------|-----------|-----------------------------|-------|---------|-----------|
| LIFE SAFETY CONSULTING & ENGINEERIN | 0010-701-0010-06330 | 975.00    | FIRE PLAN CHECK             | 80058 | 296534  |           |
|                                     | 0010-701-0010-06330 | 337.50    | FIRE PLAN CHECK             | 80058 | 296534  | 1,312.50  |
| LIFE-ASSIST INC                     | 0010-801-3220-24200 | 68.97     | FIRE MEDICAL SUPPLIES       | 80250 | 296535  |           |
|                                     | 0010-801-3220-22350 | 150.00    | FIRE MEDICAL SUPPLIES       | 80250 | 296535  |           |
|                                     | 0010-801-3220-24200 | 1,064.25  | FIRE MEDICAL SUPPLIES       | 80250 | 296535  |           |
|                                     | 0010-801-3220-24200 | 196.17    | FIRE MEDICAL SUPPLIES       | 80250 | 296535  |           |
|                                     | 0010-801-3220-24200 | 338.71    | FIRE MEDICAL SUPPLIES       | 80250 | 296535  | 1,818.10  |
| CHING-YU LIN                        | 0075-450-0075-08200 | 6,400.00  | REFUND GRADING BOND (TRUST) |       | 296536  | 6,400.00  |
| LINC - COMMUNITY DEVELOPMENT CORP.  | 0152-801-5004-99011 | 54,754.24 | PREDEVELOPMENT 236 RAMONA   | 80438 | 296537  | 54,754.24 |
| RUXIA LIU                           | 0010-701-0010-02700 | 55.14     | REFUND BUILDING PERMIT      |       | 296538  | 55.14     |
| LONG BEACH BMW MOTORCYCLES (DBA)    | 0060-801-4211-38400 | 4,685.17  | FLEET PARTS UNIT 997        | 80021 | 296539  |           |
|                                     | 0060-801-4211-38400 | 1,754.13  | FLEET PARTS UNIT 002        | 80021 | 296539  | 6,439.30  |
| LOOMIS ARMORED US, INC.             | 0010-701-0010-03700 | 508.28    | ARMORED CARRIER SERVICE     |       | 296540  | 508.28    |
| LOS ANGELES COUNTY DISTRICT         | 0010-801-3104-31950 | 256.13    | MUNI CODES HEARING FEES     | 80091 | 296541  | 256.13    |
| LOS ANGELES COUNTY FIRE DEPT.       | 0060-801-3210-38400 | 968.27    | REPAIR FIRE TRUCKS          | 80238 | 296542  | 968.27    |
| LOS ANGELES COUNTY POLICE           | 0010-801-3101-39300 | 500.00    | POLICE MEMBERSHIP           |       | 296543  | 500.00    |
| LOS ANGELES COUNTY SHERIFF'S DEPART | 0010-801-3113-22600 | 941.35    | PRISONER MEALS              | 80089 | 296544  | 941.35    |

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT   | DESCRIPTION             | P.O.  | CHECK # | TOTAL    |
|-------------------------------------|---------------------|----------|-------------------------|-------|---------|----------|
| MARIPOSA LANDSCAPES, INC            | 0092-801-4222-38500 | 657.25   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     | 0092-801-4222-38500 | 383.50   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     | 0092-801-4222-38500 | 520.00   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     | 0092-801-4222-38500 | 578.00   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     | 0092-801-4222-38500 | 130.00   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     | 0092-801-4222-38500 | 2,000.00 | LANDSCAPING MAINTENANCE | 80292 | 296545  |          |
|                                     | 0092-801-4222-38500 | 2,000.00 | LANDSCAPING MAINTENANCE | 80292 | 296545  |          |
|                                     | 0092-801-4222-38500 | 130.00   | LANDSCAPING MAINTENANCE |       | 296545  |          |
|                                     |                     |          |                         |       |         | 6,398.75 |
| MATCO TOOLS (DBA)                   | 0060-801-4211-24100 | 36.13    | FLEET TOOLS             |       | 296546  |          |
|                                     |                     |          |                         |       |         | 36.13    |
| MAXON (USA) INC.                    | 0010-801-6502-38400 | 606.31   | VERTICAL BLINDS         |       | 296547  |          |
|                                     |                     |          |                         |       |         | 606.31   |
| MCMaster-CARR SUPPLY CO.            | 0092-801-4222-23700 | 298.07   | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0092-801-4222-23700 | 18.53    | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0092-801-4222-23700 | 95.31    | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0092-801-4222-23700 | 241.39   | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0092-801-4222-23700 | 280.88   | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0092-801-4222-23700 | 81.82    | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0093-801-4226-23300 | 50.46    | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     | 0093-801-4226-23300 | 143.01   | WATER SUPPLIES          | 80156 | 296548  |          |
|                                     |                     |          |                         |       |         | 1,209.47 |
| METRON-FARNIER, LLC                 | 0092-801-4224-81070 | 2,760.78 | WATER-COMPUTER          | 80157 | 296549  |          |
|                                     |                     |          |                         |       |         | 2,760.78 |
| MICHIGAN TRUCK SPRING OF SAGINAW, I | 0060-801-4211-23500 | 124.27   | FLEE PARTS              |       | 296550  |          |
|                                     |                     |          |                         |       |         | 124.27   |
| MIDORI LANDSCAPE INC                | 0344-801-5002-99290 | 2,790.00 | LANDSCAPING MAINTENANCE | 80075 | 296551  |          |
|                                     |                     |          |                         |       |         | 2,790.00 |
| MISSION SUPER HARDWARE              | 0010-801-6517-23050 | 16.66    | HARDWARE SUPPLIES       | 80076 | 296552  |          |

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT    | DESCRIPTION                | P.O.  | CHECK # | TOTAL      |
|-------------------------------------|---------------------|-----------|----------------------------|-------|---------|------------|
| MISSION SUPER HARDWARE              | 0010-801-3210-23100 | 66.45     | HARDWARE SUPPLIES          | 80248 | 296552  |            |
|                                     | 0010-801-3210-38400 | 35.40     | HARDWARE SUPPLIES          | 80248 | 296552  |            |
|                                     | 0010-801-6517-23050 | 8.68      | HARDWARE SUPPLIES          | 80076 | 296552  |            |
|                                     | 0010-801-6517-23050 | 3.27      | HARDWARE SUPPLIES          | 80076 | 296552  |            |
|                                     | 0010-801-6517-23050 | 10.90     | HARDWARE SUPPLIES          | 80076 | 296552  |            |
|                                     | 0010-801-6517-23050 | 5.47      | HARDWARE SUPPLIES          | 80076 | 296552  | 146.83     |
| MONTEREY CAR WASH INC               | 0060-801-4211-38400 | 489.00    | CAR WASHES                 | 80029 | 296553  | 489.00     |
| MR. ROOTER PLUMBING (DBA)           | 0092-801-4210-38100 | 999.95    | PLUMBING SERVICES          |       | 296554  |            |
|                                     | 0092-801-4210-38100 | 580.00    | PLUMBING SERVICES          |       | 296554  | 1,579.95   |
| MUSIC GEM                           | 0075-450-0075-08550 | 190.00    | LANGLEY DANCE BAND (TRUST) |       | 296555  | 190.00     |
| MV TRANSPORTATION, INC              | 0166-801-4201-31960 | 59,690.13 | SPIRIT BUS OPERATIONS      | 80370 | 296556  |            |
|                                     | 0109-701-0109-07680 | 3,402.50- | SPIRIT BUS FARE            |       | 296556  |            |
|                                     | 0109-801-4201-31960 | 280.00    | SPIRIT BUS GPS             |       | 296556  |            |
|                                     | 0166-801-4201-31960 | 2,519.56  | SPIRIT BUS CPI ADJUSTMENT  | 80370 | 296556  |            |
|                                     | 0166-801-4201-31960 | 53,928.14 | SPIRIT BUS OPERATIONS      | 80370 | 296556  |            |
|                                     | 0109-701-0109-07680 | 2,478.25- | SPIRIT BUS FARE            |       | 296556  |            |
|                                     | 0109-801-4201-31960 | 280.00    | SPIRIT BUS GPS             |       | 296556  | 110,817.08 |
| NAFCO-INC. DBA PARKING & PROPERTY I | 0010-801-6001-22750 | 758.04    | LIBRARY EMPLOYEE HANG TAGS |       | 296557  | 758.04     |
| NAVARRO'S TOWING                    | 0060-801-4211-38400 | 225.00    | TOWING SERVICES            | 80030 | 296558  |            |
|                                     | 0060-801-4211-38400 | 225.00    | TOWING SERVICES            | 80030 | 296558  |            |
|                                     | 0060-801-4211-38400 | 50.00     | TOWING SERVICES            | 80030 | 296558  | 500.00     |
| NEC BUSINESS NETWORK SOLUTIONS      | 0010-801-3112-38400 | 1,606.00  | PHONE LINE SERVICE         | 80096 | 296559  |            |

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## PRINTED WARRANTS

| VENDOR NAME                 | ACCOUNT             | AMOUNT  | DESCRIPTION                | P.O.  | CHECK # | TOTAL    |
|-----------------------------|---------------------|---------|----------------------------|-------|---------|----------|
|                             |                     |         |                            |       |         | 1,606.00 |
| NEW CENTURY BMW MOTORCYCLES | 0060-801-4211-38400 | 85.00   | FLEET PARTS UNIT 024       | 80032 | 296560  | 85.00    |
| NORMAN SCHALL & ASSOCIATES  | 0062-801-5101-35650 | 999.50  | CLAIM EXPENSE-GARCIA/PEREZ |       | 296561  |          |
|                             | 0062-801-5101-35650 | 930.50  | CLAIM EXPENSE-GARCIA/PEREZ |       | 296561  | 1,930.00 |
| LEE O NORRIS                | 0010-801-1801-39400 | 698.00  | TUITION REIMBURSEMENT      |       | 296562  | 698.00   |
| O'REILLY AUTO PARTS         | 0060-801-4211-23500 | 129.45  | FLEET PARTS UNIT 910       |       | 296563  |          |
|                             | 0060-801-4211-23500 | 15.00-  | FLEET PARTS-CREDIT         |       | 296563  |          |
|                             | 0060-801-4211-23500 | 29.14   | FLEET PARTS                |       | 296563  |          |
|                             | 0060-801-4211-23500 | 89.53   | FLEET PARTS                |       | 296563  |          |
|                             | 0060-801-4211-23500 | 43.58   | FLEET PARTS                |       | 296563  |          |
|                             | 0060-801-4211-23500 | 43.43   | FLEET PARTS                |       | 296563  |          |
|                             | 0060-801-4211-23500 | 225.62  | FLEET PARTS                |       | 296563  |          |
|                             | 0060-801-3210-38400 | 17.53   | FIRE PARTS                 |       | 296563  |          |
|                             | 0060-801-3210-38400 | 16.48   | FIRE PARTS                 |       | 296563  | 579.76   |
| OFFICE DEPOT INC.           | 0022-801-4206-24100 | 137.66  | OFFICE SUPPLIES            |       | 296564  |          |
|                             | 0010-801-1101-21250 | 43.20   | OFFICE SUPPLIES            |       | 296564  |          |
|                             | 0010-801-1101-21250 | 13.44   | OFFICE SUPPLIES            |       | 296564  |          |
|                             | 0092-801-4212-21350 | 57.13   | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0043-801-4212-21250 | 59.25   | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0092-801-4212-21350 | 25.50   | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0092-801-4212-21350 | 21.22   | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0043-801-4212-21250 | 6.52    | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0043-801-4212-21250 | 148.48  | OFFICE SUPPLIES            | 80055 | 296564  |          |
|                             | 0043-801-4212-21250 | 148.48- | OFFICE SUPPLIES-CREDIT     | 80055 | 296564  |          |
|                             | 0010-801-6517-21350 | 14.65   | OFFICE SUPPLIES            | 80078 | 296564  |          |



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## PRINTED WARRANTS

| VENDOR NAME       | ACCOUNT             | AMOUNT | DESCRIPTION            | P.O.  | CHECK # | TOTAL    |
|-------------------|---------------------|--------|------------------------|-------|---------|----------|
| OFFICE DEPOT INC. | 0010-801-3210-21300 | 319.95 | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-3210-21300 | 137.33 | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-3210-21300 | 35.39  | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-3210-21350 | 105.36 | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-3210-21350 | 8.84   | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-3210-21250 | 212.99 | OFFICE SUPPLIES        | 80251 | 296564  |          |
|                   | 0010-801-1701-21200 | 30.30  | OFFICE SUPPLIES        | 80207 | 296564  |          |
|                   | 0010-801-6502-21250 | 103.29 | OFFICE SUPPLIES        | 80324 | 296564  |          |
|                   | 0010-801-6502-21250 | 5.98   | OFFICE SUPPLIES        | 80324 | 296564  |          |
|                   | 0010-801-6502-21350 | 173.54 | OFFICE SUPPLIES        | 80324 | 296564  |          |
|                   | 0010-801-6502-38250 | 217.99 | OFFICE SUPPLIES        | 80324 | 296564  |          |
|                   | 0010-801-3114-21350 | 344.84 | OFFICE SUPPLIES        | 80097 | 296564  |          |
|                   | 0010-801-3114-21350 | 299.26 | OFFICE SUPPLIES        | 80097 | 296564  |          |
|                   | 0010-801-3114-21350 | 434.80 | OFFICE SUPPLIES        | 80097 | 296564  |          |
|                   | 0010-801-1407-21250 | 71.56  | OFFICE SUPPLIES        |       | 296564  |          |
|                   | 0010-801-6505-21350 | 71.58  | OFFICE SUPPLIES        |       | 296564  |          |
|                   | 0010-801-1801-21350 | 71.56  | OFFICE SUPPLIES        |       | 296564  |          |
|                   | 0043-801-4212-21250 | 29.88  | OFFICE SUPPLIES        | 80055 | 296564  |          |
|                   | 0043-801-4212-21250 | 16.67  | OFFICE SUPPLIES        | 80055 | 296564  |          |
|                   | 0043-801-4212-21250 | 11.05  | OFFICE SUPPLIES        | 80055 | 296564  |          |
|                   | 0010-801-1101-21250 | 9.15   | OFFICE SUPPLIES        |       | 296564  |          |
|                   | 0092-801-1201-21250 | 140.22 | OFFICE SUPPLIES        |       | 296564  |          |
|                   |                     |        |                        |       |         | 3,230.10 |
| OFFICE SOLUTIONS  | 0010-801-1403-21350 | 35.92- | OFFICE SUPPLIES-CREDIT | 80318 | 296565  |          |
|                   | 0010-801-1403-21350 | 65.83  | OFFICE SUPPLIES        | 80318 | 296565  |          |
|                   | 0010-801-1403-21350 | 664.21 | OFFICE SUPPLIES        | 80318 | 296565  |          |
|                   | 0010-801-1403-21350 | 127.89 | OFFICE SUPPLIES        | 80318 | 296565  |          |
|                   | 0010-801-1701-21350 | 15.01  | OFFICE SUPPLIES        | 80208 | 296565  |          |
|                   | 0010-801-1702-21350 | 34.00  | OFFICE SUPPLIES        | 80208 | 296565  |          |

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| VENDOR NAME                  | ACCOUNT             | AMOUNT   | DESCRIPTION              | P.O.  | CHECK # | TOTAL    |
|------------------------------|---------------------|----------|--------------------------|-------|---------|----------|
| OFFICE SOLUTIONS             | 0010-801-1702-21350 | 63.67    | OFFICE SUPPLIES          | 80208 | 296565  |          |
|                              | 0010-801-1703-21350 | 15.89    | OFFICE SUPPLIES          | 80208 | 296565  | 950.58   |
| PACIFIC SYSTEMS ELECTRIC INC | 0060-801-4211-31950 | 270.00   | FLEET GAS BOY SYS REPAIR |       | 296566  | 270.00   |
| PBS ENGINEERS, INC.          | 0010-701-0010-06100 | 4,101.00 | PLAN CHECK               | 80052 | 296567  | 4,101.00 |
| PIRTEK COMMERCE SOUTH (DBA)  | 0060-801-4211-38400 | 87.20    | FLEET PARTS UNIT 910     | 80036 | 296568  | 87.20    |
| PREFERRED ALLIANCE INC       | 0010-801-1801-31900 | 175.00   | DRIVER TESTING           |       | 296569  |          |
|                              | 0010-801-1801-31900 | 78.00    | DRIVER TESTING           |       | 296569  | 253.00   |
| PRERERRED AUTO GLASS         | 0060-801-4211-38400 | 232.20   | FLEET REPAIR UNIT 908    | 80037 | 296570  | 232.20   |
| PRUDENTIAL OVERALL SUPPLY    | 0060-801-4211-22300 | 28.65    | FLEET UNIFORMS           | 80039 | 296571  |          |
|                              | 0060-801-4211-22300 | 51.29    | FLEET UNIFORMS           | 80039 | 296571  |          |
|                              | 0060-801-4211-22300 | 83.65    | FLEET UNIFORMS           | 80039 | 296571  |          |
|                              | 0060-801-4211-22300 | 33.71    | FLEET UNIFORMS           | 80039 | 296571  |          |
|                              | 0060-801-4211-22150 | 26.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0010-801-3210-22150 | 18.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0060-801-4211-22150 | 26.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0010-801-3210-22150 | 18.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0060-801-4211-22150 | 26.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0010-801-3210-22150 | 18.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0060-801-4211-22150 | 26.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0010-801-3210-22150 | 18.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0060-801-4211-22150 | 26.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0010-801-3210-22150 | 18.64    | FLEET SHOP RAGS          | 80039 | 296571  |          |
|                              | 0060-801-4211-22300 | 33.71    | FLEET UNIFORMS           | 80039 | 296571  |          |

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## PRINTED WARRANTS

| VENDOR NAME                        | ACCOUNT             | AMOUNT    | DESCRIPTION             | P.O.  | CHECK # | TOTAL     |
|------------------------------------|---------------------|-----------|-------------------------|-------|---------|-----------|
|                                    |                     |           |                         |       |         | 457.41    |
| PULIDO CLEANING & RESTORATION, INC | 0010-801-4210-38100 | 963.77    | WATER DAMAGE SERVICES   |       | 296572  | 963.77    |
| QUILL CORPORATION                  | 0010-801-3205-21200 | 81.68     | OFFICE SUPPLIES         |       | 296573  | 81.68     |
| QUINN COMPANY                      | 0060-801-4211-23500 | 185.28    | FLEET PARTS UNIT 018    |       | 296574  | 185.28    |
| R C FOSTER CORPORATION             | 0093-801-4227-23300 | 2,877.00  | AIR STRIPPER INSPECTION | 80169 | 296575  | 2,877.00  |
| R S D REFRIGERATION                | 0010-801-4210-23700 | 208.10    | AIR CONDITIONING PARTS  | 80143 | 296576  | 208.10    |
| RED WING SHOE STORES               | 0092-801-4222-22300 | 400.00    | SAFETY BOOTS            | 80362 | 296577  | 400.00    |
| REDTRAILERS.COM, INC.              | 0060-850-4211-54050 | 324.57    | TRAILER LOCKS           |       | 296578  | 324.57    |
| RI-TEC INDUSTRIAL PRODUCTS         | 0010-801-6517-22150 | 435.00    | PARKS SUPPLIES          |       | 296579  | 435.00    |
| RIVERSIDE COUNTY SHERIFFS DEPT     | 0136-801-3101-33250 | 196.00    | POLICE POST TRAINING    |       | 296580  | 196.00    |
| ROCHESTER MIDLAND                  | 0010-801-4210-38100 | 740.37    | JANITORIAL SUPPLIES     | 80146 | 296581  | 740.37    |
| S C FUELS (DBA)                    | 0060-801-4211-22250 | 13,142.25 | FUEL 11/13              | 80042 | 296582  | 39,609.44 |
|                                    | 0060-801-4211-22250 | 13,590.95 | FUEL 12/13              | 80042 | 296582  |           |
|                                    | 0060-801-4211-22250 | 12,876.24 | FUEL 12/13              | 80042 | 296582  |           |
| RUSSELL SALINAS                    | 0136-801-3101-33250 | 150.00    | POLICE POST TRAINING    |       | 296583  | 150.00    |
| SANDE EQUIPMENT COMPANY, INC.      | 0060-801-4211-38400 | 226.36    | FLEET PARTS UNIT CT09   |       | 296584  |           |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## PRINTED WARRANTS

| VENDOR NAME                       | ACCOUNT             | AMOUNT | DESCRIPTION                  | P.O.  | CHECK # | TOTAL    |
|-----------------------------------|---------------------|--------|------------------------------|-------|---------|----------|
|                                   |                     |        |                              |       |         | 226.36   |
| SUSAN SAXE-CLIFFORD, PH.D.        | 0010-801-1801-31900 | 450.00 | PSYCHOLOGICAL EVALUATION     |       | 296585  | 450.00   |
| SHRED-IT LOS ANGELES              | 0010-801-3114-38400 | 116.38 | SHREDDING SERVICES           |       | 296586  | 116.38   |
| SIEMENS INDUSTRY, INC.            | 0071-801-3210-38400 | 121.14 | FIRE CHEMICAL                |       | 296587  |          |
|                                   | 0071-801-3210-38400 | 142.14 | FIRE CHEMICAL                |       | 296587  | 263.28   |
| SMS INC                           | 0010-801-3115-38400 | 682.00 | SERVER MAINTENANCE           | 80098 | 296588  | 682.00   |
| SNAP-ON INDUSTRIAL, A DIVISION OF | 0060-801-4211-38400 | 194.41 | FLEET TOOLS                  | 80043 | 296589  |          |
|                                   | 0060-801-4211-38400 | 54.89  | FLEET TOOLS                  | 80043 | 296589  | 249.30   |
| SOUTH COAST AIR QUALITY           | 0165-801-4201-39300 | 526.41 | AQMD EMISSIONS FEES          |       | 296590  | 526.41   |
| SUPER PRINT LITHOGRAPHICS INC     | 0010-801-1702-39250 | 425.94 | NOTICE OF CITATION           |       | 296591  | 425.94   |
| SUPERCO SPECIALTY PRODUCTS (DBA)  | 0010-801-4202-23950 | 370.60 | GRAFFITI REMOVAL SUPPLIES    |       | 296592  | 370.60   |
| SUPERSPRINGS INTERNATIONAL, INC.  | 0060-850-4211-54050 | 556.00 | FLEET PARTS UNIT 092 & 027   |       | 296593  |          |
|                                   | 0060-850-4211-54050 | 918.35 | FLEET PARTS 073-077          |       | 296593  | 1,474.35 |
| SUPREME TROPHIES & GIFTS CO.      | 0010-801-1701-21350 | 49.05  | NAME BADGES                  |       | 296594  |          |
|                                   | 0010-801-1701-21350 | 32.70  | PLAQUE                       |       | 296594  |          |
|                                   | 0010-801-6502-31150 | 85.02  | NAME BADGETS                 |       | 296594  | 166.77   |
| TANK SPECIALISTS OF CALIFORNIA    | 0060-801-4211-31950 | 125.00 | DESIGNATED OPERATOR SERVICES | 80044 | 296595  |          |
|                                   | 0060-801-4211-31950 | 125.00 | DESIGNATED OPERATOR SERVICES | 80044 | 296595  |          |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## PRINTED WARRANTS

| VENDOR NAME                   | ACCOUNT             | AMOUNT | DESCRIPTION          | P.O.  | CHECK # | TOTAL    |
|-------------------------------|---------------------|--------|----------------------|-------|---------|----------|
|                               |                     |        |                      |       |         | 250.00   |
| THOMSON REUTERS (LEGAL) INC.  | 0010-801-3205-39350 | 135.00 | FIRE CODE BOOKS      |       | 296596  |          |
|                               |                     |        |                      |       |         | 135.00   |
| TOM'S CLOTHING & UNIFORMS INC | 0010-801-1702-22300 | 100.00 | UNIFORM-E VARGAS     |       | 296597  |          |
|                               | 0010-801-1702-22310 | 121.23 | UNIFORM-E VARGAS     |       | 296597  |          |
|                               | 0010-801-3104-22310 | 84.37  | UNIFORM-R LOPEZ      | 80101 | 296597  |          |
|                               | 0010-801-3104-22310 | 44.15  | UNIFORM-P YUNG       | 80101 | 296597  |          |
|                               | 0010-801-3101-22320 | 49.45  | UNIFORM-C MIRELES    | 80101 | 296597  |          |
|                               | 0010-801-3101-22310 | 233.48 | UNIFORM-J SMITH      | 80101 | 296597  |          |
|                               | 0010-801-3205-22310 | 130.80 | UNIFORM-W SHUM       | 80059 | 296597  |          |
|                               | 0010-801-3103-22310 | 238.38 | UNIFORM-I FLORES     | 80101 | 296597  |          |
|                               | 0010-801-3103-22310 | 25.50  | UNIFORM-T GRNAT      | 80101 | 296597  |          |
|                               | 0010-801-3103-22310 | 28.45  | UNIFORM-T GRANT      | 80101 | 296597  |          |
|                               | 0010-801-3103-22310 | 8.83   | UNIFORM-W LEON       | 80101 | 296597  |          |
|                               | 0010-801-3210-22310 | 30.52  | UNIFORM-B GOMORY     | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 185.30 | UNIFORM-M HALLOCK    | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 43.06  | UNIFORM-M SILVESTRO  | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 150.42 | UNIFORM-A MALOUF     | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 61.04  | UNIFORM-D GOETZ      | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 92.65  | UNIFORM-C CACCIATORI | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 185.30 | UNIFORM-F PADILLA    | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 161.32 | UNIFORM-A MALOUF     | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 32.89  | UNIFORM-S FILES      | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 87.20  | UNIFORM-J GIN        | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 52.32  | UNIFORM-B REYES      | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 141.70 | UNIFORM-D TOLLEFSON  | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 163.50 | UNIFORM-J BIRRELL    | 80247 | 296597  |          |
|                               | 0010-801-3210-22310 | 92.65  | UNIFORM-A MALOUF     | 80247 | 296597  |          |
|                               |                     |        |                      |       |         | 2,544.51 |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## PRINTED WARRANTS

| VENDOR NAME                  | ACCOUNT             | AMOUNT   | DESCRIPTION                  | P.O.  | CHECK # | TOTAL     |
|------------------------------|---------------------|----------|------------------------------|-------|---------|-----------|
| TRANSTECH                    | 0010-801-5002-91533 | 1,652.50 | SUNNYSLOPE PLAY EQUIPMENT    |       | 296598  |           |
|                              | 0010-801-5002-91531 | 977.50   | GEORGE ELDER PLAY EQUIPMENT  |       | 296598  |           |
|                              | 0010-801-5002-91532 | 977.50   | LA LOMA PLAY EQUIPMENT       |       | 296598  |           |
|                              | 0010-801-5002-91544 | 353.12   | CASCADES IRRIGATION          |       | 296598  |           |
|                              | 0010-801-5002-91547 | 353.12   | SEQUOIA IRRIGATION           |       | 296598  |           |
|                              | 0010-801-5002-91548 | 353.13   | SUNNYSLOPE IRRIGATION        |       | 296598  |           |
|                              | 0010-801-5002-91546 | 353.13   | ELDER IRRIGATION             |       | 296598  |           |
|                              | 0010-801-5002-91545 | 1,077.50 | HIGHLAND IRRIGATION          |       | 296598  |           |
|                              | 0010-801-5002-91546 | 1,077.50 | ELDER IRRIGATION             |       | 296598  |           |
|                              | 0010-801-5002-91538 | 336.67   | TC LIGHTING GARVEY RANGE     |       | 296598  |           |
|                              | 0010-801-5002-91537 | 336.67   | TC LIGHTING ELDER            |       | 296598  |           |
|                              | 0010-801-5002-91536 | 336.66   | TC LIGHTING BARNES           |       | 296598  |           |
|                              | 0010-801-5002-91576 | 2,812.50 | ELDER POOL REPLASTER         |       | 296598  |           |
|                              | 0010-801-5002-91529 | 1,002.50 | HIGHLAND PICNIC SHELTERS     |       | 296598  |           |
|                              | 0010-801-5002-91528 | 1,002.50 | ELDER PICNIC SHELTERS        |       | 296598  |           |
|                              | 0010-801-5002-91527 | 2,630.00 | BARNES PICNIC PAVILLION      |       | 296598  |           |
|                              |                     |          |                              |       |         | 15,632.50 |
| UC REGENTS                   | 0010-801-3220-39400 | 2,609.06 | FIRE CONTINUE EDUCATION      | 80245 | 296599  |           |
|                              |                     |          |                              |       |         | 2,609.06  |
| URS CORPORATION              | 0161-450-4212-06910 | 1,320.00 | GEOTECH REVIEW 988 SNYDER    | 80336 | 296600  |           |
|                              | 0161-450-4212-06910 | 1,100.00 | GEOTECH REVIEW 1012 MOONEY   | 80336 | 296600  |           |
|                              | 0161-450-4212-06910 | 965.00   | GEOTECH REVIEW 1290 HIGHLAND | 80336 | 296600  |           |
|                              | 0161-450-4212-06910 | 905.00   | GEOTECH REVIEW 1290 HIGHLAND |       | 296600  |           |
|                              |                     |          |                              |       |         | 4,290.00  |
| USA MOBILITY WIRELESS, INC   | 0010-801-3112-32050 | 119.63   | PAGING SERVICES              | 80269 | 296601  |           |
|                              | 0092-801-4220-32050 | 4.73     | PAGING SERVICES              | 80269 | 296601  |           |
|                              |                     |          |                              |       |         | 124.36    |
| VETERINARY HEALTHCARE CENTER | 0010-801-3111-31550 | 25.00    | K9 SUPPLIES & SERVICE        |       | 296602  |           |
|                              |                     |          |                              |       |         | 25.00     |

## CITY OF MONTEREY PARK

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## FINAL WARRANT REGISTER

COUNCIL MEETING DATE 01/02/2014

## PRINTED WARRANTS

| VENDOR NAME                   | ACCOUNT             | AMOUNT   | DESCRIPTION               | P.O.  | CHECK # | TOTAL    |
|-------------------------------|---------------------|----------|---------------------------|-------|---------|----------|
| VULCAN MATERIAL CO            | 0110-801-4202-23600 | 602.66   | ASPHALT                   | 80150 | 296603  | 900.93   |
|                               | 0110-801-4202-23600 | 298.27   | ASPHALT                   | 80150 | 296603  |          |
| WALTERS WHOLESALE ELECTRIC CO | 0010-801-4210-23400 | 25.14    | ELECTRICAL SUPPLIES       | 80151 | 296604  | 205.51   |
|                               | 0010-801-4210-23400 | 180.37   | ELECTRICAL SUPPLIES       | 80151 | 296604  |          |
| WARREN DISTRIBUTING, INC.     | 0060-801-4211-23500 | 83.71    | FLEET PARTS UNIT 639      | 80047 | 296605  | 548.05   |
|                               | 0060-801-4211-23500 | 53.32    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 90.03    | FLEET PARTS UNIT 057      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 89.99    | FLEET PARTS UNIT 718      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 5.40     | FLEET PARTS UNIT 639      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 47.79    | FLEET PARTS UNIT 948      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 24.07    | FLEET PARTS UNIT 977      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 45.45    | FLEET PARTS UNIT 936      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 91.30    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 78.55    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 56.68    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 13.20    | FLEET PARTS UNIT 936      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 50.79    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 13.20    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 10.90    | FLEET PARTS               | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 39.51    | FLEET PARTS UNIT 994      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 34.38    | FLEET PARTS UNIT 985      | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 263.87-  | FLEET PARTS-CREDIT        | 80047 | 296605  |          |
|                               | 0060-801-4211-23500 | 16.35-   | FLEET PARTS-CREDIT        | 80047 | 296605  |          |
| WEST COAST ARBORISTS, INC.    | 0176-801-6516-31190 | 3,064.05 | TREE MAINTENANCE SERVICES | 80333 | 296606  | 3,064.05 |
|                               |                     |          |                           |       |         |          |
| WESTBROOK TECHNOLOGIES, INC.  | 0010-801-1101-39250 | 2,000.00 | RENEWAL SOFTWARE SUPPORT  |       | 296607  |          |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## PRINTED WARRANTS

| VENDOR NAME                       | ACCOUNT             | AMOUNT   | DESCRIPTION             | P.O.  | CHECK # | TOTAL    |
|-----------------------------------|---------------------|----------|-------------------------|-------|---------|----------|
|                                   |                     |          |                         |       |         | 2,000.00 |
| WESTCO SERVICE COMPANY            | 0010-801-4210-38150 | 1,826.31 | AIR CONDITIONING REPAIR |       | 296608  | 1,826.31 |
| WESTERN STATES ROOF SYSTEM, INC.  | 0010-801-5004-96037 | 6,890.00 | REPAIR ROOF             | 80393 | 296609  | 6,890.00 |
| WESTLAND PLUMBING                 | 0010-701-0010-02700 | 102.40   | REFUND PLUMBING PERMIT  |       | 296610  | 102.40   |
| WHITE CAP CONSTRUCTION SUPPLY     | 0060-801-4211-23500 | 71.11    | FLEET SUPPLIES          |       | 296611  | 71.11    |
| WILLIES TIRES AND ALIGNMENT       | 0060-801-4211-38400 | 50.00    | FLEET TIRES UNIT 014    |       | 296612  | 50.00    |
| XEROX CORPORATION                 | 0092-801-1408-38400 | 1,169.74 | COPIER RENTAL           | 80261 | 296613  | 4,031.53 |
|                                   | 0092-801-1408-38400 | 2,169.69 | COPIER RENTAL           | 80262 | 296613  |          |
|                                   | 0092-801-1408-38400 | 404.90   | COPIER RENTAL           | 80262 | 296613  |          |
|                                   | 0010-801-6505-39250 | 287.20   | COPIER RENTAL           |       | 296613  |          |
| YAHOO! INC., CUSTODIAN OF RECORDS | 0010-801-3104-39100 | 126.60   | POLICE SEARCH WARRANT   |       | 296614  | 126.60   |
| GERRAT YEE                        | 0010-801-1801-39400 | 1,083.00 | REIMBURSE TUITION       |       | 296615  | 1,083.00 |
| ZOLL MEDICAL CORPORATION          | 0010-801-3220-24200 | 155.35   | FIRE MEDICAL SUPPLIES   | 80243 | 296616  | 155.35   |
| ZUMAR INDUSTRIES, INC.            | 0010-801-4206-23800 | 54.50    | TRAFFIC SIGNS           | 80153 | 296617  | 3,975.67 |
|                                   | 0010-801-4206-23800 | 185.30   | TRAFFIC SIGNS           | 80153 | 296617  |          |
|                                   | 0010-801-4206-23800 | 6,129.94 | TRAFFIC SIGNS           | 80153 | 296617  |          |
|                                   | 0010-801-4206-23800 | 945.03   | TRAFFIC SIGNS           | 80153 | 296617  |          |
|                                   | 0010-801-4206-23800 | 190.75   | TRAFFIC SIGNS           | 80153 | 296617  |          |
|                                   | 0010-801-4206-23800 | 3,975.67 | TRAFFIC SIGNS           | 80153 | 296617  |          |



## FINAL WARRANT REGISTER

COUNCIL MEETING DATE 01/02/2014

| VENDOR NAME | ACCOUNT                    | AMOUNT | DESCRIPTION | P.O. | CHECK # | TOTAL        |
|-------------|----------------------------|--------|-------------|------|---------|--------------|
|             |                            |        |             |      |         | 11,481.19    |
|             | TOTAL FOR PRINTED WARRANTS |        |             |      |         | 1,013,779.08 |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

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|                            |              |
|----------------------------|--------------|
| TOTAL FOR PREPAID WARRANTS | 141,066.90   |
| TOTAL FOR PRINTED WARRANTS | 1,013,779.08 |
| TOTAL WARRANTS             | 1,154,845.98 |
| TOTAL VOID CHECKS          | 0            |
| TOTAL PREPAID CHECKS       | 49           |
| TOTAL CHECKS PRINTED       | 169          |
| TOTAL CHECKS ISSUED        | 218          |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## FUND SUMMARY

| FUND | DESCRIPTION                   | PREPAID    | PRINTED    | TOTAL      |
|------|-------------------------------|------------|------------|------------|
| 0010 | GENERAL FUND                  | 114,062.08 | 112,308.43 | 226,370.51 |
| 0022 | STATE GAS TAX FUND            | 993.53     | 27,086.56  | 28,080.09  |
| 0042 | SEWER FUND                    | 0.00       | 2,504.26   | 2,504.26   |
| 0043 | REFUSE FUND                   | 1,051.39   | 414,738.58 | 415,789.97 |
| 0060 | CITY SHOP FUND                | 2,243.23   | 57,020.26  | 59,263.49  |
| 0062 | GENERAL LIABILITY FUND        | 1,394.50   | 3,680.00   | 5,074.50   |
| 0063 | TECHNOLOGY INTERNAL SERV FUND | 1,203.14   | 0.00       | 1,203.14   |
| 0065 | PAYROLL CLEARING ACCOUNT      | 11,279.16  | 0.00       | 11,279.16  |
| 0071 | PUBLIC SAFETY IMPACT FEE FUND | 0.00       | 453.28     | 453.28     |
| 0075 | SPECIAL DEPOSITS FUND         | 3,061.81   | 32,129.84  | 35,191.65  |
| 0080 | WORKERS COMP FUND             | 0.00       | 6,866.67   | 6,866.67   |
| 0092 | WATER FUND                    | 2,382.49   | 39,864.67  | 42,247.16  |
| 0093 | WATER TREATMENT FUND          | 110.00     | 23,024.69  | 23,134.69  |
| 0109 | OPA PROPOSITION A             | 66.66      | 5,320.75-  | 5,254.09-  |
| 0110 | MEASURE R FUND                | 0.00       | 114,330.58 | 114,330.58 |
| 0132 | STC STANDARDS/TRAINING/CORREC | 344.00     | 0.00       | 344.00     |
| 0136 | POST                          | 170.48     | 713.80     | 884.28     |
| 0152 | HOME HOUSING PROGRAM          | 0.00       | 55,054.24  | 55,054.24  |
| 0159 | RECREATION FUND               | 0.00       | 90.00      | 90.00      |
| 0160 | ASSET FORFEITURE              | 208.25     | 0.00       | 208.25     |
| 0161 | CONSTRUCTION AGENCY FUND      | 0.00       | 4,290.00   | 4,290.00   |
| 0165 | AIR QUALITY IMPROVEMENT FUND  | 0.00       | 526.41     | 526.41     |
| 0166 | PROPOSITION C                 | 0.00       | 117,213.83 | 117,213.83 |
| 0169 | CDBG FUND                     | 123.21     | 0.00       | 123.21     |
| 0176 | MAINTENANCE DISTRICT 93-1     | 0.00       | 3,064.05   | 3,064.05   |
| 0178 | PROP A - PER PARCEL GRANT     | 0.00       | 32.07      | 32.07      |
| 0344 | MAINTENANCE GRANT (075)       | 0.00       | 4,107.61   | 4,107.61   |
| 0349 | ELAC INSTRUCTIONAL SERV PROG  | 1,997.05   | 0.00       | 1,997.05   |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/02/2014

## FUND SUMMARY

| FUND | DESCRIPTION                  | PREPAID    | PRINTED      | TOTAL        |
|------|------------------------------|------------|--------------|--------------|
| 0445 | LITERACY TRUST GRANT         | 0.92       | 0.00         | 0.92         |
| 0880 | CITY/HOUSING SPECIAL REVENUE | 375.00     | 0.00         | 375.00       |
|      | TOTAL                        | 141,066.90 | 1,013,779.08 | 1,154,845.98 |

## CITY OF MONTEREY PARK

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## FINAL WARRANT REGISTER

COUNCIL MEETING DATE 01/15/2014

## PREPAID WARRANTS

| VENDOR NAME                | ACCOUNT             | AMOUNT    | DESCRIPTION                   | P.O.  | CHECK # | TOTAL    |
|----------------------------|---------------------|-----------|-------------------------------|-------|---------|----------|
| CHARTER COMMUNICATIONS     | 0010-801-6003-38400 | 476.80    | INTERNET/CABLE SERVICE        |       | 296620  |          |
|                            | 0010-801-6003-38400 | 476.80    | INTERNET/CABLE SERVICE        |       | 296620  | 953.60   |
| CITY OF MONTEREY PARK      | 0092-450-0092-09000 | 4,481.00  | REFUND-WATER DEPOSIT          |       | 296621  |          |
|                            | 0092-701-0092-07510 | 3,569.72- | WATER USAGE                   |       | 296621  |          |
|                            | 0092-701-0092-07510 | 486.69    | REFUND-WATER DEPOSIT          |       | 296621  | 1,397.97 |
| DIAZ-RDC CONSTRUCTION, INC | 0152-801-2206-38650 | 1,320.50  | HOUSING REHAB-1592 GRANDRIDGE | 80430 | 296622  | 1,320.50 |
| DIRECTV, LLC               | 0010-801-3230-32050 | 158.97    | EOC SERVICES                  |       | 296623  | 158.97   |
| NEXTEL COMMUNICATIONS      | 0010-801-1408-32050 | 161.33    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-1701-32050 | 48.29     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-1702-32050 | 118.85    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-1703-32050 | 34.74     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-1801-32050 | 57.37     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-3112-32050 | 1,462.83  | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-3205-32050 | 63.38     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-4209-32050 | 404.69    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-4212-32050 | 334.70    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-6001-32050 | 54.29     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-6502-32050 | 134.02    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0010-801-6517-32050 | 194.02    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0060-801-4211-38400 | 16.53     | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0092-801-4221-32050 | 191.65    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0092-801-4222-32050 | 172.23    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0092-801-4223-32050 | 326.22    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0109-801-6511-31180 | 139.53    | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |
|                            | 0092-801-1408-32050 | 1,267.50  | 11/13-12/11/13 WIRELESS DATA  |       | 296624  |          |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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COUNCIL MEETING DATE 01/15/2014

## PREPAID WARRANTS

| VENDOR NAME                | ACCOUNT             | AMOUNT  | DESCRIPTION           | P.O.  | CHECK # | TOTAL    |
|----------------------------|---------------------|---------|-----------------------|-------|---------|----------|
|                            |                     |         |                       |       |         | 5,182.17 |
| VERIZON WIRELESS           | 0092-801-4222-32050 | 152.10  | WIRELESS DATA SERVICE |       | 296625  |          |
|                            | 0160-801-3115-38400 | 38.03   | WIRELESS DATA SERVICE |       | 296625  |          |
|                            |                     |         |                       |       |         | 190.13   |
| VULCAN MATERIAL CO         | 0110-801-4202-23600 | 602.66- | VOID CHECK            | 80150 | 296603  |          |
|                            | 0110-801-4202-23600 | 298.27- | VOID CHECK            | 80150 | 296603  |          |
|                            |                     |         |                       |       |         | 900.93-  |
|                            | 0110-801-4202-23600 | 602.66  | ASPHALT               | 80150 | 296626  |          |
|                            | 0110-801-4202-23600 | 298.27  | ASPHALT               | 80150 | 296626  |          |
|                            |                     |         |                       |       |         | 900.93   |
| TOTAL FOR PREPAID WARRANTS |                     |         |                       |       |         | 9,203.34 |

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT    | DESCRIPTION                   | P.O.  | CHECK # | TOTAL     |
|-------------------------------------|---------------------|-----------|-------------------------------|-------|---------|-----------|
| "CIVIC PLUS" AND "EPOWEREDSCHOOLS"  | 0063-801-5004-99061 | 14,819.83 | CITY WEBSITE SETUP            | 80463 | 296627  | 14,819.83 |
| ADVANCE PEST TERMITE CONTROL        | 0010-801-3104-22750 | 60.00     | PEST CONTROL                  |       | 296628  | 60.00     |
| ROBERTO A AGUIRRE                   | 0075-450-0075-08895 | 108.98    | SNOW VILLAGE SUPPLIES (TRUST) |       | 296629  | 108.98    |
| ALLSTAR FIRE EQUIPMENT INC.         | 0071-801-5004-99721 | 587.42    | FIRE SUPPLIES                 |       | 296630  | 587.42    |
| AMTECH ELEVATOR SERVICES            | 0010-801-4210-38100 | 454.85    | ELEVATOR MAINTENANCE          | 80117 | 296631  | 2,253.03  |
|                                     | 0010-801-6001-38100 | 665.34    | ELEVATOR MAINTENANCE          |       | 296631  |           |
|                                     | 0010-801-6001-38100 | 1,050.00  | ELEVATOR TESTING              |       | 296631  |           |
|                                     | 0010-801-6001-38100 | 82.84     | ELEVATOR PARTS                |       | 296631  |           |
| ARAMARK UNIFORM & CAREER APPAREL, I | 0010-801-3210-39050 | 63.40     | FIRE UNIFORM SERVICES         | 80437 | 296632  | 243.71    |
|                                     | 0010-801-3210-39050 | 17.66     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 17.66     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 16.59     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 49.49     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 23.54     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 11.77     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
|                                     | 0010-801-3210-39050 | 43.60     | FIRE UNIFORM SERVICES         | 80437 | 296632  |           |
| AUTOMATIC STOREFRONT SERVICE        | 0010-801-4210-38100 | 273.75    | DOOR REPAIR                   |       | 296633  | 273.75    |
| AVOCET ENVIRONMENTAL, INC.          | 0093-801-4225-82247 | 563.08    | WATER QUALITY CONSULTING      | 80183 | 296634  | 563.08    |
| B A B STEERING HYDRAULICS, INC      | 0060-801-4211-23500 | 509.80    | FLEET REPAIR UNIT 937         |       | 296635  | 461.80    |
|                                     | 0060-801-4211-23500 | 48.00-    | FLEET REPAIR-CREDIT           |       | 296635  |           |

## CITY OF MONTEREY PARK

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## PRINTED WARRANTS

| VENDOR NAME                     | ACCOUNT             | AMOUNT     | DESCRIPTION                    | P.O.  | CHECK # | TOTAL      |
|---------------------------------|---------------------|------------|--------------------------------|-------|---------|------------|
| BARTEL ASSOCIATES LLC           | 0010-801-5102-31850 | 1,100.00   | ACTUARIAL SERVICE/ MASS MUTUAL |       | 296636  | 1,100.00   |
| BCI BURKE COMPANY, LLC          | 0010-801-5002-91533 | 49,896.24  | PLAYGROUND EQUIP-SUNNY SLOPE   | 80447 | 296637  |            |
|                                 | 0010-801-5002-91531 | 96,645.52  | PLAYGROUND EQUIP-GEORGE ELDER  | 80446 | 296637  |            |
|                                 | 0010-801-5002-91534 | 30,614.92  | PLAYGROUND EQUIP-PINETREE      | 80448 | 296637  |            |
|                                 | 0010-801-5002-91532 | 122,202.76 | PLAYGROUND EQUIP-LA LOMA       | 80449 | 296637  | 299,359.44 |
| BG PETROSPECS                   | 0060-801-4211-22250 | 251.53     | FLEET SUPPLIES                 |       | 296638  | 251.53     |
| BOURRET GLASS & UPHOLSTERY, INC | 0060-801-3210-38400 | 684.75     | FIRE REPAIR ENGINE 61          |       | 296639  | 684.75     |
| BRODART COMPANY                 | 0010-801-6003-22450 | 27.03      | FLEX CATALOGING SUPPLIES       |       | 296640  | 27.03      |
| CALIFORNIA CONSULTING, LLC      | 0075-450-0075-08915 | 3,000.00   | CONSULTING SERVICES (TRUST)    | 80465 | 296641  | 3,000.00   |
| CALOX, INC                      | 0010-801-3210-22750 | 29.75      | FIRE MEDICAL SUPPLIES          | 80226 | 296642  |            |
|                                 | 0010-801-3210-22750 | 21.25      | FIRE MEDICAL SUPPLIES          | 80226 | 296642  | 51.00      |
| CANON FINANCIAL SERVICES, INC.  | 0092-801-4220-37500 | 65.80      | COPIER MACHINE RENTAL          |       | 296643  |            |
|                                 | 0092-801-4221-37500 | 76.60      | COPIER MACHINE RENTAL          |       | 296643  |            |
|                                 | 0092-801-4223-37500 | 660.03     | COPIER MACHINE RENTAL          |       | 296643  |            |
|                                 | 0010-801-3114-37500 | 2,072.34   | COPIER MACHINE RENTAL          | 80107 | 296643  |            |
|                                 | 0010-801-3104-37500 | 2,041.37   | COPIER MACHINE RENTAL          | 80106 | 296643  |            |
|                                 | 0092-801-4220-37500 | 65.80      | COPIER MACHINE RENTAL          |       | 296643  |            |
|                                 | 0092-801-4221-37500 | 59.51      | COPIER MACHINE RENTAL          |       | 296643  | 5,041.45   |
| CASP PLUS INC.                  | 0010-801-5004-91525 | 14,407.00  | PARKS ADA IMPROVEMENTS         | 80431 | 296644  | 14,407.00  |
| CINTAS CORPORATION              | 0092-801-4221-22310 | 57.39      | WATER UNIFORMS                 |       | 296645  |            |



## CITY OF MONTEREY PARK

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## PRINTED WARRANTS

| VENDOR NAME                    | ACCOUNT             | AMOUNT | DESCRIPTION                    | P.O.  | CHECK # | TOTAL    |
|--------------------------------|---------------------|--------|--------------------------------|-------|---------|----------|
| CINTAS CORPORATION             | 0092-801-4222-22310 | 109.76 | WATER UNIFORMS                 |       | 296645  |          |
|                                | 0092-801-4223-22310 | 108.03 | WATER UNIFORMS                 |       | 296645  |          |
|                                | 0092-801-4221-22310 | 57.39  | WATER UNIFORMS                 |       | 296645  |          |
|                                | 0092-801-4222-22310 | 109.76 | WATER UNIFORMS                 |       | 296645  |          |
|                                | 0092-801-4223-22310 | 108.03 | WATER UNIFORMS                 |       | 296645  |          |
|                                | 0092-801-4222-22310 | 56.81  | WATER UNIFORMS                 |       | 296645  | 607.17   |
| CITY OF PASADENA               | 0010-801-3113-41100 | 94.00  | INMATE HOUSING                 |       | 296646  | 94.00    |
| COBRA FIRE PROTECTION          | 0010-801-6001-38100 | 196.50 | FIRE SYS/EXTINGUISHERS SERVICE |       | 296647  |          |
|                                | 0075-450-0075-08320 | 803.88 | FIRE EXTINGUISHERS (TRUST)     |       | 296647  | 1,000.38 |
| DAN COSTLEY                    | 0075-450-0075-08895 | 71.49  | SNOW VILLAGE SUPPLIES (TRUST)  |       | 296648  |          |
|                                | 0075-450-0075-08915 | 424.42 | HOLIDAY MIXER SUPPLIES (TRUST) |       | 296648  |          |
|                                | 0010-801-6505-21350 | 37.05  | LANGLEY CENTER SUPPLIES        |       | 296648  | 532.96   |
| DAILY JOURNAL CORPORATION      | 0092-801-1301-34050 | 134.40 | LEGAL NOTICE                   | 80291 | 296649  |          |
|                                | 0043-801-1301-34050 | 88.20  | LEGAL NOTICE                   | 80291 | 296649  |          |
|                                | 0010-801-1301-34050 | 330.00 | LEGAL NOTICE                   | 80291 | 296649  | 552.60   |
| DAPEER ROSENBLIT & LITVAK      | 0010-801-1702-31600 | 451.38 | LEGAL FEES                     | 80211 | 296650  | 451.38   |
| DELL MARKETING LP              | 0010-801-3113-38400 | 560.15 | COMPUTER/SUPPLIES              |       | 296651  |          |
|                                | 0063-801-5002-99055 | 11.85  | COMPUTER/SUPPLIES              |       | 296651  |          |
|                                | 0063-801-5002-99055 | 125.99 | COMPUTER/SUPPLIES              |       | 296651  |          |
|                                | 0063-801-5002-99055 | 194.54 | COMPUTER/SUPPLIES              |       | 296651  | 892.53   |
| E.R.S. SECURITY ALARM SYSTEMS, | 0010-801-6001-38100 | 135.00 | LIBRARY SECURITY SYSTEM        |       | 296652  |          |
|                                | 0010-801-6001-38100 | 55.00  | LIBRARY SECURITY SYSTEM        |       | 296652  |          |

## CITY OF MONTEREY PARK

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## PRINTED WARRANTS

| VENDOR NAME                     | ACCOUNT             | AMOUNT | DESCRIPTION                     | P.O.  | CHECK # | TOTAL    |
|---------------------------------|---------------------|--------|---------------------------------|-------|---------|----------|
|                                 |                     |        |                                 |       |         | 190.00   |
| EMPIRE CLEANING SUPPLY          | 0010-801-3210-22150 | 796.73 | JANITORIAL SUPPLIES             | 80249 | 296653  |          |
|                                 | 0010-801-3210-22150 | 36.52- | JANITORIAL SUPPLIES-CREDIT      | 80249 | 296653  |          |
|                                 | 0010-801-4210-22150 | 612.31 | JANITORIAL SUPPLIES             | 80126 | 296653  |          |
|                                 | 0131-801-6001-22150 | 168.91 | JANITORIAL SUPPLIES             |       | 296653  |          |
|                                 | 0131-801-6001-22150 | 314.45 | JANITORIAL SUPPLIES             |       | 296653  |          |
|                                 | 0131-801-6001-22150 | 343.63 | JANITORIAL SUPPLIES             |       | 296653  |          |
|                                 | 0131-801-6001-22150 | 282.20 | JANITORIAL SUPPLIES             |       | 296653  |          |
|                                 |                     |        |                                 |       |         | 2,481.71 |
| EVERGREEN CULTURAL CENTER (DBA) | 0010-801-6002-40000 | 501.83 | BOOKS (29)                      |       | 296654  |          |
|                                 |                     |        |                                 |       |         | 501.83   |
| FEDERAL EXPRESS CORP.           | 0010-801-6001-32200 | 39.64  | DELIVERY SERVICE                |       | 296655  |          |
|                                 |                     |        |                                 |       |         | 39.64    |
| LILY FELIX                      | 0075-450-0075-08630 | 150.00 | REFUND SECURITY DEPOSIT (TRUST) |       | 296656  |          |
|                                 |                     |        |                                 |       |         | 150.00   |
| FOOTHILL FIRE CHIEFS ASSN.      | 0010-801-3201-39400 | 65.00  | FIRE MEMBERSHIP                 |       | 296657  |          |
|                                 |                     |        |                                 |       |         | 65.00    |
| FORD OF MONTEBELLO              | 0060-801-4211-38400 | 864.23 | FLEET PARTS UNIT 985            | 80010 | 296658  |          |
|                                 | 0060-801-4211-38400 | 351.95 | FLEET PARTS UNIT 021            | 80010 | 296658  |          |
|                                 | 0060-801-4211-38400 | 58.89  | FLEET PARTS UNIT 912            | 80010 | 296658  |          |
|                                 | 0060-801-4211-38400 | 58.99  | FLEET PARTS UNIT 912            | 80010 | 296658  |          |
|                                 | 0060-801-4211-38400 | 58.89- | FLEET PARTS UNIT 912-CREDIT     | 80010 | 296658  |          |
|                                 |                     |        |                                 |       |         | 1,275.17 |
| FRANCISCO FUENTES               | 0092-801-4220-39300 | 90.00  | REIMBURSE WATER CERTIFICATION   |       | 296659  |          |
|                                 |                     |        |                                 |       |         | 90.00    |
| THE GALE GROUP                  | 0131-801-6006-40000 | 229.19 | BOOK(S) 1                       |       | 296660  |          |
|                                 | 0131-801-6006-40000 | 230.36 | BOOK(S) 1                       |       | 296660  |          |
|                                 |                     |        |                                 |       |         | 459.55   |
| GALL'S, INC.                    | 0010-801-3103-22300 | 647.38 | POLICE SUPPLIES                 |       | 296661  |          |

## CITY OF MONTEREY PARK

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## FINAL WARRANT REGISTER

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## PRINTED WARRANTS

| VENDOR NAME                   | ACCOUNT             | AMOUNT   | DESCRIPTION                     | P.O.  | CHECK # | TOTAL    |
|-------------------------------|---------------------|----------|---------------------------------|-------|---------|----------|
|                               |                     |          |                                 |       |         | 647.38   |
| GARFIELD MEDICAL CENTER       | 0010-801-3113-22600 | 24.00    | PHYSICAL                        |       | 296662  |          |
|                               | 0010-801-3113-22600 | 24.00    | PHYSICAL                        |       | 296662  |          |
|                               |                     |          |                                 |       |         | 48.00    |
| GRAINGER                      | 0010-801-4210-38100 | 205.69   | ELECTRICAL SUPPLIES             | 80129 | 296663  |          |
|                               | 0092-801-4222-23400 | 589.72   | ELECTRICAL SUPPLIES             | 80167 | 296663  |          |
|                               | 0092-801-4222-23400 | 159.55   | ELECTRICAL SUPPLIES             | 80167 | 296663  |          |
|                               | 0060-801-4211-24100 | 118.45   | ELECTRICAL SUPPLIES             |       | 296663  |          |
|                               |                     |          |                                 |       |         | 1,073.41 |
| GRAND PRIX TIRE & AUTO CENTER | 0060-801-4211-23500 | 1,246.44 | FLEET TIRE                      | 80013 | 296664  |          |
|                               |                     |          |                                 |       |         | 1,246.44 |
| H & H AUTO PARTS WHOLESALE    | 0060-801-4211-23500 | 44.56    | FLEET PARTS UNIT 937            | 80014 | 296665  |          |
|                               |                     |          |                                 |       |         | 44.56    |
| HAROLD'S KEY SHOP, INC.       | 0092-801-4210-23050 | 8.45     | KEY/LOCK SERVICES               | 80131 | 296666  |          |
|                               |                     |          |                                 |       |         | 8.45     |
| HAWK LABELING SYSTEMS         | 0349-801-3201-39400 | 250.89   | FIRE LABEL MACHINE              |       | 296667  |          |
|                               |                     |          |                                 |       |         | 250.89   |
| RICARDO HERRERA               | 0075-450-0075-08630 | 150.00   | REFUND SECURITY DEPOSIT (TRUST) |       | 296668  |          |
|                               |                     |          |                                 |       |         | 150.00   |
| HOME DEPOT CREDIT SERVICES    | 0010-801-4202-23950 | 71.41    | HARDWARE SUPPLIES               | 80133 | 296669  |          |
|                               | 0022-801-4206-23900 | 237.10   | HARDWARE SUPPLIES               | 80133 | 296669  |          |
|                               | 0092-801-4223-23100 | 90.69    | HARDWARE SUPPLIES               | 80161 | 296669  |          |
|                               | 0092-801-4223-23100 | 619.22   | HARDWARE SUPPLIES               | 80161 | 296669  |          |
|                               | 0092-801-4210-23050 | 28.30    | HARDWARE SUPPLIES               | 80133 | 296669  |          |
|                               | 0092-801-4222-23700 | 126.32   | HARDWARE SUPPLIES               | 80161 | 296669  |          |
|                               |                     |          |                                 |       |         | 1,173.04 |
| SAMANTHA HUANG                | 0010-701-0010-07430 | 22.98    | REFUND BOOK                     |       | 296670  |          |
|                               |                     |          |                                 |       |         | 22.98    |
| INDUSTRIAL PIPE & STEEL       | 0092-801-4222-23400 | 26.83    | PUBLIC WORKS SUPPLIES           |       | 296671  |          |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT    | DESCRIPTION                    | P.O.  | CHECK # | TOTAL    |
|-------------------------------------|---------------------|-----------|--------------------------------|-------|---------|----------|
|                                     |                     |           |                                |       |         | 26.83    |
| INTERLINE BRANDS INC (DBA) CLEANSOL | 0043-801-4208-22170 | 1,102.27  | JANITORIAL SUPPLIES            |       | 296672  | 1,102.27 |
| IP LEARNING CENTER                  | 0159-801-6507-31920 | 892.50    | INSTRUCTOR-RECREATION CLASS    |       | 296673  | 892.50   |
| JOANNE ROTH                         | 0075-450-0075-08630 | 150.00    | REFUND SECURITY DEPOSIT(TRUST) |       | 296674  | 150.00   |
| JOHN L. HUNTER & ASSOC., INC.       | 0184-801-4208-31950 | 380.00    | USED OIL PROGRAM               | 80352 | 296675  |          |
|                                     | 0184-801-4208-31950 | 840.00    | USED OIL PROGRAM               | 80352 | 296675  |          |
|                                     | 0184-801-4208-31950 | 840.00    | USED OIL PROGRAM               | 80352 | 296675  |          |
|                                     | 0043-801-4203-31950 | 5,360.50  | NPDES SERVICES                 | 80351 | 296675  | 7,420.50 |
| JUMPSTART FOR YOUNG CHILDREN, INC.  | 0163-801-6005-40000 | 217.20    | BOOK(S) 50                     |       | 296676  | 217.20   |
| K Y SMOG AND TEST ONLY              | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 985            | 80323 | 296677  |          |
|                                     | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 949            | 80323 | 296677  |          |
|                                     | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 992            | 80323 | 296677  |          |
|                                     | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 919            | 80323 | 296677  |          |
|                                     | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 648            | 80323 | 296677  |          |
|                                     | 0060-801-4211-38400 | 45.00     | SMOG CHECK UNIT 936            | 80323 | 296677  | 270.00   |
| RICHARD KAGEYAMA                    | 0159-801-6507-31920 | 434.81    | INSTRUCTOR-RECREATION CLASS    |       | 296678  |          |
|                                     | 0159-801-6507-31920 | 406.13    | INSTRUCTOR-RECREATION CLASS    |       | 296678  | 840.94   |
|                                     | 0075-450-0075-08630 | 150.00    | REFUND SECURITY DEPOSIT(TRUST) |       | 296679  | 150.00   |
| KAISER                              | 0010-701-0010-07960 | 1,823.66  | REFUND-AMBULANCE FEE           |       | 296680  | 1,823.66 |
| KNIGHT COMMUNICATIONS INC           | 0160-801-3115-31700 | 10,250.00 | SYSTEM MANAGEMENT SERVICE      | 80087 | 296681  |          |

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## PRINTED WARRANTS

| VENDOR NAME               | ACCOUNT             | AMOUNT   | DESCRIPTION                  | P.O.  | CHECK # | TOTAL     |
|---------------------------|---------------------|----------|------------------------------|-------|---------|-----------|
| KNIGHT COMMUNICATIONS INC | 0010-801-1301-38400 | 413.83   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-1404-38400 | 346.83   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0043-801-1404-38400 | 343.33   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0092-801-1404-38400 | 525.50   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-1701-38400 | 343.33   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-1702-38400 | 343.33   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-1703-38400 | 343.33   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-1801-38400 | 643.75   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-3115-38400 | 1,115.84 | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-3201-38400 | 772.50   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0022-801-4202-38400 | 386.25   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0092-801-4210-38400 | 303.42   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0060-801-4211-38400 | 1,716.67 | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0043-801-4212-38400 | 386.25   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0092-801-4220-38400 | 1,545.00 | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0131-801-6001-38400 | 686.67   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           | 0010-801-6502-38400 | 944.17   | SYSTEM MANAGEMENT SERVICE    | 80214 | 296681  |           |
|                           |                     |          |                              |       |         | 21,410.00 |
| KNOWLES-MCNIFF            | 0010-801-1404-31700 | 888.16   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0043-801-1404-31700 | 4,433.23 | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0092-801-1404-31700 | 4,746.89 | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0010-801-3115-31700 | 752.50   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0010-801-3220-31700 | 262.49   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0092-801-4221-31700 | 1,243.41 | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0093-801-4226-31700 | 266.42   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0093-801-4227-31700 | 310.91   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0093-801-4228-31700 | 266.41   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0093-801-4229-31700 | 248.67   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |
|                           | 0093-801-4231-31700 | 319.75   | FINANCE SOFTWARE MAINTENANCE | 80213 | 296682  |           |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT   | DESCRIPTION                    | P.O.  | CHECK # | TOTAL     |
|-------------------------------------|---------------------|----------|--------------------------------|-------|---------|-----------|
| KNOWLES-MCNIFF                      | 0093-801-4232-31700 | 266.42   | FINANCE SOFTWARE MAINTENANCE   | 80213 | 296682  | 15,015.00 |
|                                     | 0010-801-6001-31700 | 1,009.74 | FINANCE SOFTWARE MAINTENANCE   | 80213 | 296682  |           |
| KOVATCH MOBILE EQUIPMENT            | 0060-801-3210-38400 | 71.89    | FIRE TRUCK PARTS               | 80235 | 296683  | 71.89     |
| LAWN MOWER CORNER/KNG POWER EQUIPME | 0060-801-4211-23500 | 13.03    | FLEET PARTS                    | 80020 | 296684  | 13.03     |
| LIFE SAFETY CONSULTING & ENGINEERIN | 0010-701-0010-06330 | 300.00   | FIRE PLAN CHECK                | 80058 | 296685  | 300.00    |
| LIFE-ASSIST INC                     | 0010-801-3220-24200 | 531.05   | FIRE MEDICAL SUPPLIES          | 80250 | 296686  | 531.05    |
| LOGAN SUPPLY CO., INC.              | 0092-801-4223-23100 | 143.88   | WATER SUPPLIES                 | 80188 | 296687  | 143.88    |
| LONG BEACH BMW MOTORCYCLES (DBA)    | 0060-801-4211-38400 | 780.87   | FLEET PARTS UNIT 002           | 80021 | 296688  | 780.87    |
| LOS ANGELES COUNTY DEPT. OF         | 0010-701-0010-06850 | 807.67   | INDUSTRIAL WASTE PERMIT        |       | 296689  | 4,771.54  |
|                                     | 0010-701-0010-06850 | 3,487.03 | INDUSTRIAL WASTE INSPECTION    |       | 296689  |           |
|                                     | 0010-801-4206-41100 | 379.08   | TRAFFIC SIGNAL MAINTENANCE     | 80054 | 296689  |           |
|                                     | 0010-801-4206-41100 | 97.76    | TRAFFIC SIGNAL MAINTENANCE     | 80054 | 296689  |           |
| LOS ANGELES COUNTY FIRE DEPT.       | 0060-801-3210-38400 | 37.99    | REPAIR FIRE TRUCKS             | 80238 | 296690  | 37.99     |
| LU'S LIGHTHOUSE, INC.               | 0060-801-3210-38400 | 271.41   | FIRE PARTS                     |       | 296691  | 271.41    |
| ELDER URIBE LUNA                    | 0075-450-0075-08630 | 150.00   | REFUND SECURITY DEPOSIT(TRUST) |       | 296692  | 150.00    |
| MCMASTER-CARR SUPPLY CO.            | 0092-801-4222-23700 | 344.53   | WATER SUPPLIES                 | 80156 | 296693  |           |
|                                     | 0092-801-4222-23700 | 283.82   | WATER SUPPLIES                 | 80156 | 296693  |           |

## CITY OF MONTEREY PARK

## FINAL WARRANT REGISTER

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## PRINTED WARRANTS

| VENDOR NAME                       | ACCOUNT             | AMOUNT   | DESCRIPTION                     | P.O.  | CHECK # | TOTAL     |
|-----------------------------------|---------------------|----------|---------------------------------|-------|---------|-----------|
| MCMASTER-CARR SUPPLY CO.          | 0092-801-4222-23700 | 133.45   | WATER SUPPLIES                  | 80156 | 296693  | 866.65    |
|                                   | 0092-801-4222-23700 | 104.85   | WATER SUPPLIES                  | 80156 | 296693  |           |
| MCNEILL SECURITY AND FIRE SYSTEMS | 0010-801-6517-38400 | 350.00   | ALARM MONITORING                | 80399 | 296694  | 3,280.00  |
|                                   | 0092-801-4210-38400 | 715.00   | ALARM MONITORING                | 80399 | 296694  |           |
|                                   | 0092-801-4220-38400 | 720.00   | ALARM MONITORING                | 80399 | 296694  |           |
|                                   | 0092-801-4222-38420 | 575.00   | ALARM MONITORING                | 80400 | 296694  |           |
|                                   | 0092-801-4222-38420 | 920.00   | ALARM MONITORING                | 80400 | 296694  |           |
| MIG                               | 0010-450-1701-02530 | 2,512.50 | HOUSING ELEMENT UPDATE          | 80345 | 296695  | 17,432.00 |
|                                   | 0075-450-0075-08660 | 462.00   | SENIOR HOUSING PROJECT (TRUST)  | 80284 | 296695  |           |
|                                   | 0075-450-0075-08660 | 4,077.50 | ABLE STORAGE STUDY (TRUST)      | 80454 | 296695  |           |
|                                   | 0075-450-0075-08660 | 2,047.50 | ATLANTIC GARVEY PROJECT (TRUST) | 80460 | 296695  |           |
|                                   | 0075-450-0075-08660 | 4,782.50 | ATLANTIC GARVEY PROJECT (TRUST) | 80460 | 296695  |           |
|                                   | 0075-450-0075-08660 | 3,550.00 | ATLANTIC GARVEY PROJECT (TRUST) | 80460 | 296695  |           |
| MISSION SUPER HARDWARE            | 0092-801-4222-23700 | 46.78    | HARDWARE SUPPLIES               |       | 296696  | 63.81     |
|                                   | 0110-801-4202-23600 | 17.03    | HARDWARE SUPPLIES               |       | 296696  |           |
| DIANE MIYAHATA                    | 0010-701-0010-07960 | 2,030.52 | REFUND AMBULANCE FEE            |       | 296697  | 2,630.52  |
|                                   | 0010-701-0010-07960 | 200.00   | REFUND AMBULANCE FEE            |       | 296697  |           |
|                                   | 0010-701-0010-07960 | 200.00   | REFUND AMBULANCE FEE            |       | 296697  |           |
|                                   | 0010-701-0010-07960 | 200.00   | REFUND AMBULANCE FEE            |       | 296697  |           |
| MONTEREY PARK HOSPITAL            | 0010-701-0010-07960 | 121.75   | REFUND AMBULANCE FEE            |       | 296698  | 121.75    |
| MR. ROOTER PLUMBING (DBA)         | 0010-801-4210-38100 | 999.85   | PLUMBING SERVICES               |       | 296699  |           |
|                                   | 0010-801-4210-38100 | 999.95   | PLUMBING SERVICES               |       | 296699  |           |
|                                   | 0010-801-4210-38100 | 435.30   | PLUMBING SERVICES               |       | 296699  |           |

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## PRINTED WARRANTS

| VENDOR NAME                    | ACCOUNT             | AMOUNT   | DESCRIPTION            | P.O.  | CHECK # | TOTAL    |
|--------------------------------|---------------------|----------|------------------------|-------|---------|----------|
|                                |                     |          |                        |       |         | 2,435.10 |
| NEC BUSINESS NETWORK SOLUTIONS | 0010-801-3112-38400 | 1,606.00 | PHONE LINE SERVICE     | 80096 | 296700  |          |
|                                |                     |          |                        |       |         | 1,606.00 |
| NEW READERS PRESS              | 0163-801-6005-40000 | 385.93   | BOOK(S) 28             |       | 296701  |          |
|                                | 0142-801-6005-40000 | 61.38    | BOOK(S) 2              |       | 296701  |          |
|                                |                     |          |                        |       |         | 447.31   |
| O'REILLY AUTO PARTS            | 0060-801-4211-23500 | 20.91    | FLEET PARTS            |       | 296702  |          |
|                                | 0060-801-4211-23500 | 109.00   | FLEET PARTS            |       | 296702  |          |
|                                | 0060-801-4211-23500 | 28.39    | FLEET PARTS            |       | 296702  |          |
|                                | 0060-801-4211-23500 | 21.79    | FLEET PARTS            |       | 296702  |          |
|                                |                     |          |                        |       |         | 180.09   |
| OFFICE DEPOT INC.              | 0010-801-3114-21350 | 18.52    | OFFICE SUPPLIES        | 80097 | 296703  |          |
|                                | 0010-801-3114-21350 | 209.28   | OFFICE SUPPLIES        | 80097 | 296703  |          |
|                                | 0010-801-3114-21350 | 11.58    | OFFICE SUPPLIES        | 80097 | 296703  |          |
|                                | 0010-801-3210-21300 | 93.99    | OFFICE SUPPLIES        | 80251 | 296703  |          |
|                                | 0010-801-3210-21250 | 106.19   | OFFICE SUPPLIES        | 80251 | 296703  |          |
|                                | 0043-801-4212-21250 | 108.99   | OFFICE SUPPLIES        | 80055 | 296703  |          |
|                                | 0043-801-4212-21250 | 4.58     | OFFICE SUPPLIES        | 80055 | 296703  |          |
|                                | 0043-801-4212-21250 | 157.48   | OFFICE SUPPLIES        | 80055 | 296703  |          |
|                                | 0010-801-6001-21350 | 276.10   | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0423-801-6006-22450 | 277.39   | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0423-801-6006-22450 | 126.22   | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0010-801-6001-21350 | 95.27-   | OFFICE SUPPLIES-CREDIT |       | 296703  |          |
|                                | 0131-801-6001-22150 | 60.60    | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0010-801-6001-21350 | 202.47   | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0010-801-6006-22450 | 4.68     | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0142-801-6005-22750 | 110.70   | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0142-801-6005-22750 | 93.73    | OFFICE SUPPLIES        |       | 296703  |          |
|                                | 0131-801-6001-22150 | 22.06    | OFFICE SUPPLIES        |       | 296703  |          |



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## PRINTED WARRANTS

| VENDOR NAME                  | ACCOUNT             | AMOUNT   | DESCRIPTION                    | P.O.  | CHECK # | TOTAL    |
|------------------------------|---------------------|----------|--------------------------------|-------|---------|----------|
| OFFICE DEPOT INC.            | 0010-801-6001-21350 | 20.37    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 37.04    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 16.50    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0142-801-6005-22750 | 67.09    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 16.67    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0423-801-6006-22450 | 119.03   | OFFICE SUPPLIES-CREDIT         |       | 296703  |          |
|                              | 0010-801-6002-21350 | 344.59   | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 82.45    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6004-22450 | 286.71   | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 2.76     | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0075-450-0075-08320 | 143.84   | OFFICE SUPPLIES (TRUST)        |       | 296703  |          |
|                              | 0010-801-6001-21350 | 22.88    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6003-22450 | 108.78   | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 40.07    | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6006-22450 | 5.98     | OFFICE SUPPLIES                |       | 296703  |          |
|                              | 0010-801-6001-21350 | 49.07    | OFFICE SUPPLIES                |       | 296703  | 2,915.06 |
| OSCAR HERNANDEZ PLUMBING LLC | 0092-801-4221-23300 | 112.50   | PLUMBING SERVICE               |       | 296704  | 112.50   |
| PACIFIC ALLIANCE MED CENTER  | 0010-701-0010-07960 | 117.02   | REFUND AMBULANCE FEE           |       | 296705  | 117.02   |
| PARKHOUSE TIRE, INC.         | 0060-801-4211-23500 | 1,092.23 | FLEET TIRES                    | 80035 | 296706  | 1,092.23 |
| PEARSON EDUCATION            | 0163-801-6005-40000 | 271.60   | BOOK(S) 16                     |       | 296707  | 271.60   |
| PENINSULA LIBRARY SYSTEM     | 0075-450-0075-08250 | 75.00    | LIBRARY TRAINING (TRUST)       |       | 296708  |          |
|                              | 0075-450-0075-08250 | 75.00    | LIBRARY TRAINING (TRUST)       |       | 296708  | 150.00   |
| ROMEO PITALLANO              | 0075-450-0075-08630 | 150.00   | REFUND SECURITY DEPOSIT(TRUST) |       | 296709  |          |

## CITY OF MONTEREY PARK

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## PRINTED WARRANTS

| VENDOR NAME                    | ACCOUNT             | AMOUNT   | DESCRIPTION                     | P.O.  | CHECK # | TOTAL    |
|--------------------------------|---------------------|----------|---------------------------------|-------|---------|----------|
|                                |                     |          |                                 |       |         | 150.00   |
| POSITIVE PROMOTIONS            | 0075-450-0075-08270 | 727.70   | TUTOR RECOG SUPPLIES (TRUST)    |       | 296710  | 727.70   |
| MARGARET RAMIREZ               | 0010-801-1301-31950 | 25.00    | PHOTO SERVICES                  |       | 296711  | 25.00    |
| PHILLIP RAMIREZ                | 0075-450-0075-08630 | 150.00   | REFUND SECURITY DEPOSIT (TRUST) |       | 296712  | 150.00   |
| RBF CONSULTING                 | 0440-801-5004-99004 | 1,961.22 | SUSTAINABLE COMMUNITY           | 80357 | 296713  | 1,961.22 |
| LISSETTE ROGGENBACH            | 0010-701-0010-07960 | 200.75   | REFUND AMBULANCE FEE            |       | 296714  | 200.75   |
| ROSEMEAD OIL PRODUCTS, INC.    | 0060-801-4211-22250 | 582.07   | MOTOR OIL                       | 80041 | 296715  | 582.07   |
| RUDY'S SIGN GRAPHICS           | 0349-801-3201-39400 | 96.12    | FIRE SIGNS                      |       | 296716  | 96.12    |
| SAIGON DIGITAL PRINTING & COPY | 0010-801-3205-39250 | 332.45   | FIRE INSPECTION NOTICE          |       | 296717  | 332.45   |
| SAN ANDELL SWIMMING POOLS      | 0092-801-4222-23400 | 193.15   | WATER SUPPLIES                  |       | 296718  | 193.15   |
| SAN GABRIEL VALLEY WATER CO.   | 0092-801-4222-36300 | 55.99    | WATER SERVICES                  |       | 296719  | 55.99    |
| BEATRIZ SANCHEZ                | 0010-701-0010-07430 | 59.95    | REFUND BOOK                     |       | 296720  | 59.95    |
| TERESA REAL SEBASTIAN          | 0010-801-1101-11100 | 80.00    | MAYOR'S EXPENSES                |       | 296721  | 200.00   |
|                                | 0092-801-1101-11100 | 60.00    | MAYOR'S EXPENSES                |       | 296721  |          |
|                                | 0043-801-1101-11100 | 60.00    | MAYOR'S EXPENSES                |       | 296721  |          |
| SHRED-IT LOS ANGELES           | 0010-801-3114-38400 | 115.86   | SHREDDING SERVICES              |       | 296722  |          |

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## PRINTED WARRANTS

| VENDOR NAME                      | ACCOUNT             | AMOUNT   | DESCRIPTION                  | P.O.  | CHECK # | TOTAL    |
|----------------------------------|---------------------|----------|------------------------------|-------|---------|----------|
|                                  |                     |          |                              |       |         | 115.86   |
| QIUYING SITU                     | 0010-701-0010-06370 | 50.00    | REFUND FIRE INSPECTION FEE   |       | 296723  | 50.00    |
| SOUTHERN CALIFORNIA EDISON CO    | 0342-801-5003-91750 | 1,587.22 | TRANSIT CENTER METER         |       | 296724  |          |
|                                  | 0346-801-5003-91750 | 396.80   | TRANSIT CENTER METER         |       | 296724  | 1,984.02 |
| SUPERCO SPECIALTY PRODUCTS (DBA) | 0010-801-4202-23950 | 352.66   | GRAFFITI REMOVAL SUPPLIES    |       | 296725  | 352.66   |
| SUPREME TROPHIES & GIFTS CO.     | 0010-801-1703-21350 | 38.15    | STAMP                        |       | 296726  | 38.15    |
| DAVID TANG                       | 0010-701-0010-07430 | 12.95    | REFUND BOOK                  |       | 296727  | 12.95    |
| THOMAS PARTITIONS AND            | 0010-801-4210-38100 | 2,412.00 | RESTROOM PARTITION           |       | 296728  | 2,412.00 |
| TOM'S CLOTHING & UNIFORMS INC    | 0010-801-3103-22310 | 14.22    | UNIFORM-D CASTELLANO         | 80101 | 296729  |          |
|                                  | 0010-801-3103-22310 | 111.46   | UNIFORM-D ELLIOTT            | 80101 | 296729  |          |
|                                  | 0010-801-3103-22310 | 150.58   | UNIFORM-I FLORES             | 80101 | 296729  |          |
|                                  | 0010-801-3103-22310 | 8.83     | UNIFORM-T WISNIEWSKI         | 80101 | 296729  |          |
|                                  | 0010-801-3101-22320 | 200.00   | UNIFORM-J MARTINEZ           | 80101 | 296729  |          |
|                                  | 0010-801-3102-22310 | 300.00   | UNIFORM-D GIANONNE           | 80101 | 296729  | 785.09   |
| DOROTHY TSU                      | 0159-801-6507-31920 | 296.45   | INSTRUCTOR-RECREATION CLASS  |       | 296730  | 296.45   |
| TU LUC BOOKSTORE                 | 0010-801-6002-40000 | 507.27   | BOOKS (33)                   |       | 296731  | 507.27   |
| UNDERGROUND SERVICE ALERT        | 0092-801-4223-39300 | 136.50   | UNDERGROUND UTILITY SERVICES |       | 296732  | 136.50   |
| UNITED HEALTH CARE INS CO        | 0010-701-0010-07960 | 92.11    | REFUND AMBULANCE FEE         |       | 296733  |          |

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## PRINTED WARRANTS

| VENDOR NAME                         | ACCOUNT             | AMOUNT    | DESCRIPTION               | P.O.  | CHECK # | TOTAL     |
|-------------------------------------|---------------------|-----------|---------------------------|-------|---------|-----------|
|                                     |                     |           |                           |       |         | 92.11     |
| UNIVAR USA INC (CORP. HEADQUARTERS) | 0092-801-4222-23300 | 325.10    | WATER CHEMICAL            |       | 296734  | 325.10    |
| VULCAN MATERIAL CO                  | 0110-801-4202-23600 | 299.01    | ASPHALT                   | 80150 | 296735  |           |
|                                     | 0110-801-4202-23600 | 334.59    | ASPHALT                   | 80150 | 296735  |           |
|                                     | 0110-801-4202-23600 | 616.26    | ASPHALT                   | 80150 | 296735  |           |
|                                     | 0110-801-4202-23600 | 498.81    | ASPHALT                   | 80150 | 296735  | 1,748.67  |
| WALTERS WHOLESALE ELECTRIC CO       | 0010-801-4210-23400 | 316.08    | ELECTRICAL SUPPLIES       | 80151 | 296736  |           |
|                                     | 0010-801-4210-23400 | 1,205.50  | ELECTRICAL SUPPLIES       | 80151 | 296736  | 1,521.58  |
| WARREN DISTRIBUTING, INC.           | 0060-801-4211-23500 | 42.35     | FLEET PARTS UNIT 937      | 80047 | 296737  |           |
|                                     | 0060-801-4211-23500 | 55.47     | FLEET PARTS               | 80047 | 296737  | 97.82     |
| WEST COAST ARBORISTS, INC.          | 0176-801-6516-31190 | 12,173.20 | TREE MAINTENANCE SERVICES | 80333 | 296738  | 12,173.20 |
| WESTERN WATER WORKS SUPPLY CO.      | 0092-801-4223-23350 | 1,381.25  | WATER SUPPLIES            | 80378 | 296739  |           |
|                                     | 0092-801-4223-23350 | 1,381.25  | WATER SUPPLIES            | 80378 | 296739  |           |
|                                     | 0092-801-4223-23300 | 277.96    | WATER SUPPLIES            | 80378 | 296739  |           |
|                                     | 0092-801-4223-23300 | 651.68    | WATER SUPPLIES            | 80378 | 296739  |           |
|                                     | 0092-801-4223-23300 | 1,634.70  | WATER SUPPLIES            |       | 296739  |           |
|                                     | 0092-801-4223-23300 | 2,447.46  | WATER SUPPLIES            | 80204 | 296739  |           |
|                                     | 0092-801-4223-23300 | 4,677.63  | WATER SUPPLIES            | 80204 | 296739  |           |
|                                     | 0092-801-4223-23300 | 5,079.51  | WATER SUPPLIES            | 80378 | 296739  | 17,531.44 |
| FRANCES WU                          | 0010-701-0010-07960 | 1,627.00  | REFUND AMBULANCE FEE      |       | 296740  | 1,627.00  |
| ZOLL MEDICAL CORPORATION            | 0010-801-3220-24200 | 1,389.75  | FIRE MEDICAL SUPPLIES     | 80243 | 296741  | 1,389.75  |

## CITY OF MONTEREY PARK

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## PRINTED WARRANTS

| VENDOR NAME                | ACCOUNT | AMOUNT | DESCRIPTION | P.O. | CHECK # | TOTAL      |
|----------------------------|---------|--------|-------------|------|---------|------------|
| TOTAL FOR PRINTED WARRANTS |         |        |             |      |         | 495,387.09 |

## CITY OF MONTEREY PARK

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|                            |            |
|----------------------------|------------|
| TOTAL FOR PREPAID WARRANTS | 9,203.34   |
| TOTAL FOR PRINTED WARRANTS | 495,387.09 |
| TOTAL WARRANTS             | 504,590.43 |
| TOTAL VOID CHECKS          | 1          |
| TOTAL PREPAID CHECKS       | 7          |
| TOTAL CHECKS PRINTED       | 115        |
| TOTAL CHECKS ISSUED        | 122        |

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## FUND SUMMARY

| FUND         | DESCRIPTION                    | PREPAID         | PRINTED           | TOTAL             |
|--------------|--------------------------------|-----------------|-------------------|-------------------|
| 0010         | GENERAL FUND                   | 4,181.08        | 363,565.12        | 367,746.20        |
| 0022         | STATE GAS TAX FUND             | 0.00            | 623.35            | 623.35            |
| 0043         | REFUSE FUND                    | 0.00            | 12,044.83         | 12,044.83         |
| 0060         | CITY SHOP FUND                 | 16.53           | 9,196.77          | 9,213.30          |
| 0063         | TECHNOLOGY INTERNAL SERV FUND  | 0.00            | 15,152.21         | 15,152.21         |
| 0071         | PUBLIC SAFETY IMPACT FEE FUND  | 0.00            | 587.42            | 587.42            |
| 0075         | SPECIAL DEPOSITS FUND          | 0.00            | 21,399.81         | 21,399.81         |
| 0092         | WATER FUND                     | 3,507.67        | 34,174.60         | 37,682.27         |
| 0093         | WATER TREATMENT FUND           | 0.00            | 2,241.66          | 2,241.66          |
| 0109         | OPA PROPOSITION A              | 139.53          | 0.00              | 139.53            |
| 0110         | MEASURE R FUND                 | 0.00            | 1,765.70          | 1,765.70          |
| 0131         | LIBRARY TAX FUND               | 0.00            | 2,338.07          | 2,338.07          |
| 0142         | EL CIVIC EDUCATION GRANT       | 0.00            | 332.90            | 332.90            |
| 0152         | HOME HOUSING PROGRAM           | 1,320.50        | 0.00              | 1,320.50          |
| 0159         | RECREATION FUND                | 0.00            | 2,029.89          | 2,029.89          |
| 0160         | ASSET FORFEITURE               | 38.03           | 10,250.00         | 10,288.03         |
| 0163         | CAL LIBRARY LITERACY SVC GRANT | 0.00            | 874.73            | 874.73            |
| 0176         | MAINTENANCE DISTRICT 93-1      | 0.00            | 12,173.20         | 12,173.20         |
| 0184         | USED OIL RECYCLING BLOCK GRANT | 0.00            | 2,060.00          | 2,060.00          |
| 0342         | SAFETEA-LU GRANT               | 0.00            | 1,587.22          | 1,587.22          |
| 0346         | ELAC CONTRIBUTIONS             | 0.00            | 396.80            | 396.80            |
| 0349         | ELAC INSTRUCTIONAL SERV PROG   | 0.00            | 347.01            | 347.01            |
| 0423         | TARGET GRANT                   | 0.00            | 284.58            | 284.58            |
| 0440         | SUSTAINABLE COMM PLANNING      | 0.00            | 1,961.22          | 1,961.22          |
| <b>TOTAL</b> |                                | <b>9,203.34</b> | <b>495,387.09</b> | <b>504,590.43</b> |



# City Council Staff Report

DATE: January 15, 2014

AGENDA ITEM NO: **Consent Calendar  
Agenda Item 4**

TO: Paul L. Talbot, City Manager

FROM: Joseph Leon, City Treasurer

SUBJECT: Monthly Investment Report – December 2013

**RECOMMENDATION** It is recommended that the City Council:

- (1) Receive and file the monthly investment report; and
- (2) Take such additional, related, action that may be desirable.

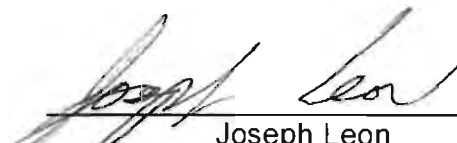
## **EXECUTIVE SUMMARY:**

As of December 31, 2013 invested funds for the City of Monterey Park is \$70,867,117.74.

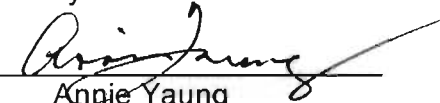
## **BACKGROUND:**

In accordance with the City's Investment Policy, a monthly investment report is presented to the City Council showing the types of investments, dates of maturities, amounts of deposits, rates of interest, and the current market values for securities with maturity more than 12 months.

Respectfully submitted,

  
\_\_\_\_\_  
Joseph Leon  
City Treasurer

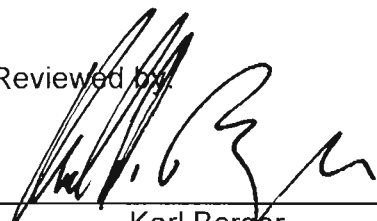
Prepared by:

  
\_\_\_\_\_  
Annie Yaung  
Controller

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:

  
\_\_\_\_\_  
Karl Berger  
Assistant City Attorney



**CITY OF MONTEREY PARK  
INVESTMENT REPORT  
AS OF DECEMBER 31, 2013**

| INSTITUTION<br>NAME                    | PURCHASE<br>DATE | MATURITY<br>DATE | INTEREST<br>RATE | % OF<br>PORTFOLIO | AMOUNT                         |
|----------------------------------------|------------------|------------------|------------------|-------------------|--------------------------------|
| <b>INVESTMENTS:</b>                    |                  |                  |                  |                   |                                |
| CERTIFICATES OF DEPOSIT <sup>(2)</sup> |                  |                  |                  |                   |                                |
| AMERICAN PLUS BANK                     | 01/11/13         | 01/11/14         | 0.55%            |                   | 99,000.00                      |
| AMERICAN PLUS BANK                     | 12/02/13         | 12/02/15         | 0.80%            |                   | 140,000.00                     |
| ASIAN PACIFIC NATIONAL BANK            | 03/04/13         | 03/04/14         | 0.60%            |                   | 200,000.00                     |
| CATHAY BANK                            | 08/14/13         | 08/14/14         | 0.80%            |                   | 100,000.00                     |
| CATHAY BANK                            | 10/07/13         | 10/07/14         | 0.80%            |                   | 150,000.00                     |
| EAST WEST BANK                         | 11/10/13         | 11/10/14         | 1.14%            |                   | 250,000.00                     |
| EVERTRUST BANK                         | 11/09/13         | 11/09/14         | 0.80%            |                   | 100,000.00                     |
| EVERTRUST BANK                         | 10/07/13         | 10/07/14         | 0.80%            |                   | 150,000.00                     |
| FIRST CHOICE BANK                      | 08/07/13         | 08/08/14         | 0.80%            |                   | 240,000.00                     |
| FIRST GENERAL BANK                     | 08/15/13         | 08/15/15         | 1.00%            |                   | 240,000.00                     |
| PREFERRED BANK                         | 06/06/13         | 06/06/14         | 0.90%            |                   | 100,000.00                     |
| PREFERRED BANK                         | 03/03/13         | 03/03/14         | 0.80%            |                   | 140,000.00                     |
| TOMATO BANK, N.A.                      | 03/04/13         | 03/04/14         | 0.80%            |                   | 100,000.00                     |
| TOMATO BANK, N.A.                      | 02/04/13         | 02/04/14         | 0.80%            |                   | 140,000.00                     |
| BEAL BANK USA                          | 12/18/13         | 12/16/15         | 0.60%            |                   | 240,000.00                     |
| GE CAPITAL RETAIL BANK                 | 09/13/13         | 09/13/16         | 1.05%            |                   | 240,000.00                     |
| EVERBANK                               | 01/16/13         | 01/16/15         | 0.70%            |                   | 240,000.00                     |
| DISCOVER BANK                          | 04/10/13         | 04/10/15         | 0.55%            |                   | 240,000.00                     |
| GOLDMAN SACHS BANK USA                 | 04/10/13         | 10/13/15         | 0.65%            |                   | 240,000.00                     |
| COMENITY BANK                          | 06/06/13         | 06/12/15         | 0.50%            |                   | 200,000.00                     |
| STATE BANK OF INDIA                    | 06/11/13         | 06/24/15         | 0.60%            |                   | 200,000.00                     |
| BMW BANK NORTH AMERI                   | 06/25/13         | 06/29/15         | 0.75%            |                   | 240,000.00                     |
| AMERICAN EXPR CENT BANK                | 09/19/13         | 09/19/16         | 1.10%            |                   | 240,000.00                     |
| TOTAL CDs (23)                         |                  |                  |                  | 5.97%             | <u>4,229,000.00</u>            |
| BANK OF THE WEST SAVINGS               |                  | ON DEMAND        | 0.340%           | 24.01%            | <u>17,012,923.50</u>           |
| LA COUNTY TREASURY POOL                |                  | ON DEMAND        | 0.660%           | 56.44%            | <u>40,000,000.00</u>           |
| LOCAL AGENCY INVESTMENT FUND:          |                  |                  |                  |                   |                                |
| LAIF - CITY                            |                  | ON DEMAND        | 0.270%           |                   | 9,341,866.60                   |
| LAIF - PUBLIC FINANCING AUTHORITY      |                  | ON DEMAND        | 0.270%           |                   | <u>283,327.64</u>              |
| TOTAL LAIF                             |                  |                  |                  | 13.58%            | <u>9,625,194.24</u>            |
| TOTAL INVESTMENTS                      |                  |                  |                  | 100.00%           | <u><b>\$ 70,867,117.74</b></u> |
| BANK BALANCE:                          |                  |                  |                  |                   | <u><b>\$ 2,471,239.14</b></u>  |
| AVERAGE MATURITY DAYS                  |                  |                  |                  |                   | 27                             |
| AVERAGE INTEREST RATE FOR THE MONTH    |                  |                  |                  |                   | 0.538%                         |

**THE CITY'S INVESTMENT HAS SUFFICIENT LIQUIDITY TO MEET THE CITY'S EXPENDITURE REQUIREMENTS FOR THE NEXT 180 DAYS. THE 180-DAY LIQUIDITY DISCLOSURE IS REQUIRED PER GOVERNMENT CODE 53646.**

**THE FDIC INSURANCE COVERAGE LIMIT WAS PERMANENTLY RAISED TO \$250,000 ON JULY 21, 2010.**

**THERE HAVE BEEN NO VARIANCES TO THE INVESTMENT POLICY.**

**City of Monterey Park**  
**Investment By Funds Per Cash Basis**

| <u>FUND</u> | <u>DESCRIPTION</u>             | <u>12/31/2013</u> |
|-------------|--------------------------------|-------------------|
| 0010        | GENERAL FUND                   | \$ 16,464,033.85  |
| 0012        | RETIREMENT FUND                | 0.00              |
| 0022        | STATE GAS TAX FUND             | 1,618,967.18      |
| 0023        | BIKE ROUTE FUND                | 0.00              |
| 0026        | STATE TRANSP (AB2928) FUND     | 0.00              |
| 0028        | PROP 1B-STREET IMPRVMT FUND    | 30,881.63         |
| 0042        | SEWER FUND                     | 857,988.43        |
| 0043        | REFUSE FUND                    | 2,026,928.12      |
| 0060        | CITY SHOP FUND                 | 1,879,318.68      |
| 0061        | SEPARATION BENEFITS FUND       | 3,030,338.45      |
| 0062        | GENERAL LIABILITY FUND         | 1,551,394.10      |
| 0063        | TECHNOLOGY INTERNAL SERV FUND  | 1,073,083.80      |
| 0064        | OPEB INTERNAL SERV FUND        | 1,500,000.00      |
| 0065        | PAYROLL CLEARING ACCOUNT       | 1,778,940.55      |
| 0070        | PARK FACILITIES FUND           | 22,665.26         |
| 0071        | PUBLIC SAFETY IMPACT FEE FUND  | 37,746.96         |
| 0075        | SPECIAL DEPOSITS FUND          | 2,043,325.53      |
| 0077        | BUSINESS IMPROVEMENT AREA #1   | 233,146.62        |
| 0080        | WORKERS COMP FUND              | 2,734,553.66      |
| 0085        | PENSION LIABILITY FUND         | 7,842,427.00      |
| 0092        | WATER FUND                     | 13,630,567.09     |
| 0093        | WATER TREATMENT FUND           | 9,507,617.30      |
| 0109        | OPA PROPOSITION A              | 1,784,798.37      |
| 0110        | MEASURE R FUND                 | 1,185,330.00      |
| 0115        | CFF CALIF FOUNDATION FUNDS     | 20,780.46         |
| 0131        | LIBRARY TAX FUND               | 139,235.98        |
| 0132        | STC STANDARDS/TRAINING/CORREC  | 122.63            |
| 0136        | POST                           | 0.00              |
| 0142        | EL CIVIC EDUCATION GRANT       | 0.00              |
| 0150        | RENTAL REHABILATION INCOME     | 0.00              |
| 0152        | HOME HOUSING PROGRAM           | 3,738.28          |
| 0154        | FEMA DISASTER FUND             | 0.00              |
| 0159        | RECREATION FUND                | 0.00              |
| 0160        | ASSET FORFEITURE               | 648,287.30        |
| 0161        | CONSTRUCTION AGENCY FUND       | 38,188.03         |
| 0163        | CAL LIBRARY LITERACY SVC GRANT | 24,021.81         |
| 0165        | AIR QUALITY IMPROVEMENT FUND   | 188,634.07        |
| 0166        | PROPOSITION C                  | 820,595.48        |
| 0169        | CDBG FUND                      | 0.00              |
| 0176        | MAINTENANCE DISTRICT 93-1      | 182,797.60        |
| 0178        | PROP A - PER PARCEL GRANT      | 0.00              |

**City of Monterey Park**  
**Investment By Funds Per Cash Basis**

| <u>FUND</u> | <u>DESCRIPTION</u>             | <u>12/31/2013</u>       |
|-------------|--------------------------------|-------------------------|
| 0182        | PUBLIC SAFETY AUGMENTATION FND | 0.00                    |
| 0184        | USED OIL RECYCLING BLOCK GRANT | 13,600.52               |
| 0192        | STATE LAW ENFORCE SVC (COPS)   | 97,416.36               |
| 0194        | MED LIFE TRAFFIC SIGNALS FUND  | 64,575.27               |
| 0201        | LOS ANGELES COUNTY GRANT       | 8,544.87                |
| 0203        | CERCLA LIABILITY FUND          | 808,436.28              |
| 0211        | ECO DEVELOP. INITIATIVE (EDI)  | 580,582.00              |
| 0214        | BEVERAGE CONTAINER RECYCLING   | 58,114.36               |
| 0217        | JUSTICE ASSISTANCE GRANT (JAG) | 0.00                    |
| 0229        | BULLETPROOF VEST POLICE GRANT  | 3,152.87                |
| 0233        | AIR QUALITY INVEST PROG GRANT  | 56,908.60               |
| 0255        | 2011 HOMELAND SECURITY GRANT   | 0.00                    |
| 0258        | URBAN AREA INITIATIVE 2010     | 0.00                    |
| 0342        | SAFETEA-LU GRANT               | 0.00                    |
| 0343        | RECREATION GRANT (075)         | 29,513.41               |
| 0344        | MAINTENANCE GRANT (075)        | 94,956.77               |
| 0346        | ELAC CONTRIBUTIONS             | 3,397.64                |
| 0349        | ELAC INSTRUCTIONAL SERV PROG   | 21,073.42               |
| 0351        | CHARTER COMM TRUST GRANT       | 10,372.47               |
| 0352        | GENERAL PLAN REVIEW TRUST      | 66,953.52               |
| 0354        | MTA CALL FOR PROJECT GRANT     | 0.00                    |
| 0356        | LACMTA FUNDS                   | 2,305.32                |
| 0415        | PASSPORT TRUST GRANT           | 4,122.98                |
| 0420        | EEC BLOCK GRANT                | 0.00                    |
| 0421        | ASPHALT/CONCRETE INCENTIVE     | 197,087.24              |
| 0422        | LIBRARY AUTOMATION TRUST GRANT | 3,078.38                |
| 0423        | TARGET GRANT (2010)            | 1,912.82                |
| 0424        | LOCAL HISTORY DIGITAL RESOURCE | 0.00                    |
| 0427        | TRANSFORMING LIVES AFTER 50    | 0.00                    |
| 0428        | CA COUNCIL FOR THE HUMANITIES  | 0.00                    |
| 0431        | ASSISTANCE TO FIREFIGHTER-CITY | 0.00                    |
| 0435        | EMERGENCY OPERATIONS CENTER    | 0.00                    |
| 0436        | DISASTER MANAGEMENT AREA C     | 2,500.00                |
| 0440        | SUSTAINABLE COMM PLANNING      | 0.00                    |
| 0442        | RECORDS MANAGEMENT FEE TRUST   | 13,933.24               |
| 0445        | LITERACY TRUST GRANT           | 5,968.25                |
| 0460        | URBAN AREA INITIATIVE 2012     | 0.00                    |
| 0880        | CITY/HOUSING                   | 689,001.35              |
|             | OUTSTANDING CHECKS             | (4,870,844.42)          |
|             | TOTAL INVESTMENTS              | <u>\$ 70,867,117.74</u> |



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:** **Consent Calendar**  
**Agenda Item 5**

**TO:** The Honorable Mayor and City Council  
**FROM:** Daniel Costley, Recreation & Community Services Director  
**SUBJECT:** Facility Agreement- West San Gabriel Valley Boys & Girls Club.

## **RECOMMENDATION:**

Recommendations: It is recommended that the City Council:

- (1) Authorize the City Manager to execute an agreement, in a form approved by the City Attorney, to license the west San Gabriel Valley Boys & Girls Club to utilize up to nine City of Monterey Park Civic Center parking spaces for a period of two years, at the fee of \$100 per year.
- (2) Take such additional, related, action that may be desirable

## **EXECUTIVE SUMMARY:**

Last year the City Council approved a license agreement between the City and the West San Gabriel Valley Boys and Girls Club to utilize nine Civic Center parking spaces for a fee of \$100; this is an extension of that agreement.

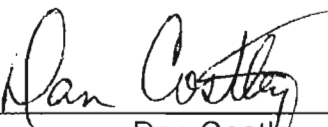
## **BACKGROUND:**

The non-profit Boys & Girls Club of West San Gabriel Valley was established in 1972. It serves over 1500 children a day at the main club and ten school sites. One of the key components of its program is the ability to transport children to the program. The request is for a license to use up to nine parking spaces in the Civic Center parking lots, (as designated by the City Manager), to the West San Gabriel Valley Boys and Girls Club for parking the club vans.

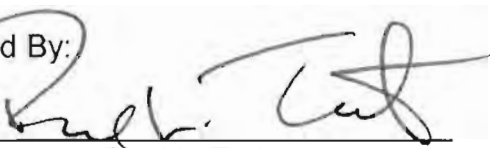
**FISCAL IMPACT:**

The City would receive \$100 per year, which would be put in the Facility Reservation revenue account.

Respectfully prepared and submitted,

  
\_\_\_\_\_  
Dan Costley  
Recreation and Community  
Services Director

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:

  
\_\_\_\_\_  
Karl H. Berger  
Assistant City Attorney

Attachments:



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:** Consent Calendar  
**Agenda Item 6**

**TO:** The Honorable Mayor and City Council  
**FROM:** Dan Costley, Recreation and Community Services Director  
**SUBJECT:** Lease a portion of the Service Club to the Lions Club / White Cane Day Inc.

## **RECOMMENDATION:**

Recommendations: It is recommended that the City Council:

- (1) Authorize the City Manager to execute an agreement, in a form approved by the City Attorney, to extend the current lease rate of \$160 per month for two years, beginning February 1, 2014 between the City of Monterey Park and the Lions Club of Monterey Park along with White Cane Day, Inc. and
- (2) Take such additional, related, action that may be desirable

**EXECUTIVE SUMMARY:** Last year the City Council approved an extension of an agreement with the Lions Club/White Cane Days Inc. to continue to lease a portion of the Service Club.

**BACKGROUND:** The Lions Club of Monterey Park is a non-profit organization that is part of Lions Club International. The Lions Club mission is to help the blind, prevent blindness and promote the awareness of the plight of the visually impaired. The Lions Club of Monterey Park operates the 'for profit' business entity known as White Cane Day, Inc. which sell miniature white canes to Lions Clubs throughout the world. These are used as part of the fundraising effort to help prevent blindness.

The Lions Club of Monterey Park has been an integral part of the community- formed in the 1940's, the club is responsible for building three major components of Barnes Park- the Service Club, the Picnic Shelter, and the original Amphitheatre. In recent years the club has done eye screening exams for children who attend public schools in Monterey

Park- for this past year, it did 2,500 eye exams. Other projects it has been involved with include donations to international disaster relief, and support for Merci and City special events. At its peak in the 70's and 80's, the club had about 150 members, now the club has about 30 members from Monterey Park and surrounding areas.

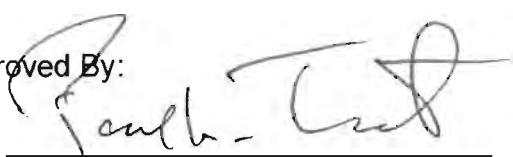
The White Cane Day, Inc. operation is housed in an addition to the Service Club that was built by the City to partially mitigate the loss of the White Cane's previous home at the corner of Newmark Avenue and Garfield Avenue, which was eventually developed into the CVS Shopping Center.

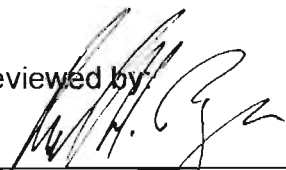
**FISCAL IMPACT:**

The annual revenue at the rate of \$160 per month is \$1,920.

Respectfully prepared and submitted,

  
\_\_\_\_\_  
Dan Costley  
Recreation and Community  
Services Director

Approved By:   
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:   
\_\_\_\_\_  
Karl H. Berger  
Assistant City Attorney

Attachments:



# City Council Staff Report

DATE: January 15, 2014

AGENDA ITEM NO: Consent Calendar  
Agenda Item 7

**TO:** The Honorable Mayor and City Council  
**FROM:** Dan Costley, Recreation and Community Services Director  
**SUBJECT:** Replacement of the Observatory Dome at Garvey Ranch Park

## **RECOMMENDATION:**

Recommendations: It is recommended that the City Council:

- (1) Adopt a resolution to solicit bids for the removal of the old dome and installation of the new dome at Garvey Ranch Park.
- (2) Take such additional, related, action that may be desirable.

**EXECUTIVE SUMMARY:** The Los Angeles Astronomical Society has secured a grant from Metabolic Studio to replace the Observatory dome at Garvey Ranch Park. In order for the City to accept this donation, the first step is to solicit bids for the equipment and for the installation of the dome. Once the project is approved by the City Council and within the budget constraints of the grant, the next step will be to approve the grant and extend the license agreement between the City and the Los Angeles Astronomical Society; this will be brought to the City Council along with the recommendation on the bids. The City may also have to provide 'in-kind' services to help facilitate the new installation.

**BACKGROUND:** For over thirty years the Los Angeles Astronomical Society has operated the Garvey Ranch Observatory on Wednesday evenings to observe the heavens and teach community members of all ages about the wonders of space. The observatory features an 8" telescope that is mounted underneath the dome, which has been in place for more than thirty years and is in need of replacement. The dome itself is currently operated with a manual chain drive; the new dome would be motorized to make it far easier to move the dome.

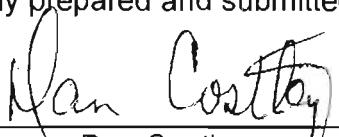


The Los Angeles Astronomical Society was able to secure a grant from Metabolic Studio to pay for the purchase of the new dome, including delivery, assembly, installation and removal of the old dome. When completed, the dome will belong to the City.

As a condition of the grant, Metabolic Studio requires the Los Angeles Astronomical Society to have an agreement (for at least five years) with the City to continue their mission in promoting astronomy to the community at Garvey Ranch Park.

**FISCAL IMPACT:** There is no fiscal impact in securing bids for a potential project. The fiscal impact will be identified when a recommendation to accept bids is made. The City may also be responsible to provide 'in-kind' services to help facilitate the new installation.

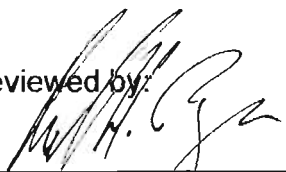
Respectfully prepared and submitted,

  
\_\_\_\_\_  
Dan Costley  
Recreation and Community  
Services Director

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:

  
\_\_\_\_\_  
Karl H. Berger  
Assistant City Attorney



# City Council Staff Report

DATE: January 15, 2014

AGENDA ITEM NO: **Consent Calendar  
Agenda Item 8**

TO: Paul L. Talbot, City Manager  
FROM: Annie Yaung, Controller  
SUBJECT: 2012-2013 Comprehensive Annual Financial Report

**RECOMMENDATION** It is recommended that the City Council:

- (1) Receive and file the City's 2012-13 Comprehensive Annual Financial Report; and
- (2) Take such additional, related, action that may be desirable.

## **EXECUTIVE SUMMARY:**

Each year the City prepares a comprehensive annual financial report (CAFR) to provide the information of the City's financial activities for that year. The Monterey Park Municipal Code requires an audited annual financial report be submitted to the City Council. Staff is reporting the 2012-2013 audit results to the City Council.

## **BACKGROUND:**

The City's CAFR for the fiscal year ended June 30, 2013 (see attached) was audited by Pun & McGeedy LLP, an independent auditor. The auditors have issued an unqualified or "clean" opinion on the City's financial statements. The unqualified opinion represents that the auditors have determined that the City's financial statements are prepared according to generally accepted accounting principles (GAAP) and the information accurately reflects the City's financial position. Additionally, the auditors' report does not indicate any negative findings, internal control deficiencies or instances of noncompliance with applicable laws and regulations.

The comprehensive annual financial report (CAFR) includes the financial information for all funds of the City. The Introductory Section of the report includes a table of contents, the organization chart, a transmittal letter, and financial awards. The Financial Section contains the independent auditor's report, the management discussion and analysis (MD&A), the financial statements, notes to the financial statements, and supplementary information. The Statistical Section provides trend financial and demographic data, which is useful for assessing the City's financial condition. We encourage users of the CAFR to read the

financial statements in conjunction with the transmittal letter, MD&A, notes, and supplementary information to gain a full understanding of the City's financial activities.

The City's CAFR has been prepared according to the Governmental Accounting Standard Board (GASB) Statement No. 34 – Basic Financial Statements and Management Discussion and Analysis for State and Local Government. Under GASB 34, the focus is on the City as a whole. The government-wide financial statements provide information about the City's overall financial status with the addition of long-term perspective. The government-wide reporting is to provide a comprehensive presentation of the City's financial information from a commercial (private) business point of view. Thus, full accrual accounting and information for capital assets (including infrastructure) and long-term obligations are required as part of the financial statements.

The CAFR also includes fund financial statements. These statements provide information on individual fund of the City. The government funds follow the modified accrual basis of accounting methods and the focus is on the short-term inflow and outflow of financial resources.

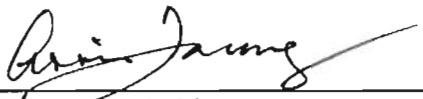
As of June 30, 2013, the City's assets in the Statement of Net Position totaled \$184 million, liabilities totaled \$57.9 million, and net position totaled \$126.1 million. Total 2012-13 net position increased by \$5.2 million from 2011-12. Net position serves as an indicator of a government's financial position over time. The reported General Fund fund balances as defined in the Governmental Accounting Standards Board Statement No. 54. are \$7.2 million as Committed, \$9.7 million as Assigned, and \$3.6 million as Unassigned. Increases in the General Fund fund balances were attributable to receipts of higher residual distributions from redevelopment dissolution (\$3.2 million), Proposition 1A State loan repayment (\$1 million), and a one-time County administrative fee refund (\$507,000). The City has included a \$3.2 million one-time General Fund spending plan in the 2013-14 Budget for the park improvement master plan projects.

In each of the past 22 years, the City CAFR received awards at both the state and national levels for excellence in financial reporting. To receive these awards, a government must publish an efficiently organized report that satisfies both generally accepted accounting standards and applicable laws and regulations. We have again submitted the 2012-13 CAFR for award consideration.

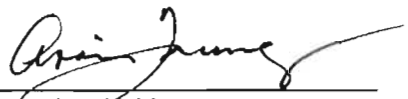
In addition to the annual audit by the independent auditors, the City's financial statements were also audited by various Federal and State agencies for grants, gas tax, Proposition A, Proposition C, Bike Route (TDA), Measure R and AQMD funding. There were all in compliance with stipulated laws and regulations.

We have forwarded copies of the 2012-13 CAFR to various grantors, Federal and State agencies, lenders, bond trustees, and rating agencies. For citizens and interested persons, the City's CAFR is available for viewing at the City Library, the City Clerk's Office, and in the Finance area. The CAFR will also be placed on the City website which readers can download or print it out.

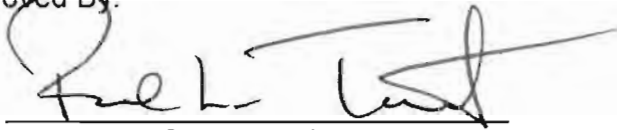
Respectfully submitted,

  
\_\_\_\_\_  
Annie Young  
Controller

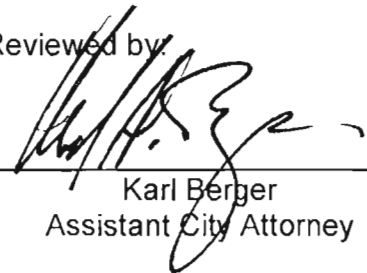
Prepared by:

  
\_\_\_\_\_  
Annie Young  
Controller

Approved By:

  
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Reviewed by:

  
\_\_\_\_\_  
Karl Berger  
Assistant City Attorney

Attachments:

A) FY 2012-13 Comprehensive Annual Financial Report

# ATTACHMENT A

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City of Monterey Park, California

---

## COMPREHENSIVE ANNUAL FINANCIAL REPORT

Year ended June 30, 2013

Prepared by the Management Services Department

Annie Yaung, CPFO  
Controller

**CITY OF MONTEREY PARK**  
**Comprehensive Annual Financial Report**  
**For the Year Ended June 30, 2013**

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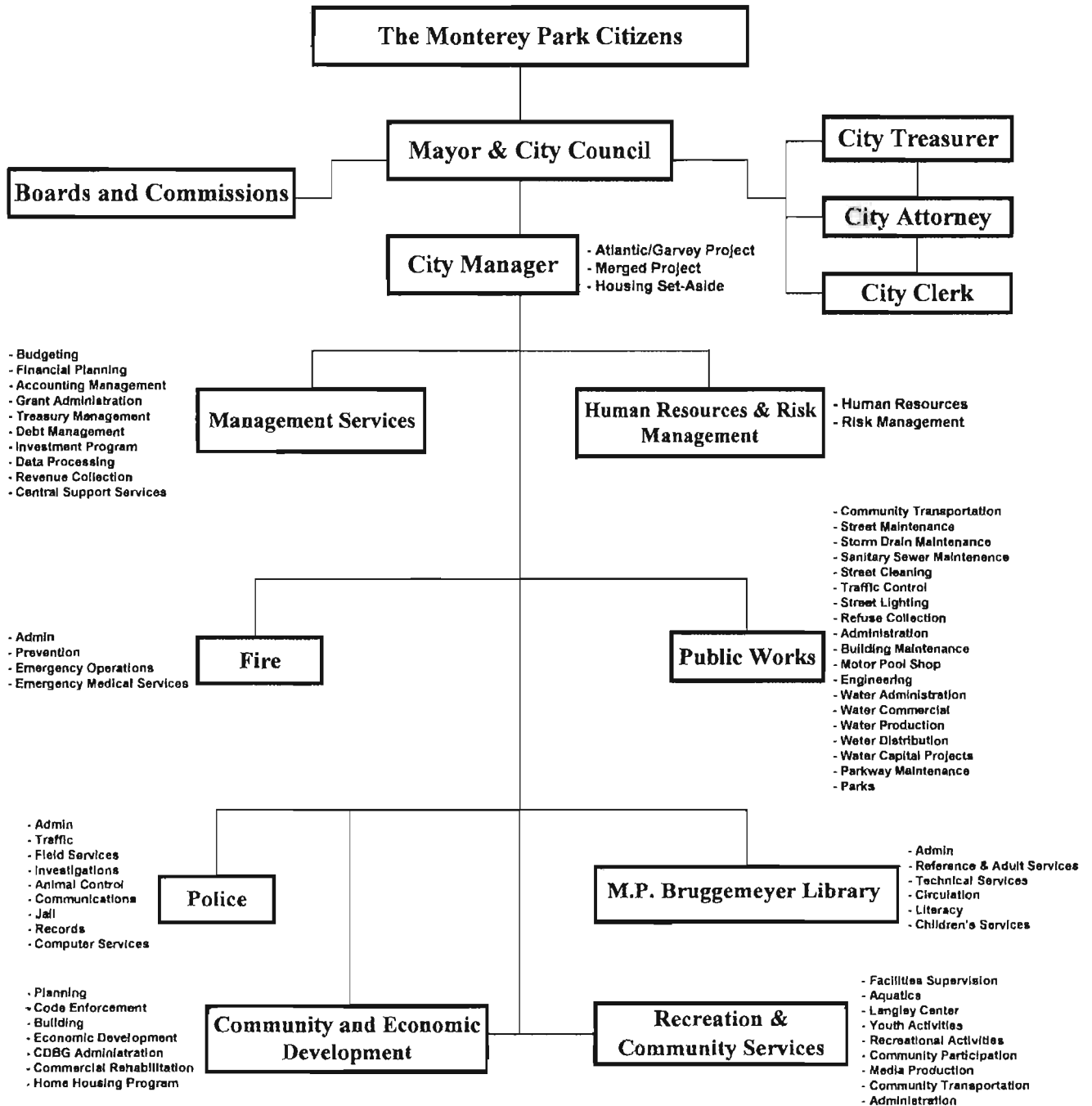
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## City of Monterey Park Organization Chart



*The City is a council-manager government, whose five council members are elected at a for four-year, overlapping terms of office.*

# CITY OF MONTEREY PARK

320 West Newmark Avenue • Monterey Park • California 91754-2896  
[www.ci.monterey-park.ca.us](http://www.ci.monterey-park.ca.us)



---

**City Council**

Peter Chan  
Mitchell Ing  
Hans Liang  
Teresa Real Sebastian  
Anthony Wong

**City Clerk**

Vincent D. Chang

**City Treasurer**

Joseph Leon

December 2, 2013

Honorable Mayor, Members of the City Council,  
and Citizens of Monterey Park, California

Re: 2012-13 Comprehensive Annual Financial Report

We submit, for your information and review, the Comprehensive Annual Financial Report for the City of Monterey Park, California (the City), for the fiscal year ended June 30, 2013.

Monterey Park Municipal Code requires that the City annually publishes its financial statements audited by a firm of licensed certified public accountants. The goal of the audit was to provide reasonable assurance that the City's financial statements are free of material misstatements. The audit involves examining the City's books and records supporting the amounts and disclosures in the financial statements, assessing the accounting principles used by City management, and evaluating the overall financial statement presentation. Based on the audit, the auditor issued an unqualified (or clean) opinion indicating that the City's 2012-13 financial statements are presented in conformity with generally accepted accounting principles. The auditor's report is included in the financial section of this report.

This report consists of management's representations concerning the finances of the City. Consequently, City Management assumes full responsibility for the completeness and reliability of the information contained in this report. To provide a reasonable basis for making these representations, City Management has established an internal control system that is designed to protect City assets and to ensure that the accounting records provide a reliable basis for the preparation of the financial statements. Because the cost of internal controls should not exceed their benefits, the internal control has been designed to provide reasonable, rather than absolute, assurance that the financial statements will be free from material misstatement. As City Management, we assert that, to the best of our knowledge, this report is complete and reliable in all material respects.

## Single Audit

Being a recipient of federal funds, the City is required to undergo an audit in accordance with the Single Audit Act of 1996 and the U.S. Office of Management and Budget Circular A-133. Information relating to the single audit, including the grant expenditures and auditors' findings, will be issued in a separate Single Audit Report.

## **Budget**

The annual budget serves as the foundation for the City's financial planning and control. The City starts its budget process in January with the publication of a midyear review report. The budget development is based on the City's three-year citywide goals. These goals serve as the guidelines to identify community priorities and effectively align resources to achieve our mission.

Departments begin their budget preparation in accordance with the City's strategic plan in March. After preliminary review by management, Finance compiles and submits to the City Council a proposed budget in May. In June, the City Council holds public hearings to review and approve the proposed budget. The final adopted budget, reflecting the City Council's directions, is published by June 30.

Legal budgetary control for operating budgets is exercised at the department and fund level. Formal budgetary integration and encumbrance accounting are employed as management control devices during the year for all funds. The City is required to adopt a balanced budget for its General Fund at the beginning of the fiscal year.

## **Management Discussion & Analysis**

Discussions concerning the City's financial positions and activities for the 2012-13 fiscal year are included in Management's Discussion and Analysis (MD&A) and Notes to Financial Statements. We encourage readers to read these sections in conjunction with this transmittal letter as well as the City's financial statements.

## **Profile of Monterey Park**

The City of Monterey Park was incorporated in 1916 as a general law city. The name of "Monterey Park" was taken from old government maps that described the oak-covered inclines that made up the area as Monterey Hills. The City operates under the council-manager form of municipal government. The City Council, which consists of five members, is elected at large and each serves a term of four years. The City Clerk and the City Treasurer are also elected by the citizens.

The City Council appoints the City Manager, who has the responsibilities of overseeing City services and operations. In addition to governing the City, the City Council serves as the governing board of the Public Financing Authority and the Housing Authority. The financial information of these component units has been included with the City. Please see Notes to Financial Statements for discussion of the component units.



Monterey Park is a full service City, offering its residents a wide range of municipal services, including public safety, highways and streets, sanitation, water and sewer services, development and public infrastructure improvements, culture and leisure programming, and general government functions.

## Local Economy

The nation's economy slowly moves ahead and the labor market are improving gradually. Financial prospects are brightening, though tempered. Stable fuel prices, low interest rates and the increased availability of credit made vehicle sales strong. The housing market has rebounded in many parts of the country. While there continue to be signs the economy is slowly emerging from the severe economic downturn, local governments' fiscal conditions remain weak as traditional pillars of revenue, state and federal aid, were simultaneously cut from beneath them.



Monterey Park is located six miles east of Los Angeles at the western gateway to the San Gabriel Valley. It encompasses an area of 7.73 square miles with a population of 61,500. Monterey Park is primarily a residential community, with 78% of its land zoned for single and multiple family housing. Major businesses include food and drug, auto sales, banking, restaurants, hospitals and medical offices, and light manufacturing. As a result of the Assembly Bill X1 26, the City's

Community Redevelopment Agency was dissolved on February 1, 2012. The City serves as "Successor Agency" and continues administering dissolution to wind down its former redevelopment agency. This dissolution has a great impact to the City's future economic development activities.

We anticipate a slow recovery and there is potential for the City revenues to stay stagnant for a few years despite the City's stable property tax base that supports the City's property tax revenue. The City is stretching its dollars farther through implementation of various efficiency initiatives and is dedicated to maintaining its community to be a vibrant, livable, and successful place for both its residents and businesses. Two major commercial development projects will be soon underway. When completed, these projects will generate a large number of new jobs and tax revenues for the City. These two major development projects are as follows:

**Market Place** This is a proposed 500,000 square feet retail center located on an Environmental Protection Agency Superfund site. The development of the shopping center includes the remediation of the site. Currently the City is processing approvals with the developers and various agencies on development related issues. Construction is anticipated to begin in 2014 and completion is anticipated within 18 to 24 months from start of construction.

**Towne Centre** Towne Centre is a proposed mixed-use project at the southeast corner of Garvey and Garfield Avenues, in the downtown Monterey Park. Construction is scheduled to begin in 2015. Completion is expected within 18 to 24 months from start of construction.

## Financial Overview and Policies

The economic downturn that began in 2008 has, indeed, proved to be among the most difficult challenges faced by the nation in many years. Despite economic weaknesses in many sectors, especially in construction permits and charges for services categories, the City's end of year

financial condition for the 2012-13 fiscal year was a surprisingly upbeat due to receipts of higher residual distributions from redevelopment dissolution, Proposition 1A State loan repayment, and an one-time administrative fee refund from the County. As the City's development projects mentioned above continue to expand and move forward that will generate a large number of new jobs and tax revenues for the City.

The 2013-14 Budget includes a conservative fiscal spending plan and reflects modest personnel and operating budget increases. In addition, the budget includes major capital improvement expenditures of \$3.2 million for the park improvement master plan projects. The City continues improving efficiencies by aligning closely related programs to achieve long-term financial stability. Priority financial issues for the future are summarized as follows.

**Pension Funding** The City provides its pension program through the California Public Employees' Retirement System (*CalPERS*). Funding of the City's pension cost comes from a special voter approved property tax. The current tax rate is 0.091175 per \$100 of assessed valuation. This rate is the same rate since 1983 and is also the maximum rate permitted under AB13. The City's retirement revenue can only increase as the property value increases and is insufficient to keep up with the increase in pension costs. General Fund transfer to supplement pension costs is required.

The City has another defined retirement plan, Massachusetts Mutual Retirement Plan, which provides retirement benefits to miscellaneous employees who were employed prior to April 1, 1976. Of the 68 participants that remain in the plan as of the June 30, 2013 valuation date, all of whom are no longer employed by the City or are currently participating in PERS.

AB 340 and 197 (*Public Pension Reform*) make substantial and wide-ranging changes to the public employee pension laws in California. The measures took effect January 1, 2013. The City's current MOUs adopted with our labor associations include employees picking up their full share of their PERS contribution, Miscellaneous 8% and Safety 9%. We have also changed our retirement formulas for new hires effective January 1, 2013. The dissolution of our former redevelopment agency also has a great impact to the pension override receipts. As a result, it will be the City's efforts to continue to explore options to permanently resolve the pension funding issue.

**Water System Funding** The City's water system serves 95% of the area in Monterey Park with 13,000 accounts. The water system has 12 wells, 13 reservoirs, 5 treatment plants, 11 pumping stations, and 134 miles of water mains. Due to the change in water quality standards since 1999, the City had to construct five treatment facilities to remove the contaminants. A total construction cost of \$10.2 million was funded by grants, settlements, loans from the City's Water Operation Fund, and loans from external sources.

The ongoing water treatment cost is estimated to be \$75 million for the next 30 years. The City has established a water treatment surcharge to pay for the ongoing treatment operation. Based on a recent survey, the City's water rates are well below average by 68% for residential and 70% for commercial. It's the City's goal to ensure an appropriate rate structure in order to maintain the high standards of water services.

The City has completed a comprehensive cost of services analysis for its water and sewer rates. The analysis has indicated that a rate increase must be implemented and staff is currently working on the issue.

**Assessment District** In 1993 the City created a citywide assessment district to finance the maintenance of lighting and landscaping of public streets. The assessment is \$40.97 for a single family parcel. State law requires the City to annually renew the district to continue collecting the assessments. Since 1993, the City has renewed the assessment district each year. The City's balanced budget is predicated on the continued renewal of the assessment district in future years.



**Infrastructure Improvements and Funding** Continued investment in capital improvements is the key to a long-term economic success and better quality of life for our community. The City has made progress in updating its infrastructure through financing, maintenance fees, and grants. 2012-13 projects included various street resurfacing, emergency operations center construction, fire stations roof and carpet replacements, transit center construction, three (3) new transit buses, Police dispatcher center equipment upgrades, ADA park improvements, zoning ordinance updates, and water main, water wells, and pumping station upgrades. Technology development to improve overall IT performance is also a priority of the City. IT projects included the online timecard program, City Hall wireless access, electronic payroll distribution, and server upgrades.

The City will continue seeking grants and financial assistances to fund the City's capital improvements, including water capital improvements, sewer system upgrades, energy savings programs, and public safety equipment. At the same time, the City will explore financing options as well as self-funded projects that support the debt service payments with cost savings.

**Other Post Employment Benefits (OPEB)** The City provides retiree healthcare benefits for employees who retire from the City. Eligible retirees and dependents may elect lifetime coverage through the City's healthcare plans. The City makes contributions towards the retiree's premium up to specified caps that vary depending on bargaining unit and whether the participant has more or less than 20 years of service. Retirees pay the portion of premium not paid by the City. In addition to the direct City paid contribution, retirees also receive pre-65 benefits that are subsidized as they are eligible to receive coverage based on blended (active and retiree) premium rates instead of normally higher retiree rates. The City is in a transition to change the retiree medical funding from a pay-as-you-go model to an advance-funded account. To achieve this goal, the City sets aside additional funds annually in the *Other Post Employment Benefits Internal Service Fund* for retiree medical costs. As of June 30, 2013, the OPEB Internal Service Fund has a total of \$1 million in the balance.

### **Gann Spending Limitation**

Article XIII B of the California Constitution, which was adopted in 1979 and amended in 1990 by Proposition 111, establishes a limit on government spending. The limit is calculated based on a government's 1978-79 appropriations adjusted each year by the change in California per capita

income or the change in nonresidential assessed valuation combined with the change in city or county population. The City's 2012-13 appropriations limit was \$68.3 million and the City's actual appropriation subject to the limit was \$28.1 million.

### **Debt Administration**

The primary objective of the City's debt administration is to maintain its accessibility to capital market at the lowest possible cost; i.e. interest cost, without endangering its ability to finance essential services. The City has been successful in obtaining financing for various infrastructure improvements, such as library expansion, water main replacement, police 911 computer system, and water treatment plants. The City's Other Post Employment Benefits Obligations are in compliance with GASB 45 and are reflected in its long-term debt.

### **Cash Management**

While the City monitors its cash balance daily and invests temporarily idle funds in accordance with the Government Code and the City's Investment Policy, there is potential to further enhance our returns and cash management. The City's investment and cash management is through pooling of various City funds to maximize safe and efficient investment operations. Investment earnings are distributed based on average cash balance. In accordance with the City's Investment Policy, the Investment Committee, which consists of the City Treasurer, City Manager, and the Controller, plans and develops investment strategies. The Finance staff carries out the daily investment operations. During 2012-13, interest earnings were approximately \$290,000 and at June 30, 2013, the City's investment balances were \$76.4 million.

The City periodically submits its Investment Policy to the Municipal Treasurers Association of United States and Canada for certification to ensure the Policy meets the criteria established by the Association's Investment Policy Certification Program. The City's Investment Policy continued being recertified for the Certificate of Excellence Award.

### **Risk Management**

Monterey Park is self-insured for general liability and workers' compensation. The City has acquired excess coverage for both from the Independent Cities Risk Management Authority, a joint power authority servicing 22 cities throughout Southern California. To finance risk management, the City maintains internal service funds for general liability and workers' compensation insurances. The claims payable includes incurred-but-not-reported claims. The City actively administers various risk management programs including employee accident prevention training, claims review, and monthly safety meetings to reduce the City's exposure to loss.

### **Awards and Acknowledgements**

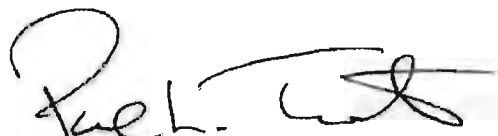
The Government Finance Officers Association of the United States and Canada (GFOA) awards a Certificate of Achievement for Excellence in Financial Reporting. The City of Monterey Park has been awarded the Certificate of Achievement by GFOA for its Comprehensive Annual Financial

Report for the fiscal year ended June 30, 2012. This was the 22<sup>nd</sup> consecutive year the City received this award. The Certificate of Achievement is a prestigious national award-recognizing conformance with the highest standards for the preparation of state and local government financial reports. In order to be awarded a Certificate of Achievement, a government unit must publish an easily readable and efficiently organized comprehensive annual financial report, whose contents conform to program standards. Such a report must satisfy both generally accepted accounting principles and applicable legal requirements. Much credit for these awards goes to the Finance staff and the leadership of the City Controller.

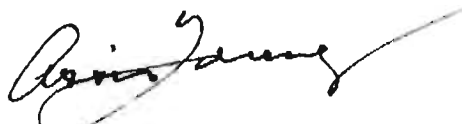
The Certificate of Achievement for Excellence in Financial Reporting is valid for a period of one year. We believe the City's Fiscal Year 2012-13 CAFR will continue to conform to the Certificate of Achievement Program's requirements and we are submitting it to the GFOA for award consideration. In addition, the City's 2012-13 Budget has received awards for excellence in budgeting from both the Government Finance Officers Association of the United States and Canada (GFOA) and California Society of Municipal Finance Officers Association (CSMFO).

We would like to express our sincere appreciation to the entire finance staff whose efficient and dedicated services have made this timely preparation of this report possible. We would also like to thank the Mayor and City Council for their unfailing support of excellence in financial reporting and fiscal integrity. Their leadership is the foundations for maintaining the highest standards of professionalism in the financial management of the City's finances.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Paul Talbot", with a stylized flourish extending to the right.

Paul Talbot  
City Manager

A handwritten signature in black ink, appearing to read "Annie Yaung", with a long, sweeping flourish extending to the right.

Annie Yaung, CPFO  
Controller





Government Finance Officers Association

**Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting**

Presented to

**City of Monterey Park  
California**

For its Comprehensive Annual  
Financial Report  
for the Fiscal Year Ended

**June 30, 2012**

Executive Director/CEO



GOVERNMENT FINANCE OFFICERS ASSOCIATION

*Distinguished  
Budget Presentation  
Award*

PRESENTED TO

**City of Monterey Park  
California**

For the Fiscal Year Beginning

**July 1, 2012**

*Christopher P. Morrell*      *Jeffrey R. Egan*

President

Executive Director

The Government Finance Officers Association of the United States and Canada (GFOA) presented a Distinguished Budget Presentation Award to **City of Monterey Park, CA** for its annual budget for the fiscal year beginning **July 1, 2012**. In order to receive this award, a governmental unit must publish a budget document that meets program criteria as a policy document, as an operations guide, as a financial plan, and as a communications device.

This award is valid for a period of one year only. We believe our current budget continues to conform to program requirements, and we are submitting it to GFOA to determine its eligibility for another award.

# *California Society of Municipal Finance Officers*

*Certificate of Award*

## *Operating Budget Excellence Award Fiscal Year 2012-2013*

*Presented to the*

*City of Monterey Park*

For meeting the criteria established to achieve the Operating Budget Excellence Award.

*February 6, 2013*



*Laura M. Nomura*

*Laura Nomura  
CSMFO President*

*Scott Catlett*

*Scott Catlett, Chair  
Professional Standards and  
Recognition Committee*

*Dedicated Excellence in Municipal Financial Reporting*



9 Corporate Park  
Suite 130  
Irvine, California 92606

**Phone:** (949) 777-8800  
**Fax:** (949) 777-8850  
[www.pm-llp.com](http://www.pm-llp.com)

## **INDEPENDENT AUDITORS' REPORT**

To the Honorable Mayor and Members of the City Council  
of the City of Monterey Park  
Monterey Park, California

### **Report on Financial Statements**

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Monterey Park, California (the "City"), as of and for the year ended June 30, 2013, and the related notes to the basic financial statements, which collectively comprise the City's basic financial statements as listed in the table of contents. The prior year partial comparative information has been derived from the financial statements of the City for the year ended June 30, 2012 and, in our report dated December 3, 2012. We expressed an unmodified opinion on those financial statements.

### **Management's Responsibility for the Financial Statements**

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### **Auditor's Responsibility**

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the City's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

## **Opinion**

In our opinion, the financial statements referred to previously present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City as of June 30, 2013, and the respective changes in financial position, and where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

## **Other Matters**

### *Required Supplementary Information*

Accounting principles generally accepted in the United States of America require that the Management's Discussion and Analysis, Budgetary Comparison Schedules, and Schedules of Funding Progress on pages 7 through 15 and 87 through 91 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the Required Supplementary Information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

### *Other Information*

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The Introductory Section, Combining and Individual Nonmajor Fund Financial Statements and Budgetary Comparison Schedules, and Statistical Section, are presented for purposes of additional analysis and are not a required part of the basic financial statements.

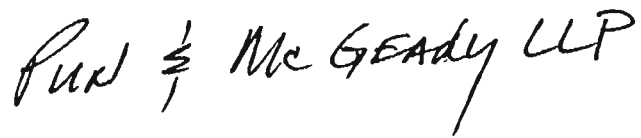
The Combining and Individual Nonmajor Fund Financial Statements and Budgetary Comparison Schedules are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the Combining and Individual Nonmajor Fund Financial Statements and Budgetary Comparison Schedules are fairly stated in all material respects in relation to the basic financial statements as a whole.

The Introductory and Statistical Sections have not been subjected to the auditing procedures applied in the audit of the basic financial statements, and accordingly, we do not express an opinion or provide any assurance on them.

To the Honorable Mayor and Members of the City Council  
of the City of Monterey Park  
Monterey Park, California  
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**Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated December 2, 2013, on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.

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Irvine, California  
December 2, 2013

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**REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING  
AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN  
AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE  
WITH *GOVERNMENT AUDITING STANDARDS***

**Independent Auditors' Report**

To the Honorable Mayor and Members of the City Council  
of the City of Monterey Park  
Monterey Park, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Monterey Park, California (the "City"), as of and for the year ended June 30, 2013, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated December 2, 2013.

**Internal Control Over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the City's internal control over financial reporting ("internal control") to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the City's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.



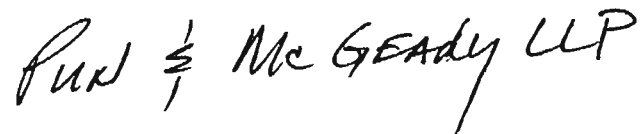
To the Honorable Mayor and Members of the City Council  
of the City of Monterey Park  
Monterey Park, California  
Page 2

### **Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

### **Purpose of this Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

A handwritten signature in black ink that reads "Paul J. McGeady LLP". The signature is written in a cursive, flowing style.

Irvine, California  
December 2, 2013

## **MANAGEMENT DISCUSSION AND ANALYSIS**

### **Introduction**

The Management Discussion and Analysis provides a narrative introduction, analysis, and overview that will assist in understanding of the City's financial statements. This analysis should be read in conjunction with the City's financial statements as of June 30, 2013, the transmittal letter, and notes to the financial statements.

### **Government-wide Financial Statements**

The government-wide financial statements are designed to provide information of the City's financial activities in a manner similar to a private-sector company. Government-wide financial statements consist of the statement of net position and the statement of activities, which are prepared using the economic resources measurement focus and the accrual basis of accounting. These statements provide both short-term and long-term information about the City's financial position, which is helpful in assessing the City's economic condition at the end of the fiscal year.

The statement of net position presents all of the City's financial resources along with its capital assets and long-term obligations. The difference between the assets and the liabilities is reported as the net position.

The statement of activities reports the gross and net costs of various activities carried out by the City and how the City's net position changed during the fiscal year. This statement summarizes the cost of providing services by the City and includes all current year revenues and expenses.

Both government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (i.e. governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (i.e. business-type activities). The governmental activities of the City include general government, public safety, community development, culture and recreation, highways and streets, health, and debt service. The business-type activities reflect the City's water utility operations, waste management activities, and sanitary sewer activities.

The government-wide financial statements include not only the City but also those legally separate entities for which the City is financially accountable. These entities include the Monterey Park Housing Authority and the Monterey Park Public Financing Authority. Financial information for these component units is reported as an integral part of the City. Please refer to Note Number 1(a) of the Notes to Basic Financial Statements.

### **Fund Financial Statements**

A fund is a grouping of related accounts used to control over resources that have been segregated for specific activities or objectives. The City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the City can be divided into three categories: governmental funds, proprietary funds, and fiduciary funds.

## Governmental Funds

Governmental funds are used to account for essentially the same governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of expendable resources, as well as on balances of expendable resources available at the end of the fiscal year. Governmental funds are accounted for using the modified accrual basis of accounting, which provides a detailed view of the City's current financial resources and the City's ability to meet its current expenditure needs. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and government-wide activities.

The City maintains 18 individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for General Fund, Special Revenue Grants Fund, Special Revenue Retirement/Pension Liability Fund, and Special Revenue Housing Fund, which are reported as major funds. Information for the other 14 governmental funds is combined into a single column under Nonmajor Special Revenue Governmental Funds. Data for the nonmajor governmental funds is provided in the combining statements in this report.

The City adopts an annual appropriated budget for its governmental funds. Budgeted expenditures are controlled at the fund level. Budgetary comparison statements have been provided to demonstrate compliance with this budget. Please refer to Note Number 1(e) of the Notes to Basic Financial Statements.

## Proprietary Funds

Proprietary funds use the accrual basis of accounting, which is the same method used by private businesses. Proprietary fund financial statements provide the same type of information as the government-wide financial statements, only in more detail.

The City maintains two different types of proprietary funds: enterprise fund and internal service fund. The enterprise fund is used to report the same functions presented as business-type activities in the government-wide financial statements. The City uses an enterprise fund to account the operations for its water system, waste management activities, and sanitary sewer activities. Internal service fund is used to accumulate and allocate costs internally among the City's various functions, which include vehicle operation, workers compensation insurance, retiree medical benefits, general liability insurance, separation benefits, and technology development. Because the internal service operations benefit both governmental and business-type functions, they have been proportionally allocated and included within the governmental and business-like activities in the government-wide financial statements. Individual fund data for the internal service funds is provided in the form of combining statements in this report.

## Fiduciary Funds

Fiduciary funds are used to account for activities when the City acts as a trust or fiduciary to hold resources for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of those funds are not available to support the City's programs.

## **Notes to the Basic Financial Statements**

The notes to the basic financial statements provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

### **Required Supplementary Information**

The required supplementary information further explains and supports the information in the financial statements. This section includes the schedules of the City's funding to employee pension program, other post-employment benefits program and the budgetary comparison for the General Fund, Special Revenue Grants Fund, Special Revenue Retirement/Pension Liability Fund, and Special Revenue Housing Fund.

### **Other Supplementary Information**

Other supplementary information includes combining and individual budgetary comparison for Governmental Funds, combining statements for Agency Funds and Internal Service Funds, and disclosure of the water operation activities and the water treatment activities of the Water Enterprise Fund, and the waste management activities of the Refuse Enterprise Fund.

### **Financial Highlights**

- Total 2012-13 net position increased by \$5.2 million (\$510,000 decrease for governmental activities and \$5.7 million increase for business-type activities) from 2011-12.
- As of June 30, 2013, the City's assets exceeded liabilities by \$126.1 million, of which \$70.4 million was related to net investment in capital assets, and \$20.6 million was restricted for special revenues.
- At the 2012-13 year end, the General Fund total fund balance was \$20.4 million, increased by \$4.9 million from last year. The increase included receipts of residual property tax distribution from the dissolution of redevelopment agency, Proposition 1A property tax loan repayment from the State, and one-time administrative cost refunds from the County. Total unassigned General Fund balance was \$3.6 million at June 30, 2013.
- As a result of the Assembly Bills X1 26 and 1484, the City's Redevelopment Agency was dissolved on February 1, 2012. The City of Monterey Park elected to become the Successor Agency to the Monterey Park Redevelopment Agency. All former Redevelopment Agency's assets and liabilities were transferred to the Successor Agency and were reported in the Fiduciary Fund.
- Pursuant to Health and Safety Code (HSC) section 34179.6(c), the City of Monterey Park successor agency (Agency) completed two required Due Diligence Reviews (DDR) and transferred the unobligated account balances to the affected taxing entities. The Department of Finance granted a Finding of Completion to the Agency on March 29, 2013.

## Government-wide Financial Analysis

Net position serves as an indicator of a government's financial position over time. As of June 30, 2013, the City's combined net position (governmental and business-type activities) totaled \$126.1 million, up \$5.2 million over last year.

Net position consists of three categories: net investment in capital assets, restricted, and unrestricted. The largest portion of the City's net position, approximately \$70.4 million, is the City's investment in capital assets including land, buildings, equipment, and infrastructure net of accumulated depreciation and related debt for acquiring these capital assets. Since the capital assets are used to provide services to citizens; therefore, they are not available to fund the City's day-to-day activities.

The City's restricted net position totaled \$20.6 million at June 30, 2013. These are assets subject to external restrictions, constitutional provisions, or enabling legislation that limit how these assets may be used. The restricted position includes primarily grants, retirement/pension, and various non-major special revenue funds. Unrestricted net position is available for use by the City for any legal purpose. As of June 30, 2013, the City's total unrestricted net position was \$35.1 million.

Net Position  
Fiscal Years Ended June 30, 2013 and June 30, 2012  
(In thousands)

|                    | Governmental<br>Activities |                   | Business-type<br>Activities |                  | Total             |                   |
|--------------------|----------------------------|-------------------|-----------------------------|------------------|-------------------|-------------------|
|                    | 6/30/2013                  | 6/30/2012         | 6/30/2013                   | 6/30/2012        | 6/30/2013         | 6/30/2012         |
| Assets:            |                            |                   |                             |                  |                   |                   |
| Current            | \$ 52,980                  | \$ 56,153         | \$ 28,930                   | \$ 24,023        | \$ 81,910         | \$ 80,176         |
| Non Current        |                            |                   |                             |                  |                   |                   |
| Capital Assets     | 52,854                     | 50,638            | 25,347                      | 25,972           | 78,201            | 76,610            |
| Other Assets       | 23,883                     | 24,224            |                             |                  | 23,883            | 24,224            |
| Total Assets:      | <u>\$ 129,717</u>          | <u>\$ 131,015</u> | <u>\$ 54,277</u>            | <u>\$ 49,995</u> | <u>\$ 183,994</u> | <u>\$ 181,010</u> |
| Liabilities:       |                            |                   |                             |                  |                   |                   |
| Current            | \$ 8,301                   | \$ 9,889          | \$ 2,372                    | \$ 3,491         | \$ 10,674         | \$ 13,380         |
| Long-Term          | 41,426                     | 40,622            | 5,823                       | 6,122            | 47,249            | 46,744            |
| Total liabilities: | <u>\$ 49,727</u>           | <u>\$ 50,511</u>  | <u>\$ 8,195</u>             | <u>\$ 9,613</u>  | <u>\$ 57,923</u>  | <u>\$ 60,124</u>  |
| Net Position:      |                            |                   |                             |                  |                   |                   |
| Net Investment in  |                            |                   |                             |                  |                   |                   |
| Capital Assets     | \$ 50,019                  | \$ 47,381         | \$ 20,381                   | \$ 20,440        | \$ 70,400         | \$ 67,821         |
| Restricted         | 20,629                     | 26,825            |                             |                  | 20,629            | 26,825            |
| Unrestricted       | 9,341                      | 6,299             | 25,701                      | 19,943           | 35,042            | \$ 26,242         |
| Total Net Position | <u>\$ 79,989</u>           | <u>\$ 80,505</u>  | <u>\$ 46,082</u>            | <u>\$ 40,383</u> | <u>\$ 126,071</u> | <u>\$ 120,888</u> |

Changes in Net Position  
Fiscal Years Ended June 30, 2013 and June 30, 2012  
(In thousands)

|                                  | Governmental<br>Activities |                  | Business-type<br>Activities |                  | Total             |                   |
|----------------------------------|----------------------------|------------------|-----------------------------|------------------|-------------------|-------------------|
|                                  | 6/30/2013                  | 6/30/2012        | 6/30/2013                   | 6/30/2012        | 6/30/2013         | 6/30/2012         |
| Revenues:                        |                            |                  |                             |                  |                   |                   |
| <u>Program Revenues:</u>         |                            |                  |                             |                  |                   |                   |
| Charges for Services             | \$ 6,678                   | \$ 6,224         | \$ 19,409                   | \$ 19,129        | \$ 26,087         | \$ 25,353         |
| Operating Grants & Contributions | 5,258                      | 4,668            | -                           | -                | 5,258             | 4,668             |
| Capital Grants & Contributions   | 1,988                      | 3,725            | 42                          | 92               | 2,030             | 3,817             |
| <u>General Revenues:</u>         |                            |                  |                             |                  |                   |                   |
| Taxes                            | 38,178                     | 37,353           |                             |                  | 38,178            | 37,353            |
| Other                            | 1,342                      | 3,304            | 3,234                       | 2,206            | 4,576             | 5,510             |
| Total Revenues:                  | <u>53,444</u>              | <u>55,274</u>    | <u>22,685</u>               | <u>21,427</u>    | <u>76,129</u>     | <u>76,701</u>     |
| Expenses:                        |                            |                  |                             |                  |                   |                   |
| General Government               | 6,522                      | 4,405            |                             |                  | 6,522             | 4,405             |
| Public Safety                    | 26,233                     | 27,764           |                             |                  | 26,233            | 27,764            |
| Comm. Development                | 8,521                      | 5,673            |                             |                  | 8,521             | 5,673             |
| Culture & Recreation             | 5,909                      | 6,378            |                             |                  | 5,909             | 6,378             |
| Highway & Streets                | 5,380                      | 4,886            |                             |                  | 5,380             | 4,886             |
| Health                           | 120                        | 120              |                             |                  | 120               | 120               |
| Debt Services                    | 1,275                      | 2,128            |                             |                  | 1,275             | 2,128             |
| Water/Refuse/Sewer               |                            |                  | 16,986                      | 17,819           | 16,986            | 17,819            |
| Total Expenses:                  | <u>53,960</u>              | <u>51,354</u>    | <u>16,986</u>               | <u>17,819</u>    | <u>70,946</u>     | <u>69,173</u>     |
| Increase in Net Position         |                            |                  |                             |                  |                   |                   |
| Before Transfers                 | (516)                      | 3,920            | 5,699                       | 3,608            | 5,183             | 7,528             |
| Transfer In (Out)                |                            | 350              |                             | (350)            | -                 | -                 |
| Extraordinary item               |                            | 26,752           |                             |                  | -                 | 26,752            |
| Changes in Net Position          | <u>(516)</u>               | <u>31,022</u>    | <u>5,699</u>                | <u>3,258</u>     | <u>5,183</u>      | <u>34,280</u>     |
| Net Position – July 1            | <u>80,505</u>              | <u>49,483</u>    | <u>40,383</u>               | <u>37,125</u>    | <u>120,888</u>    | <u>86,608</u>     |
| Net Position – June 30           | <u>\$ 79,989</u>           | <u>\$ 80,505</u> | <u>\$ 46,082</u>            | <u>\$ 40,383</u> | <u>\$ 126,071</u> | <u>\$ 120,888</u> |

Governmental Activities Financial Analysis

Overall governmental activities decreased the City's net position by \$510,000, due primarily to the payment to taxing entities of the unobligated balance of the Low and Moderate Income Housing Fund (LMIHF).

Governmental Funds

The City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The focus of the City's governmental funds is to provide information on near-term inflows and outflows during the fiscal year and balances of spendable resources at the end of the fiscal year. Such information is useful in assessing the City's financing requirements to meet the current needs. Unassigned fund balance may serve as a useful measure of the City's net resources available for appropriation.

As of June 30, 2013, the City's governmental funds reported a combined ending fund balance of \$41.1 million, a decrease of \$1.1 million from the prior year. The fund balance categories of governmental fund displayed \$2 million nonspendable, \$18.7 million restricted, \$7.2 million committed, \$9.7 million assigned, and \$3.6 million as unassigned. This unassigned \$3.6 million was the General Fund portion. *(Please refer to Note Number 15 of the Notes to Basic Financial Statements for detailed breakdown.)*

There are four major funds in the governmental funds: *General Fund*, *Special Revenue Grants Fund*, *Special Revenue Retirement/Pension Liability Fund*, and *Special Revenue Housing Fund*.

**General Fund** is the main operating fund of the City, which finances the majority of the police, fire, recreation, parks maintenance, public works, library, community development, and general administrative services. General Fund revenues and transfers for 2012-13 totaled \$35.7 million, an increase of \$1.1 million over 2011-12. The increase mainly reflected in the property tax category due to receipts of residual property tax distribution and the Proposition 1A property tax loan repayment. General Fund expenditures for 2012-13 totaled \$30.8 million, a decrease of \$1.4 million from 2011-12. The decrease was because there were no land expenditures of former Redevelopment Agency owned parcels in 2012-13. The former Redevelopment Agency was dissolved on February 1, 2012.

As of June 30, 2013, the total fund balance of the General Fund was \$20.4 million, up by \$4.9 million from last year. The increase included residual property tax distributions of \$3.2 million, Proposition 1A loan repayment of \$1 million, and one-time administrative cost refunds of \$506,000. The unassigned portion of the fund balance was \$3.6 million, up by \$1 million.

**Special Revenue Grants Fund** reports the activities of various grants that the City received from the Federal, State, and County agencies. Unspent grant funds are accumulated for expenditures in the future years. Total grants received for governmental activities in 2012-13 were \$4.8 million, up \$1.6 million from last year. Total 2012-2013 grant funded expenditures and transfer out were \$5.9 million, reflecting a major increase of \$2.4 million in capital outlay. The increase was for the constructing of the East Los Angeles Transit Center and the purchase of the City's Spirit buses. Total fund balance of the Special Revenue Grants Fund as of June 30, 2013 was \$1.5 million.

**Special Revenue Retirement/Pension Liability Fund** accounts for revenue received from voter-approved property tax levied to provide for employee retirement costs. Total revenues and transfers for 2012-13 were \$7.1 million. Total expenditures for 2012-13 were \$6.4 million, down \$707,000 from 2011-12. The decrease in expenditures was because the employee paid the employee contribution of 8% to the CalPERS 2.7%@55 Miscellaneous Plan and 9% to the CalPERS 3%@55 Safety Plan. Total fund balance in Retirement/Pension Liability Fund as of June 30, 2013 was \$9.2 million, which is restricted for employee retirement costs.

**Special Revenue Housing Fund** accounts for housing activities. After the dissolution of the City's Redevelopment Agency, the City assumed the responsibility of the housing assets and functions. Total revenues for 2012-13 were \$55,000 and total expenditures were \$5.6 million. The expenditures reflected a payment of the unobligated balance of the Housing Fund to taxing entities after the completion of the Housing Due Diligence Review.

**Nonmajor Special Revenue Funds** accounts for various activities including street improvement, transportation, library expansion and services, air quality improvement, lighting and landscaping district, and public safety activity. Total revenues for 2012-13 were \$7.2 million, down \$4.5 million from 2011-12. Total expenditures for 2012-13 were \$7.2 million, a decrease of \$2.9 million over 2011-12. This is due to the Housing Fund being classified as a major special revenue fund for 2012-13. As of June 30, 2013, the fund balance of the Nonmajor Special Revenue Funds totaled \$7.4 million.

## Business-type Activities Financial Analysis

The business-type activities reflect the City's water system, which includes water operation and water treatment; waste management activities; and sanitary sewer activities.

Total 2012-13 water revenues were \$16.5 million, an increase of \$1.5 million from 2011-12. Total 2012-13 expenses and transfers were \$10.8 million. The increased in water revenue was primarily due to water treatment cost reimbursements from the Water Quality Authority (WQA). Overall, the net position for the Water Fund increased by \$5.8 million. *(Please refer to the Supplementary Information for the water operation and water treatment activities.)*

## General Fund Budgetary Highlights

The originally adopted General Fund budget for this fiscal year was \$31.3 million. The final revised budget reflected amendments for programs and services, including ADA improvements at Sequoia Park, City Hall painting, pothole repair truck, and economic development. All amendments were identified during the Midyear Review process and approved by the City Council.

## Capital Asset Administration

The City's capital assets, net of accumulated depreciation, for its governmental and business-type activities as of June 30, 2013, totaled \$78.2 million, an increase of \$1.6 million from prior year. The capital assets include land, buildings, improvements, machinery and equipment, parks, roads, traffic lights, and traffic signals. *(Readers desiring more detailed information on capital asset activity should refer to Note Number 7 of the Notes to Basic Financial Statements.)*

Capital Assets Net of Depreciation  
Fiscal Years Ended June 30, 2013 and June 30, 2012  
(In thousands)

|                          | Governmental<br>Activities |                  | Business-type<br>Activities |                  | Total            |                  |
|--------------------------|----------------------------|------------------|-----------------------------|------------------|------------------|------------------|
|                          | 6/30/2013                  | 6/30/2012        | 6/30/2013                   | 6/30/2012        | 6/30/2013        | 6/30/2012        |
| Land                     | \$ 12,614                  | \$ 12,614        | \$ 500                      | \$ 500           | \$ 13,114        | \$ 13,114        |
| Buildings                | 18,346                     | 18,341           | 181                         | 186              | 18,527           | 18,527           |
| Improvements             | 7,348                      | 7,587            | 22,406                      | 22,999           | 29,754           | 30,586           |
| Construction in Progress | 1,443                      | 826              | 580                         | 553              | 2,024            | 1,379            |
| Equipment                | 3,288                      | 2,006            | 212                         | 179              | 3,500            | 2,185            |
| Infrastructure           | 9,815                      | 9,263            | 1,467                       | 1,556            | 11,283           | 10,819           |
|                          | <u>\$ 52,854</u>           | <u>\$ 50,637</u> | <u>\$ 25,347</u>            | <u>\$ 25,973</u> | <u>\$ 78,202</u> | <u>\$ 76,610</u> |



Major capital asset additions during the fiscal year included the following:

- Secured a Fire grant and constructed an Emergency Operations Center (EOC).
- Replaced Stations 62 and 63 roof and interior carpet.
- Updated zoning ordinance in compliance with current laws.
- Completed construction of the Transit Center on Collegian Avenue at East Los Angeles College.
- Constructed various park restroom ADA improvements throughout the City parks.
- Purchased three (3) CNG transit buses.
- Upgraded Police dispatch center equipment.
- Completed slurry seal and various street resurfacing, alley and sidewalk improvements.
- Continued water well, water main, and pumping station improvements according to the adopted Water Master Plan.

## Debt Administration

As of June 30, 2013, the City's debt totaled \$51.4 million, an increase of \$1.1 million during the fiscal year. The primary reason of debt increase was due to increased liabilities in postemployment medical benefit obligations. *(Please refer to Note Number 9 of the Notes to the Basic Financial Statements for detailed information.)*

State statutes limit the amount of general obligation debt a governmental entity may issue to 15% of its total assessed valuation. The current debt limitation for the City is \$837 million.

### Outstanding Debt Fiscal Years ended June 30, 2013 and June 30, 2012 (In thousands)

|                                       | Government Activities |                  | Business-Type Activities |                 | Total            |                  |
|---------------------------------------|-----------------------|------------------|--------------------------|-----------------|------------------|------------------|
|                                       | 6/30/2013             | 6/30/2012        | 6/30/2013                | 6/30/2012       | 6/30/2013        | 6/30/2012        |
| Capital Leases                        | \$ 1,106              | \$ 1,219         | \$ 4,966                 | \$ 5,533        | \$ 6,072         | \$ 6,752         |
| Pension Obligation Bonds              | 15,365                | 15,850           |                          |                 | 15,365           | 15,850           |
| Compensated Absences                  | 4,629                 | 4,685            | 626                      | 522             | 5,255            | 5,207            |
| Section 108 Loan                      | 4,189                 | 4,487            |                          |                 | 4,189            | 4,487            |
| Library Special Tax                   |                       |                  |                          |                 |                  |                  |
| Revenue Note                          | 1,730                 | 2,038            |                          |                 | 1,730            | 2,038            |
| Claims and Judgments                  | 6,570                 | 6,584            |                          |                 | 6,570            | 6,584            |
| Other Post Employment Benefits (OPEB) | 11,402                | 8,725            | 868                      | 687             | 12,270           | 9,412            |
|                                       | <u>\$ 44,991</u>      | <u>\$ 43,588</u> | <u>\$ 6,460</u>          | <u>\$ 6,742</u> | <u>\$ 51,451</u> | <u>\$ 50,330</u> |

## **Economic Factors and Next Year's Budgets**

- The City's total assessed valuation is \$5.8 billion, up 4.3% from last year.
- The 2013-14 Budget is balanced and it reflects budget reductions to offset the recessionary impacts of the economy on City revenues as well as the City's redevelopment agency dissolution.
- The 2013-14 budget development is based on the City's three-year citywide goals. These goals serve as the guidelines to identify community priorities and effectively align resources to achieve our mission.
- As part of diagnosing the City's fiscal condition, the City has concluded its Master Fee, Water, and Sewer Rates Study to examine whether user-charge revenues are covering service costs and to determine the best course of action to keep the City financially healthy and secure.
- The Atlantic Times Square development, which is a mixed-use commercial and residential project at North Atlantic Boulevard and Hellman Avenue, continues generating more sales tax and property tax revenues and job opportunities since it has now become the third largest property tax contributor for the City of Monterey Park.
- The City has assumed its housing responsibilities and assets and will continue to pursue opportunities to develop affordable housing and maintain programs for residential maintenance and rental rehabilitation.
- The City will continue to develop major commercial developments, including Towne Centre in the downtown area and Market Place at the south part of the town.

## **Requests for Information**

This financial report is designed to provide a general overview of the City's finances for all interested persons and organizations. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to ***City of Monterey Park, Finance, 320 West Newmark Avenue, Monterey Park, CA 91754.***

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## **BASIC FINANCIAL STATEMENTS**

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## **GOVERNMENT-WIDE FINANCIAL STATEMENTS**

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**CITY OF MONTEREY PARK**  
**Statement of Net Position**  
**June 30, 2013**

|                                                     | Governmental<br>Activities | Business-type<br>Activities | Total                 |
|-----------------------------------------------------|----------------------------|-----------------------------|-----------------------|
| <b><u>ASSETS</u></b>                                |                            |                             |                       |
| Current assets:                                     |                            |                             |                       |
| Cash and investments                                | \$ 49,457,677              | \$ 26,335,522               | \$ 75,793,199         |
| Cash and investments held by fiscal agent           | 15                         | -                           | 15                    |
| Accounts receivable                                 | 3,753,898                  | 2,249,087                   | 6,002,985             |
| Interest receivable                                 | 111,294                    | -                           | 111,294               |
| Inventory                                           | 2,511                      | -                           | 2,511                 |
| Internal balances                                   | (345,600)                  | 345,600                     | -                     |
| Total current assets                                | <u>52,979,795</u>          | <u>28,930,209</u>           | <u>81,910,004</u>     |
| Noncurrent assets:                                  |                            |                             |                       |
| Loans receivable, net                               | 2,007,508                  | -                           | 2,007,508             |
| Deferred charges                                    | 274,298                    | -                           | 274,298               |
| Advances to Fiduciary Fund                          | 1,989,686                  | -                           | 1,989,686             |
| Net pension asset                                   | 19,611,451                 | -                           | 19,611,451            |
| Capital assets:                                     |                            |                             |                       |
| Not being depreciated                               | 14,056,991                 | 1,080,334                   | 15,137,325            |
| Being depreciated, net                              | 38,796,996                 | 24,266,760                  | 63,063,756            |
| Total noncurrent assets                             | <u>76,736,930</u>          | <u>25,347,094</u>           | <u>102,084,024</u>    |
| <b>Total assets</b>                                 | <u>129,716,725</u>         | <u>54,277,303</u>           | <u>183,994,028</u>    |
| <b><u>LIABILITIES</u></b>                           |                            |                             |                       |
| Current liabilities:                                |                            |                             |                       |
| Accounts payable                                    | 1,217,426                  | 1,264,329                   | 2,481,755             |
| Accrued payroll                                     | 926,512                    | 76,153                      | 1,002,665             |
| Interest payable                                    | 180,814                    | -                           | 180,814               |
| Deposits and advances                               | 835,290                    | 395,539                     | 1,230,829             |
| Due to other governmental agencies                  | 821,286                    | -                           | 821,286               |
| Current bonds payable                               | 475,000                    | -                           | 475,000               |
| Current loans and notes payable                     | 636,318                    | -                           | 636,318               |
| Current compensated absences payable                | 462,905                    | 62,557                      | 525,462               |
| Current claims and judgments payable                | 2,628,043                  | -                           | 2,628,043             |
| Current capital lease obligations                   | 117,849                    | 573,524                     | 691,373               |
| Total current liabilities                           | <u>8,301,443</u>           | <u>2,372,102</u>            | <u>10,673,545</u>     |
| Noncurrent liabilities                              |                            |                             |                       |
| Net pension obligation                              | 755,800                    | -                           | 755,800               |
| Long-term bonds payable                             | 14,890,000                 | -                           | 14,890,000            |
| Long-term loans and notes payable                   | 5,282,307                  | -                           | 5,282,307             |
| Long-term compensated absences payable              | 4,166,148                  | 563,030                     | 4,729,178             |
| Long-term claims and judgments payable              | 3,942,064                  | -                           | 3,942,064             |
| Long-term capital lease obligations                 | 987,955                    | 4,392,081                   | 5,380,036             |
| Net other post-employment health benefits liability | 11,401,962                 | 868,038                     | 12,270,000            |
| Total noncurrent liabilities                        | <u>41,426,236</u>          | <u>5,823,149</u>            | <u>47,249,385</u>     |
| <b>Total liabilities</b>                            | <u>49,727,679</u>          | <u>8,195,251</u>            | <u>57,922,930</u>     |
| <b><u>NET POSITION</u></b>                          |                            |                             |                       |
| Net investment in capital assets                    | 50,018,559                 | 20,381,489                  | 70,400,048            |
| Restricted for:                                     |                            |                             |                       |
| Special revenues                                    | 20,629,264                 | -                           | 20,629,264            |
| Unrestricted                                        | 9,341,223                  | 25,700,563                  | 35,041,786            |
| <b>Total net position</b>                           | <u>\$ 79,989,046</u>       | <u>\$ 46,082,052</u>        | <u>\$ 126,071,098</u> |

See accompanying Notes to Basic Financial Statements.



**CITY OF MONTEREY PARK**  
**Statement of Activities and Changes in Net Position**  
**For the Year Ended June 30, 2013**

| Functions/Programs             | Expenses      | Program Revenues        |                                          |                                        |
|--------------------------------|---------------|-------------------------|------------------------------------------|----------------------------------------|
|                                |               | Charges for<br>Services | Operating<br>Grants and<br>Contributions | Capital<br>Grants and<br>Contributions |
| Governmental activities:       |               |                         |                                          |                                        |
| General government             | \$ 6,522,107  | \$ 909,328              | \$ 21,305                                | \$ -                                   |
| Public safety                  | 26,233,074    | 3,037,155               | 658,731                                  | 555,000                                |
| Community development          | 8,521,044     | 1,541,110               | 2,133,724                                | -                                      |
| Culture and recreation         | 5,909,468     | 738,884                 | 364,862                                  | -                                      |
| Highway and streets            | 5,380,336     | 451,744                 | 2,079,580                                | 1,433,468                              |
| Health                         | 119,999       | -                       | -                                        | -                                      |
| Interest and fiscal charges    | 1,275,063     | -                       | -                                        | -                                      |
| Total governmental activities  | 53,961,091    | 6,678,221               | 5,258,202                                | 1,988,468                              |
| Business-type activities:      |               |                         |                                          |                                        |
| Water                          | 10,706,980    | 13,302,811              | -                                        | 41,834                                 |
| Refuse                         | 6,040,457     | 5,832,841               | -                                        | -                                      |
| Sewer                          | 238,551       | 273,556                 | -                                        | -                                      |
| Total business-type activities | 16,985,988    | 19,409,208              | -                                        | 41,834                                 |
| Total                          | \$ 70,947,079 | \$ 26,087,429           | \$ 5,258,202                             | \$ 2,030,302                           |

**CITY OF MONTEREY PARK**  
**Statement of Activities and Changes in Net Position, Continued**  
**For the Year Ended June 30, 2013**

| Functions/Programs                                      | Net (Expense) Revenue and<br>Changes in Net Position |                             |                |
|---------------------------------------------------------|------------------------------------------------------|-----------------------------|----------------|
|                                                         | Governmental<br>Activities                           | Business-type<br>Activities | Total          |
| Governmental activities:                                |                                                      |                             |                |
| General government                                      | \$ (5,591,474)                                       | \$ -                        | \$ (5,591,474) |
| Public safety                                           | (21,982,188)                                         | -                           | (21,982,188)   |
| Community development                                   | (4,846,210)                                          | -                           | (4,846,210)    |
| Culture and recreation                                  | (4,805,722)                                          | -                           | (4,805,722)    |
| Highway and streets                                     | (1,415,544)                                          | -                           | (1,415,544)    |
| Health                                                  | (119,999)                                            | -                           | (119,999)      |
| Interest and fiscal charges                             | (1,275,063)                                          | -                           | (1,275,063)    |
| Total governmental activities                           | (40,036,200)                                         | -                           | (40,036,200)   |
| Business-type activities:                               |                                                      |                             |                |
| Water                                                   | -                                                    | 2,637,665                   | 2,637,665      |
| Refuse                                                  | -                                                    | (207,616)                   | (207,616)      |
| Sewer                                                   | -                                                    | 35,005                      | 35,005         |
| Total business-type activities                          | -                                                    | 2,465,054                   | 2,465,054      |
| Total                                                   | (40,036,200)                                         | 2,465,054                   | (37,571,146)   |
| General Revenues:                                       |                                                      |                             |                |
| Taxes:                                                  |                                                      |                             |                |
| Property taxes                                          | 24,066,354                                           | -                           | 24,066,354     |
| Sales taxes                                             | 5,437,244                                            | -                           | 5,437,244      |
| Vehicle in-lieu taxes (Unrestricted, intergovernmental) | 33,334                                               | -                           | 33,334         |
| Utility user taxes                                      | 3,041,163                                            | -                           | 3,041,163      |
| Franchise taxes                                         | 942,736                                              | -                           | 942,736        |
| Business license taxes                                  | 941,005                                              | -                           | 941,005        |
| Transient occupancy taxes                               | 957,024                                              | -                           | 957,024        |
| Other taxes                                             | 2,760,446                                            | -                           | 2,760,446      |
| Revenues from use of money and property                 | 827,781                                              | -                           | 827,781        |
| Other                                                   | 499,923                                              | 3,230,138                   | 3,730,061      |
| Gain on sale of capital assets                          | 14,408                                               | 4,042                       | 18,450         |
| Total general revenues                                  | 39,521,418                                           | 3,234,180                   | 42,755,598     |
| Changes in net position                                 | (514,782)                                            | 5,699,234                   | 5,184,452      |
| Net position - beginning of year                        | 80,503,828                                           | 40,382,818                  | 120,886,646    |
| Net position - end of year                              | \$ 79,989,046                                        | \$ 46,082,052               | \$ 126,071,098 |

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## **FUND FINANCIAL STATEMENTS**

**CITY OF MONTEREY PARK**  
**Balance Sheet - Governmental Funds**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                               | Major Funds          |                     |                                       |                     |
|-----------------------------------------------|----------------------|---------------------|---------------------------------------|---------------------|
|                                               | General              | Grants              | Special Revenue<br>Retirement/Pension | Housing             |
| <u>Assets</u>                                 |                      |                     |                                       |                     |
| Cash and investments                          | \$ 18,738,375        | \$ 1,564,479        | \$ 9,229,913                          | \$ 704,573          |
| Cash and investments held<br>by fiscal agents | -                    | -                   | 15                                    | -                   |
| Accounts receivable                           | 2,302,655            | 1,188,736           | 25,605                                | -                   |
| Interest receivable                           | 111,294              | -                   | -                                     | -                   |
| Due from other funds                          | 1,280,498            | -                   | -                                     | -                   |
| Loans receivable, net                         | -                    | 821,286             | -                                     | 1,186,222           |
| Advances to other funds                       | -                    | -                   | -                                     | -                   |
| Advances to Fiduciary Fund                    | -                    | -                   | -                                     | 1,989,686           |
| Total Assets                                  | <u>\$ 22,432,822</u> | <u>\$ 3,574,501</u> | <u>\$ 9,255,533</u>                   | <u>\$ 3,880,481</u> |
| <u>Liabilities and Fund Balance</u>           |                      |                     |                                       |                     |
| Liabilities:                                  |                      |                     |                                       |                     |
| Accounts payable                              | \$ 464,533           | \$ 181,928          | \$ -                                  | \$ 11,289           |
| Accrued payroll                               | 762,672              | 2,143               | 104,394                               | -                   |
| Deposits and advances                         | 823,772              | 2,713               | -                                     | 8,805               |
| Due to other funds                            | -                    | 1,105,193           | -                                     | -                   |
| Due to other governmental agencies            | -                    | 821,286             | -                                     | -                   |
| Deferred revenue                              | -                    | -                   | -                                     | 1,186,222           |
| Advances from other funds                     | -                    | -                   | -                                     | -                   |
| Total Liabilities                             | <u>2,050,977</u>     | <u>2,113,263</u>    | <u>104,394</u>                        | <u>1,206,316</u>    |
| Fund Balance:                                 |                      |                     |                                       |                     |
| Nonspendable                                  |                      |                     |                                       |                     |
| Advances to other funds                       | -                    | -                   | -                                     | -                   |
| Advances to Fiduciary Fund                    | -                    | -                   | -                                     | 1,989,686           |
| Restricted                                    |                      |                     |                                       |                     |
| Grants                                        | -                    | 1,461,238           | -                                     | -                   |
| Retirement                                    | -                    | -                   | 9,151,139                             | -                   |
| Housing                                       | -                    | -                   | -                                     | 684,479             |
| Nonmajor special revenue funds                | -                    | -                   | -                                     | -                   |
| Committed                                     |                      |                     |                                       |                     |
| General Fund                                  | 7,173,519            | -                   | -                                     | -                   |
| Assigned                                      |                      |                     |                                       |                     |
| General Fund                                  | 9,653,901            | -                   | -                                     | -                   |
| Unassigned                                    |                      |                     |                                       |                     |
| General Fund                                  | 3,554,425            | -                   | -                                     | -                   |
| Nonmajor special revenue funds                | -                    | -                   | -                                     | -                   |
| Total Fund Balance                            | <u>20,381,845</u>    | <u>1,461,238</u>    | <u>9,151,139</u>                      | <u>2,674,165</u>    |
| Total Liabilities and<br>Fund Balance         | <u>\$ 22,432,822</u> | <u>\$ 3,574,501</u> | <u>\$ 9,255,533</u>                   | <u>\$ 3,880,481</u> |

**CITY OF MONTEREY PARK**  
**Balance Sheet - Governmental Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                               | Nonmajor<br>Governmental<br>Funds | Total Governmental Funds |                      |
|-----------------------------------------------|-----------------------------------|--------------------------|----------------------|
|                                               |                                   | 2013                     | 2012                 |
| <u>Assets</u>                                 |                                   |                          |                      |
| Cash and investments                          | \$ 7,622,960                      | \$ 37,860,300            | \$ 41,433,227        |
| Cash and investments held<br>by fiscal agents | -                                 | 15                       | 122                  |
| Accounts receivable                           | 224,048                           | 3,741,044                | 3,749,996            |
| Interest receivable                           | -                                 | 111,294                  | 58,638               |
| Due from other funds                          | -                                 | 1,280,498                | 724,120              |
| Loans receivable, net                         | -                                 | 2,007,508                | 1,995,058            |
| Advances to other funds                       | -                                 | -                        | 703,230              |
| Advances to Fiduciary Fund                    | -                                 | 1,989,686                | 2,617,203            |
| Total Assets                                  | <u>\$ 7,847,008</u>               | <u>\$ 46,990,345</u>     | <u>\$ 51,281,594</u> |
| <u>Liabilities and Fund Balance</u>           |                                   |                          |                      |
| Liabilities:                                  |                                   |                          |                      |
| Accounts payable                              | \$ 251,913                        | \$ 909,663               | \$ 2,707,876         |
| Accrued payroll                               | 32,113                            | 901,322                  | 772,659              |
| Deposits and advances                         | -                                 | 835,290                  | 861,635              |
| Due to other funds                            | 175,305                           | 1,280,498                | 724,120              |
| Due to other governmental agencies            | -                                 | 821,286                  | 808,836              |
| Deferred revenue                              | -                                 | 1,186,222                | 2,503,741            |
| Advances from other funds                     | -                                 | -                        | 703,230              |
| Total Liabilities                             | <u>459,331</u>                    | <u>5,934,281</u>         | <u>9,082,097</u>     |
| Fund Balance:                                 |                                   |                          |                      |
| Nonspendable                                  |                                   |                          |                      |
| Advances to other funds                       | -                                 | -                        | 703,230              |
| Advances to Fiduciary Fund                    | -                                 | 1,989,686                | 2,617,203            |
| Restricted                                    |                                   |                          |                      |
| Grants                                        | -                                 | 1,461,238                | 2,584,283            |
| Retirement                                    | -                                 | 9,151,139                | 8,460,758            |
| Housing                                       | -                                 | 684,479                  | 5,574,530            |
| Nonmajor special revenue funds                | 7,387,677                         | 7,387,677                | 7,587,713            |
| Committed                                     |                                   |                          |                      |
| General Fund                                  | -                                 | 7,173,519                | 7,173,519            |
| Assigned                                      |                                   |                          |                      |
| General Fund                                  | -                                 | 9,653,901                | 5,145,940            |
| Unassigned                                    |                                   |                          |                      |
| General Fund                                  | -                                 | 3,554,425                | 2,505,441            |
| Nonmajor special revenue funds                | -                                 | -                        | (153,120)            |
| Total Fund Balance                            | <u>7,387,677</u>                  | <u>41,056,064</u>        | <u>42,199,497</u>    |
| Total Liabilities and<br>Fund Balance         | <u>\$ 7,847,008</u>               | <u>\$ 46,990,345</u>     | <u>\$ 51,281,594</u> |

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**CITY OF MONTEREY PARK**  
**Reconciliation of the Balance Sheet of Governmental Funds to the**  
**Statement of Net Position of Governmental Activities**  
**For the Year Ended June 30, 2013**

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                             |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|
| Total fund balance of governmental funds in fund statements                                                                                                                                                                                                                                                                                                                                                                                                        | \$ 41,056,064               |
| Internal service funds are used by management to charge the costs of separation benefits, workers' compensation, vehicle, technology and general liability to individual funds. The assets and liabilities of internal service funds are reported with governmental activities in the statement of net position. Total net position is \$5,772,843 plus the portion of the current year change in net position allocated to business-type activities of \$345,600. | 5,427,243                   |
| Capital assets used in governmental activities are not financial resources and therefore are not reported in the governmental funds. (Total governmental assets of \$52,853,987 less internal service funds of \$1,132,045, which has already been accounted in the reconciliation of internal service funds elimination).                                                                                                                                         | 51,721,942                  |
| Long-term liabilities in the amount of \$44,990,551 are not due and payable in the current period and therefore are not reported in the governmental funds, net of \$6,638,991 included in reconciliation of internal service funds.                                                                                                                                                                                                                               | (38,351,560)                |
| Interest on long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental funds.                                                                                                                                                                                                                                                                                                                          | (180,814)                   |
| Deferred charges related to issuance of long term debt are recorded as expenditures in governmental fund statements.                                                                                                                                                                                                                                                                                                                                               | 274,298                     |
| Net pension asset is not available to pay for current period expenditures and therefore is not recorded in the governmental funds.                                                                                                                                                                                                                                                                                                                                 | 19,611,451                  |
| Net pension obligation is not due and payable in the current period and therefore is not reported in the governmental funds.                                                                                                                                                                                                                                                                                                                                       | (755,800)                   |
| Revenues earned but not available to pay for current expenditures for governmental funds is deferred.                                                                                                                                                                                                                                                                                                                                                              | 1,186,222                   |
| Net position of governmental activities                                                                                                                                                                                                                                                                                                                                                                                                                            | <u><u>\$ 79,989,046</u></u> |



**CITY OF MONTEREY PARK**  
**Statement of Revenues, Expenditures and Changes in Fund Balances -**  
**Governmental Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                   | Major Funds   |              |                                       |              |
|-----------------------------------------------------------------------------------|---------------|--------------|---------------------------------------|--------------|
|                                                                                   | General       | Grants       | Special Revenue<br>Retirement/Pension | Housing      |
| Revenues:                                                                         |               |              |                                       |              |
| Taxes                                                                             | \$ 28,522,521 | \$ -         | \$ 6,177,231                          | \$ -         |
| Licenses and permits                                                              | 967,662       | -            | -                                     | -            |
| Intergovernmental revenues                                                        | -             | 4,693,489    | -                                     | -            |
| Charges for services                                                              | 4,293,404     | 4,024        | -                                     | -            |
| Revenues from use of money and property                                           | 635,298       | 112,237      | 15                                    | 49,101       |
| Fines and forfeitures                                                             | 750,020       | -            | -                                     | -            |
| Other                                                                             | 483,256       | -            | 885,382                               | 5,637        |
| Total Revenues                                                                    | 35,652,161    | 4,809,750    | 7,062,628                             | 54,738       |
| Expenditures:                                                                     |               |              |                                       |              |
| Current:                                                                          |               |              |                                       |              |
| General government                                                                | 3,450,011     | -            | 1,004,895                             | -            |
| Public safety                                                                     | 20,513,997    | 255,153      | 3,381,396                             | -            |
| Community development                                                             | 1,611,643     | 328,443      | 165,256                               | 5,581,772    |
| Culture and recreation                                                            | 4,644,837     | 180,098      | 359,925                               | -            |
| Highways and streets                                                              | 563,403       | 19,256       | 30,610                                | -            |
| Health                                                                            | -             | -            | -                                     | -            |
| Capital outlay                                                                    | 20,576        | 4,478,683    | -                                     | -            |
| Debt service:                                                                     |               |              |                                       |              |
| Principal retirement                                                              | -             | 410,762      | 485,000                               | -            |
| Interest and fiscal charges                                                       | -             | 250,934      | 945,165                               | -            |
| Total Expenditures                                                                | 30,804,467    | 5,923,329    | 6,372,247                             | 5,581,772    |
| Excess (Deficiency) of<br>Revenues Over Expenditures                              | 4,847,694     | (1,113,579)  | 690,381                               | (5,527,034)  |
| Other Financing Sources (Uses):                                                   |               |              |                                       |              |
| Transfers in                                                                      | -             | -            | -                                     | 9,466        |
| Transfers out                                                                     | -             | (9,466)      | -                                     | -            |
| Proceeds from sale of property                                                    | 6,021         | -            | -                                     | -            |
| Total Other Financing Sources (Uses)                                              | 6,021         | (9,466)      | -                                     | 9,466        |
| Net Change in Fund Balances<br>before Extraordinary Item                          | 4,853,715     | (1,123,045)  | 690,381                               | (5,517,568)  |
| Extraordinary Item:                                                               |               |              |                                       |              |
| Gain (Loss) on dissolution of the former<br>Redevelopment Agency of Monterey Park | -             | -            | -                                     | -            |
| Net Change in Fund Balances                                                       | 4,853,715     | (1,123,045)  | 690,381                               | (5,517,568)  |
| Fund Balances, Beginning of Year                                                  | 15,528,130    | 2,584,283    | 8,460,758                             | 8,191,733    |
| Fund Balances, End of Year                                                        | \$ 20,381,845 | \$ 1,461,238 | \$ 9,151,139                          | \$ 2,674,165 |

**CITY OF MONTEREY PARK**  
**Statement of Revenues, Expenditures and Changes in Fund Balances -**  
**Governmental Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                   | Nonmajor<br>Governmental<br>Funds | Total Governmental Funds |               |
|-----------------------------------------------------------------------------------|-----------------------------------|--------------------------|---------------|
|                                                                                   |                                   | 2013                     | 2012          |
| Revenues:                                                                         |                                   |                          |               |
| Taxes                                                                             | \$ 6,387,682                      | \$ 41,087,434            | \$ 37,442,373 |
| Licenses and permits                                                              | -                                 | 967,662                  | 1,856,887     |
| Intergovernmental revenues                                                        | -                                 | 4,693,489                | 6,006,714     |
| Charges for services                                                              | 684,213                           | 4,981,641                | 4,360,368     |
| Revenues from use of money and property                                           | 25,492                            | 822,143                  | 744,346       |
| Fines and forfeitures                                                             | 72,759                            | 822,779                  | 952,992       |
| Other                                                                             | -                                 | 1,374,275                | 720,230       |
| Total Revenues                                                                    | 7,170,146                         | 54,749,423               | 52,083,910    |
| Expenditures:                                                                     |                                   |                          |               |
| Current:                                                                          |                                   |                          |               |
| General government                                                                | -                                 | 4,454,906                | 3,621,179     |
| Public safety                                                                     | 930,067                           | 25,080,613               | 25,681,372    |
| Community development                                                             | 121,159                           | 7,808,273                | 5,633,982     |
| Culture and recreation                                                            | 493,077                           | 5,677,937                | 5,577,207     |
| Highways and streets                                                              | 3,748,851                         | 4,362,120                | 4,207,740     |
| Health                                                                            | 119,999                           | 119,999                  | 120,000       |
| Capital outlay                                                                    | 1,429,102                         | 5,928,361                | 8,114,199     |
| Debt service:                                                                     |                                   |                          |               |
| Principal retirement                                                              | 308,453                           | 1,204,215                | 2,020,927     |
| Interest and fiscal charges                                                       | 74,741                            | 1,270,840                | 1,990,861     |
| Total Expenditures                                                                | 7,225,449                         | 55,907,264               | 56,967,467    |
| Excess (Deficiency) of<br>Revenues Over Expenditures                              | (55,303)                          | (1,157,841)              | (4,883,557)   |
| Other Financing Sources (Uses):                                                   |                                   |                          |               |
| Transfers in                                                                      | -                                 | 9,466                    | 776,146       |
| Transfers out                                                                     | -                                 | (9,466)                  | (426,146)     |
| Proceeds from sale of property                                                    | 8,387                             | 14,408                   | 1,842,182     |
| Total Other Financing Sources (Uses)                                              | 8,387                             | 14,408                   | 2,192,182     |
| Net Change in Fund Balances<br>before Extraordinary Item                          | (46,916)                          | (1,143,433)              | (2,691,375)   |
| Extraordinary Item:                                                               |                                   |                          |               |
| Gain (Loss) on dissolution of the former<br>Redevelopment Agency of Monterey Park | -                                 | -                        | (33,981,516)  |
| Net Change in Fund Balances                                                       | (46,916)                          | (1,143,433)              | (36,672,891)  |
| Fund Balances, Beginning of Year                                                  | 7,434,593                         | 42,199,497               | 78,872,388    |
| Fund Balances, End of Year                                                        | \$ 7,387,677                      | \$ 41,056,064            | \$ 42,199,497 |

**CITY OF MONTEREY PARK**  
**Reconciliation of the Statement of Revenues, Expenditures,**  
**and Changes in Fund Balances of Governmental Funds**  
**to the Statement of Activities**  
**For the Year Ended June 30, 2013**

|                                                       |                |
|-------------------------------------------------------|----------------|
| Net change in fund balance - total governmental funds | \$ (1,143,433) |
|-------------------------------------------------------|----------------|

Amount reported for governmental activities in the Statement of Activities and Changes in Net Position are different because:

|                                                                                                                                                                                                                                                                                                                                                                                        |         |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|
| Internal service funds are used by management to charge the costs of separation benefits, workers' compensation, vehicle, technology and general liability to individual funds. The net expense of certain activities of internal service fund of \$544,682 is reported with governmental activities. This amount includes \$271,817 charged to the Water and Refuse Enterprise Funds. | 272,865 |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|

Governmental funds report capital outlays as expenditures. However, in the Statement of Activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense:

|                                                                                                                                                                               |           |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| Capital outlay (\$1,631,185 of capital outlay expenditures was for current program expenditures and was not capitalized), net of internal service fund addition of \$366,208. | 4,297,176 |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|

|                                                                                       |             |
|---------------------------------------------------------------------------------------|-------------|
| Depreciation expense, net of internal service fund depreciation expense of \$365,445. | (2,081,567) |
|---------------------------------------------------------------------------------------|-------------|

|                                                                                                                                                                                                                                                                  |             |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| Principal debt repayment was recorded as an expenditure. However, this transaction is not recorded in the Statement of Activities and Changes in Net Position. Instead, this transaction is reported as long-term debt payable in the Statement of Net Position. | (3,150,565) |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|

|                                                                                                                                                                                    |          |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| Amortization of bond issuance costs, bond discounts, and reacquisition cost in excess of the carrying value of the refunded bonds is not recorded in governmental fund statements. | (13,062) |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|

|                                                                                                                                                                                                       |         |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|
| Changes in net pension asset reported in the Statement of Activities does not require the use of current financial resources and, therefore, is not reported as an expenditure in governmental funds. | 287,360 |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|

|                                                                                                                                                                                                            |        |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|
| Changes in net pension obligation reported in the Statement of Activities does not require the use of current financial resources and, therefore, is not reported as an expenditure in governmental funds. | 85,900 |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|

|                                                                                                                                                 |        |
|-------------------------------------------------------------------------------------------------------------------------------------------------|--------|
| Changes in compensated absences which are not due and payable in the governmental funds are charged to expenses in the Statement of Activities. | 61,837 |
|-------------------------------------------------------------------------------------------------------------------------------------------------|--------|

|                                                                                                                               |           |
|-------------------------------------------------------------------------------------------------------------------------------|-----------|
| OPEB obligation costs are not due and payable in the current period and therefore are not reported in the governmental funds. | 2,177,390 |
|-------------------------------------------------------------------------------------------------------------------------------|-----------|

|                                                                                                                                           |       |
|-------------------------------------------------------------------------------------------------------------------------------------------|-------|
| Interest on long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental funds. | 8,839 |
|-------------------------------------------------------------------------------------------------------------------------------------------|-------|

|                                                                                                                                                     |             |
|-----------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| Deferred revenue is not recognized as revenue in the governmental funds since the revenue is not available to fund expenditures of the fiscal year. | (1,317,522) |
|-----------------------------------------------------------------------------------------------------------------------------------------------------|-------------|

|                                                   |                                                                                                               |
|---------------------------------------------------|---------------------------------------------------------------------------------------------------------------|
| Change in net position of governmental activities | <div style="border-top: 1px solid black; border-bottom: 3px double black; padding: 2px 0;">\$ (514,782)</div> |
|---------------------------------------------------|---------------------------------------------------------------------------------------------------------------|

## **PROPRIETARY FUND FINANCIAL STATEMENTS**

**CITY OF MONTEREY PARK**  
**Statement of Net Position -**  
**Proprietary Funds**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                                                                                         | Enterprise           |               |                         |               |
|---------------------------------------------------------------------------------------------------------|----------------------|---------------|-------------------------|---------------|
| <u>Assets</u>                                                                                           | <u>Water Utility</u> | <u>Refuse</u> | <u>Nonmajor (Sewer)</u> | <u>Total</u>  |
| Current Assets:                                                                                         |                      |               |                         |               |
| Cash and investments                                                                                    | \$ 23,240,153        | \$ 2,296,165  | \$ 799,204              | \$ 26,335,522 |
| Accounts receivable                                                                                     | 1,578,708            | 635,261       | 35,118                  | 2,249,087     |
| Inventory                                                                                               | -                    | -             | -                       | -             |
| Total Current Assets                                                                                    | 24,818,861           | 2,931,426     | 834,322                 | 28,584,609    |
| Noncurrent Assets:                                                                                      |                      |               |                         |               |
| Nondepreciable capital assets                                                                           | 1,080,334            | -             | -                       | 1,080,334     |
| Depreciable capital assets, net of accumulated depreciation                                             | 22,780,309           | 2,499         | 1,483,952               | 24,266,760    |
| Total Capital Assets                                                                                    | 23,860,643           | 2,499         | 1,483,952               | 25,347,094    |
| Total Assets                                                                                            | 48,679,504           | 2,933,925     | 2,318,274               | 53,931,703    |
| <u>Liabilities and Net Position</u>                                                                     |                      |               |                         |               |
| Current Liabilities:                                                                                    |                      |               |                         |               |
| Accounts payable                                                                                        | 830,456              | 426,401       | 7,472                   | 1,264,329     |
| Accrued payroll                                                                                         | 66,668               | 9,223         | 262                     | 76,153        |
| Deposits and advances                                                                                   | 395,539              | -             | -                       | 395,539       |
| Current claims and judgments payable                                                                    | -                    | -             | -                       | -             |
| Current capital lease obligations                                                                       | 573,524              | -             | -                       | 573,524       |
| Current compensated absences payable                                                                    | 51,503               | 10,045        | 1,009                   | 62,557        |
| Total Current Liabilities                                                                               | 1,917,690            | 445,669       | 8,743                   | 2,372,102     |
| Noncurrent Liabilities:                                                                                 |                      |               |                         |               |
| Long-term claims and judgments payable                                                                  | -                    | -             | -                       | -             |
| Long-term capital lease obligations                                                                     | 4,392,081            | -             | -                       | 4,392,081     |
| Compensated absences payable                                                                            | 463,533              | 90,412        | 9,085                   | 563,030       |
| OPEB obligations payable                                                                                | 685,553              | 151,076       | 31,409                  | 868,038       |
| Total Noncurrent Liabilities                                                                            | 5,541,167            | 241,488       | 40,494                  | 5,823,149     |
| Total Liabilities                                                                                       | 7,458,857            | 687,157       | 49,237                  | 8,195,251     |
| Net Position:                                                                                           |                      |               |                         |               |
| Net investment in capital assets                                                                        | 18,895,038           | 2,499         | 1,483,952               | 20,381,489    |
| Unrestricted                                                                                            | 22,325,609           | 2,244,269     | 785,085                 | 25,354,963    |
| Total Net Position                                                                                      | \$ 41,220,647        | \$ 2,246,768  | \$ 2,269,037            | \$ 45,736,452 |
| Adjustment to reflect the consolidation of internal service funds activities to related enterprise fund | (101,338)            | 446,938       | -                       | 345,600       |
| Net Position of Business-type Activities                                                                | \$ 41,119,309        | \$ 2,693,706  | \$ 2,269,037            | \$ 46,082,052 |

**CITY OF MONTEREY PARK**  
**Statement of Net Position -**  
**Proprietary Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                                  | <u>Internal<br/>Service</u> | <u>Total Proprietary Funds</u> |                      |
|----------------------------------------------------------------|-----------------------------|--------------------------------|----------------------|
|                                                                |                             | 2013                           | 2012                 |
| Current Assets:                                                |                             |                                |                      |
| Cash and investments                                           | \$ 11,597,377               | \$ 37,932,899                  | \$ 32,736,763        |
| Accounts receivable                                            | 12,854                      | 2,261,941                      | 2,196,795            |
| Inventory                                                      | 2,511                       | 2,511                          | 657                  |
| Total Current Assets                                           | <u>11,612,742</u>           | <u>40,197,351</u>              | <u>34,934,215</u>    |
| Noncurrent Assets:                                             |                             |                                |                      |
| Nondepreciable capital assets                                  | -                           | 1,080,334                      | 1,052,861            |
| Depreciable capital assets, net of<br>accumulated depreciation | <u>1,132,045</u>            | <u>25,398,805</u>              | <u>26,051,170</u>    |
| Total Capital Assets                                           | <u>1,132,045</u>            | <u>26,479,139</u>              | <u>27,104,031</u>    |
| Total Assets                                                   | <u>12,744,787</u>           | <u>66,676,490</u>              | <u>62,038,246</u>    |
| <br><u>Liabilities and Net Position</u>                        |                             |                                |                      |
| Current Liabilities:                                           |                             |                                |                      |
| Accounts payable                                               | 307,763                     | 1,572,092                      | 2,528,730            |
| Accrued payroll                                                | 25,190                      | 101,343                        | 189,991              |
| Deposits and advances                                          | -                           | 395,539                        | 393,135              |
| Current claims and judgments<br>payable                        | <u>2,628,043</u>            | <u>2,628,043</u>               | <u>2,633,755</u>     |
| Current capital lease obligations                              | -                           | 573,524                        | 567,503              |
| Current compensated absences<br>payable                        | <u>6,889</u>                | <u>69,446</u>                  | <u>58,527</u>        |
| Total Current Liabilities                                      | <u>2,967,885</u>            | <u>5,339,987</u>               | <u>6,371,641</u>     |
| Noncurrent Liabilities:                                        |                             |                                |                      |
| Long-term claims and<br>judgments payable                      | 3,942,064                   | 3,942,064                      | 3,950,632            |
| Long-term capital lease obligations                            | -                           | 4,392,081                      | 4,965,605            |
| Compensated absences payable                                   | 61,995                      | 625,025                        | 526,744              |
| OPEB obligations payable                                       | <u>-</u>                    | <u>868,038</u>                 | <u>686,428</u>       |
| Total Noncurrent Liabilities                                   | <u>4,004,059</u>            | <u>9,827,208</u>               | <u>10,129,409</u>    |
| Total Liabilities                                              | <u>6,971,944</u>            | <u>15,167,195</u>              | <u>16,501,050</u>    |
| Net Position:                                                  |                             |                                |                      |
| Net investment in capital assets                               | 1,132,045                   | 21,513,534                     | 21,570,923           |
| Unrestricted                                                   | <u>4,640,798</u>            | <u>29,995,761</u>              | <u>23,966,273</u>    |
| Total Net Position                                             | <u>\$ 5,772,843</u>         | <u>\$ 51,509,295</u>           | <u>\$ 45,537,196</u> |

**CITY OF MONTEREY PARK**  
**Statement of Revenues, Expenses and Changes in**  
**Net Position - Proprietary Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative total for the year ended June 30, 2012)**

|                                                                                                        | Enterprise    |              |                  |               |
|--------------------------------------------------------------------------------------------------------|---------------|--------------|------------------|---------------|
|                                                                                                        | Water Utility | Refuse       | Nonmajor (Sewer) | Total         |
| Operating Revenues:                                                                                    |               |              |                  |               |
| Charges for services                                                                                   | \$ 13,210,937 | \$ 5,832,841 | \$ 273,556       | \$ 19,317,334 |
| Meter installations                                                                                    | 91,874        | -            | -                | 91,874        |
| Other revenue                                                                                          | 3,230,138     | -            | -                | 3,230,138     |
| Total Operating Revenues                                                                               | 16,532,949    | 5,832,841    | 273,556          | 22,639,346    |
| Operating Expenses:                                                                                    |               |              |                  |               |
| Water purchased                                                                                        | 24,302        | -            | -                | 24,302        |
| Administration                                                                                         | 4,342,635     | 870,547      | -                | 5,213,182     |
| Commercial - water                                                                                     | 564,942       | -            | -                | 564,942       |
| Production - water                                                                                     | 1,565,570     | -            | -                | 1,565,570     |
| Distribution - water                                                                                   | 991,190       | -            | -                | 991,190       |
| Treatment plant                                                                                        | 2,024,961     | -            | -                | 2,024,961     |
| Street maintenance - refuse                                                                            | -             | 42,744       | -                | 42,744        |
| Storm drain maintenance - refuse                                                                       | -             | 73,123       | -                | 73,123        |
| Refuse collection                                                                                      | -             | 5,266,520    | -                | 5,266,520     |
| Sanitary sewer maintenance                                                                             | -             | -            | 138,036          | 138,036       |
| Depreciation                                                                                           | 1,147,002     | 1,665        | 100,515          | 1,249,182     |
| Vehicle expense                                                                                        | -             | -            | -                | -             |
| Salaries and benefits                                                                                  | -             | -            | -                | -             |
| Materials and supplies                                                                                 | -             | -            | -                | -             |
| Insurance and claims                                                                                   | -             | -            | -                | -             |
| Miscellaneous                                                                                          | -             | -            | -                | -             |
| Total Operating Expenses                                                                               | 10,660,602    | 6,254,599    | 238,551          | 17,153,752    |
| Operating Income (Loss)                                                                                | 5,872,347     | (421,758)    | 35,005           | 5,485,594     |
| Nonoperating Income:                                                                                   |               |              |                  |               |
| Interest expense                                                                                       | (104,053)     | -            | -                | (104,053)     |
| Gain (loss) on sale of surplus property                                                                | 4,042         | -            | -                | 4,042         |
| Total Nonoperating Income (Loss)                                                                       | (100,011)     | -            | -                | (100,011)     |
| Net Income (Loss) Before Transfers and Capital Contributions                                           | 5,772,336     | (421,758)    | 35,005           | 5,385,583     |
| Capital contributions                                                                                  | 41,834        | -            | -                | 41,834        |
| Transfers in                                                                                           | -             | -            | -                | -             |
| Transfers out                                                                                          | -             | -            | -                | -             |
| Total Transfers and Capital Contributions                                                              | 41,834        | -            | -                | 41,834        |
| Changes in Net Position                                                                                | 5,814,170     | (421,758)    | 35,005           | 5,427,417     |
| Net Position, Beginning of Year                                                                        | 35,406,477    | 2,668,526    | 2,234,032        | 40,309,035    |
| Net Position, End of Year                                                                              | \$ 41,220,647 | \$ 2,246,768 | \$ 2,269,037     | \$ 45,736,452 |
| Changes in Net Position                                                                                | \$ 5,814,170  | \$ (421,758) | \$ 35,005        | \$ 5,427,417  |
| Adjustment to reflect the consolidation of internal service fund activities to related enterprise fund | 57,675        | 214,142      | -                | 271,817       |
| Changes in Net Position of Business-type Activities                                                    | \$ 5,871,845  | \$ (207,616) | \$ 35,005        | \$ 5,699,234  |

See Accompanying Notes to Basic Financial Statements.

**CITY OF MONTEREY PARK**  
**Statement of Revenues, Expenses and Changes in**  
**Net Position - Proprietary Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative total for the year ended June 30, 2012)**

|                                                                 | Internal<br>Service | Total Proprietary Funds |               |
|-----------------------------------------------------------------|---------------------|-------------------------|---------------|
|                                                                 |                     | 2013                    | 2012          |
| Operating Revenues:                                             |                     |                         |               |
| Charges for services                                            | \$ 5,633,662        | \$ 24,950,996           | \$ 24,824,487 |
| Meter installations                                             | -                   | 91,874                  | 177,158       |
| Other revenue                                                   | 113,550             | 3,343,688               | 2,205,569     |
| Total Operating Revenues                                        | 5,747,212           | 28,386,558              | 27,207,214    |
| Operating Expenses:                                             |                     |                         |               |
| Water purchased                                                 | -                   | 24,302                  | 2,216,854     |
| Administration                                                  | -                   | 5,213,182               | 4,226,890     |
| Commercial - water                                              | -                   | 564,942                 | 564,474       |
| Production - water                                              | -                   | 1,565,570               | 1,107,329     |
| Distribution - water                                            | -                   | 991,190                 | 974,951       |
| Treatment plant                                                 | -                   | 2,024,961               | 2,032,698     |
| Street maintenance - refuse                                     | -                   | 42,744                  | 41,075        |
| Storm drain maintenance - refuse                                | -                   | 73,123                  | 74,430        |
| Refuse collection                                               | -                   | 5,266,520               | 5,120,272     |
| Sanitary sewer maintenance                                      | -                   | 138,036                 | 210,797       |
| Depreciation                                                    | 365,442             | 1,614,624               | 1,714,167     |
| Vehicle expense                                                 | 20,823              | 20,823                  | 1,790         |
| Salaries and benefits                                           | 1,182,473           | 1,182,473               | 1,392,466     |
| Materials and supplies                                          | 807,638             | 807,638                 | 804,265       |
| Insurance and claims                                            | 2,525,326           | 2,525,326               | 2,699,182     |
| Miscellaneous                                                   | 321,341             | 321,341                 | 255,945       |
| Total Operating Expenses                                        | 5,223,043           | 22,376,795              | 23,437,585    |
| Operating Income (Loss)                                         | 524,169             | 6,009,763               | 3,769,629     |
| Nonoperating Income:                                            |                     |                         |               |
| Interest expense                                                | -                   | (104,053)               | (110,556)     |
| Gain (loss) on sale of surplus property                         | 20,513              | 24,555                  | (6,110)       |
| Total Nonoperating<br>Income (Loss)                             | 20,513              | (79,498)                | (116,666)     |
| Net Income (Loss) Before Transfers<br>and Capital Contributions | 544,682             | 5,930,265               | 3,652,963     |
| Capital contributions                                           | -                   | 41,834                  | 91,894        |
| Transfers in                                                    | -                   | -                       | 600,000       |
| Transfers out                                                   | -                   | -                       | (950,000)     |
| Total Transfers and Capital Contributions                       | -                   | 41,834                  | (258,106)     |
| Changes in Net Position                                         | 544,682             | 5,972,099               | 3,394,857     |
| Net Position, Beginning of Year                                 | 5,228,161           | 45,537,196              | 42,142,339    |
| Net Position, End of Year                                       | \$ 5,772,843        | \$ 51,509,295           | \$ 45,537,196 |



**CITY OF MONTEREY PARK**  
**Statement of Cash Flows -**  
**Proprietary Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative total for the year ended June 30, 2012)**

|                                                                            | Enterprise Funds     |                     |                   |                      |
|----------------------------------------------------------------------------|----------------------|---------------------|-------------------|----------------------|
|                                                                            | Water Utility        | Refuse              | Nonmajor (Sewer)  | Total                |
| Cash Flows from Operating Activities:                                      |                      |                     |                   |                      |
| Cash receipts from customers                                               | \$ 16,486,065        | \$ 5,831,702        | \$ 271,691        | \$ 22,589,458        |
| Cash receipts from interfund services provided                             | -                    | -                   | -                 | -                    |
| Cash payments to suppliers<br>for goods and services                       | (6,080,481)          | (5,881,356)         | (95,773)          | (12,057,610)         |
| Cash payments to employees for services                                    | (3,888,896)          | (742,665)           | (67,987)          | (4,699,548)          |
| Cash payments for insurance premiums<br>and self-insurance claims          | -                    | -                   | -                 | -                    |
| Net Cash Provided by (Used in)<br>Operating Activities                     | 6,516,688            | (792,319)           | 107,931           | 5,832,300            |
| Cash Flows from Noncapital Financing Activities:                           |                      |                     |                   |                      |
| Transfers out to other funds                                               | -                    | -                   | -                 | -                    |
| Net Cash Provided by (Used in)<br>Noncapital Financing Activities          | -                    | -                   | -                 | -                    |
| Cash Flows from Capital and Related Financing Activities:                  |                      |                     |                   |                      |
| Acquisition and construction<br>of capital assets                          | (581,690)            | -                   | -                 | (581,690)            |
| Proceeds from sale of surplus assets                                       | 4,042                | -                   | -                 | 4,042                |
| Principal paid on lease financing                                          | (567,503)            | -                   | -                 | (567,503)            |
| Interest paid on lease financing                                           | (104,053)            | -                   | -                 | (104,053)            |
| Net Cash Provided by (Used in)<br>Capital and Related Financing Activities | (1,249,204)          | -                   | -                 | (1,249,204)          |
| Net Increase (Decrease) in Cash and Cash Equivalents                       | 5,267,484            | (792,319)           | 107,931           | 4,583,096            |
| Cash and cash equivalents, Beginning of Year                               | 17,972,669           | 3,088,484           | 691,273           | 21,752,426           |
| Cash and cash equivalents, End of Year                                     | <u>\$ 23,240,153</u> | <u>\$ 2,296,165</u> | <u>\$ 799,204</u> | <u>\$ 26,335,522</u> |
| Noncash from Capital and Related Financing Activities:                     |                      |                     |                   |                      |
| Capital contributions                                                      | <u>\$ 41,834</u>     | <u>\$ -</u>         | <u>\$ -</u>       | <u>\$ 41,834</u>     |

**CITY OF MONTEREY PARK**  
**Statement of Cash Flows -**  
**Proprietary Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative total for the year ended June 30, 2012)**

|                                                                            | Internal<br>Service | Total Proprietary Funds |               |
|----------------------------------------------------------------------------|---------------------|-------------------------|---------------|
|                                                                            |                     | 2013                    | 2012          |
| Cash Flows from Operating Activities:                                      |                     |                         |               |
| Cash receipts from customers                                               | \$ -                | \$ 22,589,458           | \$ 21,217,663 |
| Cash receipts from interfund services provided                             | 5,734,358           | 5,734,358               | 5,872,824     |
| Cash payments to suppliers<br>for goods and services                       | (1,038,205)         | (13,095,815)            | (13,024,295)  |
| Cash payments to employees for services                                    | (1,274,081)         | (5,973,629)             | (5,660,154)   |
| Cash payments for insurance premiums<br>and self-insurance claims          | (2,463,337)         | (2,463,337)             | (2,135,513)   |
| Net Cash Provided by (Used in)<br>Operating Activities                     | 958,735             | 6,791,035               | 6,270,525     |
| Cash Flows from Noncapital Financing Activities:                           |                     |                         |               |
| Transfers out to other funds                                               | -                   | -                       | (350,000)     |
| Net Cash Provided by (Used in)<br>Noncapital Financing Activities          | -                   | -                       | (350,000)     |
| Cash Flows from Capital and Related Financing Activities:                  |                     |                         |               |
| Acquisition and construction<br>of capital assets                          | (366,208)           | (947,898)               | (879,198)     |
| Proceeds from sale of surplus assets                                       | 20,513              | 24,555                  | 8,817         |
| Principal paid on lease financing                                          | -                   | (567,503)               | (561,668)     |
| Interest paid on lease financing                                           | -                   | (104,053)               | (110,556)     |
| Net Cash Provided by (Used in)<br>Capital and Related Financing Activities | (345,695)           | (1,594,899)             | (1,542,605)   |
| Net Increase (Decrease) in Cash and Cash Equivalents                       | 613,040             | 5,196,136               | 4,377,920     |
| Cash and cash equivalents, Beginning of Year                               | 10,984,337          | 32,736,763              | 28,358,843    |
| Cash and cash equivalents, End of Year                                     | \$ 11,597,377       | \$ 37,932,899           | \$ 32,736,763 |
| Noncash from Capital and Related Financing Activities:                     |                     |                         |               |
| Capital contributions                                                      | \$ -                | \$ 41,834               | \$ 91,894     |

(Continued)

**CITY OF MONTEREY PARK**  
**Statement of Cash Flows -**  
**Proprietary Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative total for Year Ended June 30, 2012)**

|                                                                                                                | Enterprise Funds |              |                  |              |
|----------------------------------------------------------------------------------------------------------------|------------------|--------------|------------------|--------------|
|                                                                                                                | Water Utility    | Refuse       | Nonmajor (Sewer) | Total        |
| Reconciliation of Operating Income (Loss) to Net Cash<br>Provided by (Used in) Operating Activities:           |                  |              |                  |              |
| Operating income (Loss)                                                                                        | \$ 5,872,347     | \$ (421,758) | \$ 35,005        | \$ 5,485,594 |
| Adjustments to Reconcile Operating<br>Income (Loss) to Net Cash Provided<br>by (Used in) Operating Activities: |                  |              |                  |              |
| Depreciation                                                                                                   | 1,147,002        | 1,665        | 100,515          | 1,249,182    |
| Changes in assets and liabilities:                                                                             |                  |              |                  |              |
| (Increase) decrease in accounts receivable                                                                     | (49,288)         | (1,139)      | (1,865)          | (52,292)     |
| (Increase) decrease in inventory                                                                               | -                | -            | -                | -            |
| Increase (decrease) in accounts payable                                                                        | (730,161)        | (403,557)    | (12,640)         | (1,146,358)  |
| Increase (decrease) in accrued payroll                                                                         | 9,324            | 949          | (1,393)          | 8,880        |
| Increase (decrease) in claims and judgments payable                                                            | -                | -            | -                | -            |
| Increase (decrease) in compensated absences payable                                                            | 109,838          | 9,346        | (15,904)         | 103,280      |
| Increase in OPEB obligations payable                                                                           | 155,222          | 22,175       | 4,213            | 181,610      |
| Increase in deposits and advances                                                                              | 2,404            | -            | -                | 2,404        |
| Total Adjustments                                                                                              | 644,341          | (370,561)    | 72,926           | 346,706      |
| Net Cash Provided by (Used in)<br>Operating Activities                                                         | \$ 6,516,688     | \$ (792,319) | \$ 107,931       | \$ 5,832,300 |

(Continued)

**CITY OF MONTEREY PARK**  
**Statement of Cash Flows -**  
**Proprietary Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative total for Year Ended June 30, 2012)**

|                                                                                                                | Internal<br>Service | Total Proprietary Funds<br>2013 | 2012         |
|----------------------------------------------------------------------------------------------------------------|---------------------|---------------------------------|--------------|
| Reconciliation of Operating Income (Loss) to Net Cash<br>Provided by (Used in) Operating Activities:           |                     |                                 |              |
| Operating income (Loss)                                                                                        | \$ 524,169          | \$ 6,009,763                    | \$ 3,769,629 |
| Adjustments to Reconcile Operating<br>Income (Loss) to Net Cash Provided<br>by (Used in) Operating Activities: |                     |                                 |              |
| Depreciation                                                                                                   | 365,442             | 1,614,624                       | 1,714,167    |
| Changes in assets and liabilities:                                                                             |                     |                                 |              |
| (Increase) decrease in accounts receivable                                                                     | (12,854)            | (65,146)                        | (127,769)    |
| (Increase) decrease in inventory                                                                               | (1,854)             | (1,854)                         | 44           |
| Increase (decrease) in accounts payable                                                                        | 189,720             | (956,638)                       | (152,897)    |
| Increase (decrease) in accrued payroll                                                                         | (97,528)            | (88,648)                        | 113,643      |
| Increase (decrease) in claims and judgments payable                                                            | (14,280)            | (14,280)                        | 592,896      |
| Increase (decrease) in compensated absences payable                                                            | 5,920               | 109,200                         | 76,361       |
| Increase in OPEB obligations payable                                                                           | -                   | 181,610                         | 273,409      |
| Increase in deposits and advances                                                                              | -                   | 2,404                           | 11,042       |
| Total Adjustments                                                                                              | 434,566             | 781,272                         | 2,500,896    |
| Net Cash Provided by (Used in)<br>Operating Activities                                                         | \$ 958,735          | \$ 6,791,035                    | \$ 6,270,525 |
|                                                                                                                |                     |                                 | (Concluded)  |

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## **FIDUCIARY FUND FINANCIAL STATEMENTS**

**CITY OF MONTEREY PARK**  
**Statement of Fiduciary Net Position**  
**Fiduciary Funds**  
**June 30, 2013**  
**(with comparative data as of June 30, 2012)**

|                                                 | Private-Purpose<br>Trust Funds | Agency Funds        | Total Fiduciary Funds  |                        |
|-------------------------------------------------|--------------------------------|---------------------|------------------------|------------------------|
|                                                 |                                |                     | June 30, 2013          | June 30, 2012          |
| <b>Assets:</b>                                  |                                |                     |                        |                        |
| Cash and investments (Note 2)                   | \$ 7,332,922                   | \$ 1,903,824        | \$ 9,236,746           | \$ 25,206,533          |
| Cash and investments with fiscal agent (Note 2) | 6,493,849                      | -                   | 6,493,849              | 2,470,949              |
| Interest receivable                             | -                              | -                   | -                      | 1,504                  |
| Loans receivable, net                           | -                              | -                   | -                      | 5,850,000              |
| Deferred charges                                | 482,499                        | -                   | 482,499                | 513,972                |
| Land held for resale (Note 6)                   | 5,646,937                      | -                   | 5,646,937              | 5,646,937              |
| Total assets                                    | <u>19,956,207</u>              | <u>\$ 1,903,824</u> | <u>21,860,031</u>      | <u>39,689,895</u>      |
| <b>Liabilities:</b>                             |                                |                     |                        |                        |
| Accounts payable                                | 79,100                         | \$ 79,905           | 159,005                | 2,125,863              |
| Deposits payable                                | 1,673,783                      | 1,823,919           | 3,497,702              | 6,096,759              |
| Interest payable                                | 400,522                        | -                   | 400,522                | 416,984                |
| Settlement payable (Note 18)                    | 4,023,675                      | -                   | 4,023,675              | 6,530,000              |
| Advances from City of Monterey Park (Note 5)    | 1,989,686                      | -                   | 1,989,686              | 2,617,203              |
| Bonds payable (Note 9)                          | 24,600,000                     | -                   | 24,600,000             | 25,810,000             |
| Tax increment deferred loans (Note 9)           | 38,936,192                     | -                   | 38,936,192             | 34,610,799             |
| Low/Mod Housing deferred loans (Note 3H & 9)    | 1,186,222                      | -                   | 1,186,222              | 1,186,222              |
| Total Liabilities                               | <u>72,889,180</u>              | <u>\$ 1,903,824</u> | <u>74,793,004</u>      | <u>79,393,830</u>      |
| <b>Net Position (Deficit):</b>                  |                                |                     |                        |                        |
| Unrestricted                                    | <u>\$ (52,932,973)</u>         |                     | <u>\$ (52,932,973)</u> | <u>\$ (39,703,935)</u> |

**CITY OF MONTEREY PARK**  
**Statement of Changes in Fiduciary Net Position**  
**Fiduciary Funds**  
**For the Year Ended June 30, 2013**

|                                                                                                          | Private-Purpose Trust Funds |                        |
|----------------------------------------------------------------------------------------------------------|-----------------------------|------------------------|
|                                                                                                          | June 30, 2013               | June 30, 2012          |
| Additions:                                                                                               |                             |                        |
| Redevelopment Property Tax Trust Fund                                                                    | \$ 4,023,586                | \$ -                   |
| Revenue from use of money and property                                                                   | 7,422                       | 413,877                |
| Total additions                                                                                          | <u>4,031,008</u>            | <u>413,877</u>         |
| Deductions:                                                                                              |                             |                        |
| Administration                                                                                           | 1,052,830                   | 831,737                |
| Repayment of tax increment to County of Los Angeles                                                      | -                           | 1,392,250              |
| Low/Mod housing commitment                                                                               | -                           | 1,186,222              |
| Contribution to City of Monterey Park                                                                    | -                           | 2,876,300              |
| Tax increment deferred loans                                                                             | 4,325,393                   | -                      |
| Atlantic Times Square settlement (Note 18)                                                               | 3,370,000                   | 6,530,000              |
| Forgiveness of Mezannine loan (Note 18)                                                                  | 5,850,000                   | -                      |
| Payment to the County of Los Angeles (Note 19)                                                           | 1,411,628                   | -                      |
| Interest expense                                                                                         | <u>1,250,195</u>            | <u>548,864</u>         |
| Total deductions                                                                                         | <u>17,260,046</u>           | <u>13,365,373</u>      |
| Change in net position                                                                                   | (13,229,038)                | (12,951,496)           |
| Net Position:                                                                                            |                             |                        |
| Beginning of year                                                                                        | (39,703,935)                | -                      |
| Transfer of operations from the dissolved Community<br>Redevelopment Agency of the City of Monterey Park | <u>-</u>                    | <u>(26,752,439)</u>    |
| Ending of year                                                                                           | <u>\$ (52,932,973)</u>      | <u>\$ (39,703,935)</u> |



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**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

***(a) Description of Reporting Entity***

The City of Monterey Park, California (the "City") was incorporated May 29, 1916 under the general laws of the State of California and enjoys all the rights and privileges pertaining to "General Law" cities. The City is governed by an elected five-member City Council. As required by generally accepted accounting principles in the United States of America, the financial statements include the financial activities of the City (the primary government), the Monterey Park Public Financing Authority, and the Monterey Park Housing Authority. These blended component units are discussed below and are included in the reporting entity because of the significance of their operational and financial relationship with the City.

***Blended Component Units:***

***The Monterey Park Public Financing Authority***

The Monterey Park Public Financing Authority (the "Financing Authority") was organized in May 1989 under a joint exercise of power agreement to provide for the financing of public capital improvements for the City and the former Redevelopment Agency of Monterey Park. The members of the City Council act as the governing board of the Financing Authority. The Financing Authority does not issue separate financial statements.

***The Monterey Park Housing Authority***

The Monterey Park Housing Authority (the "Housing Authority") was established in September 1992 to provide affordable housing within the City. The members of the City Council act as the governing board of the Housing Authority. The Housing Authority does not issue separate financial statements.

***(b) Government-Wide and Fund Financial Statements***

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the nonfiduciary activities of the primary government. The effect of interfund activity has been removed from these statements and eliminations have been made to minimize the double counting of internal activities. Governmental activities, which normally are supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. Direct expenses are those that are clearly identifiable with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase, use or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Separate financial statements are provided for governmental funds, proprietary funds and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and the major individual enterprise fund are reported as separate columns in the fund financial statements.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

***(c) Measurement Focus, Basis of Accounting, and Financial Statement Presentation***

The City's financial statements are prepared in conformity with accounting principles generally accepted in the United States of America. The Governmental Accounting Standards Board ("GASB") is the acknowledged standard setting body for establishing accounting and financial reporting standards followed by governmental entities in the United States.

In 2013, the City implemented GASB Statement No. 63, Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position. The Statement of Net Position reports separate sections for Deferred Outflows of Resources, and Deferred Inflows of Resources, when applicable.

Deferred Outflows of Resources represent outflows of resources (consumption of net position) that apply to future periods and that, therefore, will not be recognized as an expense until that time.

Deferred Inflows of Resources represent inflows of resources (acquisition of net position) that apply to future periods and that, therefore, are not recognized as a revenue until that time.

The government-wide and proprietary fund financial statements are reported using the "economic resources" measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when the liability is incurred, regardless of the timing of the related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the "current financial resources" measurement focus and the modified accrual basis of accounting. Under this method, revenues are recognized when measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers tax revenues to be available if they are collected within 60 days of the end of the current fiscal year and other revenues when collected within one year of the end of the current fiscal year. Expenditures generally are recorded when a liability is incurred. However, debt service expenditures, as well as expenditures related to compensated absences and claims and judgments are recorded only when payment is due.

The primary revenue sources susceptible to accrual are property taxes, sales taxes, state gas tax subventions, franchise fees, transient occupancy tax, charges for services, and interests associated with the current fiscal period and so have been recognized as revenues of the current fiscal period. All other revenue items are considered to be measurable and available only when cash is received by the government.

The City's fiduciary funds are custodial in nature (assets equal liabilities) and do not involve measurement of results of operations. The Agency funds are reported using accrual basis of accounting.

The City reports the following major governmental funds:

The **General Fund** is the general operating fund of the City. All general tax revenues and other receipts that are not allocated by law or contractual agreement to some other funds are accounted for in this fund. General operating expenses and capital improvement costs which are not paid through other funds, are paid from this fund.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

***(c) Measurement Focus, Basis of Accounting, and Financial Statement Presentation, Continued***

The ***Special Revenue Grants Fund*** was established to account for the grants requiring segregated fund accounting. Financing is provided by federal, state and county agencies.

The ***Special Revenue Retirement/Pension Liability Fund*** was established to account for revenue received from voter-approved property tax levied to provide for employee retirement costs, as established pursuant to Monterey Park Municipal Code Section 2.40.060 and to account for the financial resources provided by the City in anticipation of estimated increases in retirement costs.

The ***Special Revenue Housing Fund*** is used to account for housing activities for the City.

The City reports the following major proprietary funds:

The ***Water Utility Enterprise Fund*** is used to account for operations that are financed and operated in a manner similar to private business enterprises and where the intent of the City is that the costs (expenses, including depreciation) of providing goods services to the general public on a continuing basis be financed or recovered primarily through user charges. The City accounts for its water utility in this fund.

The ***Refuse Enterprise Fund*** is used to account for receipts and expenditures relating to waste management activities including refuse collection, disposal and reduction.

Additionally, the City reports the following fund types:

***Nonmajor Governmental Funds:***

The ***Special Revenue Funds*** are used to account for proceeds of specific revenue sources that are legally restricted or otherwise designated for specific purposes.

***Nonmajor Enterprise Funds:***

The ***Sewer Enterprise Fund*** is used to account for receipts and expenses for construction and improvement to deficient sanitary mains identified in the Sewer Master Plan.

***Proprietary Fund (Internal Service Funds):***

The ***Internal Service Funds*** are utilized to finance and account for activities involved in rendering services to departments within the City. Costs of services are accumulated in these funds and charged to user departments as such costs are incurred. The City maintains five internal service funds for general liability claims, workers compensation claims, auto shop operations, separation benefits and technology development.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

*(c) Measurement Focus, Basis of Accounting, and Financial Statement Presentation, Continued*

*Fiduciary Funds:*

The **Private Purpose Trust Fund** is used to account for activities of the Successor Agency to the Former Monterey Park Redevelopment Agency (the "Successor Agency").

The **Agency Funds** are used to account for money and property held by the City as trustee or custodian.

As a general rule the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are payments-in-lieu of taxes and other charges paid by the government's water function to various other functions of the government. Elimination of these charges would distort the direct costs and program revenues reported for the various functions concerned.

Amounts reported as program revenues include 1) charges to members, customers or applicants for goods, services, or privileges provided, 2) operating grants and contributions, and 3) capital grants and contributions, including special assessments. Internally dedicated resources are reported as general revenues rather than as program revenues. Likewise, general revenues include all taxes.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the Water Enterprise Fund, Refuse Enterprise Fund, Sewer Enterprise Fund, and of the government's internal service funds are charges to customers for sales and services. Operating expenses for enterprise funds and internal service funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

When both restricted and unrestricted resources are available for use, it is the City's policy to use restricted resources first, and then use unrestricted resources as needed.

*(d) Property Taxes*

Under California law, property taxes are assessed and collected by the counties at 1% of assessed value plus other increases approved by the voters. Property taxes collected go into a pool and are then allocated to the cities based on a predetermined formula. The City accrues only those taxes which are received from the County of Los Angeles within 60 days after year-end.

|                   |                        |
|-------------------|------------------------|
| Lien date:        | January 1              |
| Levy date:        | June 30                |
| Due dates:        | November 1, February 1 |
| Delinquent dates: | December 11, April 11  |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

***(e) Budgetary Control and Accounting***

The City adheres to the following general procedures in establishing the budgetary data reflected in the financial statements:

The annual budget adopted by the City Council serves as a guideline for operations of the City. It includes proposed expenditures and estimated revenues and is legally adopted for all General and Special Revenue Fund Types. Budgeted expenditures are controlled at the fund level. Council approval is required for an increase or decrease in total appropriations.

Appropriated amounts are as originally adopted or as adjusted by the City Council throughout the year. During 2012-13, the Council made several supplemental budgetary appropriations, including a \$1,363,465 increase in the Special Revenue Grants Fund related to various grants received during the year, such as Police, Fire, Education, Library, Transportation, and Parks Grants, a \$1,307,874 increase in the General Fund for cost realignment at the mid term review session, including City Hall painting, ADA improvements, and economic development.

Budgets for the General and Special Revenue, Fund Types are adopted on a basis consistent with generally accepted accounting principles. The modified-accrual basis of accounting is employed in the preparation of the budget for these fund types. In addition, an operating plan is adopted for the Proprietary Funds.

The budget is formally integrated into the accounting system and employed as a management control device during the year for all governmental funds. At fiscal year-end, unexpended and unencumbered budget appropriations lapse. Encumbrances outstanding at year-end are reappropriated and carried into the following year for continuing appropriation.

Under Article XIII-B of the California Constitution (The Gann Spending Limitation Initiative), the City is restricted as to the amount of annual appropriations, and if certain proceeds of taxes exceed allowed appropriations, the excess must either be refunded to the State Controller or refunded to the taxpayers through revised tax rate or revised fee schedules. For the fiscal year ended June 30, 2013, based on calculations by City Management, proceeds of taxes did not exceed the appropriations limit.

***(f) Cash and Cash Equivalents***

For purposes of the statements of cash flows, the City considers cash and all highly liquid investments with original maturities of three months or less from date purchased as cash and cash equivalents. In addition, funds invested in the City's cash management pool are considered cash equivalents.

***(g) Investments***

Investments are stated at fair value (the value at which financial instruments could be exchanged between willing parties other than in a forced liquidation sale).

***(h) Inventories***

Inventories held by the Internal Service Fund are recorded at cost on a first-in, first-out basis. The inventories consist primarily of repair parts, fuel and oil. The City uses the consumption method for inventory control.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

*(i) Capital Assets*

Capital assets, which include property, plant, equipment, and infrastructure assets (roads, sidewalks, drainage systems, lighting systems, etc.), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. These assets are valued at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are valued at their estimated fair market value on the date received.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend the life of assets are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed. The capitalization threshold for property, plant and equipment is \$5,000 and for infrastructure assets is \$200,000. Depreciation is recorded in the government-wide financial statements on a straight-line basis over the useful life of the assets as follows:

Depreciation is charged to operations, using a straight-line method based on the following average useful lives of the assets:

|                       |                |
|-----------------------|----------------|
| Equipment             | 5 to 20 years  |
| Buildings             | 40 to 50 years |
| Improvements          | 10 to 50 years |
| Water meters          | 20 years       |
| Water mains           | 40 to 75 years |
| Water hydrants        | 40 years       |
| Wells                 | 40 years       |
| Other water equipment | 5 to 40 years  |
| Infrastructure:       |                |
| Roadway               | 25 years       |
| Bridge                | 40 years       |
| Sewer system          | 50 years       |
| Streetlight           | 20 years       |
| Traffic signal        | 20 years       |

*(j) Compensated Absences*

The cost of earned but unused vacation and sick leave, for which the City has a future obligation to pay, is recognized in the government-wide financial statements. A liability for these amounts is reported in governmental funds only if they become due and payable as a result of employee resignations or retirements.

*(k) Claims and Judgments*

The accrual for workers' compensation and general liability claims is based upon past experience which has been modified for current trends and information. While the ultimate amount of losses incurred through June 30, 2013 is dependent on future developments, based on information from the plan administrators, City management believes that the aggregate accrual is adequate to cover such losses, including amounts for incurred but not reported claims (Note 13).

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

***(l) Other Post Employment Benefits***

In addition to the pension benefits, the City provides postretirement medical insurance benefits (Note 12), in accordance with contractual provisions of the various Memoranda of Understanding with the City's recognized employee organizations, to all vested employees who retire from the City. Currently, 222 retirees meet those eligibility requirements. The City contributes between \$340 and \$975 per month toward medical insurance coverage for retired employees. For those retirees who are eligible for Medicare, the City contributes toward Medicare supplemental insurance coverage. Upon retirement, vested full-time employees may, at their own cost, convert group life insurance coverage to individual life insurance coverage.

Expenditures for postretirement medical insurance benefits are recognized as annual premiums and are paid on a pay-as-you-go basis. During the year, expenditures of \$1,291,828 were recognized for postretirement medical insurance. Increases over the prior year expenditure of \$3,954 were attributable to increased monthly contributions for retirees.

Post employment benefits for employees that separate for reasons other than retirement are limited to those required under the provisions of COBRA and require no contribution by the City.

***(m) Fund Equity and Net Position***

In the governmental fund financial statements, fund balances are classified as follows:

*Nonspendable Fund Balance* – This amount indicates the portion of funds balances which cannot be spent because they are either not in spendable form, such as prepaid items, inventories or loans receivable, or legally or contractually required to be maintained intact, such as the principal portion of an endowment.

*Restricted Fund Balance* – This amount indicates the portion of fund balances which has been restricted a) externally imposed by creditors (such as through debt covenants), grantors, contributors, or laws or regulations of other governments; or b) imposed by law through constitutional provisions or enabling legislation.

*Committed Fund Balance* – This amount indicates the portion of fund balances which can only be used for specific purposes pursuant to formal resolution or ordinance of the City Council. The City Council is considered the highest authority for the City. Adoption of a resolution by the City Council is required to commit resources or to rescind the commitment.

*Assigned Fund Balance* – This amount indicates the portion of fund balances which is constrained by the City's intent to be used for specific purpose, but is neither restricted nor committed. The City Manager is authorized by the City Council to determine and define the amount of assigned fund balances.

*Unassigned Fund Balance* – This amount indicates the portion of fund balance that do not fall into one of the above categories.



**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

***(m) Fund Equity and Net Position, Continued***

When expenditures are incurred for purposes in which both restricted and unrestricted fund balances are available, the City's policy is to apply restricted fund balances first, and then unrestricted fund balances as they are needed.

When expenditures are incurred for purposes where only unrestricted fund balances are available, the City uses the unrestricted resources in the following order: committed, assigned, and unassigned.

Net position represents the difference between all other elements in the statement of net position and should be displayed in the following three components:

Net Investment in Capital Assets – This component of net position consists of capital assets, net of accumulated depreciation, reduced by the outstanding balances of debt that are attributable to the acquisition, construction, or improvement of those assets.

Restricted – This component of net position consists of restricted assets reduced by liabilities and deferred inflows of resources related to those assets.

Unrestricted – This component of net position is the amount of the assets, deferred outflows of resources, liabilities, and deferred inflows of resources that are not included in the determination of net investment in capital assets or the restricted component of net position.

When expenses are incurred for purposes in which both restricted and unrestricted components of net position are available, the City's policy is to apply the restricted component of net position assets first.

***(n) Comparative Data and Total Column***

Comparative total data for the prior year has been presented in some of the accompanying financial statements in order to provide an understanding of changes in the City's financial position and operations. However, comparative (i.e., presentation of prior year totals) data has not been presented in each of the statements since their inclusion would make the statements unduly complex and difficult to read.

Columns in the accompanying basic and fund financial statements for year ended June 30, 2012 are not necessary for a fair presentation of the financial statements in accordance with generally accepted accounting principles in the United States of America but are presented as additional analytical data. Such data is not comparable to a consolidation. Interfund eliminations have not been made in the aggregation of these totals.

***(o) Use of Estimates***

The preparation of the basic financial statements in conformity with accounting principles generally accepted in the United States of America ("U.S. GAAP") requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from these estimates.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, CONTINUED**

*(p) Accounting Changes*

GASB has issued Statement No. 60, *Accounting and Financial Reporting for Service Concession Arrangements* ("SCA"). The requirements of this statement improve financial reporting by establishing recognition, measurement, and disclosure requirements for SCAs for both transferors and governmental operators, requiring governments to account for and report SCAs in the same manner, which improves the comparability of financial statements. This statement became effective for periods beginning after December 15, 2011 and did not have a significant impact on the City's financial statements for the year ended June 30, 2013.

GASB has issued Statement No. 61, *The Financial Reporting Entity: Omnibus – an amendment of GASB Statements No. 14 and No. 34*. The requirements of this statement result in financial reporting entity financial statements being more relevant by improving guidance for including, presenting, and disclosing information about component units and equity interest transactions of a financial reporting entity. This statement became effective for periods beginning after June 15, 2012 and did not have a significant impact on the City's financial statements for year ended June 30, 2013.

GASB has issued Statement No. 62, *Codification of Accounting and Financial Reporting Guidance Contained in Pre-November 30, 1989 FASB and AICPA Pronouncements*. This statement combines the authoritative accounting and financial reporting of the FASB and the American Institute of Certified Public Accountants ("AICPA"). The statement eliminates the need for financial statement preparers and auditors to determine which FASB and AICPA pronouncement provisions apply to state and local governments. This statement became effective for period beginning after December 15, 2011 and did not have a significant impact on the City's financial statements for the year ended June 30, 2013.

GASB has issued Statement No. 63, *Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position*. The requirement of this statement standardizes the presentation of the deferred inflows and outflows of resources and their effects on a government's net position. This statement became effective for periods beginning after December 15, 2011. The implementation of this statement to the City was limited to renaming of "Net Assets" to "Net Position".

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**2. CASH AND INVESTMENTS**

Cash and investments at June 30, 2013 are classified in the accompanying financial statements as follows:

|                                           | Government-Wide            |                             |                      | Fiduciary<br>Funds   | Total                |
|-------------------------------------------|----------------------------|-----------------------------|----------------------|----------------------|----------------------|
|                                           | Governmental<br>Activities | Business-Type<br>Activities | Total                |                      |                      |
| Cash and investments                      | \$ 49,457,677              | \$ 26,335,522               | \$ 75,793,199        | \$ 9,236,746         | \$ 85,029,945        |
| Cash and investments held by fiscal agent | 15                         | -                           | 15                   | 6,493,849            | 6,493,864            |
| <b>Total cash and investments</b>         | <b>\$ 49,457,692</b>       | <b>\$ 26,335,522</b>        | <b>\$ 75,793,214</b> | <b>\$ 15,730,595</b> | <b>\$ 91,523,809</b> |

Cash and investments at June 30, 2013 consists of the following:

|                                                      |                      |
|------------------------------------------------------|----------------------|
| Cash on hand                                         | \$ 4,450             |
| Demand deposits with financial institutions          | 8,627,086            |
| <b>Total cash and cash equivalents</b>               | <b>8,631,536</b>     |
| Certificates of deposits with financial institutions | 4,836,605            |
| Local Agency Investment Fund (LAIF)                  | 53,248,459           |
| Money market fund                                    | 24,807,209           |
| <b>Total investments</b>                             | <b>82,892,273</b>    |
| <b>Total cash and investments</b>                    | <b>\$ 91,523,809</b> |

The City follows the practice of pooling cash and investments of all funds except for funds required to be held by outside fiscal agents under the provisions of bond indentures.

Interest income earned on pooled cash and investments is allocated quarterly to the general fund, certain designated Special Revenue Funds and Capital Projects funds based on the month-end cash and investment balances. Proceeds obtained from long-term debt issuances including construction, lease payment and reserve fund balances are held by the City or by fiscal agents on behalf of the City and invested in the City's name. Interest income on proceeds of debt is credited directly to the related fund, as defined by the Bond Indenture.

Tax allocation bonds reserve balances held by fiscal agents were transferred to the Successor Agency to the Former Monterey Park Redevelopment Agency and were reported in the Fiduciary Fund.

***Deposits***

At June 30, 2013, the carrying amount of the City's demand deposits was \$8,627,086 and the bank balance was \$9,972,701. The \$1,345,615 difference represents outstanding checks, deposits in transit, and other reconciling items.

***Investments Authorized by the California Government Code and the City's Investment Policy***

Under provisions of the City's investment policy and in accordance with Section 53601 of the California Government Code, the City may invest in the types of investments listed in the table below. The table also identifies certain provisions intended to limit the City's exposure to interest rate risk, credit risk, and concentration of credit risk.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**2. CASH AND INVESTMENTS, CONTINUED**

| Authorized Investment Type                                                                        | Maximum Maturity | Maximum Percentage of Portfolio <sup>(1)</sup> | Investment in One Issuer | Quality                                                      |
|---------------------------------------------------------------------------------------------------|------------------|------------------------------------------------|--------------------------|--------------------------------------------------------------|
| U.S. Treasury Notes, Bonds, or other<br>Certificates of Indebtedness backed<br>by U.S. Government | 3 years          | None                                           | None                     |                                                              |
| U.S. Treasury Zero Coupons                                                                        | 3 years          | 10%                                            | None                     |                                                              |
| Discount notes or notes issued by<br>Agencies of the U.S. Government                              | 3 years          | 50%                                            | None                     |                                                              |
| Banker's acceptances                                                                              | 180 days         | 20%                                            | 30%                      | "Prime" paper                                                |
| Commercial paper                                                                                  | 180 days         | 15%                                            | 10%                      | "A" or higher rating                                         |
| Negotiable Certificates of Deposits                                                               | 2 years          | 20%                                            | None                     | Issuer Insured by FDIC                                       |
| Non-negotiable Certificates of Deposits                                                           | 2 years          | 40%                                            | \$250,000                | Issuer Insured by FDIC                                       |
| Repurchase agreements                                                                             | 14 days          | 10%                                            | None                     | Collateralized by<br>Instruments permitted<br>in City policy |
| Local Agency Investment Fund<br>(LAIF) deposits                                                   | N/A              | Limit set<br>by LAIF                           |                          | Per State Code                                               |

<sup>(1)</sup> Excluding amounts held by bond trustee that are not subject to California Government Code restrictions.

***Investments Authorized by Debt Agreements.***

In addition to the investment types listed above, the City may also invest appropriate funds in money market funds and LAIF in accordance with bond indentures.

***Credit Risk***

Generally, credit risk is the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. LAIF does not have a rating provided by a nationally recognized statistical rating organization.

***Concentration of Credit Risk***

The investment policy of the City, as summarized above, contains certain limitations on the amount that can be invested in any one issuer beyond that stipulated by the California Government Code. There are no investments in any one issuer that represent more than 5% of total City investments other than those in LAIF.

***Custodial Risk***

Custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover its deposits or will not be able to recover collateral securities that are in the possession of an outside party. The custodial credit risk for investments is the risk that, in the event of the failure of the counterparty (e.g. broker-dealer) to a transaction, a government will not be able to recover the value of its investment or collateral securities that are in the possession of another party. The City's investment policy contains the following policy requirements that would limit the exposure to custodial credit risk for deposits: The City's investment policy limits investments in Certificates of Deposits to those insured up to \$250,000 by the Federal Deposit Insurance Corporation.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**2. CASH AND INVESTMENTS, CONTINUED**

***Custodial Risk, Continued***

The California Government Code requires California banks and savings and loan associations to secure a City's deposits by pledging government securities as collateral. The market value of pledged securities must equal at least 110% of the face value of the deposits. California law also allows financial institutions to secure City deposits by pledging first trust deed mortgage notes having a value of 150% of the City's total deposits. The City may waive collateral requirements for deposits which are fully insured by federal depository insurance. However, the City has not waived the collateralization requirements.

***Disclosures Relating to Interest Rate Risk***

Interest rate risk is the risk that changes in market interest rates will adversely affect the fair value of an investment. Generally, the longer the maturity of an investment, the greater the sensitivity of its fair value to changes in market interest rates. As of year-end, the average life-month end maturity of the investments contained in the LAIF investment pool is approximately 268 days.

Information about the sensitivity of the fair values of the City's investments to market interest rate fluctuations is provided by the following table that shows the remaining maturity of each investment:

| Investments                                    | Credit<br>Rating | Fair Value<br>June 30, 2013 | Maturity -<br>12 Months or<br>Less |
|------------------------------------------------|------------------|-----------------------------|------------------------------------|
| Treasury Investments:                          |                  |                             |                                    |
| Certificates of Deposit                        | N/A *            | \$ 4,836,605                | \$ 4,836,605                       |
| Money Market Fund                              | N/A *            | 20,005,403                  | 20,005,403                         |
| LAIF                                           | N/A *            | 51,556,401                  | 51,556,401                         |
| <b>Total Treasury Investments</b>              |                  | <u>76,398,409</u>           | <u>76,398,409</u>                  |
| Investments Held by Fiscal Agents:             |                  |                             |                                    |
| LAIF                                           | N/A *            | 1,692,058                   | 1,692,058                          |
| Money Market Fund                              | N/A *            | 4,801,806                   | 4,801,806                          |
| <b>Total Investments Held by Fiscal Agents</b> |                  | <u>6,493,864</u>            | <u>6,493,864</u>                   |
| <b>Total Investments</b>                       |                  | <u><u>\$ 82,892,273</u></u> | <u><u>\$ 82,892,273</u></u>        |

\* There is no rating for the Investments in LAIF, Certificates of Deposit, or for the Money Market Fund.

***Investment in State Investment Pool***

The City is a voluntary participant in LAIF which is regulated by California Government Code Section 16429 under the oversight of the Treasurer of the State of California. The fair value of the City's investment in this pool is reported in the accompanying financial statements at amounts based upon the City's pro-rata share of the fair value provided by LAIF for the entire LAIF portfolio (in relation to the amortized cost of that portfolio). The balance available for withdrawal is based on the accounting records maintained by LAIF, which are recorded on an amortized cost basis.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**2. CASH AND INVESTMENTS, CONTINUED**

The City's investments with LAIF at June 30, 2013, included a portion of the pool funds invested in Structured Notes and Asset-Backed Securities:

Structured Notes: debt securities (other than asset-backed securities) whose cash flow characteristics (coupon rate, redemption amount, or stated maturity) depend upon one or more indices and/or that have embedded forwards or options.

Asset-Backed Securities: generally mortgage-backed securities that entitle their purchasers to receive a share of the cash flows from a pool of assets such as principal and interest repayments from a pool of mortgages (for example, Collateralized Mortgage Obligations) or credit card receivables.

As of June 30, 2013, the City had \$53,248,459, of which \$1,692,058 are held by fiscal agents, invested in LAIF, which had invested 1.96% of the pool investment funds in Structured Notes and Asset-Backed Securities. The LAIF fair value factor of 1.000273207 was used to calculate the fair value of the investments in LAIF.

**3. RECEIVABLES**

Receivables of the City as of June 30, 2013 were:

|                                                 | Governmental<br>Activities | Business-Type<br>Activities | Total               |
|-------------------------------------------------|----------------------------|-----------------------------|---------------------|
| <b>Accounts Receivable:</b>                     |                            |                             |                     |
| Property taxes                                  | \$ 1,349,619               | \$ -                        | \$ 1,349,619        |
| Sales taxes                                     | -                          | -                           | -                   |
| Utility taxes                                   | -                          | -                           | -                   |
| Water, sewer and refuse sales                   | -                          | 2,249,087                   | 2,249,087           |
| Subvention and grants                           | -                          | -                           | -                   |
| Separation benefits                             | 12,854                     | -                           | 12,854              |
| Other                                           | 2,391,425                  | -                           | 2,391,425           |
| <b>Total Accounts Receivable</b>                | <b>\$ 3,753,898</b>        | <b>\$ 2,249,087</b>         | <b>\$ 6,002,985</b> |
| <b>Interest Receivable</b>                      | <b>\$ 111,294</b>          | <b>\$ -</b>                 | <b>\$ 111,294</b>   |
| <b>Loans Receivable:</b>                        |                            |                             |                     |
| Residential Rehabilitation (CDBG) (See Note 10) | \$ 48,015                  | \$ -                        | \$ 48,015           |
| SERA Program (See Note 10)                      | 185,300                    | -                           | 185,300             |
| Pacific Housing Loan (See Note 10)              | 218,280                    | -                           | 218,280             |
| Pacific Bridge Loan (See Note 10)               | 369,691                    | -                           | 369,691             |
| First-Time Homebuyers                           | 180,962                    | -                           | 180,962             |
| Critical Maintenance (Housing)                  | 87,527                     | -                           | 87,527              |
| Critical Maintenance (Grants)                   | 126,743                    | -                           | 126,743             |
| Abajo del Sol Loan                              | 2,056,940                  | -                           | 2,056,940           |
| Low/Mod Housing Deferred Loan                   | 1,186,222                  | -                           | 1,186,222           |
| Subtotal                                        | 4,459,680                  | -                           | 4,459,680           |
| Less Allowance for Uncollectible Loans          | (2,452,172)                | -                           | (2,452,172)         |
| <b>Total Loans Receivable</b>                   | <b>\$ 2,007,508</b>        | <b>\$ -</b>                 | <b>\$ 2,007,508</b> |
| <b>Total Receivables</b>                        | <b>\$ 5,872,700</b>        | <b>\$ 2,249,087</b>         | <b>\$ 8,121,787</b> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**3. RECEIVABLES, CONTINUED**

*Following is the detail of Loans Receivable:*

- A. **Residential Rehabilitation:** The City provided low interest financing for the rehabilitation of residential sites within the City through the Community Development Block Grant program. The amount of outstanding loan balances at June 30, 2013 is \$48,015 and has been recorded as notes receivable in the Special Revenue Grants Fund.
- B. **SERA Program:** The City participated in the State Earthquake Rehabilitation Assistance ("SERA") program to assist residents with the application and loan processes for residential repairs and rehabilitation following the October 1987 Whittier-Narrows earthquake. The outstanding balance of loans placed through the program is \$185,300 at June 30, 2013 and has been recorded as notes receivable in the Special Revenue Grants Fund.
- C. **Pacific Housing Loan:** On July 21, 2004, the City entered into an agreement to provide a loan to Pacific Housing Development Corporation for the purpose of construction and renovation of an affordable housing facility for persons with developmental disabilities. The loan, funded in April 2005, consists of a permanent residual receipts loan in the amount of \$175,000 and a subordinated construction loan in the amount of \$225,000. The subordinated construction loan has been paid off by Pacific Housing in 2008-09. Other remaining amounts bear interest at the rate of three percent per annum until paid. The loan was funded by use of Federal HOME Program funds and is reported in the Special Revenue Grants Fund. At June 30, 2013, outstanding principal and interest are \$175,000 and \$43,280, respectively.
- D. **Pacific Bridge Loan:** In 1995, the former Redevelopment Agency entered into a thirty-year loan agreement with Pacific Bridge Housing Corporation for the purpose of construction and renovation of a disabled adult affordable housing facility. In the agreement the former Redevelopment Agency agreed to loan to Pacific Bridge Housing up to the maximum sum of \$240,478 bearing interest at the rate of three percent per annum until paid. Principal and interest payments are due in annual installments commencing upon February 15 of the first full calendar year following the date of the initial occupancy of the facility and continuing annually thereafter on each successive February 15 through and including the date which is thirty (30) years after the Repayment Commencement Date. The amount of such annual installments payable by Borrower is based on the Annual Residential Receipt Installments as described in the agreement. During 1996-97, the loan was funded by the use of federal HOME Program funds, and is reported in the Special Revenue Grants Fund. At June 30, 2013, outstanding principal and interest are \$240,478 and \$129,213, respectively.
- E. **First Time Homebuyers:** Beginning 1996-97, the City provided second mortgage loans through the First-time Homebuyer Program to assist qualified first-time homebuyers to purchase residences. All second loans will be fixed at an interest rate of five percent (5%) and for a term of thirty (30) years. If the buyer retains the property for thirty (30) years, both principal and interest will be forgiven. The loans were transferred from the former Redevelopment Agency's Housing Capital Projects Fund to the City's Special Revenue Housing Fund on February 1, 2012 due to the dissolution of the former Redevelopment Agency. At June 30, 2013, \$180,962 is the amount of outstanding loan balances, and has been reported as notes receivable with an offset of allowance for uncollectible notes in the Special Revenue Housing Fund in the fund level financial statements and in the government-wide statements.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**3. RECEIVABLES, CONTINUED**

- F. Critical Maintenance:** Beginning in 1997-98, the City offered low interest rate loans through the Critical Maintenance Loan Program to assist low and moderate income homeowners for essential or emergency repairs. At June 30, 2013, the loans outstanding totaled \$214,270. Of this amount, \$87,527 is funded by the Agency's Housing Capital Projects Fund and \$126,743 is funded by the Federal HOME Program Grants Fund. The outstanding loan balance of \$87,527 was transferred from the Agency's Housing Set Aside Fund to the City's Special Revenue Housing Fund and has been reported as notes receivable with an offset of allowance for uncollectible notes in the fund level financial statements and in the government-wide statements. The outstanding loan balance of \$126,743 has been reported as notes receivable with an offset of allowance for uncollectible notes in the Special Revenue Grants Fund in the fund level financial statements and in the government-wide statements.
- G. Abajo del Sol:** In 1998, the Housing Authority and the Abajo del Sol, Limited Partnership had entered into a housing development agreement. Under the agreement, the Agency provided to the Developer a \$1.2 million loan bearing interest at the rate of 5.1% percent per annum for the construction of 60 units of affordable housing for senior citizens. On or before March 15<sup>th</sup> of each year, the Borrower shall pay lender an amount equal to the applicable percentage of the Net Cash Flow attributable to the prior calendar year. The loan is funded by the Federal HOME Program Grants Fund. At June 30, 2013, outstanding principal and interest being recorded as notes receivable are \$1,187,345 and \$869,595, respectively in the Special Revenue Grants Fund with an offset of allowance for uncollectible notes in the fund level financial statement and in the government-wide statements.
- H. Low/Mod Housing Deferred Loans:** State law requires redevelopment agencies to set aside 20 percent of their tax increment revenues for low/mod housing. In 1997, the former Redevelopment Agency approved a plan to set aside future tax increment revenue in addition to the regular 20 percent set aside requirements. The former Redevelopment Agency was dissolved on February 1, 2012. This commitment became a liability to the Successor Agency due to the City's Special Revenue Housing Fund. A summary of the repayment plan is presented below:

| For the year ending<br>June 30, | Amount              |
|---------------------------------|---------------------|
| 2024-2029                       | \$ 500,000          |
| 2030-2034                       | 450,000             |
| 2035-2039                       | 236,222             |
| Total                           | <u>\$ 1,186,222</u> |

**4. INTERFUND TRANSACTIONS**

Internal receivables and payables were as follows at June 30, 2013 which represents internal balances between the governmental activities and business-type activities:

| Internal Receivable      | Internal Payable        |
|--------------------------|-------------------------|
|                          | Governmental Activities |
| Business-type Activities | \$ 345,600              |
| Total                    | <u>\$ 345,600</u>       |



**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**4. INTERFUND TRANSACTIONS, CONTINUED**

Individual interfund receivables and payables were as follows at June 30, 2013:

|                             | Due from Other Funds |                  |
|-----------------------------|----------------------|------------------|
|                             | Governmental Fund    |                  |
|                             | General Fund         |                  |
| Due to Other Funds          |                      |                  |
| <b>Governmental Funds:</b>  |                      |                  |
| Special Revenue Grants Fund | \$                   | 1,105,193        |
| Nonmajor Governmental Funds |                      | 175,305          |
| <b>Total</b>                | <b>\$</b>            | <b>1,280,498</b> |

The interfund balances resulted from reimbursable expenditures occurring while the revenues with which to reimburse those expenditures had not yet been received. All balances are expected to be reimbursed within the subsequent year.

|                            | Transfers In            |              |
|----------------------------|-------------------------|--------------|
|                            | Governmental Funds      |              |
|                            | Special Revenue Housing |              |
| Transfers Out              |                         |              |
| <b>Governmental Funds:</b> |                         |              |
| Special Revenue Grants     | \$                      | 9,466        |
| <b>Total</b>               | <b>\$</b>               | <b>9,466</b> |

Transfers are used to move revenues from the fund that statute or budget requires to collect them to the fund that statute or budget requires to expend them. Transfers from the Special Revenue Grants Fund to the Special Revenue Housing Fund were for rental rehabilitation income for \$9,466.

**5. ADVANCES TO FIDUCIARY FUND**

In 2009, the State passed legislation in taking away redevelopment funds from local Agencies as part of an effort to address its budget deficit. Furthermore, SB 68 was signed into law which allowed agencies to use accumulated housing funds to pay for the State required Supplemental Educational Revenue Augmentation Funds (SERAF) payments. On August 4, 2010, the former Redevelopment Agency passed two resolutions, RA 661 and 662, authorizing the Takeaway Loan to be made from the former Redevelopment Agency Capital Projects Fund (Housing Set Aside Fund) to the former Redevelopment Agency Debt Service Fund (Atlantic-Garvey and Merged Project Areas), in an amount of \$1,459,258 and \$1,142,640, respectively, without interest. This Takeaway Loan in the amount of \$2,601,898 will be paid back to the Special Revenue Housing Fund by June 30, 2015.

On May 4, 2011, the Agency passed two resolutions, RA 682 and 683, authorizing additional Takeaway Loans to be made from the Redevelopment Agency Capital Projects Fund (Housing Set Aside Fund) to the Redevelopment Agency Debt Service Fund (Atlantic-Garvey and Merged Project Areas), in an amount of \$300,436 and \$235,249, respectively. The interest is accumulated at LAIF rate. This Takeaway loan in the amount of \$535,685 will be paid back to the Special Revenue Housing Fund by June 30, 2016.

The outstanding balance at January 31, 2012 in the amount of \$2,617,203 was transferred from the former Redevelopment Agency Debt Service Fund to the Successor Agency on February 1, 2012 due to the dissolution of the former Redevelopment Agency.

The Advances to the Fiduciary Fund balance at June 30, 2013 amounted to \$1,989,686.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**6. LAND HELD FOR RESALE**

Land held for resale is generally acquired for redevelopment through the use of disposition and development agreements. At June 30, 2013, the total land held for resale in the amount of \$5,646,937 is reported in the private purpose trust funds. This included the \$4,233,000 Hotel Site and the \$1,413,937 Garvey Lot held under the Successor Agency to the Former Monterey Park Redevelopment Agency.

**7. CAPITAL ASSETS**

At June 30, 2013, the capital assets balances for the City are as follows:

|                                                     | <b>Governmental<br/>Activities</b> | <b>Business-Type<br/>Activities</b> | <b>Total</b>                |
|-----------------------------------------------------|------------------------------------|-------------------------------------|-----------------------------|
| <b>Capital Assets, Not Being Depreciated:</b>       |                                    |                                     |                             |
| Land                                                | \$ 12,613,500                      | \$ 499,975                          | \$ 13,113,475               |
| Construction in progress                            | 1,443,491                          | 580,359                             | 2,023,850                   |
| <b>Total Capital Assets, Not Being Depreciated</b>  | <u>14,056,991</u>                  | <u>1,080,334</u>                    | <u>15,137,325</u>           |
| <b>Capital Assets, Being Depreciated:</b>           |                                    |                                     |                             |
| Buildings                                           | 29,048,150                         | 285,050                             | 29,333,200                  |
| Improvements                                        | 10,742,191                         | 39,163,622                          | 49,905,813                  |
| Equipment                                           | 22,510,241                         | 2,646,888                           | 25,157,129                  |
| Infrastructure                                      | 27,774,862                         | 10,008,655                          | 37,783,517                  |
| <b>Total Capital Assets, Being Depreciated</b>      | <u>90,075,444</u>                  | <u>52,104,215</u>                   | <u>142,179,659</u>          |
| <b>Less Accumulated Depreciation:</b>               |                                    |                                     |                             |
| Buildings                                           | (10,702,073)                       | (104,381)                           | (10,806,454)                |
| Improvements                                        | (3,394,421)                        | (16,757,273)                        | (20,151,694)                |
| Equipment                                           | (19,222,241)                       | (2,434,562)                         | (21,656,803)                |
| Infrastructure                                      | (17,959,713)                       | (8,541,239)                         | (26,500,952)                |
| <b>Total Accumulated Depreciation</b>               | <u>(51,278,448)</u>                | <u>(27,837,455)</u>                 | <u>(79,115,903)</u>         |
| <b>Total Capital Assets, Being Depreciated, Net</b> | <u>38,796,996</u>                  | <u>24,266,760</u>                   | <u>63,063,756</u>           |
| <b>Total Capital Assets, Net</b>                    | <u><u>\$ 52,853,987</u></u>        | <u><u>\$ 25,347,094</u></u>         | <u><u>\$ 78,201,081</u></u> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**7. CAPITAL ASSETS, CONTINUED**

**Governmental Activities**

A summary of changes in capital asset activity for the year ended June 30, 2013 is as follows:

|                                                     | <b>Balance</b><br><b>July 1, 2012</b> | <b>Additions</b>    | <b>Deletions</b> | <b>Balance</b><br><b>June 30, 2013</b> |
|-----------------------------------------------------|---------------------------------------|---------------------|------------------|----------------------------------------|
| <b>Capital Assets, Not Being Depreciated:</b>       |                                       |                     |                  |                                        |
| Land                                                | \$ 12,613,500                         | \$ -                | \$ -             | \$ 12,613,500                          |
| Construction in progress                            | 826,417                               | 617,074             | -                | 1,443,491                              |
| <b>Total Capital Assets, Not Being Depreciated</b>  | <b>13,439,917</b>                     | <b>617,074</b>      | <b>-</b>         | <b>14,056,991</b>                      |
| <b>Capital Assets, Being Depreciated:</b>           |                                       |                     |                  |                                        |
| Buildings                                           | 28,468,213                            | 579,937             | -                | 29,048,150                             |
| Improvements                                        | 10,742,191                            | -                   | -                | 10,742,191                             |
| Equipment                                           | 20,595,661                            | 2,358,258           | (443,678)        | 22,510,241                             |
| Infrastructure                                      | 26,666,747                            | 1,108,115           | -                | 27,774,862                             |
| <b>Total Capital Assets, Being Depreciated</b>      | <b>86,472,812</b>                     | <b>4,046,310</b>    | <b>(443,678)</b> | <b>90,075,444</b>                      |
| <b>Less Accumulated Depreciation:</b>               |                                       |                     |                  |                                        |
| Buildings                                           | (10,126,985)                          | (575,088)           | -                | (10,702,073)                           |
| Improvements                                        | (3,154,891)                           | (239,530)           | -                | (3,394,421)                            |
| Equipment                                           | (18,589,411)                          | (1,076,508)         | 443,678          | (19,222,241)                           |
| Infrastructure                                      | (17,403,827)                          | (555,886)           | -                | (17,959,713)                           |
| <b>Total Accumulated Depreciation</b>               | <b>(49,275,114)</b>                   | <b>(2,447,012)</b>  | <b>443,678</b>   | <b>(51,278,448)</b>                    |
| <b>Total Capital Assets, Being Depreciated, Net</b> | <b>37,197,698</b>                     | <b>1,599,298</b>    | <b>-</b>         | <b>38,796,996</b>                      |
| <b>Total Capital Assets, Net</b>                    | <b>\$ 50,637,615</b>                  | <b>\$ 2,216,372</b> | <b>\$ -</b>      | <b>\$ 52,853,987</b>                   |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**7. CAPITAL ASSETS, CONTINUED**

**Business-Type Activities**

A summary of changes in capital asset activity for the year ended June 30, 2013 is as follows:

|                                                     | Balance<br>July 1, 2012 | Additions           | Deletions       | Balance<br>June 30, 2013 |
|-----------------------------------------------------|-------------------------|---------------------|-----------------|--------------------------|
| <b>Capital Assets, Not Being Depreciated:</b>       |                         |                     |                 |                          |
| Land                                                | \$ 499,975              | \$ -                | \$ -            | \$ 499,975               |
| Construction in progress                            | 552,886                 | 27,473              | -               | 580,359                  |
| <b>Total Capital Assets, Not Being Depreciated</b>  | <u>1,052,861</u>        | <u>27,473</u>       | <u>-</u>        | <u>1,080,334</u>         |
| <b>Capital Assets, Being Depreciated:</b>           |                         |                     |                 |                          |
| Buildings                                           | 285,050                 | -                   | -               | 285,050                  |
| Improvements                                        | 38,683,252              | 480,370             | -               | 39,163,622               |
| Equipment                                           | 2,554,031               | 115,681             | (22,824)        | 2,646,888                |
| Infrastructure                                      | 10,008,655              | -                   | -               | 10,008,655               |
| <b>Total Capital Assets, Being Depreciated</b>      | <u>51,530,988</u>       | <u>596,051</u>      | <u>(22,824)</u> | <u>52,104,215</u>        |
| <b>Less Accumulated Depreciation:</b>               |                         |                     |                 |                          |
| Buildings                                           | (98,792)                | (5,589)             | -               | (104,381)                |
| Improvements                                        | (15,684,702)            | (1,072,571)         | -               | (16,757,273)             |
| Equipment                                           | (2,375,005)             | (82,381)            | 22,824          | (2,434,562)              |
| Infrastructure                                      | (8,452,598)             | (88,641)            | -               | (8,541,239)              |
| <b>Total Accumulated Depreciation</b>               | <u>(26,611,097)</u>     | <u>(1,249,182)</u>  | <u>22,824</u>   | <u>(27,837,455)</u>      |
| <b>Total Capital Assets, Being Depreciated, Net</b> | <u>24,919,891</u>       | <u>(653,131)</u>    | <u>-</u>        | <u>24,266,760</u>        |
| <b>Total Capital Assets, Net</b>                    | <u>\$ 25,972,752</u>    | <u>\$ (625,658)</u> | <u>\$ -</u>     | <u>\$ 25,347,094</u>     |

Depreciation expense of \$3,696,194 was charged to the following functions:

|                        | Governmental<br>Activities | Business-Type<br>Activities | Total               |
|------------------------|----------------------------|-----------------------------|---------------------|
| General government     | \$ 237,305                 | \$ -                        | \$ 237,305          |
| Public safety          | 888,299                    | -                           | 888,299             |
| Community development  | 40,933                     | -                           | 40,933              |
| Culture and recreation | 611,359                    | -                           | 611,359             |
| Street and highways    | 669,116                    | -                           | 669,116             |
| Water                  | -                          | 1,147,002                   | 1,147,002           |
| Refuse                 | -                          | 1,665                       | 1,665               |
| Sewer                  | -                          | 100,515                     | 100,515             |
| <b>Total</b>           | <u>\$ 2,447,012</u>        | <u>\$ 1,249,182</u>         | <u>\$ 3,696,194</u> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**8. CAPITALIZED LEASE OBLIGATIONS**

The City has entered into lease agreements with Municipal Leasing Associates, San Gabriel Valley Municipal Water District and California Infrastructure and Economic Development Bank, to finance water system energy retrofit programs, water volatile organic chemicals treatment and La Loma and Highland Reservoirs project, Police Computer Aided Dispatch and Records Management System (CAD/RMS), and has recorded the transactions in the Governmental Fund and Water Fund. These leases are classified as capital leases for accounting purposes and therefore have been recorded at the present value of the future minimum lease payments at the date of inception of the leases.

The assets acquired through capital leases are as follows:

| <b>Assets</b>                  | <b>Governmental<br/>Activities</b> | <b>Business-Type<br/>Activities</b> | <b>Total</b>        |
|--------------------------------|------------------------------------|-------------------------------------|---------------------|
| Machinery and Equipment        | \$ 1,771,926                       | \$ -                                | \$ 1,771,926        |
| Improvements                   | -                                  | 10,115,694                          | 10,115,694          |
| Construction in Progress       | -                                  | 216,258                             | 216,258             |
|                                | 1,771,926                          | 10,331,952                          | 12,103,878          |
| Less: Accumulated Depreciation | (1,771,926)                        | (3,026,099)                         | (4,798,025)         |
| <b>Total</b>                   | <b>\$ -</b>                        | <b>\$ 7,305,853</b>                 | <b>\$ 7,305,853</b> |

Future minimum lease payments under these capital leases are as follows:

| <b>Fiscal Year</b>                                       | <b>Governmental<br/>Activities</b> | <b>Business-Type<br/>Activities</b> | <b>Total</b>        |
|----------------------------------------------------------|------------------------------------|-------------------------------------|---------------------|
| 2014                                                     | \$ 165,867                         | \$ 666,655                          | \$ 832,522          |
| 2015                                                     | 165,867                            | 666,109                             | 831,976             |
| 2016                                                     | 165,867                            | 665,547                             | 831,414             |
| 2017                                                     | 165,867                            | 664,970                             | 830,837             |
| 2018                                                     | 165,867                            | 664,378                             | 830,245             |
| 2019-2023                                                | 497,609                            | 1,499,489                           | 1,997,098           |
| 2024-2028                                                | -                                  | 549,028                             | 549,028             |
| 2029-2031                                                | -                                  | 328,494                             | 328,494             |
| <b>Subtotal</b>                                          | <b>1,326,944</b>                   | <b>5,704,670</b>                    | <b>7,031,614</b>    |
| <b>Less amount representing interest</b>                 | <b>(221,140)</b>                   | <b>(739,065)</b>                    | <b>(960,205)</b>    |
| <b>Present Value of Future<br/>Minimum Lease Payment</b> | <b>\$ 1,105,804</b>                | <b>\$ 4,965,605</b>                 | <b>\$ 6,071,409</b> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT**

Changes in long-term debt for the City for the year ended June 30, 2013 are as follows:

| <b>Governmental Activities</b>                         | <b>Balance<br/>July 1, 2012</b> | <b>Additions</b>    | <b>Deletions</b>      | <b>Balance<br/>June 30, 2013</b> | <b>Amount<br/>Due Within<br/>One Year</b> | <b>Amount<br/>Due In More<br/>Than One Year</b> |
|--------------------------------------------------------|---------------------------------|---------------------|-----------------------|----------------------------------|-------------------------------------------|-------------------------------------------------|
| <b>Bonds Payable:</b>                                  |                                 |                     |                       |                                  |                                           |                                                 |
| 2004 Taxable Pension Obligation Bonds                  | \$ 15,850,000                   | \$ -                | \$ (485,000)          | \$ 15,365,000                    | \$ 475,000                                | \$ 14,890,000                                   |
| <b>Total bonds payable</b>                             | <u>15,850,000</u>               | <u>-</u>            | <u>(485,000)</u>      | <u>15,365,000</u>                | <u>475,000</u>                            | <u>14,890,000</u>                               |
| <b>Loans and Notes Payable</b>                         |                                 |                     |                       |                                  |                                           |                                                 |
| HUD Section 108 Loans Payable                          | 4,487,000                       | -                   | (298,000)             | 4,189,000                        | 316,000                                   | 3,873,000                                       |
| Library Special Tax Revenue Notes Series 2005          | 2,038,078                       | -                   | (308,453)             | 1,729,625                        | 320,318                                   | 1,409,307                                       |
| <b>Total loans and notes payable</b>                   | <u>6,525,078</u>                | <u>-</u>            | <u>(606,453)</u>      | <u>5,918,625</u>                 | <u>636,318</u>                            | <u>5,282,307</u>                                |
| Compensated Absences Payable                           | 4,684,970                       | 380,000             | (435,917)             | 4,629,053                        | 462,905                                   | 4,166,148                                       |
| Claims and Judgments Payable (Note 13)                 | 6,584,387                       | 2,169,690           | (2,183,970)           | 6,570,107                        | 2,628,043                                 | 3,942,064                                       |
| Capital Lease Obligations (Note 8)                     | 1,218,566                       | -                   | (112,762)             | 1,105,804                        | 117,849                                   | 987,955                                         |
| Net Other Postemployment Benefits Obligation (Note 12) | 9,224,572                       | 2,177,390           | -                     | 11,401,962                       | -                                         | 11,401,962                                      |
| <b>Total Governmental Activities</b>                   | <u>\$ 44,087,573</u>            | <u>\$ 4,727,080</u> | <u>\$ (3,824,102)</u> | <u>\$ 44,990,551</u>             | <u>\$ 4,320,115</u>                       | <u>\$ 40,670,436</u>                            |

| <b>Business-Type Activities</b>                        | <b>Balance<br/>July 1, 2012</b> | <b>Additions</b>  | <b>Deletions</b>    | <b>Balance<br/>June 30, 2013</b> | <b>Amount<br/>Due Within<br/>One Year</b> | <b>Amount<br/>Due In More<br/>Than One Year</b> |
|--------------------------------------------------------|---------------------------------|-------------------|---------------------|----------------------------------|-------------------------------------------|-------------------------------------------------|
| Compensated Absences Payable                           | \$ 522,307                      | \$ 155,511        | \$ (52,231)         | \$ 625,587                       | \$ 62,557                                 | \$ 563,030                                      |
| Capital Lease Obligations (Note 8)                     | 5,533,108                       | -                 | (567,503)           | 4,965,605                        | 573,524                                   | 4,392,081                                       |
| Net Other Postemployment Benefits Obligation (Note 12) | 686,428                         | 181,610           | -                   | 868,038                          | -                                         | 868,038                                         |
| <b>Total Business-Type Activities</b>                  | <u>\$ 6,741,843</u>             | <u>\$ 337,121</u> | <u>\$ (619,734)</u> | <u>\$ 6,459,230</u>              | <u>\$ 636,081</u>                         | <u>\$ 5,823,149</u>                             |

Internal service funds predominately serve the governmental funds. Accordingly, long-term liabilities are included as part of the above totals for governmental activities. At June 30, 2013, \$68,884 in compensated absences and \$6,570,107 in claims and judgments of internal service funds are included as part of the totals long-term debt for governmental activities.

Typically, the General Fund has been used to liquidate the liability for claims and judgments, compensated absences, net pension obligation and net other postemployment benefits obligation for the governmental activities.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

***2004 Taxable Pension Obligation Bonds***

On June 29, 2004, the City pursuant to an Agreement with the California Statewide Communities Development Authority, issued \$17,405,000 in Taxable Pension Obligation Bonds, 2004 Series A-1. These Bonds were issued to refund the unfunded liabilities of the City's Safety Plan to the California Public Employees' Retirement System (CALPERS). The City is contractually obligated to appropriate and make payments to CALPERS arising as a result of retirement benefits accruing to members of CALPERS. The City's obligation includes, among others, the requirement to amortize the unfunded accrued actuarial liability over a multi-year period. On June 29, 2004, the City contributed \$17,012,841 of the bond proceeds to CALPERS to fund a portion of the unfunded liability for the Safety Plan that provides retirement benefits to the City's sworn Police Officers and Firefighters. This transaction resulted in a net economic gain of \$3,193,368.

Bond interest is payable semi-annually on June 1 and December 1 commencing December 1, 2004. The rate of interest varies from 4.510% to 6.076% per annum. Principal is payable in annual installments ranging from \$25,000 to \$1,350,000 commencing on June 1, 2009 and ending on June 1, 2034. On or before August 1<sup>st</sup> of each year, the City is required to deposit with the trustee the amount equal to the next year's debt service payment in lieu of a reserve requirement.

Optional Redemption: The bonds maturing on or before June 1, 2016 will not be subject to optional redemption. The bonds maturing on June 1, 2024 and on June 1, 2034 are subject to optional redemption prior to maturity at the option of the Authority, in whole or in part on any date at a redemption price equal to the greater of (1) 100% of principal to be redeemed or (2) present value of the remaining debt service discounted at Treasury Rate plus 10.0 basis points for the 2024 Term Bonds or plus 12.5 basis points for the 2034 Term Bonds. Bonds will be selected for redemption on a pro rata basis for both the optional and mandatory sinking fund redemption.

\$15,365,000

***Section 108 Loan Program***

In August 2002, the City participated in the U.S. Department of Housing and Urban Development Section 108 Loan Guarantee Program and received note proceeds of \$6,500,000. The City uses the proceeds for the development of the Market Place project. The annual debt service payments are funded through the City's Community Development Block Grant funds. Interest rates range from 1.75% to 6.12%. Interest payments are made semiannually on August 1 and February 1. Principal payments are made on August 1 of each year and continue until the year 2023.

\$4,189,000

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

***Library Special Tax Revenue Note Series 2005***

In June 2005, the City entered into a Library Facility Financing Agreement with Baruch and Company and received proceeds of \$3,900,000 to be used for the expansion of the Monterey Park Bruggemeyer Library. The note was issued for capital purpose. The note was then assigned to Sun Trust Leasing Corporation. The annual debt service payments are funded through the City's Special Library Tax. The interest rate is a fixed 3.81%. Principal and interest payments of \$191,597 are made semiannually on December 15 and June 15 beginning December 15, 2005 and continuing until the year 2018.

The note is secured by City's Special Library Tax. Annual Principal and interest payments on the note are expected to require less than 80% of net revenues. The amount of principal and interest outstanding at June 30, 2013 totaled \$1,915,970. Principal and interest paid for the current year is \$383,197 and the net library tax revenue was \$497,160.

\$1,729,625

Total Pension Obligation Bonds, Section 108 Loan Program, and Library Special Tax Revenue Note

**\$21,283,625**

The summary of future debt service requirements on the tax allocation bonds, pension obligation bonds, Section 108 Loan, and Library Special Tax Revenue Note is as follows:

|           | <b>Pension Obligation Bonds</b> |                      | <b>HUD Section 108 Loan</b> |                     | <b>Library Special Tax</b> |                   | <b>Total</b>         |
|-----------|---------------------------------|----------------------|-----------------------------|---------------------|----------------------------|-------------------|----------------------|
|           | <b>Principal</b>                | <b>Interest</b>      | <b>Principal</b>            | <b>Interest</b>     | <b>Principal</b>           | <b>Interest</b>   |                      |
| 2014      | \$ 475,000                      | \$ 919,315           | \$ 316,000                  | \$ 235,140          | \$ 320,318                 | \$ 62,876         | \$ 2,328,649         |
| 2015      | 465,000                         | 893,627              | 335,000                     | 217,687             | 332,639                    | 50,556            | 2,294,509            |
| 2016      | 455,000                         | 868,015              | 356,000                     | 198,695             | 345,433                    | 37,762            | 2,260,905            |
| 2017      | 450,000                         | 842,589              | 378,000                     | 178,082             | 358,719                    | 24,475            | 2,231,865            |
| 2018      | 445,000                         | 816,057              | 401,000                     | 155,796             | 372,516                    | 10,677            | 2,201,046            |
| 2019-2023 | 2,155,000                       | 3,692,624            | 2,403,000                   | 380,792             | -                          | -                 | 8,631,416            |
| 2024-2028 | 3,895,000                       | 2,915,134            | -                           | -                   | -                          | -                 | 6,810,134            |
| 2029-2033 | 5,675,000                       | 1,485,582            | -                           | -                   | -                          | -                 | 7,160,582            |
| 2034      | 1,350,000                       | 82,026               | -                           | -                   | -                          | -                 | 1,432,026            |
|           | <u>\$ 15,365,000</u>            | <u>\$ 12,514,969</u> | <u>\$ 4,189,000</u>         | <u>\$ 1,366,192</u> | <u>\$ 1,729,625</u>        | <u>\$ 186,346</u> | <u>\$ 35,351,132</u> |



**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

Changes in long-term debt for the Successor Agency for the year ended June 30, 2013 are as follows:

| <u>Successor Agency</u>                                                           | <u>Balance</u><br><u>July 1, 2012</u> | <u>Additions</u>    | <u>Deletions</u>      | <u>Balance</u><br><u>June 30, 2013</u> | <u>Amount</u><br><u>Due Within</u><br><u>One Year</u> | <u>Amount</u><br><u>Due In More</u><br><u>Than One Year</u> |
|-----------------------------------------------------------------------------------|---------------------------------------|---------------------|-----------------------|----------------------------------------|-------------------------------------------------------|-------------------------------------------------------------|
| <b>Bonds Payable:</b>                                                             |                                       |                     |                       |                                        |                                                       |                                                             |
| 1998 Tax Allocation Revenue Bonds -<br>Merged Redevelopment Project               | \$ 8,235,000                          | \$ -                | \$ (340,000)          | \$ 7,895,000                           | \$ 360,000                                            | \$ 7,535,000                                                |
| 2002 Tax Allocation Bonds -<br>Atlantic - Garvey Project<br>Redevelopment Project | 17,575,000                            | -                   | (870,000)             | 16,705,000                             | 900,000                                               | 15,805,000                                                  |
| <b>Total bonds payable</b>                                                        | <b>25,810,000</b>                     | <b>-</b>            | <b>(1,210,000)</b>    | <b>24,600,000</b>                      | <b>1,260,000</b>                                      | <b>23,340,000</b>                                           |
| <b>Loans and Notes Payable</b>                                                    |                                       |                     |                       |                                        |                                                       |                                                             |
| Tax Increment Deferred Loan -<br>Atlantic/Garvey Project                          | 6,665,463                             | 705,187             | -                     | 7,370,650                              | -                                                     | 7,370,650                                                   |
| Tax Increment Deferred Loan -<br>Merged Project                                   | 27,945,336                            | 3,620,206           | -                     | 31,565,542                             | -                                                     | 31,565,542                                                  |
| Low/Mod Housing Deferred Loans                                                    | 1,186,222                             | -                   | -                     | 1,186,222                              | -                                                     | 1,186,222                                                   |
| <b>Total loans and notes payable</b>                                              | <b>35,797,021</b>                     | <b>4,325,393</b>    | <b>-</b>              | <b>40,122,414</b>                      | <b>-</b>                                              | <b>40,122,414</b>                                           |
| <b>Total Successor Agency</b>                                                     | <b>\$ 61,607,021</b>                  | <b>\$ 4,325,393</b> | <b>\$ (1,210,000)</b> | <b>\$ 64,722,414</b>                   | <b>\$ 1,260,000</b>                                   | <b>\$ 63,462,414</b>                                        |

Tax Allocation Bonds

1998 Tax Allocation Revenue Bonds (Merged Project)

On October 14, 1998, the Monterey Park Public Financing Authority issued the 1998 Tax Allocation Revenue Bonds in the principal amount of \$11,610,000. The proceeds were loaned to the Monterey Park Redevelopment Agency to advance refund the 1977 Freeway Bonds and to finance additional redevelopment activities within its Merged Project Area. The bonds are secured by a pledge of the tax revenues from the Merged Project Area and were issued in denominations of \$5,000, with interest rates ranging from 3.8% to 5.3%. Interest payments are payable semiannually on March 1 and September 1. Principal payments are due on March 1 of each year and continue until the year 2028.

Optional Redemption: The bonds due on or after March 1, 2009 are subject to optional redemption as a whole or in part by such maturities as the Authority may designate and by lot within a maturity, on any date on or after March 1, 2008, at the following respective redemption prices (expressed as percentages of the principal amount of Bonds to be redeemed) plus accrued interest to the redemption date:

| <u>Redemption Period</u>           | <u>Redemption</u><br><u>Price</u> |              |
|------------------------------------|-----------------------------------|--------------|
| March 1, 2009 to February 28, 2010 | 101.50%                           |              |
| March 1, 2010 and thereafter       | 100.00%                           | \$ 7,895,000 |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

2002 Tax Allocation Revenue Bonds (Atlantic/Garvey Project)

On August 22, 2002, the former Redevelopment Agency issued \$24,270,000 Tax Allocation Bonds Issue of 2002, for the Atlantic-Garvey Redevelopment Project No. 1. These Bonds were issued to redeem outstanding 1992 Refunding Bonds on September 1, 2002 and to finance improvements within Atlantic-Garvey Redevelopment Project No. 1 Project area. The bonds are secured by a pledge of the tax revenues from the Project area and were issued in denominations of \$5,000, with interest rates ranging from 2.5% to 5.0%. Interest payments are payable semiannually on September 1 and March 1. Principal payments are made on September 1 of each year and continue until the year 2028.

Optional Redemption: The Bonds maturing on or before September 1, 2012, are not subject to optional redemption prior to maturity. The Bonds maturing on and after September 1, 2013, are subject to redemption, at the option of the former Redevelopment Agency on any date on or after September 1, 2012, as a whole or in part, by such maturities as shall be determined by the former Redevelopment Agency, and by lot within a maturity, from any available source of funds, at a redemption price equal to the principal amount of the Bonds to be redeemed, together with accrued interest thereon to the date fixed for redemption, without premium.

\$ 16,705,000

The bonds are secured by a first and prior lien on tax increment revenues excluding any portion of revenues that are required to be deposited to the former Redevelopment Agency's Low and Moderate Income Housing Funds, the County of Los Angeles pass-thru agreement, and County administration fees. Annual Principal and interest payments on the bonds are expected to require less than 35% of net revenues. The amount of principal and interest outstanding at June 30, 2013 totaled \$22,810,038. Principal and interest paid for the current year is \$1,669,894 and the net tax increment revenue is collected and withheld by the County of Los Angeles due to the dissolution of the former Redevelopment Agency.

Total Tax Allocation Bonds

**\$ 24,600,000**

The future debt service requirement on the tax allocation bonds is as follows:

|           | <u>1998 Merged TAB</u> |                     | <u>2002 Atlantic/Garvey TAB</u> |                     | <u>Total</u>         |
|-----------|------------------------|---------------------|---------------------------------|---------------------|----------------------|
|           | <u>Principal</u>       | <u>Interest</u>     | <u>Principal</u>                | <u>Interest</u>     |                      |
| 2014      | \$ 360,000             | \$ 417,440          | \$ 900,000                      | \$ 767,250          | \$ 2,444,690         |
| 2015      | 375,000                | 398,540             | 935,000                         | 731,675             | 2,440,215            |
| 2016      | 395,000                | 378,852             | 975,000                         | 693,475             | 2,442,327            |
| 2017      | 420,000                | 358,115             | 1,010,000                       | 648,725             | 2,436,840            |
| 2018      | 440,000                | 336,065             | 1,060,000                       | 596,975             | 2,433,040            |
| 2019-2023 | 2,575,000              | 1,305,920           | 6,160,000                       | 2,118,907           | 12,159,827           |
| 2024-2028 | 3,330,000              | 547,490             | 5,665,000                       | 548,031             | 10,090,521           |
|           | <u>\$ 7,895,000</u>    | <u>\$ 3,742,422</u> | <u>\$ 16,705,000</u>            | <u>\$ 6,105,038</u> | <u>\$ 34,447,460</u> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

Tax Increment Deferred Loan - (Atlantic/Garvey Project)

On August 20, 1987, the former Redevelopment Agency entered into an agreement for reimbursement of tax increment funds with the County of Los Angeles (the "County"). In the Agreement, the County agreed to loan its portion of the tax increment revenues received from the amended area (88 Annex) to the Agency at a 7% compound interest rate, beginning fiscal year 1989-90. The percentage distribution from the basic tax levy for the 88 Annex areas for the County and the former Redevelopment Agency is 43.7% and 56.3% respectively. The former Redevelopment Agency will commence repayment of this loan annually beginning with the fiscal year in which the former Redevelopment Agency's share of tax increment revenues (excluding Housing Fund contributions) from the 88 Annex areas exceeds \$800,000.

\$ 7,370,650

Tax Increment Deferred Loan - (Merged Project)

The former Redevelopment Agency and the County Taxing Entities (the County of Los Angeles, the Los Angeles County Flood Control District, and the Los Angeles County Office of Education) entered into four agreements for reimbursement of the tax increment deferred amounts. In the Agreements, the County Taxing Entities agreed to loan their portions of the tax increment revenues received from the Southeast Project area, Freeway '99 Annex area, Central Commercial Project area, and Merged Monterey Pass Road area to the former Redevelopment Agency at specified interest rates ranging from 0% to 7%. The percentage distribution from the basic tax levy and the repayment schedule of the deferred loans are also based on a specified formula for each taxing entity.

\$ 31,565,542

Arbitrage

The Tax Reform Act of 1986 substantially revised the treatment to be afforded to arbitrage earnings on invested bond proceeds and now requires the Successor Agency to remit excess arbitrage earnings to the Internal Revenue Service. Certain of the Agency's debt and interest earned on the proceeds thereon fall under the requirements of the act. The Successor Agency has made the necessary arbitrage rebate calculations. As of June 30, 2013 the Successor Agency incurred no rebate liability for the 1998 Merged Bonds or for the 2002 Tax Allocation Bonds.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**9. LONG-TERM DEBT, CONTINUED**

Low/Mod Housing Deferred Loans

State law requires redevelopment agencies to set aside 20 percent of their tax increment revenues for low/mod housing. In 1997, the Agency approved a plan to set aside future tax increment revenue in addition to the regular 20 percent set aside requirements. On February 1, 2012, the commitment was transferred to the Successor Agency due to the dissolution of the Agency and was approved by the Department of Finance of the State of California as a payable to the City's Special Revenue Housing Fund.

A summary of the repayment plan is presented below:

| For the year ending<br>June 30, | Amount              |
|---------------------------------|---------------------|
| 2024-2029                       | \$ 500,000          |
| 2030-2034                       | 450,000             |
| 2035-2039                       | 236,222             |
|                                 | <u>\$ 1,186,222</u> |

**10. DUE TO OTHER GOVERNMENTAL AGENCIES**

In the Special Revenue Grants Fund, an amount equal to the total outstanding balance of the identified loans receivable for the CDBG Residential Rehabilitation Program \$48,015, State Earthquake Rehabilitation Assistance (SERA) Program \$185,300, the Pacific Housing Corporation loan \$218,280, and the Pacific Bridge Loan \$369,691, described in Note 3 at June 30, 2013 has been recorded as Due to Other Governmental Agencies. As these notes are repaid, the repayment proceeds must be returned to the applicable government agency.

| Due to Other Governmental Agencies                        | Amount                   |
|-----------------------------------------------------------|--------------------------|
| CDBG Residential Rehabilitation Program                   | \$ 48,015                |
| State Earthquake Rehabilitation Assistance (SERA) Program | 185,300                  |
| The Pacific Housing Corporation Loan                      | 218,280                  |
| The Pacific Bridge Loan                                   | 369,691                  |
| <b>Total</b>                                              | <u><u>\$ 821,286</u></u> |

**11. PENSION PLANS**

**A. Defined Benefit Pension Plans**

**a. California Public Employees' Retirement System Plan Description**

The City contributes to the California Public Employees' Retirement System (PERS), an agent multiple-employer public employee defined benefit pension plan. PERS provides retirement and disability benefits, annual cost-of-living adjustments, and death benefits to plan members and beneficiaries. PERS acts as a common investment and administrative agent for participating public entities within the State of California. Benefit provisions and all other requirements are established by state statute and city ordinance. Copies of PERS' annual financial report may be obtained from their Executive Office – 400 P Street – Sacramento, CA 95814.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**11. PENSION PLANS, CONTINUED**

**A. Defined Benefit Pension Plans, Continued**

**a. California Public Employees' Retirement System Plan Description, Continued**

Participants are required to contribute 8% for miscellaneous employees and 9% for safety employees of their annual covered salary. Miscellaneous employees contribute 8% and all new-hire sworn Police employees contribute 6.55% toward their CalPERS retirement. The City makes 9% of the required employee contributions on behalf of sworn Fire and existing Police employees. The City is required to contribute at an actuarially determined rate; the current rate is 17.919% for non-safety employees, and 25.619% for safety employees, of annual covered payroll. The contribution requirements of plan members and the City are established and may be amended by CalPERS.

For fiscal year 2012-2013, the City's and Employees' annual pension cost was \$4,577,000 and \$1,606,156, respectively. The City actually contributed \$4,749,156. The required contribution was determined as part of the June 30, 2010, actuarial valuation using the entry age normal actuarial cost method. The actuarial assumptions included (a) 7.75% investment rate of return (net of administrative expenses), (b) projected annual salary increases from 3.55% to 14.45% for miscellaneous plan and 3.55% to 13.15% for safety plan, depending on Age, Service, and type of employment, and (c) 3.25% per year cost-of-living adjustments. Both (a) and (b) included an inflation component of 3%.

The actuarial value of PERS assets was determined using techniques that smooth the effects of short-term volatility in the market value of investments over a three-year period (smoothed market value). PERS unfunded actuarial accrued liability is being amortized as a level percent of projected payroll on a closed basis. The amortization period was 30 years for both miscellaneous plan and safety plan. The amortization period at June 30, 2010 was 22 years for miscellaneous plan and 27 years for safety plan.

The City's contribution to the Safety plan in the fiscal year ended June 30, 2004 included \$17,013,000 from the proceeds of the Pension Obligation Refunding Bonds Series 2004. The City's contributions in subsequent years were equal to the annual required contribution, which were more than the annual pension cost as a result of the pension obligation transaction.

The City's changes in net pension asset of the Safety Plan, for the year ended June 30, 2013, were as follows (amounts in thousands):

|                                                |             |
|------------------------------------------------|-------------|
| Annual Required Contribution                   | \$ 3,374    |
| Interest on Beginning Net Pension Assets       | (1,498)     |
| Adjustment to the Annual Required Contribution | 1,211       |
| Annual Pension Cost                            | 3,087       |
| Contributions Made                             | 3,374       |
| Change in Pension Assets                       | (287)       |
| Net Pension Assets, Beginning of Year          | (19,324)    |
| Net Pension Assets, End of Year                | \$ (19,611) |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**11. PENSION PLANS, CONTINUED**

**A. Defined Benefit Pension Plans, Continued**

**a. California Public Employees' Retirement System Plan Description, Continued**

**TREND INFORMATION FOR PERS**

**Schedule of Employer Contributions for Last Three Years (\$ Amount in Thousands)**

| <u><b>Safety Plan</b></u> |                                         |                                 |                                             |                                  |
|---------------------------|-----------------------------------------|---------------------------------|---------------------------------------------|----------------------------------|
| <u><b>Fiscal Year</b></u> | <u><b>Annual Pension Cost (APC)</b></u> | <u><b>City Contribution</b></u> | <u><b>Percentage of APC Contributed</b></u> | <u><b>Net Pension Assets</b></u> |
| 6/30/2011                 | \$ 3,510                                | \$ 3,743                        | 107%                                        | \$ 19,120                        |
| 6/30/2012                 | 3,879                                   | 4,083                           | 105%                                        | 19,324                           |
| 6/30/2013                 | 3,087                                   | 3,374                           | 109%                                        | 19,611                           |

**Miscellaneous Plan**

| <u><b>Fiscal Year</b></u> | <u><b>Annual Pension Cost (APC)</b></u> | <u><b>City Contribution</b></u> | <u><b>Percentage of APC Contributed</b></u> | <u><b>Net Pension Obligation</b></u> |
|---------------------------|-----------------------------------------|---------------------------------|---------------------------------------------|--------------------------------------|
| 6/30/2011                 | \$ 1,369                                | \$ 1,369                        | 100%                                        | \$ -                                 |
| 6/30/2012                 | 1,411                                   | 1,411                           | 100%                                        | -                                    |
| 6/30/2013                 | 1,490                                   | 1,490                           | 100%                                        | -                                    |

**Schedule of Funding Progress (\$ Amount in Thousands)**

| <u><b>Actuarial Valuation Date</b></u> | <u><b>Actuarial Value of Assets</b></u> | <u><b>Entry Age Normal AAL</b></u> | <u><b>Unfunded AAL</b></u> | <u><b>Funded Status</b></u> | <u><b>Annual Covered Payroll</b></u> | <u><b>UAAL as a % of Payroll</b></u> |
|----------------------------------------|-----------------------------------------|------------------------------------|----------------------------|-----------------------------|--------------------------------------|--------------------------------------|
|                                        | (a)                                     | (b)                                | [(b)-(a)]                  | [(a)/(b)]                   | (c)                                  | {[(b)-(a)]/(c)}                      |
| 6/30/2012                              |                                         |                                    |                            |                             |                                      |                                      |
| Miscellaneous                          | \$ 77,380                               | \$ 97,151                          | \$ 19,771                  | 79.6%                       | \$ 10,883                            | 181.7%                               |
| Safety                                 | 134,017                                 | 154,338                            | 20,321                     | 86.8%                       | 11,020                               | 184.4%                               |
| <b>Total</b>                           | <u><u>\$ 211,397</u></u>                | <u><u>\$ 251,489</u></u>           | <u><u>\$ 40,092</u></u>    | <u><u>84.1%</u></u>         | <u><u>\$ 21,903</u></u>              | <u><u>183.0%</u></u>                 |

The Schedule of Funding Progress presented as Required Supplementary Information following the Notes to the Basic Financial Statements, presents multiyear trend information about whether the actuarial value of the plan assets is increasing or decreasing over time relative to the actuarial accrued liability for benefits.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**11. PENSION PLANS, CONTINUED**

**A. Defined Benefit Pension Plans, Continued**

**b. Massachusetts Mutual Retirement Plan (MMRP) – Defined Benefit Plan**

Certain miscellaneous employees are covered by a retirement plan through the Massachusetts Mutual Life Insurance Company (Massachusetts Mutual), a single-employer pension plan. All miscellaneous employees who were employed prior to April 1, 1976 participated in the MMRP.

Miscellaneous employees under the age of 55 joined PERS on April 1, 1976. However, these employees still remain vested under the MMRP and are eligible to receive retirement benefits at the time of retirement. Miscellaneous employees over the age of 55 (on or before April 1, 1976) could not participate in PERS and remain wholly in the MMRP. The MMRP was amended in 1976 to provide equivalent retirement benefits to all miscellaneous employees, whether totally vested in PERS, totally vested in the MMRP or partially vested in both plans. Eligibility requirements for the MMRP are the same as those for PERS. There are 64 individuals in the plan, all of whom are no longer employed by the City or are currently participating in PERS. The City's payroll for employees covered by the MMRP for the year ended June 30, 2013 was zero. The City does not issue a publicly available financial report for the MMRP.

**Funding Policy**

MMRP is a contributory plan deriving funds from employee contributions as well as from employer contributions and earnings from investments. Employer contributions were based upon the actuarial methods and assumptions and there were no current year employee contributions required. The annual required contribution for the current year was determined as part of the July 1, 2012, actuarial valuation using the entry age normal actuarial cost method. The actuarial assumptions included (a) a rate of return on the investment of present and future assets of 5% a year compounded annually; (b) projected salary increases of 2% a year, attributable to cost-of-living adjustment, (c) additional projected salary increases of 5% a year (includes inflation at 2%), attributable to seniority/merit; and (d) no postretirement benefit increases.

The Annual Required Contribution (ARC) is the sum of the normal cost and amortization of the unfunded actuarial liability over a period not to exceed 10 years. Assets are assigned to the general investment account of the insurance company where investments are comprised mainly of bonds and mortgages. The unfunded actuarial accrued liability is being amortized as a level percentage of projected payroll on an open basis. The City uses the 10-year amortization plan to make the required annual contributions.

|                                                |                   |
|------------------------------------------------|-------------------|
| Annual Required Contribution                   | \$ 719,272        |
| Interest on Beginning Net Pension Assets       | 42,085            |
| Adjustment to the Annual Required Contribution | (6,081)           |
|                                                | <hr/>             |
| Annual Pension Cost                            | 755,276           |
| Contributions Made                             | (841,176)         |
|                                                | <hr/>             |
| Change in Pension Liability                    | (85,900)          |
| Net pension obligation, beginning of year      | 841,700           |
|                                                | <hr/>             |
| Net pension obligation, end of year            | <u>\$ 755,800</u> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**11. PENSION PLANS, CONTINUED**

**A. Defined Benefit Pension Plans, Continued**

**b. Massachusetts Mutual Retirement Plan (MMRP) – Defined Benefit Plan, Continued**

**TREND INFORMATION FOR MMRP**  
**Schedule of Employer Contributions for Last Three Years (\$ Amount in Thousands)**

| <u>Fiscal</u><br><u>Year</u> | <u>Annual</u><br><u>Pension</u><br><u>Cost (APC)</u> | <u>City</u><br><u>Contribution</u> | <u>Percentage of</u><br><u>APC</u><br><u>Contributed</u> | <u>Net Pension</u><br><u>Obligation</u> |
|------------------------------|------------------------------------------------------|------------------------------------|----------------------------------------------------------|-----------------------------------------|
| 6/30/2011                    | \$ 801                                               | \$ 801                             | 100%                                                     | \$ 888                                  |
| 6/30/2012                    | 797                                                  | 843                                | 106%                                                     | 842                                     |
| 6/30/2013                    | 755                                                  | 841                                | 111%                                                     | 756                                     |

**Schedule of Funding Progress (\$ Amount in Thousands)**

| <u>Actuarial</u><br><u>Valuation</u><br><u>Date</u> | <u>Actuarial</u><br><u>Value of</u><br><u>Assets</u> | <u>Entry Age</u><br><u>Normal AAL</u> | <u>Unfunded</u><br><u>AAL</u> | <u>Funded</u><br><u>Status</u> | <u>Annual</u><br><u>Covered</u><br><u>Payroll</u> | <u>UAAL as a</u><br><u>% of</u><br><u>Payroll</u> |
|-----------------------------------------------------|------------------------------------------------------|---------------------------------------|-------------------------------|--------------------------------|---------------------------------------------------|---------------------------------------------------|
|                                                     | (a)                                                  | (b)                                   | [(b)-(a)]                     | [(a)/(b)]                      | (c)                                               | {[(b)-(a)]/(c)}                                   |
| 7/1/2012                                            | \$ 1,599                                             | \$ 7,106                              | \$ 5,507                      | 22.5%                          | \$ -                                              | N/A                                               |

The Schedule of Funding Progress presented as Required Supplementary Information following the Notes to the Basic Financial Statements, presents multiyear trend information about whether the actuarial value of the plan assets is increasing or decreasing over time relative to the actuarial accrued liability for benefits.

**B. Defined Contribution Pension Plan**

**Monterey Park Part-Time Retirement Plan**

During the 1991-1992 fiscal year, the City established the Monterey Park Part-Time Retirement Plan, a defined contribution retirement plan, for all nonbenefited, part-time employees in accordance with Internal Revenue Code Section 457, to conform to Section 3121(b)(7)(F) of the Internal Revenue Code added by the Omnibus Budget Reconciliation Act of 1990. The plan is administered by National Deferred Compensation Inc. The plan was established by the authority of the City Council who retains the authority to amend the plan.

A defined contribution pension plan provides pension benefits in return for services rendered, provides an individual account for each participant, and specifies how contributions to the individual's account are to be determined instead of specifying the amount of benefits the individual is to receive. Under a defined contribution pension plan, the benefits a participant will receive depend solely on the amount contributed to the participant's account and the returns earned on investments of the contributions.



**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**11. PENSION PLANS, CONTINUED**

***B. Defined Contribution Pension Plan, Continued***

Part-time, nonbenefited, nonpersable employees of the City must participate in the plan. During 2012-13, 99 part-time employees participated in the plan. All contributions to the plan vest immediately. An employee who leaves the City is entitled to all contributions, including contributions made by the City, and earnings applied to the individual's account through the date of separation, less legally required income tax withholding. Participants that become full-time employees and enter the PERS retirement plan will have the amount in their individual accounts transferred from this plan into a Section 457, Deferred Compensation Plan, subject to all the rules governing Section 457 plans, including substantial penalties for withdrawal prior to the age of normal retirement. Contribution levels into the deferred compensation plan were established by City Council resolution at 4% and 3.5% for the City and nonbenefited, nonpersable part-time employees, respectively.

During the year, total required and actual contributions amounted to \$59,985 and covered payroll for the year ended June 30, 2013 totaled \$799,800. The City contributed \$32,992 (4% of current covered payroll) and employees contributed \$27,993 (3.5% of current covered payroll). Total plan assets at June 30, 2013 were \$717,351. Plan assets are held in trust for the exclusive benefit of participants and their beneficiaries and, therefore, are not included in the financial statements.

**12. OTHER POST EMPLOYMENT BENEFITS**

The City provides retiree healthcare benefits for employees who retire with CalPERS pension benefits immediately upon termination of employment from the City. The City's plan is a single-employer plan. Eligible retirees and dependents may elect lifetime coverage through the City's healthcare plans. The City makes contributions towards the retiree's premium up to specified caps that vary depending on bargaining unit and whether the participant has more or less than 20 years of service. Retirees pay the portion of premium not paid by the City.

In addition to the direct City paid contribution, retirees also receive pre-65 benefits that are subsidized as they are eligible to receive coverage based on blended (active and retiree) premium rates instead of normally higher retiree rates.

The City elected to use the entry age normal cost method with unfunded liabilities amortized over 30 years, and continues to fund on a pay-as-you-go basis.

**Funding Policy**

The contribution requirements are established and amended by the City. The contribution is based on pay-as-you-go financing requirements. For fiscal year 2012-2013, the City contributed \$1,291,828 to the plan and the breakdown is as follows.

|               |           |                         |
|---------------|-----------|-------------------------|
| Police        | \$        | 465,058                 |
| Fire          |           | 219,611                 |
| Miscellaneous |           | 607,159                 |
| <b>Total</b>  | <b>\$</b> | <b><u>1,291,828</u></b> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**12. OTHER POST EMPLOYMENT BENEFITS, CONTINUED**

**Annual OPEB Cost and Net OPEB Obligation**

The City's annual Other Postemployment Benefit (OPEB) cost is calculated base on the *Annual Required Contribution of the Employer (ARC)*, an amount actuarially determined in accordance with the parameters of GASB Statement No. 45. The ARC represents a level of funding that, if paid on an ongoing basis, is projected to cover normal cost each year and amortize any unfunded actuarial liabilities (or funding excesses) over a period not to exceed thirty years. The following table shows the components of the City's annual OPEB cost for the year, the amount actually contributed to the plan, and changes in the City's net OPEB Obligation to the Plan.

|                                                |                         |
|------------------------------------------------|-------------------------|
| Annual Required Contribution                   | \$ 3,651                |
| Interest on Beginning Net OPEB Obligation      | 496                     |
| Adjustment to the Annual Required Contribution | <u>(496)</u>            |
| Annual OPEB Cost                               | 3,651                   |
| Contributions Made Outside of a Trust          | <u>(1,292)</u>          |
| Change in Net OPEB Obligation                  | 2,359                   |
| Net OPEB Obligation, Beginning of Year         | <u>9,911</u>            |
| Net OPEB Obligation, End of Year               | <u><u>\$ 12,270</u></u> |

The City's annual OPEB cost, the percentage of annual OPEB cost contributed to the plan, and the net OPEB obligation for 2013 plus the two preceding years were as follows:

| Fiscal<br>Year | Annual<br>OPEB<br>Cost | Percentage of<br>OPEB Cost<br>Contributed | Net OPEB<br>Obligation |
|----------------|------------------------|-------------------------------------------|------------------------|
| 6/30/2011      | \$ 3,877               | 30.08%                                    | \$ 7,491               |
| 6/30/2012      | 3,708                  | 38.84%                                    | 9,911                  |
| 6/30/2013      | 3,651                  | 35.39%                                    | 12,270                 |

**Funded Status and Funding Progress**

As of July 1, 2011, the Actuarial Accrued Liability for benefits was \$50,185,000, and the actuarial value of assets was \$0, resulting in an UAAL of \$50,185,000. The covered payroll (annual payroll of active employees covered by the plan) was \$20,486,000 and the ratio of UAAL to the covered payroll was 245 percent.

Actuarial valuations of an ongoing plan involve estimates of the value of reported amounts and assumptions about the probability of occurrence of events far into the future. Examples include assumptions about future employment, mortality, and the healthcare cost trend. Amounts determined regarding the funded status of the plan and the annual required contributions of the employer are subject to continual revision as actual results are compared with past expectations and new estimates are made about the future. The schedule of funding progress, presented as Required Supplementary Information following the notes to the financial statements, presents multi-year trend information about whether the actuarial value of plan assets is increasing or decreasing over time relative to the Actuarial Accrued Liabilities for benefits.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**12. OTHER POST EMPLOYMENT BENEFITS, CONTINUED**

**Actuarial Methods and Assumptions**

Projections of benefits for financial reporting purposes are based on the substantive plan (the plan as understood by the employer and the plan members) and include the types of benefits provided at the time of each valuation and the historical pattern of sharing of benefit costs between the employer and plan members to that point. The actuarial methods and assumptions used include techniques that are designed to reduce the effects of short-term volatility in actuarial accrued liabilities and the actuarial value of assets, consistent with the long-term perspective of the calculations.

For July 1, 2011 actuarial valuation, the entry age normal cost method was used. The actuarial assumptions include a 5.0% discount rate, 3.25% inflation rate, and an annual healthcare cost trend rate of 10.0% initially and reduced by decrements of 1% to an ultimate rate of 5.0% thereafter. The UAAL is being amortized as level percentage of future payroll on a 30 year open amortization period.

**13. RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. These risks are handled as described below.

The City is partially self-insured for Workers' Compensation, General Liability and Automobile Liability. The City is fully self-insured for unemployment insurance claims (reimbursable account with Employment Development Department). The Workers' Compensation Internal Service Fund and the General Liability Internal Service Fund were established to account for the collection of premiums from various City departments related to the City's insurance and self-insurance programs.

The City retains the risk for the first \$500,000 of each Workers' Compensation claim and is a member of the Independent Cities Risk Management Authority for coverage up to \$100 million per occurrence. The City retains the risk for the first \$300,000 of each General Liability and Auto Liability claim and is a member of the Independent Cities Risk Management Authority for coverage up to \$30 million per occurrence. The City also purchases commercial insurance for other risks of loss, including property loss, emergency vehicle physical damage and special events.

There have been no significant changes in insurance coverage as compared to last year and the City has not experienced settlements in excess of insurance coverage during the past three fiscal years. Estimates for liabilities have been accrued in the Workers Compensation and General Liability Funds. These funds also include an estimate for incurred but not reported claims.

At June 30, 2013, total estimated claims payable were as follows:

|                       |                            |
|-----------------------|----------------------------|
| General Liability     | \$ 1,518,272               |
| Workers' Compensation | 5,051,835                  |
| <b>Total</b>          | <b><u>\$ 6,570,107</u></b> |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**13. RISK MANAGEMENT, CONTINUED**

The Independent Cities Risk Management Authority (ICRMA) is comprised of 28 Southern California cities, and each member city has a representative on the governing board. The comprehensive general liability insurance includes monetary damages for personal liability, property damage and public officials' errors and omissions. Deposits made to the ICRMA are based on losses incurred by the insured, and rebates are possible if the losses are minimal.

A reconciliation of changes in the aggregate liabilities for claims for the current fiscal year and the prior 2 years is as follows:

|                                                                                                                                                                    | <u>2013</u>                | <u>2012</u>                | <u>2011</u>                |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|----------------------------|----------------------------|
| Claims liabilities - beginning balance                                                                                                                             | \$ 6,584,387               | \$ 5,991,491               | \$ 5,714,205               |
| Inurred claims, representing the total of a provision<br>for events of the current fiscal year and any change<br>in the provision for events of prior fiscal years | 2,379,896                  | 1,986,304                  | 810,027                    |
| Payments on claims attributable to events of both<br>the current fiscal year and prior fiscal years                                                                | <u>(2,394,176)</u>         | <u>(1,393,408)</u>         | <u>(532,741)</u>           |
| <b>Total</b>                                                                                                                                                       | <u><u>\$ 6,570,107</u></u> | <u><u>\$ 6,584,387</u></u> | <u><u>\$ 5,991,491</u></u> |

**14. DEFICITS AND BUDGET OVERAGES**

**Fund Financial Statements**

At June 30, 2013, deficit net position was reported for the General Liability Internal Service Fund and Workers' Compensation Internal Service Fund in the amount of \$136,560 and \$2,317,346 respectively. City management intends to eliminate the deficit net position of the General Liability and Workers' Compensation Funds over time by increased charges to City departments, and making transfers from excess in other internal service funds. City management believes the present cash position of these funds is adequate to meet current needs.

Expenditures exceeded appropriations in the Special Revenue Public Safety Augmentation Fund by \$67,604 due to receipt of more allocated revenues.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**15. FUND BALANCE CLASSIFICATIONS**

|                                                     | Major Funds     |              |                        |              |                |               |
|-----------------------------------------------------|-----------------|--------------|------------------------|--------------|----------------|---------------|
|                                                     | Special Revenue |              |                        |              | Nonmajor Funds | Total         |
|                                                     | General         | Grants       | Retirement/<br>Pension | Housing      |                |               |
| <b>Nonspendable:</b>                                |                 |              |                        |              |                |               |
| Advances to Fiduciary Fund                          | \$ -            | \$ -         | \$ -                   | \$ 1,989,686 | \$ -           | \$ 1,989,686  |
| <b>Total nonspendable</b>                           | -               | -            | -                      | 1,989,686    | -              | 1,989,686     |
| <b>Restricted:</b>                                  |                 |              |                        |              |                |               |
| Housing                                             | -               | -            | -                      | 684,479      | -              | 684,479       |
| Highways and streets                                | -               | 494,489      | -                      | -            | -              | 494,489       |
| Public safety                                       | -               | 144,493      | -                      | -            | -              | 144,493       |
| Economic development                                | -               | 580,279      | -                      | -            | -              | 580,279       |
| Other capital projects under \$200,000 in aggregate | -               | 241,977      | -                      | -            | -              | 241,977       |
| Retirement                                          | -               | -            | 9,151,139              | -            | -              | 9,151,139     |
| OPA Proposition A                                   | -               | -            | -                      | -            | 1,683,088      | 1,683,088     |
| State Gas Tax                                       | -               | -            | -                      | -            | 1,386,109      | 1,386,109     |
| Proposition C                                       | -               | -            | -                      | -            | 743,202        | 743,202       |
| Air Quality Improvement                             | -               | -            | -                      | -            | 181,416        | 181,416       |
| Asset forfeiture                                    | -               | -            | -                      | -            | 608,070        | 608,070       |
| Business Improvement Area #1                        | -               | -            | -                      | -            | 236,412        | 236,412       |
| Maintenance District 93-1                           | -               | -            | -                      | -            | 202,751        | 202,751       |
| Measure R                                           | -               | -            | -                      | -            | 1,300,504      | 1,300,504     |
| Library tax                                         | -               | -            | -                      | -            | 194,768        | 194,768       |
| CERCLA Liability                                    | -               | -            | -                      | -            | 806,402        | 806,402       |
| Other special revenue under \$100,000 in aggregate  | -               | -            | -                      | -            | 44,955         | 44,955        |
| <b>Total restricted</b>                             | -               | 1,461,238    | 9,151,139              | 684,479      | 7,387,677      | 18,684,533    |
| <b>Committed:</b>                                   |                 |              |                        |              |                |               |
| Unemployment claim                                  | 340,000         | -            | -                      | -            | -              | 340,000       |
| Catastrophic event                                  | 2,000,000       | -            | -                      | -            | -              | 2,000,000     |
| Working capital                                     | 3,000,000       | -            | -                      | -            | -              | 3,000,000     |
| Economic development                                | 1,833,519       | -            | -                      | -            | -              | 1,833,519     |
| <b>Total committed</b>                              | 7,173,519       | -            | -                      | -            | -              | 7,173,519     |
| <b>Assigned:</b>                                    |                 |              |                        |              |                |               |
| City capital improvements                           | 9,653,901       | -            | -                      | -            | -              | 9,653,901     |
| <b>Total assigned</b>                               | 9,653,901       | -            | -                      | -            | -              | 9,653,901     |
| <b>Unassigned:</b>                                  |                 |              |                        |              |                |               |
| General Fund                                        | 3,554,425       | -            | -                      | -            | -              | 3,554,425     |
| <b>Total unassigned</b>                             | 3,554,425       | -            | -                      | -            | -              | 3,554,425     |
| <b>Total</b>                                        | \$ 20,381,845   | \$ 1,461,238 | \$ 9,151,139           | \$ 2,674,165 | \$ 7,387,677   | \$ 41,056,064 |

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**16. CONTINGENCIES**

The City and numerous other public entities have been served with one claim by several industrial defendants seeking contribution and indemnification under the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) based on generalized allegations that the City is responsible for damages sought against the defendants based on its ownership and/or use of sewer and flood control pipelines as well as other actions. The City, among others, has entered into a settlement which provides contribution immunity under CERCLA to close the complaint. The judge's approved consent decree of the settlement has been appealed. Based on the lack of data as to the value of the underlying suit and the percent of responsibility, if any, of the City, and the unknown potential for reversal of the approval of the consent decree, no estimate of the potential liability of the City can be made at this time. The City intends to defend the case vigorously and to appeal any adverse judgment.

As of June 30, 2013, in the opinion of City management, there were no additional outstanding matters that would have a significant effect on the financial position of the funds of the City.

**17. PROPOSITION 1A BORROWING BY THE STATE OF CALIFORNIA**

Under the provisions of Proposition 1A and as part of the 2009-2010 budget package passed by the California State Legislature on July 28, 2009, the State of California borrowed 8% of property tax revenue, including those property taxes associated with the in-lieu motor vehicle license fee, the triple flip in lieu sales tax, and supplementary property tax, apportioned to cities, counties and special districts (excluding redevelopment agencies). The State is required to repay this borrowing plus interest by June 30, 2013. The amount of this borrowing pertaining to the City was \$1,042,925 and \$69,333 for property tax revenues and interest accrued, respectively, for the year ended June 30, 2013.

**CITY OF MONTEREY PARK**  
**Notes to Basic Financial Statements, Continued**  
**For the Year Ended June 30, 2013**

**18. SETTLEMENT PAYABLE**

Atlantic Times Square – Mezzanine Loan

There are provisions within the agreement with the developer suggesting that the Agency may be obligated to provide millions of dollars of subsidies to the Atlantic Times Square development. Uncertainty regarding whether the Agency is actually obligated to provide subsidies, and how much, arises from a determination issued by the Department of Industrial Relations (DIR) in June 2010. That determination was appealed by the Agency. On August 26, 2011, the DIR upheld its previous 2010 determination and denied the Agency's appeal. The Agency filed a lawsuit in Superior Court to overturn the DIR's determination on October 19, 2011. The Agency was also subject to enforcement action from the Division of Labor Standards Enforcement (DLSE) for unpaid prevailing wages on the development project. On July 23, 2012, the parties entered into escrow agreement, and then on July 26, 2012 the Successor Agency deposited \$9,900,000 to the escrow account. On September 18 and 19, 2012, the Successor Agency entered into a settlement agreement with the DLSE and the developer, respectively, which resolved all outstanding issues. Pursuant to the settlement agreement, 1) the Mezzanine Loan in the amount of \$5,850,000 is converted to a grant and is no longer owed to the Successor Agency and 2) the Successor Agency will pay \$476,650 to DLSE, \$5,400,000 to the developer for costs related to the Atlantic Times Square project, and up to \$600,000 to the developer for settlement of the dispute from the escrow account. The remaining settlement to the Successor Agency is estimated to be \$3,370,000 and will be retained in escrow until November 30, 2014 upon expiration of the applicable statute of limitations for others to file a claim regarding the project, less any claims filed before such expiration. The California Department of Finance approved the settlement agreement on November 21, 2012 and agreed that up to \$3,370,000 will be available for distribution to the taxing entities after the retention period ends in November 2014. The estimated settlement in the amount of \$4,023,675 is reported as settlement payable at June 30, 2013 in the Private Purpose Trust Fund.

**19. PAYMENT TO COUNTY OF LOS ANGELES**

On December 12, 2012, the Successor Agency submitted the Other Funds and Accounts Due Diligence Review (DDR) to the California Department of Finance (DOF) pursuant to Health and Safety Code Section 34179.6(c). The purpose of the review was to determine the amount of cash and cash equivalents available for distribution to the affected taxing entities. The DOF issued a letter to the City dated March 20, 2013 determining that \$1,411,628 was subject to distribution to the taxing entities. The Successor Agency remitted to the Los Angeles County Auditor-Controller on March 21, 2013 a cash disbursement in the amount of \$1,411,628.

**20. SUBSEQUENT EVENT**

Effective February 1, 2012, pursuant to Assembly Bill x1 26 ("AB 26"), redevelopment agencies throughout the State were abolished and prohibited from engaging in future redevelopment activities. On June 27, 2012, the State passed Assembly Bill 1484 ("AB 1484"), which included provisions permitting successor agencies to refund outstanding bonds or other obligations of a former redevelopment agency to achieve savings. In October 2013, both the Monterey Park Successor Agency to the former Redevelopment Agency and the Monterey Park Oversight Board approved and authorized the joining the refunding pool presented by the County of Los Angeles' (County) Redevelopment Bond Refunding Program to advance refund the 1998 Merged Redevelopment and the 2002 Atlantic-Garvey Redevelopment Tax Allocation Bonds. The Program has the support of State Department of Finance (DOF), who must approve all refunding, and has been coordinating its efforts alongside the County. Actual savings will depend on actual market conditions at the time of pricing and the final rating on the bonds.

**REQUIRED SUPPLEMENTARY INFORMATION (UNAUDITED)**



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**CITY OF MONTEREY PARK**  
**Required Supplementary Information (Unaudited)**  
**Schedules of Funding Progress (\$ Amount in Thousands)**  
**June 30, 2013**

**1. California Public Employees' Retirement System (CalPERS): - most recent data available**

| <b>Actuarial<br/>Valuation<br/>Date</b> | <b>Actuarial<br/>Asset<br/>Value (a)</b> | <b>Entry Age<br/>Actuarial<br/>Accrued<br/>Liability<br/>(b)</b> | <b>Unfunded<br/>AAL<br/>(UAAL)<br/> (b) - (a) </b> | <b>Funded<br/>Ratio<br/> (a)/(b) </b> | <b>Covered<br/>Payroll<br/>(c)</b> | <b>UAAL as<br/>a % of<br/>Covered<br/>Payroll<br/>{(b)-(a)/(c)}</b> |
|-----------------------------------------|------------------------------------------|------------------------------------------------------------------|----------------------------------------------------|---------------------------------------|------------------------------------|---------------------------------------------------------------------|
| <b>06/30/10</b>                         |                                          |                                                                  |                                                    |                                       |                                    |                                                                     |
| Misc.                                   | \$ 69,203                                | \$ 84,267                                                        | \$ 15,064                                          | 82.1%                                 | \$ 12,507                          | 120.4%                                                              |
| Safety                                  | 124,278                                  | 142,589                                                          | 18,311                                             | 87.2%                                 | 11,996                             | 152.6%                                                              |
| Total                                   | <u>\$ 193,481</u>                        | <u>\$ 226,856</u>                                                | <u>\$ 33,375</u>                                   | <u>85.3%</u>                          | <u>\$ 24,503</u>                   | <u>136.2%</u>                                                       |
| <b>06/30/11</b>                         |                                          |                                                                  |                                                    |                                       |                                    |                                                                     |
| Misc.                                   | \$ 73,683                                | \$ 93,613                                                        | \$ 19,930                                          | 78.7%                                 | \$ 11,054                          | 180.3%                                                              |
| Safety                                  | 129,889                                  | 149,020                                                          | 19,131                                             | 87.2%                                 | 11,592                             | 165.0%                                                              |
| Total                                   | <u>\$ 203,572</u>                        | <u>\$ 242,633</u>                                                | <u>\$ 39,061</u>                                   | <u>83.9%</u>                          | <u>\$ 22,646</u>                   | <u>172.5%</u>                                                       |
| <b>06/30/12</b>                         |                                          |                                                                  |                                                    |                                       |                                    |                                                                     |
| Misc.                                   | \$ 77,380                                | \$ 97,151                                                        | \$ 19,771                                          | 79.6%                                 | \$ 10,883                          | 181.7%                                                              |
| Safety                                  | 134,017                                  | 154,338                                                          | 20,321                                             | 86.8%                                 | 11,020                             | 184.4%                                                              |
| Total                                   | <u>\$ 211,397</u>                        | <u>\$ 251,489</u>                                                | <u>\$ 40,092</u>                                   | <u>84.1%</u>                          | <u>\$ 21,903</u>                   | <u>183.0%</u>                                                       |

**2. Massachusetts Mutual Retirement Plan (MMRP):**

| <b>Actuarial<br/>Valuation<br/>Date</b> | <b>Actuarial<br/>Value of<br/>Assets (a)</b> | <b>Entry Age<br/>Actuarial<br/>Accrued<br/>Liability<br/>(b)</b> | <b>Unfunded<br/>AAL<br/>(UAAL)<br/> (b) - (a) </b> | <b>Funded<br/>Ratio<br/> (a)/(b) </b> | <b>Covered<br/>Payroll<br/>(c)</b> | <b>UAAL as<br/>a % of<br/>Covered<br/>Payroll<br/>{(b)-(a)/(c)}</b> |
|-----------------------------------------|----------------------------------------------|------------------------------------------------------------------|----------------------------------------------------|---------------------------------------|------------------------------------|---------------------------------------------------------------------|
| 7/01/09                                 | \$ 1,642                                     | \$ 7,796                                                         | \$ 6,154                                           | 21.1%                                 | \$ -                               | N/A                                                                 |
| 7/01/10                                 | 1,349                                        | 7,485                                                            | 6,136                                              | 18.0%                                 | -                                  | N/A                                                                 |
| 7/01/12                                 | 1,599                                        | 7,106                                                            | 5,507                                              | 22.5%                                 | -                                  | N/A                                                                 |

**3. Other Post Employment Benefit (OPEB) Plan:**

| <b>Actuarial<br/>Valuation<br/>Date</b> | <b>Actuarial<br/>Value of<br/>Assets (a)</b> | <b>Entry Age<br/>Actuarial<br/>Accrued<br/>Liability<br/>(b)</b> | <b>Unfunded<br/>AAL<br/>(UAAL)<br/> (b) - (a) </b> | <b>Funded<br/>Ratio<br/> (a)/(b) </b> | <b>Covered<br/>Payroll<br/>(c)</b> | <b>UAAL as<br/>a % of<br/>Covered<br/>Payroll<br/>{(b)-(a)/(c)}</b> |
|-----------------------------------------|----------------------------------------------|------------------------------------------------------------------|----------------------------------------------------|---------------------------------------|------------------------------------|---------------------------------------------------------------------|
| 7/01/08                                 | \$ -                                         | \$ 42,957                                                        | \$ 42,957                                          | 0.0%                                  | \$ 21,859                          | 196.52%                                                             |
| 7/01/09                                 | -                                            | 49,150                                                           | 49,150                                             | 0.0%                                  | 22,667                             | 216.84%                                                             |
| 7/01/11                                 | -                                            | 50,185                                                           | 50,185                                             | 0.0%                                  | 20,486                             | 244.97%                                                             |

**CITY OF MONTEREY PARK**  
**Required Supplementary Information (Unaudited), Continued**  
**General Fund**  
**Budgetary Comparison Schedule**  
**For the Year Ended June 30, 2013**

|                                                      | General Fund     |                |               |                                 |
|------------------------------------------------------|------------------|----------------|---------------|---------------------------------|
|                                                      | Budgeted Amounts |                | Actual        | Variance with<br>Final Budget - |
|                                                      | Original         | Final          |               |                                 |
| Revenues:                                            |                  |                |               |                                 |
| Taxes                                                | \$ 22,669,500    | \$ 22,669,500  | \$ 28,522,521 | \$ 5,853,021                    |
| Licenses and permits                                 | 2,144,900        | 2,144,900      | 967,662       | (1,177,238)                     |
| Charges for services                                 | 4,431,654        | 4,431,654      | 4,293,404     | (138,250)                       |
| Revenues from use of money and property              | 555,345          | 555,345        | 635,298       | 79,953                          |
| Fines and forfeitures                                | 765,000          | 765,000        | 750,020       | (14,980)                        |
| Other                                                | 725,650          | 725,650        | 483,256       | (242,394)                       |
| Total Revenues                                       | 31,292,049       | 31,292,049     | 35,652,161    | 4,360,112                       |
| Expenditures:                                        |                  |                |               |                                 |
| Current:                                             |                  |                |               |                                 |
| General government                                   | 3,101,336        | 3,101,336      | 3,450,011     | (348,675)                       |
| Public safety                                        | 21,565,988       | 21,565,988     | 20,513,997    | 1,051,991                       |
| Community development                                | 1,379,211        | 1,379,211      | 1,611,643     | (232,432)                       |
| Culture and recreation                               | 4,430,179        | 4,430,179      | 4,644,837     | (214,658)                       |
| Highways and streets                                 | 596,507          | 596,507        | 563,403       | 33,104                          |
| Capital outlay                                       | 217,100          | 1,524,974      | 20,576        | 1,504,398                       |
| Total Expenditures                                   | 31,290,321       | 32,598,195     | 30,804,467    | 1,793,728                       |
| Excess (Deficiency) of<br>Revenues Over Expenditures | \$ 1,728         | \$ (1,306,146) | 4,847,694     | \$ 6,153,840                    |
| Other Financing Sources:                             |                  |                |               |                                 |
| Proceed from sale of property                        |                  |                | 6,021         |                                 |
| Total Other Financing Sources                        |                  |                | 6,021         |                                 |
| Net Change in Fund Balances                          |                  |                | 4,853,715     |                                 |
| Fund Balances, Beginning of Year                     |                  |                | 15,528,130    |                                 |
| Fund Balances, End of Year                           |                  |                | \$ 20,381,845 |                                 |

**CITY OF MONTEREY PARK**  
**Required Supplementary Information (Unaudited), Continued**  
**Special Revenue Grants Fund**  
**Budgetary Comparison Schedule**  
**For the Year Ended June 30, 2013**

|                                                      | Special Revenue Grants Fund |                       |                     |                                 |
|------------------------------------------------------|-----------------------------|-----------------------|---------------------|---------------------------------|
|                                                      | Budgeted Amounts            |                       | Actual              | Variance with<br>Final Budget - |
|                                                      | Original                    | Final                 |                     |                                 |
| Revenues:                                            |                             |                       |                     |                                 |
| Intergovernmental revenues                           | \$ 1,530,906                | \$ 1,574,888          | \$ 4,693,489        | \$ 3,118,601                    |
| Charges for services                                 | -                           | -                     | 4,024               | 4,024                           |
| Revenues from use of money and property              | -                           | -                     | 112,237             | 112,237                         |
| Total Revenues                                       | 1,530,906                   | 1,574,888             | 4,809,750           | 3,234,862                       |
| Expenditures:                                        |                             |                       |                     |                                 |
| Current:                                             |                             |                       |                     |                                 |
| General government                                   | -                           | -                     | -                   | -                               |
| Public safety                                        | 157,798                     | 266,354               | 255,153             | 11,201                          |
| Community development                                | 258,809                     | 252,809               | 328,443             | (75,634)                        |
| Culture and recreation                               | 96,924                      | 135,929               | 180,098             | (44,169)                        |
| Highways and streets                                 | 34,450                      | 34,450                | 19,256              | 15,194                          |
| Capital outlay                                       | 4,083,098                   | 5,305,002             | 4,478,683           | 826,319                         |
| Debt service:                                        |                             |                       |                     |                                 |
| Principal retirement                                 | 410,764                     | 410,764               | 410,762             | 2                               |
| Interest and fiscal charges                          | 250,935                     | 250,935               | 250,934             | 1                               |
| Total Expenditures                                   | 5,292,778                   | 6,656,243             | 5,923,329           | 732,914                         |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (3,761,872)</u>       | <u>\$ (5,081,355)</u> | (1,113,579)         | <u>\$ 3,967,776</u>             |
| Other Financing Uses:                                |                             |                       |                     |                                 |
| Transfers out                                        |                             |                       | (9,466)             |                                 |
| Total Other Financing Uses                           |                             |                       | (9,466)             |                                 |
| Net Change in Fund Balances                          |                             |                       | (1,123,045)         |                                 |
| Fund Balances, Beginning of Year                     |                             |                       | 2,584,283           |                                 |
| Fund Balances, End of Year                           |                             |                       | <u>\$ 1,461,238</u> |                                 |

**CITY OF MONTEREY PARK**  
**Required Supplementary Information (Unaudited), Continued**  
**Special Revenue Retirement/Pension Liability Fund**  
**Budgetary Comparison Schedule**  
**For the Year Ended June 30, 2013**

|                                                      | Special Revenue Retirement/Pension Liability |              |              |                                 |
|------------------------------------------------------|----------------------------------------------|--------------|--------------|---------------------------------|
|                                                      | Budgeted Amounts                             |              | Actual       | Variance with<br>Final Budget - |
|                                                      | Original                                     | Final        |              |                                 |
| Revenues:                                            |                                              |              |              |                                 |
| Taxes                                                | \$ 5,099,000                                 | \$ 5,099,000 | \$ 6,177,231 | \$ 1,078,231                    |
| Revenues from use of money and property              | -                                            | -            | 15           | 15                              |
| Other                                                | 885,382                                      | 885,382      | 885,382      | -                               |
| Total Revenues                                       | 5,984,382                                    | 5,984,382    | 7,062,628    | 1,078,246                       |
| Expenditures:                                        |                                              |              |              |                                 |
| Current:                                             |                                              |              |              |                                 |
| General government                                   | 1,032,629                                    | 1,032,629    | 1,004,895    | 27,734                          |
| Public safety                                        | 3,378,454                                    | 3,378,454    | 3,381,396    | (2,942)                         |
| Community development                                | 192,343                                      | 192,343      | 165,256      | 27,087                          |
| Culture and recreation                               | 368,170                                      | 368,170      | 359,925      | 8,245                           |
| Highways and streets                                 | 34,261                                       | 34,261       | 30,610       | 3,651                           |
| Debt service:                                        |                                              |              |              |                                 |
| Principal retirement                                 | 485,000                                      | 485,000      | 485,000      | -                               |
| Interest and fiscal charges                          | 945,166                                      | 945,166      | 945,165      | 1                               |
| Total Expenditures                                   | 6,436,023                                    | 6,436,023    | 6,372,247    | 63,776                          |
| Excess (Deficiency) of<br>Revenues Over Expenditures | \$ (451,641)                                 | \$ (451,641) | 690,381      | \$ 1,142,022                    |
| Fund Balances, Beginning of Year                     |                                              |              | 8,460,758    |                                 |
| Fund Balances, End of Year                           |                                              |              | \$ 9,151,139 |                                 |

**CITY OF MONTEREY PARK**  
**Required Supplementary Information (Unaudited), Continued**  
**Special Revenue Housing Fund**  
**Budgetary Comparison Schedule**  
**For the Year Ended June 30, 2013**

|                                                      | Special Revenue Housing |                       |                     |                                 |
|------------------------------------------------------|-------------------------|-----------------------|---------------------|---------------------------------|
|                                                      | Budgeted Amounts        |                       | Actual              | Variance with<br>Final Budget - |
|                                                      | Original                | Final                 |                     |                                 |
| Revenues:                                            |                         |                       |                     |                                 |
| Revenues from use of money and property              | \$ -                    | \$ -                  | \$ 49,101           | \$ 49,101                       |
| Other                                                | -                       | -                     | 5,637               | 5,637                           |
| Total Revenues                                       | -                       | -                     | 54,738              | 54,738                          |
| Expenditures:                                        |                         |                       |                     |                                 |
| Current:                                             |                         |                       |                     |                                 |
| Community development                                | 96,000                  | 5,671,658             | 5,581,772           | 89,886                          |
| Total Expenditures                                   | 96,000                  | 5,671,658             | 5,581,772           | 89,886                          |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (96,000)</u>      | <u>\$ (5,671,658)</u> | <u>(5,527,034)</u>  | <u>\$ 144,624</u>               |
| Other Financing Sources:                             |                         |                       |                     |                                 |
| Transfers in                                         |                         |                       | 9,466               |                                 |
| Total Other Financing Sources                        |                         |                       | 9,466               |                                 |
| Net Change in Fund Balances                          |                         |                       | (5,517,568)         |                                 |
| Fund Balances, Beginning of Year                     |                         |                       | 8,191,733           |                                 |
| Fund Balances, End of Year                           |                         |                       | <u>\$ 2,674,165</u> |                                 |

**CITY OF MONTEREY PARK**  
**Notes to Required Supplementary Information (Unaudited)**  
**June 30, 2013**

**Budgetary Control and Accounting**

The City adheres to the following general procedure in establishing the budgetary data reflected in the financial statements:

The annual budget adopted by the City Council serves as a guideline for the operations of the City. It includes proposed expenditures and estimated revenues and is legally adopted for the General and Special Revenue Fund Types. Budgeted expenditures are controlled at the fund level. Council approval is required for an increase or decrease in total appropriations.

Appropriated amounts are as originally adopted or as adjusted by the City Council throughout the year. During the 2012-2013, the City made several supplemental budgetary appropriations, including a \$1,307,874 increase in the General Fund and a \$1,363,465 increase in the Special Revenue Grants Fund.

Budgets for the General and Special Revenue Fund Types are adopted on a basis consistent with the generally accepted accounting principles. The modified-accrual basis of accounting is employed in the preparation of the budget for these fund types.

The budget is formally integrated into the accounting system and employed as management control device during the year for all governmental funds. At fiscal year-end, unexpended and unencumbered budget appropriations lapse. Encumbrances outstanding at year-end are carried into the following year for continuing appropriation.

## **SUPPLEMENTARY INFORMATION**



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## NONMAJOR GOVERNMENTAL FUNDS

### SPECIAL REVENUE FUNDS

**Special Revenue Funds** account for the proceeds of specific revenue sources that are restricted by law or administrative regulation for specified purposes. Special Revenue Funds include the following:

***Proposition A Fund*** - used to account for the City's share of an additional one-half percent sales tax which was approved by the electorate in November 1980 and is collected by the County of Los Angeles to finance transportation projects such as the Monterey Park Spirit Buses and the Dial-A-Ride program.

***Gas Tax Fund*** - used to account for expenditures financed by money apportioned under the Streets and Highways Code of the State of California.

***Bike Route Fund*** - used to account for expenditures financed by State Transportation Development Act Article 3 funds for bike route and pedestrian facilities improvements.

***Proposition C Fund*** - used to account for the City's share of an additional one-half percent sales tax which was approved by the electorate in November 1990 and is collected by the County of Los Angeles to finance transit projects within the City.

***Air Quality Improvement Fund*** - used to account for the City's share of additional motor vehicle registration fees imposed by the South Coast Air Quality Management District to finance the implementation of mobile source emission reduction programs and the provisions of the California Clean Air Act.

***Asset Forfeiture Fund*** - used to account for revenues derived from monies and property seized by the Police Department in drug related incidence. These funds may only be expended on activities used to enhance drug enforcement activities.

***Park Facilities Fund*** - used to account for the acquisition and development of parks that are financed by developer fees, established pursuant to Monterey Park Municipal Code Section 16.54.050.

***Business Improvement Area #1 Fund*** - used to account for receipts and expenditures relating to the promotion of business activities in the downtown area of the City.

***Maintenance District 93-1 Fund*** - used to account for receipts and expenditures relating to the citywide benefit assessment district for street lighting and median maintenance.

***Public Safety Impact Fee Fund*** - used to account for fees collected on new commercial and residential development. These funds will be used exclusively to finance public safety service expansion.

***Public Safety Augmentation Fund*** - used to account for the City's share of the one-half percent sales tax which was approved by the electorate in November of 1993 (Proposition 172). The proceeds are earmarked exclusively for public safety purposes.

***Measure R Fund*** - used to account for the City's share of ½-cent sales tax which was approved by Los Angeles County voters in November 2008 to pay for transportation needs. The proceeds are used exclusively for streets and roads, traffic control, public transit and bicycle and pedestrian improvements.

## **NONMAJOR GOVERNMENTAL FUNDS**

### **SPECIAL REVENUE FUNDS, Continued**

***Library Tax Fund*** - used to account for annual parcel tax which was approved by the electorate in April of 1998 (Proposition C). The funds are to be exclusively used for Bruggemeyer Library improvements, expansion of operating hours, and additional books and supplies.

***CERCLA Liability Fund*** - used to account for fees collected from the City's permitted haulers for each ton of waste that they dispose. The funds are to be only used to cover future environmental liability costs resulting from incidents falling under the Comprehensive Environmental Response Cleanup and Liability Act (CERCLA).

### **DEBT SERVICE FUND**

***Debt Service Fund*** - established to account for the accumulation of resources for, and the payment of debt principal, interest and related costs of the Community Redevelopment Agency. The fund was terminated on February 1, 2012 due to the dissolution of the Agency and is only presented for comparative purposes.

### **CAPITAL PROJECTS FUND**

***Capital Projects Fund*** - established to account for financial resources segregated for the acquisition of and rehabilitation of capital facilities within the redevelopment project areas. The fund was terminated on February 1, 2012 due to the dissolution of the Agency and is only presented for comparative purposes.

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**CITY OF MONTEREY PARK**  
**Combining Balance Sheet - Nonmajor Governmental Funds**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                       | Special Revenue Funds |                     |                  |                   |                               |
|---------------------------------------|-----------------------|---------------------|------------------|-------------------|-------------------------------|
|                                       | Proposition<br>A      | Gas Tax             | Bike<br>Route    | Proposition<br>C  | Air<br>Quality<br>Improvement |
| <u>Assets</u>                         |                       |                     |                  |                   |                               |
| Cash and investments                  | \$ 1,762,361          | \$ 1,453,333        | \$ -             | \$ 749,079        | \$ 162,160                    |
| Accounts receivable                   | -                     | -                   | 18,000           | -                 | 19,316                        |
| Interest receivable                   | -                     | -                   | -                | -                 | -                             |
| Total Assets                          | <u>\$ 1,762,361</u>   | <u>\$ 1,453,333</u> | <u>\$ 18,000</u> | <u>\$ 749,079</u> | <u>\$ 181,476</u>             |
| <u>Liabilities and Fund Balance</u>   |                       |                     |                  |                   |                               |
| Liabilities:                          |                       |                     |                  |                   |                               |
| Accounts payable                      | \$ 70,126             | \$ 52,802           | \$ -             | \$ 5,877          | \$ 60                         |
| Accrued payroll                       | 9,147                 | 14,422              | -                | -                 | -                             |
| Due to other funds                    | -                     | -                   | 18,000           | -                 | -                             |
| Advances from other funds             | -                     | -                   | -                | -                 | -                             |
| Total Liabilities                     | <u>79,273</u>         | <u>67,224</u>       | <u>18,000</u>    | <u>5,877</u>      | <u>60</u>                     |
| Fund Balance:                         |                       |                     |                  |                   |                               |
| Restricted                            | 1,683,088             | 1,386,109           | -                | 743,202           | 181,416                       |
| Unassigned                            | -                     | -                   | -                | -                 | -                             |
| Total Fund Balance                    | <u>1,683,088</u>      | <u>1,386,109</u>    | <u>-</u>         | <u>743,202</u>    | <u>181,416</u>                |
| Total Liabilities and<br>Fund Balance | <u>\$ 1,762,361</u>   | <u>\$ 1,453,333</u> | <u>\$ 18,000</u> | <u>\$ 749,079</u> | <u>\$ 181,476</u>             |

**CITY OF MONTEREY PARK**  
**Combining Balance Sheet - Nonmajor Governmental Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                       | Special Revenue Funds |                    |                                    |                                 |                                |
|---------------------------------------|-----------------------|--------------------|------------------------------------|---------------------------------|--------------------------------|
|                                       | Asset<br>Forfeiture   | Park<br>Facilities | Business<br>Improvement<br>Area #1 | Maintenance<br>District<br>93-1 | Public<br>Safety<br>Impact Fee |
| <u>Assets</u>                         |                       |                    |                                    |                                 |                                |
| Cash and investments                  | \$ 621,766            | \$ 7,332           | \$ 245,862                         | \$ 193,147                      | \$ 45,814                      |
| Accounts receivable                   | -                     | -                  | -                                  | 20,092                          | -                              |
| Interest receivable                   | -                     | -                  | -                                  | -                               | -                              |
| Total Assets                          | <u>\$ 621,766</u>     | <u>\$ 7,332</u>    | <u>\$ 245,862</u>                  | <u>\$ 213,239</u>               | <u>\$ 45,814</u>               |
| <u>Liabilities and Fund Balance</u>   |                       |                    |                                    |                                 |                                |
| Liabilities:                          |                       |                    |                                    |                                 |                                |
| Accounts payable                      | \$ 13,696             | \$ -               | \$ 9,450                           | \$ 5,160                        | \$ 8,191                       |
| Accrued payroll                       | -                     | -                  | -                                  | 5,328                           | -                              |
| Due to other funds                    | -                     | -                  | -                                  | -                               | -                              |
| Advances from other funds             | -                     | -                  | -                                  | -                               | -                              |
| Total Liabilities                     | <u>13,696</u>         | <u>-</u>           | <u>9,450</u>                       | <u>10,488</u>                   | <u>8,191</u>                   |
| Fund Balance:                         |                       |                    |                                    |                                 |                                |
| Restricted                            | 608,070               | 7,332              | 236,412                            | 202,751                         | 37,623                         |
| Unassigned                            | -                     | -                  | -                                  | -                               | -                              |
| Total Fund Balance                    | <u>608,070</u>        | <u>7,332</u>       | <u>236,412</u>                     | <u>202,751</u>                  | <u>37,623</u>                  |
| Total Liabilities and<br>Fund Balance | <u>\$ 621,766</u>     | <u>\$ 7,332</u>    | <u>\$ 245,862</u>                  | <u>\$ 213,239</u>               | <u>\$ 45,814</u>               |

(Continued)

**CITY OF MONTEREY PARK**  
**Combining Balance Sheet - Nonmajor Governmental Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                       | Special Revenue Funds            |                     |                   |                     |                     |
|---------------------------------------|----------------------------------|---------------------|-------------------|---------------------|---------------------|
|                                       | Public<br>Safety<br>Augmentation | Measure R           | Library<br>Tax    | CERCLA<br>Liability | Total               |
| <u>Assets</u>                         |                                  |                     |                   |                     |                     |
| Cash and investments                  | \$ -                             | \$ 1,388,145        | \$ 187,559        | \$ 806,402          | \$ 7,622,960        |
| Accounts receivable                   | 157,305                          | -                   | 9,335             | -                   | 224,048             |
| Interest receivable                   | -                                | -                   | -                 | -                   | -                   |
| Total Assets                          | <u>\$ 157,305</u>                | <u>\$ 1,388,145</u> | <u>\$ 196,894</u> | <u>\$ 806,402</u>   | <u>\$ 7,847,008</u> |
| <br>Liabilities and Fund Balance      |                                  |                     |                   |                     |                     |
| Liabilities:                          |                                  |                     |                   |                     |                     |
| Accounts payable                      | \$ -                             | \$ 86,359           | \$ 192            | \$ -                | \$ 251,913          |
| Accrued payroll                       | -                                | 1,282               | 1,934             | -                   | 32,113              |
| Due to other funds                    | 157,305                          | -                   | -                 | -                   | 175,305             |
| Advances from other funds             | -                                | -                   | -                 | -                   | -                   |
| Total Liabilities                     | <u>157,305</u>                   | <u>87,641</u>       | <u>2,126</u>      | <u>-</u>            | <u>459,331</u>      |
| <br>Fund Balance:                     |                                  |                     |                   |                     |                     |
| Restricted                            | -                                | 1,300,504           | 194,768           | 806,402             | 7,387,677           |
| Unassigned                            | -                                | -                   | -                 | -                   | -                   |
| Total Fund Balance                    | <u>-</u>                         | <u>1,300,504</u>    | <u>194,768</u>    | <u>806,402</u>      | <u>7,387,677</u>    |
| Total Liabilities and<br>Fund Balance | <u>\$ 157,305</u>                | <u>\$ 1,388,145</u> | <u>\$ 196,894</u> | <u>\$ 806,402</u>   | <u>\$ 7,847,008</u> |

**CITY OF MONTEREY PARK**  
**Combining Balance Sheet - Nonmajor Governmental Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                                       | Total Nonmajor<br>Governmental Funds |                     |
|---------------------------------------|--------------------------------------|---------------------|
|                                       | 2013                                 | 2012                |
| <u>Assets</u>                         |                                      |                     |
| Cash and investments                  | \$ 7,622,960                         | \$ 8,398,123        |
| Accounts receivable                   | 224,048                              | 315,404             |
| Interest receivable                   | -                                    | 5,188               |
| Total Assets                          | <u>\$ 7,847,008</u>                  | <u>\$ 8,718,715</u> |
| <br>Liabilities and Fund Balance      |                                      |                     |
| Liabilities:                          |                                      |                     |
| Accounts payable                      | \$ 251,913                           | \$ 278,710          |
| Accrued payroll                       | 32,113                               | 26,460              |
| Due to other funds                    | 175,305                              | 275,722             |
| Advances from other funds             | -                                    | 703,230             |
| Total Liabilities                     | <u>459,331</u>                       | <u>1,284,122</u>    |
| <br>Fund Balance:                     |                                      |                     |
| Restricted                            | 7,387,677                            | 7,587,713           |
| Unassigned                            | -                                    | (153,120)           |
| Total Fund Balance                    | <u>7,387,677</u>                     | <u>7,434,593</u>    |
| Total Liabilities and<br>Fund Balance | <u>\$ 7,847,008</u>                  | <u>\$ 8,718,715</u> |

(Concluded)



**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenditures and**  
**Changes in Fund Balances - Nonmajor Governmental Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                      | Special Revenue Funds |              |               |               |                            |
|--------------------------------------------------------------------------------------|-----------------------|--------------|---------------|---------------|----------------------------|
|                                                                                      | Proposition A         | Gas Tax      | Bike<br>Route | Proposition C | Air Quality<br>Improvement |
| Revenues:                                                                            |                       |              |               |               |                            |
| Taxes                                                                                | \$ 1,123,842          | \$ 1,515,647 | \$ 59,819     | \$ 834,834    | \$ 73,771                  |
| Intergovernmental                                                                    | -                     | -            | -             | -             | -                          |
| Charges for services                                                                 | 75,597                | -            | -             | -             | -                          |
| Revenues from use of<br>money and property                                           | 6,299                 | 4,386        | -             | 2,704         | 572                        |
| Fines and forfeitures                                                                | -                     | -            | -             | -             | -                          |
| Other                                                                                | -                     | -            | -             | -             | -                          |
| Total Revenues                                                                       | 1,205,738             | 1,520,033    | 59,819        | 837,538       | 74,343                     |
| Expenditures:                                                                        |                       |              |               |               |                            |
| Current:                                                                             |                       |              |               |               |                            |
| General government                                                                   | -                     | -            | -             | -             | -                          |
| Public safety                                                                        | -                     | -            | -             | -             | -                          |
| Community development                                                                | -                     | -            | -             | -             | -                          |
| Culture and recreation                                                               | -                     | -            | -             | -             | -                          |
| Highways and streets                                                                 | 863,412               | 1,243,493    | -             | 885,483       | 29,828                     |
| Health                                                                               | -                     | -            | -             | -             | -                          |
| Capital outlay                                                                       | 535,510               | -            | 59,819        | 93,308        | 55,600                     |
| Debt service:                                                                        |                       |              |               |               |                            |
| Principal retirement                                                                 | -                     | -            | -             | -             | -                          |
| Interest and fiscal charges                                                          | -                     | -            | -             | -             | -                          |
| Total Expenditures                                                                   | 1,398,922             | 1,243,493    | 59,819        | 978,791       | 85,428                     |
| Excess (Deficiency) of<br>Revenues Over Expenditures                                 | (193,184)             | 276,540      | -             | (141,253)     | (11,085)                   |
| Other Financing Sources (Uses):                                                      |                       |              |               |               |                            |
| Transfers out                                                                        | -                     | -            | -             | -             | -                          |
| Proceeds from sale of property                                                       | -                     | -            | -             | -             | 505                        |
| Total Other Financing<br>Sources (Uses)                                              | -                     | -            | -             | -             | 505                        |
| Net Change in Fund Balances<br>before Extraordinary Item                             | (193,184)             | 276,540      | -             | (141,253)     | (10,580)                   |
| Extraordinary Item:                                                                  |                       |              |               |               |                            |
| Gain (Loss) on dissolution of the<br>former Redevelopment Agency of<br>Monterey Park | -                     | -            | -             | -             | -                          |
| Net Change in Fund Balances                                                          | (193,184)             | 276,540      | -             | (141,253)     | (10,580)                   |
| Fund Balance, Beginning of Year                                                      | 1,876,272             | 1,109,569    | -             | 884,455       | 191,996                    |
| Fund Balance, End of Year                                                            | \$ 1,683,088          | \$ 1,386,109 | \$ -          | \$ 743,202    | \$ 181,416                 |

**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenditures and**  
**Changes in Fund Balances - Nonmajor Governmental Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                      | Special Revenue Funds |                    |                                    |                                 |                                |
|--------------------------------------------------------------------------------------|-----------------------|--------------------|------------------------------------|---------------------------------|--------------------------------|
|                                                                                      | Asset<br>Forfeiture   | Park<br>Facilities | Business<br>Improvement<br>Area #1 | Maintenance<br>District<br>93-1 | Public<br>Safety<br>Impact Fee |
| Revenues:                                                                            |                       |                    |                                    |                                 |                                |
| Taxes                                                                                | \$ -                  | \$ -               | \$ 57,721                          | \$ 982,925                      | \$ -                           |
| Intergovernmental                                                                    | -                     | -                  | -                                  | -                               | -                              |
| Charges for services                                                                 | -                     | 91,164             | -                                  | -                               | 392,676                        |
| Revenues from use of<br>money and property                                           | 2,517                 | -                  | 864                                | -                               | 410                            |
| Fines and forfeitures                                                                | 72,759                | -                  | -                                  | -                               | -                              |
| Other                                                                                | -                     | -                  | -                                  | -                               | -                              |
| Total Revenues                                                                       | 75,276                | 91,164             | 58,585                             | 982,925                         | 393,086                        |
| Expenditures:                                                                        |                       |                    |                                    |                                 |                                |
| Current:                                                                             |                       |                    |                                    |                                 |                                |
| General government                                                                   | -                     | -                  | -                                  | -                               | -                              |
| Public safety                                                                        | 264,194               | -                  | -                                  | -                               | 48,269                         |
| Community development                                                                | -                     | -                  | 121,159                            | -                               | -                              |
| Culture and recreation                                                               | -                     | -                  | -                                  | 356,163                         | -                              |
| Highways and streets                                                                 | -                     | -                  | -                                  | 600,945                         | -                              |
| Health                                                                               | -                     | -                  | -                                  | -                               | -                              |
| Capital outlay                                                                       | 177,410               | -                  | -                                  | 11,236                          | 237,906                        |
| Debt service:                                                                        |                       |                    |                                    |                                 |                                |
| Principal retirement                                                                 | -                     | -                  | -                                  | -                               | -                              |
| Interest and fiscal charges                                                          | -                     | -                  | -                                  | -                               | -                              |
| Total Expenditures                                                                   | 441,604               | -                  | 121,159                            | 968,344                         | 286,175                        |
| Excess (Deficiency) of<br>Revenues Over Expenditures                                 | (366,328)             | 91,164             | (62,574)                           | 14,581                          | 106,911                        |
| Other Financing Sources (Uses):                                                      |                       |                    |                                    |                                 |                                |
| Transfers out                                                                        | -                     | -                  | -                                  | -                               | -                              |
| Proceeds from sale of property                                                       | 7,882                 | -                  | -                                  | -                               | -                              |
| Total Other Financing<br>Sources (Uses)                                              | 7,882                 | -                  | -                                  | -                               | -                              |
| Net Change in Fund Balances<br>before Extraordinary Item                             | (358,446)             | 91,164             | (62,574)                           | 14,581                          | 106,911                        |
| Extraordinary Item:                                                                  |                       |                    |                                    |                                 |                                |
| Gain (Loss) on dissolution of the<br>former Redevelopment Agency of<br>Monterey Park | -                     | -                  | -                                  | -                               | -                              |
| Net Change in Fund Balances                                                          | (358,446)             | 91,164             | (62,574)                           | 14,581                          | 106,911                        |
| Fund Balance, Beginning of Year                                                      | 966,516               | (83,832)           | 298,986                            | 188,170                         | (69,288)                       |
| Fund Balance, End of Year                                                            | \$ 608,070            | \$ 7,332           | \$ 236,412                         | \$ 202,751                      | \$ 37,623                      |

(Continued)

**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenditures and**  
**Changes in Fund Balance - Nonmajor Governmental Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                      | Special Revenue Funds            |              |                |                     |              |
|--------------------------------------------------------------------------------------|----------------------------------|--------------|----------------|---------------------|--------------|
|                                                                                      | Public<br>Safety<br>Augmentation | Measure R    | Library<br>Tax | CERCLA<br>Liability | Total        |
| Revenues:                                                                            |                                  |              |                |                     |              |
| Taxes                                                                                | \$ 617,604                       | \$ 624,359   | \$ 497,160     | \$ -                | \$ 6,387,682 |
| Intergovernmental                                                                    | -                                | -            | -              | -                   | -            |
| Charges for services                                                                 | -                                | -            | -              | 124,776             | 684,213      |
| Revenues from use of<br>money and property                                           | -                                | 4,313        | 673            | 2,754               | 25,492       |
| Fines and forfeitures                                                                | -                                | -            | -              | -                   | 72,759       |
| Other                                                                                | -                                | -            | -              | -                   | -            |
| Total Revenues                                                                       | 617,604                          | 628,672      | 497,833        | 127,530             | 7,170,146    |
| Expenditures:                                                                        |                                  |              |                |                     |              |
| Current:                                                                             |                                  |              |                |                     |              |
| General government                                                                   | -                                | -            | -              | -                   | -            |
| Public safety                                                                        | 617,604                          | -            | -              | -                   | 930,067      |
| Community development                                                                | -                                | -            | -              | -                   | 121,159      |
| Culture and recreation                                                               | -                                | -            | 136,914        | -                   | 493,077      |
| Highways and streets                                                                 | -                                | 125,690      | -              | -                   | 3,748,851    |
| Health                                                                               | -                                | -            | -              | 119,999             | 119,999      |
| Capital outlay                                                                       | -                                | 258,313      | -              | -                   | 1,429,102    |
| Debt service:                                                                        |                                  |              |                |                     | -            |
| Principal retirement                                                                 | -                                | -            | 308,453        | -                   | 308,453      |
| Interest and fiscal charges                                                          | -                                | -            | 74,741         | -                   | 74,741       |
| Total Expenditures                                                                   | 617,604                          | 384,003      | 520,108        | 119,999             | 7,225,449    |
| Excess (Deficiency) of<br>Revenues Over Expenditures                                 | -                                | 244,669      | (22,275)       | 7,531               | (55,303)     |
| Other Financing Sources (Uses):                                                      |                                  |              |                |                     |              |
| Transfers out                                                                        | -                                | -            | -              | -                   | -            |
| Proceeds from sale of property                                                       | -                                | -            | -              | -                   | 8,387        |
| Total Other Financing<br>Sources (Uses)                                              | -                                | -            | -              | -                   | 8,387        |
| Net Change in Fund Balances<br>before Extraordinary Item                             | -                                | 244,669      | (22,275)       | 7,531               | (46,916)     |
| Extraordinary Item:                                                                  |                                  |              |                |                     |              |
| Gain (Loss) on dissolution of the<br>former Redevelopment Agency of<br>Monterey Park | -                                | -            | -              | -                   | -            |
| Net Change in Fund Balances                                                          | -                                | 244,669      | (22,275)       | 7,531               | (46,916)     |
| Fund Balance, Beginning of Year                                                      | -                                | 1,055,835    | 217,043        | 798,871             | 7,434,593    |
| Fund Balance, End of Year                                                            | \$ -                             | \$ 1,300,504 | \$ 194,768     | \$ 806,402          | \$ 7,387,677 |

**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenditures and**  
**Changes in Fund Balance - Nonmajor Governmental Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                      | Total Nonmajor<br>Governmental Funds |                     |
|--------------------------------------------------------------------------------------|--------------------------------------|---------------------|
|                                                                                      | 2013                                 | 2012                |
| Revenues:                                                                            |                                      |                     |
| Taxes                                                                                | \$ 6,387,682                         | \$ 11,087,769       |
| Intergovernmental                                                                    | -                                    | -                   |
| Charges for services                                                                 | 684,213                              | 284,280             |
| Revenues from use of<br>money and property                                           | 25,492                               | 61,884              |
| Fines and forfeitures                                                                | 72,759                               | 182,033             |
| Other                                                                                | -                                    | 6,000               |
| Total Revenues                                                                       | <u>7,170,146</u>                     | <u>11,621,966</u>   |
| Expenditures:                                                                        |                                      |                     |
| Current:                                                                             |                                      |                     |
| General government                                                                   | -                                    | 129,933             |
| Public safety                                                                        | 930,067                              | 793,213             |
| Community development                                                                | 121,159                              | 2,317,442           |
| Culture and recreation                                                               | 493,077                              | 396,597             |
| Highways and streets                                                                 | 3,748,851                            | 3,659,460           |
| Health                                                                               | 119,999                              | 120,000             |
| Capital outlay                                                                       | 1,429,102                            | 775,420             |
| Debt service:                                                                        |                                      |                     |
| Principal retirement                                                                 | 308,453                              | 1,137,030           |
| Interest and fiscal charges                                                          | 74,741                               | 754,872             |
| Total Expenditures                                                                   | <u>7,225,449</u>                     | <u>10,083,967</u>   |
| Excess (Deficiency) of<br>Revenues Over Expenditures                                 | <u>(55,303)</u>                      | <u>1,537,999</u>    |
| Other Financing Sources (Uses):                                                      |                                      |                     |
| Transfers out                                                                        | -                                    | (426,146)           |
| Proceeds from sale of property                                                       | 8,387                                | 4,245               |
| Total Other Financing<br>Sources (Uses)                                              | <u>8,387</u>                         | <u>(421,901)</u>    |
| Net Change in Fund Balances<br>before Extraordinary Item                             | (46,916)                             | 1,116,098           |
| Extraordinary Item:                                                                  |                                      |                     |
| Gain (Loss) on dissolution of the<br>former Redevelopment Agency of<br>Monterey Park | -                                    | (45,384,373)        |
| Net Change in Fund Balances                                                          | (46,916)                             | (44,268,275)        |
| Fund Balance, Beginning of Year                                                      | 7,434,593                            | 51,702,868          |
| Fund Balance, End of Year                                                            | <u>\$ 7,387,677</u>                  | <u>\$ 7,434,593</u> |

(Concluded)

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Proposition A Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013                |                     |                                    | 2012                |
|------------------------------------------------------|---------------------|---------------------|------------------------------------|---------------------|
|                                                      | Budget              | Actual              | Variance<br>Positive<br>(Negative) | Actual              |
| Revenues:                                            |                     |                     |                                    |                     |
| Taxes                                                | \$ 950,000          | \$ 1,123,842        | \$ 173,842                         | \$ 1,045,952        |
| Charges for services                                 | 124,300             | 75,597              | (48,703)                           | 53,475              |
| Revenues from use of money<br>and property           | 4,400               | 6,299               | 1,899                              | 4,741               |
| Total Revenues                                       | <u>1,078,700</u>    | <u>1,205,738</u>    | <u>127,038</u>                     | <u>1,104,168</u>    |
| Expenditures:                                        |                     |                     |                                    |                     |
| Current:                                             |                     |                     |                                    |                     |
| Highways and streets                                 | 1,023,213           | 863,412             | 159,801                            | 852,104             |
| Capital outlay                                       | <u>549,114</u>      | <u>535,510</u>      | <u>13,604</u>                      | <u>3,816</u>        |
| Total Expenditures                                   | <u>1,572,327</u>    | <u>1,398,922</u>    | <u>173,405</u>                     | <u>855,920</u>      |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (493,627)</u> | <u>(193,184)</u>    | <u>\$ 300,443</u>                  | <u>248,248</u>      |
| Other Financing Sources:                             |                     |                     |                                    |                     |
| Proceeds from sale of property                       |                     | <u>-</u>            |                                    | <u>3,055</u>        |
| Net Change in Fund Balance                           |                     | (193,184)           |                                    | 251,303             |
| Fund Balance, Beginning of Year                      |                     | <u>1,876,272</u>    |                                    | <u>1,624,969</u>    |
| Fund Balance, End of Year                            |                     | <u>\$ 1,683,088</u> |                                    | <u>\$ 1,876,272</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Gas Tax Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013              |                     |                                    | 2012                |
|------------------------------------------------------|-------------------|---------------------|------------------------------------|---------------------|
|                                                      | Budget            | Actual              | Variance<br>Positive<br>(Negative) | Actual              |
| Revenues:                                            |                   |                     |                                    |                     |
| Taxes                                                | \$ 1,693,743      | \$ 1,515,647        | \$ (178,096)                       | \$ 1,617,279        |
| Revenues from use of<br>money and property           | 1,200             | 4,386               | 3,186                              | 2,278               |
| Total Revenues                                       | 1,694,943         | 1,520,033           | (174,910)                          | 1,619,557           |
| Expenditures:                                        |                   |                     |                                    |                     |
| Current:                                             |                   |                     |                                    |                     |
| Community development                                | -                 | -                   | -                                  | 56,110              |
| Highways and streets                                 | 1,367,951         | 1,243,493           | 124,458                            | 1,220,460           |
| Capital outlay                                       | 19,000            | -                   | 19,000                             | 17,969              |
| Total Expenditures                                   | 1,386,951         | 1,243,493           | 143,458                            | 1,294,539           |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ 307,992</u> | 276,540             | <u>\$ (31,452)</u>                 | 325,018             |
| Fund Balance, Beginning of Year                      |                   | 1,109,569           |                                    | 784,551             |
| Fund Balance, End of Year                            |                   | <u>\$ 1,386,109</u> |                                    | <u>\$ 1,109,569</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Bike Route Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013               |             |                                    | 2012        |
|------------------------------------------------------|--------------------|-------------|------------------------------------|-------------|
|                                                      | Budget             | Actual      | Variance<br>Positive<br>(Negative) | Actual      |
| Revenues:                                            |                    |             |                                    |             |
| Taxes                                                | \$ 46,274          | \$ 59,819   | \$ 13,545                          | \$ 58,381   |
| Expenditures:                                        |                    |             |                                    |             |
| Capital outlay                                       | 59,819             | 59,819      | -                                  | 58,381      |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (13,545)</u> | -           | <u>\$ 13,545</u>                   | -           |
| Fund Balance, Beginning of Year                      |                    | -           |                                    | -           |
| Fund Balance, End of Year                            |                    | <u>\$ -</u> |                                    | <u>\$ -</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Proposition C Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013                |                   |                                    | 2012              |
|------------------------------------------------------|---------------------|-------------------|------------------------------------|-------------------|
|                                                      | Budget              | Actual            | Variance<br>Positive<br>(Negative) | Actual            |
| Revenues:                                            |                     |                   |                                    |                   |
| Taxes                                                | \$ 730,000          | \$ 834,834        | \$ 104,834                         | \$ 789,342        |
| Revenues from use of<br>money and property           | 2,100               | 2,704             | 604                                | 2,591             |
| Total Revenues                                       | 732,100             | 837,538           | 105,438                            | 791,933           |
| Expenditures:                                        |                     |                   |                                    |                   |
| Current:                                             |                     |                   |                                    |                   |
| Highways and streets                                 | 835,400             | 885,483           | (50,083)                           | 858,708           |
| Capital outlay                                       | 257,528             | 93,308            | 164,220                            | 38,008            |
| Total Expenditures                                   | 1,092,928           | 978,791           | 114,137                            | 896,716           |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (360,828)</u> | (141,253)         | <u>\$ 219,575</u>                  | (104,783)         |
| Fund Balance, Beginning of Year                      |                     | 884,455           |                                    | 989,238           |
| Fund Balance, End of Year                            |                     | <u>\$ 743,202</u> |                                    | <u>\$ 884,455</u> |



**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Air Quality Improvement Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013               |                   |                                    | 2012              |
|------------------------------------------------------|--------------------|-------------------|------------------------------------|-------------------|
|                                                      | Budget             | Actual            | Variance<br>Positive<br>(Negative) | Actual            |
| Revenues:                                            |                    |                   |                                    |                   |
| Taxes                                                | \$ 75,000          | \$ 73,771         | \$ (1,229)                         | \$ 72,842         |
| Revenues from use of money<br>and property           | 300                | 572               | 272                                | 395               |
| Total Revenues                                       | 75,300             | 74,343            | (957)                              | 73,237            |
| Expenditures:                                        |                    |                   |                                    |                   |
| Current:                                             |                    |                   |                                    |                   |
| Highways and streets                                 | 33,500             | 29,828            | 3,672                              | 53,342            |
| Capital outlay                                       | 55,650             | 55,600            | 50                                 | -                 |
| Total Expenditures                                   | 89,150             | 85,428            | 3,722                              | 53,342            |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (13,850)</u> | (11,085)          | <u>\$ 2,765</u>                    | 19,895            |
| Other Financing Sources:                             |                    |                   |                                    |                   |
| Proceeds from sale of property                       |                    | 505               |                                    | -                 |
| Net Change in Fund Balance                           |                    | (10,580)          |                                    | 19,895            |
| Fund Balance, Beginning of Year                      |                    | 191,996           |                                    | 172,101           |
| Fund Balance, End of Year                            |                    | <u>\$ 181,416</u> |                                    | <u>\$ 191,996</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Asset Forfeiture Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013                |                   |                                    | 2012              |
|------------------------------------------------------|---------------------|-------------------|------------------------------------|-------------------|
|                                                      | Budget              | Actual            | Variance<br>Positive<br>(Negative) | Actual            |
| Revenues:                                            |                     |                   |                                    |                   |
| Revenues from use of money<br>and property           | \$ -                | \$ 2,517          | \$ 2,517                           | \$ 2,669          |
| Fines and forfeitures                                | 382,500             | 72,759            | (309,741)                          | 182,033           |
| Total Revenues                                       | 382,500             | 75,276            | (307,224)                          | 184,702           |
| Expenditures:                                        |                     |                   |                                    |                   |
| Current:                                             |                     |                   |                                    |                   |
| Public safety                                        | 298,001             | 264,194           | 33,807                             | 216,204           |
| Capital outlay                                       | 350,150             | 177,410           | 172,740                            | 105,730           |
| Total Expenditures                                   | 648,151             | 441,604           | 206,547                            | 321,934           |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (265,651)</u> | (366,328)         | <u>\$ (100,677)</u>                | (137,232)         |
| Other Financing Sources:                             |                     |                   |                                    |                   |
| Proceeds from sale of property                       |                     | 7,882             |                                    | 1,190             |
| Net Change in Fund Balance                           |                     | (358,446)         |                                    | (136,042)         |
| Fund Balance, Beginning of Year                      |                     | 966,516           |                                    | 1,102,558         |
| Fund Balance, End of Year                            |                     | <u>\$ 608,070</u> |                                    | <u>\$ 966,516</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Park Facilities Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013             |                 |                                    | 2012               |
|------------------------------------------------------|------------------|-----------------|------------------------------------|--------------------|
|                                                      | Budget           | Actual          | Variance<br>Positive<br>(Negative) | Actual             |
| Revenues:                                            |                  |                 |                                    |                    |
| Taxes                                                | \$ -             | \$ -            | \$ -                               | \$ 25,455          |
| Charges for services                                 | 50,000           | 91,164          | 41,164                             | -                  |
| Total Revenues                                       | 50,000           | 91,164          | 41,164                             | 25,455             |
| Expenditures:                                        |                  |                 |                                    |                    |
| Capital outlay                                       | 28,565           | -               | 28,565                             | 34,598             |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ 21,435</u> | 91,164          | <u>\$ 69,729</u>                   | (9,143)            |
| Fund Balance, Beginning of Year                      |                  | <u>(83,832)</u> |                                    | <u>(74,689)</u>    |
| Fund Balance, End of Year                            |                  | <u>\$ 7,332</u> |                                    | <u>\$ (83,832)</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Business Improvement Area #1 Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013               |                   |                                    | 2012              |
|------------------------------------------------------|--------------------|-------------------|------------------------------------|-------------------|
|                                                      | Budget             | Actual            | Variance<br>Positive<br>(Negative) | Actual            |
| Revenues:                                            |                    |                   |                                    |                   |
| Taxes                                                | \$ 60,000          | \$ 57,721         | \$ (2,279)                         | \$ 58,395         |
| Revenues from use of money<br>and property           | 360                | 864               | 504                                | 732               |
| Total Revenues                                       | 60,360             | 58,585            | (1,775)                            | 59,127            |
| Expenditures:                                        |                    |                   |                                    |                   |
| Current:                                             |                    |                   |                                    |                   |
| Community development                                | 158,900            | 121,159           | 37,741                             | 20,494            |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (98,540)</u> | (62,574)          | <u>\$ 35,966</u>                   | 38,633            |
| Fund Balance, Beginning of Year                      |                    | 298,986           |                                    | 260,353           |
| Fund Balance, End of Year                            |                    | <u>\$ 236,412</u> |                                    | <u>\$ 298,986</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Maintenance District 93-1 Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013        |            |                                    | 2012       |
|------------------------------------------------------|-------------|------------|------------------------------------|------------|
|                                                      | Budget      | Actual     | Variance<br>Positive<br>(Negative) | Actual     |
| Revenues:                                            |             |            |                                    |            |
| Taxes                                                | \$ 981,500  | \$ 982,925 | \$ 1,425                           | \$ 977,552 |
| Expenditures:                                        |             |            |                                    |            |
| Current:                                             |             |            |                                    |            |
| Culture and recreation                               | 370,481     | 356,163    | 14,318                             | 322,593    |
| Highways and streets                                 | 660,058     | 600,945    | 59,113                             | 609,649    |
| Capital outlay                                       | 42,638      | 11,236     | 31,402                             | -          |
| Total Expenditures                                   | 1,073,177   | 968,344    | 104,833                            | 932,242    |
| Excess (Deficiency) of<br>Revenues Over Expenditures | \$ (91,677) | 14,581     | \$ 106,258                         | 45,310     |
| Fund Balance, Beginning of Year                      |             | 188,170    |                                    | 142,860    |
| Fund Balance, End of Year                            |             | \$ 202,751 |                                    | \$ 188,170 |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Public Safety Impact Fee Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013                |                  |                                    | 2012               |
|------------------------------------------------------|---------------------|------------------|------------------------------------|--------------------|
|                                                      | Budget              | Actual           | Variance<br>Positive<br>(Negative) | Actual             |
| Revenues:                                            |                     |                  |                                    |                    |
| Charges for services                                 | \$ 80,000           | \$ 392,676       | \$ 312,676                         | \$ 106,495         |
| Revenues from use of<br>money and property           | -                   | 410              | 410                                | 124                |
| Total Revenues                                       | 80,000              | 393,086          | 313,086                            | 106,619            |
| Expenditures:                                        |                     |                  |                                    |                    |
| Current:                                             |                     |                  |                                    |                    |
| Public safety                                        | 197,020             | 48,269           | 148,751                            | 10,965             |
| Capital outlay                                       | 305,953             | 237,906          | 68,047                             | 114,139            |
| Debt service:                                        |                     |                  |                                    |                    |
| Interest and fiscal charges                          | -                   | -                | -                                  | 20,000             |
| Total Expenditures                                   | 502,973             | 286,175          | 216,798                            | 145,104            |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (422,973)</u> | 106,911          | <u>\$ 529,884</u>                  | (38,485)           |
| Fund Balance, Beginning of Year                      |                     | (69,288)         |                                    | (30,803)           |
| Fund Balance, End of Year                            |                     | <u>\$ 37,623</u> |                                    | <u>\$ (69,288)</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Public Safety Augmentation Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013        |             |                                    | 2012        |
|------------------------------------------------------|-------------|-------------|------------------------------------|-------------|
|                                                      | Budget      | Actual      | Variance<br>Positive<br>(Negative) | Actual      |
| Revenues:                                            |             |             |                                    |             |
| Taxes                                                | \$ 550,000  | \$ 617,604  | \$ 67,604                          | \$ 566,044  |
| Expenditures:                                        |             |             |                                    |             |
| Current:                                             |             |             |                                    |             |
| Public safety                                        | 550,000     | 617,604     | (67,604)                           | 566,044     |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ -</u> | <u>-</u>    | <u>\$ -</u>                        | <u>-</u>    |
| Fund Balance, Beginning of Year                      |             | -           |                                    | -           |
| Fund Balance, End of Year                            |             | <u>\$ -</u> |                                    | <u>\$ -</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Measure R Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013         |              |                                    | 2012         |
|------------------------------------------------------|--------------|--------------|------------------------------------|--------------|
|                                                      | Budget       | Actual       | Variance<br>Positive<br>(Negative) | Actual       |
| Revenues:                                            |              |              |                                    |              |
| Taxes                                                | \$ 540,000   | \$ 624,359   | \$ 84,359                          | \$ 587,323   |
| Revenues from use of money<br>and property           | 2,300        | 4,313        | 2,013                              | 2,621        |
| Total Revenues                                       | 542,300      | 628,672      | 86,372                             | 589,944      |
| Expenditures:                                        |              |              |                                    |              |
| Current:                                             |              |              |                                    |              |
| Highway and streets                                  | 208,369      | 125,690      | 82,679                             | 65,197       |
| Capital outlay                                       | 719,975      | 258,313      | 461,662                            | 402,779      |
| Total Expenditures                                   | 928,344      | 384,003      | 544,341                            | 467,976      |
| Excess (Deficiency) of<br>Revenues Over Expenditures | \$ (386,044) | 244,669      | \$ 630,713                         | 121,968      |
| Fund Balance, Beginning of Year                      |              | 1,055,835    |                                    | 933,867      |
| Fund Balance, End of Year                            |              | \$ 1,300,504 |                                    | \$ 1,055,835 |



**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue Library Tax Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013               |                   |                                    | 2012              |
|------------------------------------------------------|--------------------|-------------------|------------------------------------|-------------------|
|                                                      | Budget             | Actual            | Variance<br>Positive<br>(Negative) | Actual            |
| Revenues:                                            |                    |                   |                                    |                   |
| Taxes                                                | \$ 503,750         | \$ 497,160        | \$ (6,590)                         | \$ 501,685        |
| Revenues from use of money<br>and property           | 350                | 673               | 323                                | 465               |
| Total Revenues                                       | 504,100            | 497,833           | (6,267)                            | 502,150           |
| Expenditures:                                        |                    |                   |                                    |                   |
| Current:                                             |                    |                   |                                    |                   |
| Culture and recreation                               | 206,739            | 136,914           | 69,825                             | 74,004            |
| Debt service:                                        |                    |                   |                                    |                   |
| Principal retirement                                 | 308,455            | 308,453           | 2                                  | 297,030           |
| Interest and fiscal charges                          | 74,742             | 74,741            | 1                                  | 86,165            |
| Total Expenditures                                   | 589,936            | 520,108           | 69,828                             | 457,199           |
| Excess (Deficiency) of<br>Revenues Over Expenditures | <u>\$ (85,836)</u> | <u>(22,275)</u>   | <u>\$ 63,561</u>                   | <u>44,951</u>     |
| Fund Balance, Beginning of Year                      |                    | 217,043           |                                    | 172,092           |
| Fund Balance, End of Year                            |                    | <u>\$ 194,768</u> |                                    | <u>\$ 217,043</u> |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Special Revenue CERCLA Liability Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                      | 2013       |            |                                    | 2012       |
|------------------------------------------------------|------------|------------|------------------------------------|------------|
|                                                      | Budget     | Actual     | Variance<br>Positive<br>(Negative) | Actual     |
| Revenues:                                            |            |            |                                    |            |
| Charges for services                                 | \$ 122,000 | \$ 124,776 | \$ 2,776                           | \$ 124,310 |
| Revenues from use of<br>money and property           | 2,600      | 2,754      | 154                                | 2,041      |
| Total Revenues                                       | 124,600    | 127,530    | 2,930                              | 126,351    |
| Expenditures:                                        |            |            |                                    |            |
| Current:                                             |            |            |                                    |            |
| Health                                               | 120,000    | 119,999    | 1                                  | 120,000    |
| Excess (Deficiency) of<br>Revenues Over Expenditures | \$ 4,600   | 7,531      | \$ 2,929                           | 6,351      |
| Fund Balance, Beginning of Year                      |            | 798,871    |                                    | 792,520    |
| Fund Balance, End of Year                            |            | \$ 806,402 |                                    | \$ 798,871 |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Debt Service Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                                            | 2013        |          |                                    | 2012             |
|----------------------------------------------------------------------------|-------------|----------|------------------------------------|------------------|
|                                                                            | Budget      | Actual   | Variance<br>Positive<br>(Negative) | Actual           |
| Revenues:                                                                  |             |          |                                    |                  |
| Taxes                                                                      | \$ -        | \$ -     | \$ -                               | \$ 3,830,014     |
| Revenues from use of money and property                                    | -           | -        | -                                  | 6,004            |
| Total Revenues                                                             | -           | -        | -                                  | 3,836,018        |
| Expenditures:                                                              |             |          |                                    |                  |
| Current:                                                                   |             |          |                                    |                  |
| General government                                                         | -           | -        | -                                  | 129,933          |
| Community development                                                      | -           | -        | -                                  | 876,543          |
| Debt service:                                                              |             |          |                                    |                  |
| Principal retirement                                                       | -           | -        | -                                  | 840,000          |
| Interest and fiscal charges                                                | -           | -        | -                                  | 648,707          |
| Total Expenditures                                                         | -           | -        | -                                  | 2,495,183        |
| Excess (Deficiency) of<br>Revenues Over Expenditures                       | <u>\$ -</u> | <u>-</u> | <u>\$ -</u>                        | <u>1,340,835</u> |
| Extraordinary Item:                                                        |             |          |                                    |                  |
| Loss on dissolution of the former<br>Redevelopment Agency of Monterey Park |             | -        |                                    | (3,813,197)      |
| Net Change in Fund Balances                                                |             | -        |                                    | (2,472,362)      |
| Fund Balances, Beginning of Year                                           |             | -        |                                    | 2,472,362        |
| Fund Balances, End of Year                                                 | <u>\$ -</u> | <u>-</u> |                                    | <u>\$ -</u>      |

**CITY OF MONTEREY PARK**  
**Budgetary Comparison Schedule**  
**Capital Projects Fund**  
**For the Year Ended June 30, 2013**  
**(with comparative actual for the year ended June 30, 2012)**

|                                                                            | 2013   |        |                                    | 2012         |
|----------------------------------------------------------------------------|--------|--------|------------------------------------|--------------|
|                                                                            | Budget | Actual | Variance<br>Positive<br>(Negative) | Actual       |
| Revenues:                                                                  |        |        |                                    |              |
| Taxes                                                                      | \$ -   | \$ -   | \$ -                               | \$ 957,505   |
| Revenues from use of money and property                                    | -      | -      | -                                  | 37,223       |
| Other                                                                      | -      | -      | -                                  | 6,000        |
| Total Revenues                                                             | -      | -      | -                                  | 1,000,728    |
| Expenditures:                                                              |        |        |                                    |              |
| Current:                                                                   |        |        |                                    |              |
| Community development                                                      | -      | -      | -                                  | 1,364,295    |
| Total Expenditures                                                         | -      | -      | -                                  | 1,364,295    |
| Excess (Deficiency) of<br>Revenues Over Expenditures                       | \$ -   | -      | \$ -                               | (363,567)    |
| Other Financing Sources (Uses):                                            |        |        |                                    |              |
| Transfers out                                                              |        | -      |                                    | (426,146)    |
| Total Other Financing Sources (Uses)                                       |        | -      |                                    | (426,146)    |
| Net Change in Fund Balances<br>before Extraordinary Item                   |        | -      |                                    | (789,713)    |
| Extraordinary Item:                                                        |        |        |                                    |              |
| Loss on dissolution of the former<br>Redevelopment Agency of Monterey Park |        | -      |                                    | (41,571,176) |
| Net Change in Fund Balances                                                |        | -      |                                    | (42,360,889) |
| Fund Balances, Beginning of Year                                           |        | -      |                                    | 42,360,889   |
| Fund Balances, End of Year                                                 |        | \$ -   |                                    | \$ -         |

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## DESCRIPTION OF INTERNAL SERVICE FUNDS

**Internal Service Funds** account for the financing of goods or services provided by one department to other departments of the City, on a cost-reimbursement basis. **Internal Service Funds** include the following:

***Separation Benefits Fund*** - used to account for employee separation costs (i.e., vacation, sick and holiday hours).

***General Liability Fund*** - used to account for the City's general liability insurance, including claims, legal and other expenses.

***Workers' Compensation Fund*** - used to account for the City's worker's compensation insurance costs, including claims, legal and other expenses.

***Other Post Employment Benefits Fund*** - used to account for the City's annual retiree medical costs.

***Shop Fund*** - used to account for the purchase and maintenance of all motorized equipment used by City department.

***Technology Fund*** - used to account for the City's centralized data processing activities and future technological infrastructure improvements.

**CITY OF MONTEREY PARK**  
**Combining Statement of Net Position - Internal Service Funds**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                                  | Separation<br>Benefits | General<br>Liability | Workers'<br>Compensation | Other Post<br>Employment<br>Benefits |
|----------------------------------------------------------------|------------------------|----------------------|--------------------------|--------------------------------------|
| Current:                                                       |                        |                      |                          |                                      |
| Cash and investments                                           | \$ 3,491,308           | \$ 1,488,800         | \$ 2,756,748             | \$ 1,000,000                         |
| Accounts receivable                                            | 12,854                 | -                    | -                        | -                                    |
| Inventory                                                      | -                      | -                    | -                        | -                                    |
| Total Current Assets                                           | 3,504,162              | 1,488,800            | 2,756,748                | 1,000,000                            |
| Depreciable capital assets, net of<br>accumulated depreciation | -                      | -                    | -                        | -                                    |
| Total Capital Assets                                           | -                      | -                    | -                        | -                                    |
| Total Assets                                                   | 3,504,162              | 1,488,800            | 2,756,748                | 1,000,000                            |
| <u>Liabilities</u>                                             |                        |                      |                          |                                      |
| Current Liabilities:                                           |                        |                      |                          |                                      |
| Accounts payable                                               | -                      | 98,876               | 16,492                   | -                                    |
| Accrued payroll                                                | 17,473                 | 1,170                | 512                      | -                                    |
| Claims and judgments payable - current portion                 | -                      | 607,309              | 2,020,734                | -                                    |
| Compensated absences payable - current portion                 | -                      | 704                  | 526                      | -                                    |
| Total Current Liabilities                                      | 17,473                 | 708,059              | 2,038,264                | -                                    |
| Noncurrent:                                                    |                        |                      |                          |                                      |
| Claims and judgments payable - long term portion               | -                      | 910,963              | 3,031,101                | -                                    |
| Compensated absences payable - long term portion               | -                      | 6,338                | 4,729                    | -                                    |
| Total Noncurrent Liabilities                                   | -                      | 917,301              | 3,035,830                | -                                    |
| Total Liabilities                                              | 17,473                 | 1,625,360            | 5,074,094                | -                                    |
| <u>Net Position</u>                                            |                        |                      |                          |                                      |
| Net investment in capital assets                               | -                      | -                    | -                        | -                                    |
| Unrestricted                                                   | 3,486,689              | (136,560)            | (2,317,346)              | 1,000,000                            |
| Total Net Position (Deficit)                                   | \$ 3,486,689           | \$ (136,560)         | \$ (2,317,346)           | \$ 1,000,000                         |

**CITY OF MONTEREY PARK**  
**Combining Statement of Net Position - Internal Service Funds, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                               | Shop         | Technology   | Totals        |               |
|-------------------------------------------------------------|--------------|--------------|---------------|---------------|
|                                                             |              |              | 2013          | 2012          |
| Current:                                                    |              |              |               |               |
| Cash and investments                                        | \$ 1,809,827 | \$ 1,050,694 | \$ 11,597,377 | \$ 10,984,337 |
| Accounts receivable                                         | -            | -            | 12,854        | -             |
| Inventory                                                   | 2,511        | -            | 2,511         | 657           |
| Total Current Assets                                        | 1,812,338    | 1,050,694    | 11,612,742    | 10,984,994    |
| Depreciable capital assets, net of accumulated depreciation | 1,008,810    | 123,235      | 1,132,045     | 1,131,279     |
| Total Capital Assets                                        | 1,008,810    | 123,235      | 1,132,045     | 1,131,279     |
| Total Assets                                                | 2,821,148    | 1,173,929    | 12,744,787    | 12,116,273    |
| <u>Liabilities</u>                                          |              |              |               |               |
| Current Liabilities:                                        |              |              |               |               |
| Accounts payable                                            | 156,598      | 35,797       | \$ 307,763    | \$ 118,043    |
| Accrued payroll                                             | 6,035        | -            | 25,190        | 122,718       |
| Claims and judgments payable - current portion              | -            | -            | 2,628,043     | 2,633,755     |
| Compensated absences payable - current portion              | 5,659        | -            | 6,889         | 6,296         |
| Total Current Liabilities                                   | 168,292      | 35,797       | 2,967,885     | 2,880,812     |
| Noncurrent:                                                 |              |              |               |               |
| Claims and judgments payable - long term portion            | -            | -            | 3,942,064     | 3,950,632     |
| Compensated absences payable - long term portion            | 50,928       | -            | 61,995        | 56,668        |
| Total Noncurrent Liabilities                                | 50,928       | -            | 4,004,059     | 4,007,300     |
| Total Liabilities                                           | 219,220      | 35,797       | 6,971,944     | 6,888,112     |
| <u>Net Position</u>                                         |              |              |               |               |
| Net investment in capital assets                            | 1,008,810    | 123,235      | 1,132,045     | 1,131,279     |
| Unrestricted                                                | 1,593,118    | 1,014,897    | 4,640,798     | 4,096,882     |
| Total Net Position (Deficit)                                | \$ 2,601,928 | \$ 1,138,132 | \$ 5,772,843  | \$ 5,228,161  |



**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenses and**  
**Changes in Net Position - Internal Service Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                           | Separation<br>Benefits | General<br>Liability | Workers'<br>Compensation | Other Post<br>Employment<br>Benefits |
|-------------------------------------------|------------------------|----------------------|--------------------------|--------------------------------------|
| Operating Revenues:                       |                        |                      |                          |                                      |
| Charges for services                      | \$ 1,239,697           | \$ 790,000           | \$ 1,267,445             | \$ 500,000                           |
| Other revenue                             | -                      | 113,550              | -                        | -                                    |
| Total Operating Revenues                  | 1,239,697              | 903,550              | 1,267,445                | 500,000                              |
| Operating Expenses:                       |                        |                      |                          |                                      |
| Depreciation                              | -                      | -                    | -                        | -                                    |
| Vehicle expense                           | -                      | -                    | -                        | -                                    |
| Salaries and benefits                     | 789,966                | 52,526               | 23,480                   | -                                    |
| Materials and supplies                    | -                      | -                    | -                        | -                                    |
| Insurance and claims                      | -                      | 1,293,692            | 1,231,634                | -                                    |
| Miscellaneous                             | -                      | 24,760               | -                        | -                                    |
| Total Operating Expenses                  | 789,966                | 1,370,978            | 1,255,114                | -                                    |
| Operating Income (Loss)                   | 449,731                | (467,428)            | 12,331                   | 500,000                              |
| Nonoperating Income (Loss):               |                        |                      |                          |                                      |
| Gain (Loss) on sale of surplus property   | -                      | -                    | -                        | -                                    |
| Transfers in                              | -                      | -                    | -                        | -                                    |
| Transfers out                             | -                      | -                    | -                        | -                                    |
| Total Nonoperating Income (Loss)          | -                      | -                    | -                        | -                                    |
| Change in Net Position                    | 449,731                | (467,428)            | 12,331                   | 500,000                              |
| Net Position (Deficit), Beginning of Year | 3,036,958              | 330,868              | (2,329,677)              | 500,000                              |
| Net Position (Deficit), End of Year       | \$ 3,486,689           | \$ (136,560)         | \$ (2,317,346)           | \$ 1,000,000                         |

**CITY OF MONTEREY PARK**  
**Combining Statement of Revenues, Expenses and**  
**Changes in Net Position - Internal Service Funds, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                           | Shop         | Technology   | Totals       |              |
|-------------------------------------------|--------------|--------------|--------------|--------------|
|                                           |              |              | 2013         | 2012         |
| Operating Revenues:                       |              |              |              |              |
| Charges for services                      | \$ 1,704,480 | \$ 132,040   | \$ 5,633,662 | \$ 5,872,824 |
| Other revenue                             | -            | -            | 113,550      | -            |
| Total Operating Revenues                  | 1,704,480    | 132,040      | 5,747,212    | 5,872,824    |
| Operating Expenses:                       |              |              |              |              |
| Depreciation                              | 298,949      | 66,493       | 365,442      | 443,605      |
| Vehicle expense                           | 17,006       | 3,817        | 20,823       | 1,790        |
| Salaries and benefits                     | 316,501      | -            | 1,182,473    | 1,392,466    |
| Materials and supplies                    | 807,638      | -            | 807,638      | 804,265      |
| Insurance and claims                      | -            | -            | 2,525,326    | 2,699,182    |
| Miscellaneous                             | 231,271      | 65,310       | 321,341      | 255,945      |
| Total Operating Expenses                  | 1,671,365    | 135,620      | 5,223,043    | 5,597,253    |
| Operating Income (Loss)                   | 33,115       | (3,580)      | 524,169      | 275,571      |
| Nonoperating Income (Loss):               |              |              |              |              |
| Gain (Loss) on sale of surplus property   | 20,513       | -            | 20,513       | (6,110)      |
| Transfers in                              | -            | -            | -            | 600,000      |
| Transfers out                             | -            | -            | -            | (600,000)    |
| Total Nonoperating Income (Loss)          | 20,513       | -            | 20,513       | (6,110)      |
| Change in Net Position                    | 53,628       | (3,580)      | 544,682      | 269,461      |
| Net Position (Deficit), Beginning of Year | 2,548,300    | 1,141,712    | 5,228,161    | 4,958,700    |
| Net Position (Deficit), End of Year       | \$ 2,601,928 | \$ 1,138,132 | \$ 5,772,843 | \$ 5,228,161 |

**CITY OF MONTEREY PARK**  
**Combining Statement of Cash Flows - Internal Service Funds**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ended June 30, 2012)**

|                                                                                                          | Separation<br>Benefits | General<br>Liability | Workers'<br>Compensation | Other Post<br>Employment<br>Benefits |
|----------------------------------------------------------------------------------------------------------|------------------------|----------------------|--------------------------|--------------------------------------|
| Cash Flows from Operating Activities:                                                                    |                        |                      |                          |                                      |
| Cash receipts from interfund services provided                                                           | \$ 1,226,843           | \$ 903,550           | \$ 1,267,445             | \$ 500,000                           |
| Cash payments to suppliers for goods and services                                                        | -                      | -                    | -                        | -                                    |
| Cash payments to employees for services                                                                  | (888,759)              | (50,283)             | (22,127)                 | -                                    |
| Cash payments for insurance premiums and self-insurance claims                                           | -                      | (1,101,862)          | (1,361,475)              | -                                    |
| Net Cash Provided by (Used in) Operating Activities                                                      | 338,084                | (248,595)            | (116,157)                | 500,000                              |
| Cash Flows from Capital and Related Financing Activities:                                                |                        |                      |                          |                                      |
| Acquisition and construction of capital assets                                                           | -                      | -                    | -                        | -                                    |
| Proceeds from sale of surplus assets                                                                     | -                      | -                    | -                        | -                                    |
| Net Cash Provided by (Used in) Capital and Related Financing Activities                                  | -                      | -                    | -                        | -                                    |
| Net Increase (Decrease) in Cash and Cash Equivalents                                                     | 338,084                | (248,595)            | (116,157)                | 500,000                              |
| Cash and Cash Equivalents, Beginning of Year                                                             | 3,153,224              | 1,737,395            | 2,872,905                | 500,000                              |
| Cash and Cash Equivalents, End of Year                                                                   | \$ 3,491,308           | \$ 1,488,800         | \$ 2,756,748             | \$ 1,000,000                         |
| Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities:        |                        |                      |                          |                                      |
| Operating income (loss)                                                                                  | \$ 449,731             | \$ (467,428)         | \$ 12,331                | \$ 500,000                           |
| Adjustments to Reconcile Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities: |                        |                      |                          |                                      |
| Depreciation                                                                                             | -                      | -                    | -                        | -                                    |
| Changes in assets and liabilities:                                                                       |                        |                      |                          |                                      |
| (Increase) decrease in accounts receivable                                                               | (12,854)               | -                    | -                        | -                                    |
| (Increase) decrease in inventory                                                                         | -                      | -                    | -                        | -                                    |
| Increase (decrease) in accounts payable                                                                  | -                      | 84,697               | 16,332                   | -                                    |
| Increase (decrease) in accrued payroll                                                                   | (98,793)               | 218                  | 117                      | -                                    |
| Increase (decrease) in claims and judgments payable                                                      | -                      | 131,893              | (146,173)                | -                                    |
| Increase (decrease) in compensated absences payable                                                      | -                      | 2,025                | 1,236                    | -                                    |
| Total Adjustments                                                                                        | (111,647)              | 218,833              | (128,488)                | -                                    |
| Net Cash Provided by (Used in) Operating Activities                                                      | \$ 338,084             | \$ (248,595)         | \$ (116,157)             | \$ 500,000                           |

**CITY OF MONTEREY PARK**  
**Combining Statement of Cash Flows - Internal Service Funds, Continued**  
**For the Year Ended June 30, 2013**

|                                                                                                          | Shop                | Technology          | Totals               |                      |
|----------------------------------------------------------------------------------------------------------|---------------------|---------------------|----------------------|----------------------|
|                                                                                                          |                     |                     | 2013                 | 2012                 |
| Cash Flows from Operating Activities:                                                                    |                     |                     |                      |                      |
| Cash receipts from interfund services provided                                                           | \$ 1,704,480        | \$ 132,040          | \$ 5,734,358         | \$ 5,872,824         |
| Cash payments to suppliers for goods and services                                                        | (998,309)           | (39,896)            | (1,038,205)          | (1,427,004)          |
| Cash payments to employees for services                                                                  | (312,912)           | -                   | (1,274,081)          | (1,293,169)          |
| Cash payments for insurance premiums and self-insurance claims                                           | -                   | -                   | (2,463,337)          | (2,135,513)          |
| Net Cash Provided by (Used in) Operating Activities                                                      | 393,259             | 92,144              | 958,735              | 1,017,138            |
| Cash Flows from Capital and Related Financing Activities:                                                |                     |                     |                      |                      |
| Acquisition and construction of capital assets                                                           | (366,208)           | -                   | (366,208)            | (37,149)             |
| Proceeds from sale of surplus assets                                                                     | 20,513              | -                   | 20,513               | 8,817                |
| Net Cash Provided by (Used in) Capital and Related Financing Activities                                  | (345,695)           | -                   | (345,695)            | (28,332)             |
| Net Increase (Decrease) in Cash and Cash Equivalents                                                     | 47,564              | 92,144              | 613,040              | 988,806              |
| Cash and Cash Equivalents, Beginning of Year                                                             | 1,762,263           | 958,550             | 10,984,337           | 9,995,531            |
| Cash and Cash Equivalents, End of Year                                                                   | <u>\$ 1,809,827</u> | <u>\$ 1,050,694</u> | <u>\$ 11,597,377</u> | <u>\$ 10,984,337</u> |
| Reconciliation of Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities:        |                     |                     |                      |                      |
| Operating income (loss)                                                                                  | <u>\$ 33,115</u>    | <u>\$ (3,580)</u>   | <u>\$ 524,169</u>    | <u>\$ 275,571</u>    |
| Adjustments to Reconcile Operating Income (Loss) to Net Cash Provided by (Used in) Operating Activities: |                     |                     |                      |                      |
| Depreciation                                                                                             | 298,949             | 66,493              | 365,442              | 443,605              |
| Changes in assets and liabilities:                                                                       |                     |                     |                      |                      |
| (Increase) decrease in accounts receivable                                                               | -                   | -                   | (12,854)             | -                    |
| (Increase) decrease in inventory                                                                         | (1,854)             | -                   | (1,854)              | 44                   |
| Increase (decrease) in accounts payable                                                                  | 59,460              | 29,231              | 189,720              | (394,275)            |
| Increase (decrease) in accrued payroll                                                                   | 930                 | -                   | (97,528)             | 91,952               |
| Increase (decrease) in claims and judgments payable                                                      | -                   | -                   | (14,280)             | 592,896              |
| Increase (decrease) in compensated absences payable                                                      | 2,659               | -                   | 5,920                | 7,345                |
| Total Adjustments                                                                                        | 360,144             | 95,724              | 434,566              | 741,567              |
| Net Cash Provided by (Used in) Operating Activities                                                      | <u>\$ 393,259</u>   | <u>\$ 92,144</u>    | <u>\$ 958,735</u>    | <u>\$ 1,017,138</u>  |

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## AGENCY FUNDS

**Agency Funds are used to account for assets held by the City in a fiduciary capacity for other governmental units, private organizations or individuals. Agency funds include the following:**

*Deposit Fund* - used to account for various donations for specific purposes and refundable security deposits paid by developers.

*Construction Agency Fund* - used to account for deposits placed with the City by developers to pay for future services provided by City-retained consultants.

**CITY OF MONTEREY PARK**  
**Combining Statement of Assets and Liabilities - All Agency Funds**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

|                      | Deposits            | Construction     | Totals              |                     |
|----------------------|---------------------|------------------|---------------------|---------------------|
| <u>Assets</u>        | Fund                | Agency           | 2013                | 2012                |
| Cash and investments | \$ 1,849,924        | \$ 53,900        | \$ 1,903,824        | \$ 3,071,724        |
| Total Assets         | <u>\$ 1,849,924</u> | <u>\$ 53,900</u> | <u>\$ 1,903,824</u> | <u>\$ 3,071,724</u> |
|                      |                     |                  |                     |                     |
| <u>Liabilities</u>   |                     |                  |                     |                     |
| Accounts payable     | \$ 78,585           | \$ 1,320         | \$ 79,905           | \$ 57,972           |
| Deposits payable     | <u>1,771,339</u>    | <u>52,580</u>    | <u>1,823,919</u>    | <u>3,013,752</u>    |
| Total Liabilities    | <u>\$ 1,849,924</u> | <u>\$ 53,900</u> | <u>\$ 1,903,824</u> | <u>\$ 3,071,724</u> |

**CITY OF MONTEREY PARK**  
**Combining Statement of Changes in Assets and Liabilities**  
**All Agency Funds**  
**For the Year Ended June 30, 2013**

|                                 | Balance at<br>July 1, 2012 | Additions  | Deletions      | Balance at<br>June 30, 2013 |
|---------------------------------|----------------------------|------------|----------------|-----------------------------|
| <u>Deposits Fund</u>            |                            |            |                |                             |
| Assets:                         |                            |            |                |                             |
| Cash and investments            | \$ 2,989,263               | \$ 695,792 | \$ (1,835,131) | \$ 1,849,924                |
| Liabilities:                    |                            |            |                |                             |
| Accounts payable                | \$ 39,962                  | \$ 77,246  | \$ (38,623)    | \$ 78,585                   |
| Deposits payable                | 2,949,301                  | 657,168    | (1,835,130)    | 1,771,339                   |
| Total Liabilities               | \$ 2,989,263               | \$ 734,414 | \$ (1,873,753) | \$ 1,849,924                |
| <u>Construction Agency Fund</u> |                            |            |                |                             |
| Assets:                         |                            |            |                |                             |
| Cash and investments            | \$ 82,461                  | \$ 19,681  | \$ (48,242)    | \$ 53,900                   |
| Liabilities:                    |                            |            |                |                             |
| Accounts payable                | \$ 18,010                  | \$ 1,320   | \$ (18,010)    | \$ 1,320                    |
| Deposits payable                | 64,451                     | 37,691     | (49,562)       | 52,580                      |
| Total Liabilities               | \$ 82,461                  | \$ 39,011  | \$ (67,572)    | \$ 53,900                   |
| <u>Total - All Agency Funds</u> |                            |            |                |                             |
| Assets:                         |                            |            |                |                             |
| Cash and investments            | \$ 3,071,724               | \$ 715,473 | \$ (1,883,373) | \$ 1,903,824                |
| Liabilities:                    |                            |            |                |                             |
| Accounts payable                | \$ 57,972                  | \$ 78,566  | \$ (56,633)    | \$ 79,905                   |
| Deposits payable                | 3,013,752                  | 694,859    | (1,884,692)    | 1,823,919                   |
| Total Liabilities               | \$ 3,071,724               | \$ 773,425 | \$ (1,941,325) | \$ 1,903,824                |



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## **GENERAL FUND**

The General Fund is used to account for all general revenues of the City not specifically levied or collected for other City funds, and for the expenditures related to the rendering of general services by the City. The General Fund is used to account for all resources not required legally or by sound financial management to be accounted for in another fund.

**CITY OF MONTEREY PARK**  
**General Fund**  
**Balance Sheet**  
**June 30, 2013**  
**(with comparative data as of June 30, 2012)**

| <u>Assets</u>                           | <u>Totals</u>        |                      |
|-----------------------------------------|----------------------|----------------------|
|                                         | <u>2013</u>          | <u>2012</u>          |
| Cash and investments                    | \$ 18,738,375        | \$ 14,987,101        |
| Accounts receivable                     | 2,302,655            | 2,353,813            |
| Interest receivable                     | 111,294              | 52,305               |
| Due from other funds                    | 1,280,498            | 724,120              |
| Advances to other funds                 | -                    | 703,230              |
| Total Assets                            | <u>\$ 22,432,822</u> | <u>\$ 18,820,569</u> |
| <br><u>Liabilities and Fund Balance</u> |                      |                      |
| Liabilities:                            |                      |                      |
| Accounts payable                        | \$ 464,533           | \$ 493,129           |
| Accrued payroll                         | 762,672              | 632,606              |
| Deposits and advances                   | 823,772              | 849,185              |
| Deferred revenue                        | -                    | 1,317,519            |
| Total Liabilities                       | <u>2,050,977</u>     | <u>3,292,439</u>     |
| Fund Balance:                           |                      |                      |
| Nonspendable                            |                      |                      |
| Advances to other funds                 | -                    | 703,230              |
| Committed                               | 7,173,519            | 7,173,519            |
| Assigned                                | 9,653,901            | 5,145,940            |
| Unassigned                              | 3,554,425            | 2,505,441            |
| Total Fund Balance                      | <u>20,381,845</u>    | <u>15,528,130</u>    |
| Total Liabilities and Fund Balance      | <u>\$ 22,432,822</u> | <u>\$ 18,820,569</u> |

**CITY OF MONTEREY PARK**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**For the Year Ended June 30, 2013**  
**(with comparative data for the year ended June 30, 2012)**

|                                                      | Totals               |                      |
|------------------------------------------------------|----------------------|----------------------|
|                                                      | 2013                 | 2012                 |
| Revenues:                                            |                      |                      |
| Taxes                                                | \$ 28,522,521        | \$ 21,519,774        |
| Licenses and permits                                 | 967,662              | 1,856,887            |
| Intergovernmental revenues                           | -                    | 2,876,300            |
| Charges for services                                 | 4,293,404            | 4,072,183            |
| Revenues from use of money and property              | 635,298              | 634,355              |
| Fines and forfeitures                                | 750,020              | 770,959              |
| Other                                                | 483,256              | 681,927              |
| Total Revenues                                       | <u>35,652,161</u>    | <u>32,412,385</u>    |
| Expenditures:                                        |                      |                      |
| Current:                                             |                      |                      |
| General government                                   | 3,450,011            | 2,520,226            |
| Public safety                                        | 20,513,997           | 20,391,933           |
| Community development                                | 1,611,643            | 1,251,015            |
| Culture and recreation                               | 4,644,837            | 4,638,650            |
| Highways and streets                                 | 563,403              | 483,723              |
| Capital outlay                                       | <u>20,576</u>        | <u>2,931,881</u>     |
| Total Expenditures                                   | <u>30,804,467</u>    | <u>32,217,428</u>    |
| Excess (Deficiency) of Revenues<br>Over Expenditures | <u>4,847,694</u>     | <u>194,957</u>       |
| Other Financing Sources:                             |                      |                      |
| Transfers in                                         | -                    | 350,000              |
| Proceeds from sale of property                       | <u>6,021</u>         | <u>1,837,937</u>     |
| Total Other Financing Sources                        | <u>6,021</u>         | <u>2,187,937</u>     |
| Net Change in Fund Balance                           | 4,853,715            | 2,382,894            |
| Fund Balance, Beginning of Year                      | <u>15,528,130</u>    | <u>13,145,236</u>    |
| Fund Balance, End of Year                            | <u>\$ 20,381,845</u> | <u>\$ 15,528,130</u> |

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## MAJOR SPECIAL REVENUE FUNDS

***Grants Fund*** - used to account for the grants requiring segregated fund accounting. Financing is provided by federal, state and county agencies.

***Retirement/Pension Liability Fund*** - used to account for revenue received from voter-approved property tax levied to provide for employee retirement costs, as established pursuant to Monterey Park Municipal Code Section 2.40.060 and to account for the financial resources provided by the City in anticipation of estimated increases in retirement costs.

***Housing Fund*** - used to account for housing activities for the City.

**CITY OF MONTEREY PARK**  
**Special Revenue Grants Fund**  
**Balance Sheet**  
**June 30, 2013**  
**(with comparative data as of June 30, 2012)**

| <u>Assets</u>                           | <u>Totals</u>       |                     |
|-----------------------------------------|---------------------|---------------------|
|                                         | <u>2013</u>         | <u>2012</u>         |
| Cash and investments                    | \$ 1,564,479        | \$ 3,297,704        |
| Accounts receivable                     | 1,188,736           | 705,203             |
| Interest receivable                     | -                   | 1,145               |
| Notes receivable                        | 821,286             | 808,836             |
| Total Assets                            | <u>\$ 3,574,501</u> | <u>\$ 4,812,888</u> |
| <br><u>Liabilities and Fund Balance</u> |                     |                     |
| Liabilities:                            |                     |                     |
| Accounts payable                        | \$ 181,928          | \$ 961,233          |
| Accrued payroll                         | 2,143               | 6,493               |
| Deposits and advances                   | 2,713               | 3,645               |
| Due to other funds                      | 1,105,193           | 448,398             |
| Due to other governmental agencies      | 821,286             | 808,836             |
| Total Liabilities                       | <u>2,113,263</u>    | <u>2,228,605</u>    |
| Fund Balance:                           |                     |                     |
| Restricted                              | <u>1,461,238</u>    | <u>2,584,283</u>    |
| Total Fund Balance                      | <u>1,461,238</u>    | <u>2,584,283</u>    |
| Total Liabilities and Fund Balance      | <u>\$ 3,574,501</u> | <u>\$ 4,812,888</u> |

**CITY OF MONTEREY PARK**  
**Special Revenue Grants Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**For the Year Ended June 30, 2013**  
**(with comparative data for the year ended June 30, 2012)**

|                                                      | Totals                     |                            |
|------------------------------------------------------|----------------------------|----------------------------|
|                                                      | 2013                       | 2012                       |
| Revenues:                                            |                            |                            |
| Intergovernmental revenues                           | \$ 4,693,489               | \$ 3,130,414               |
| Charges for services                                 | 4,024                      | 3,905                      |
| Revenues from use of money and property              | 112,237                    | 38,723                     |
| Total Revenues                                       | <u>4,809,750</u>           | <u>3,173,042</u>           |
| Expenditures:                                        |                            |                            |
| Current:                                             |                            |                            |
| Public safety                                        | 255,153                    | 404,323                    |
| Community development                                | 328,443                    | 943,109                    |
| Culture and recreation                               | 180,098                    | 176,971                    |
| Highways and streets                                 | 19,256                     | 41,324                     |
| Capital outlay                                       | 4,478,683                  | 2,114,808                  |
| Debt service:                                        |                            |                            |
| Principal retirement                                 | 410,762                    | 388,897                    |
| Interest and fiscal charges                          | 250,934                    | 265,183                    |
| Total Expenditures                                   | <u>5,923,329</u>           | <u>4,334,615</u>           |
| Excess (Deficiency) of Revenues<br>Over Expenditures | (1,113,579)                | (1,161,573)                |
| Other Financing Uses:                                |                            |                            |
| Transfers out                                        | <u>(9,466)</u>             | <u>-</u>                   |
| Net Change in Fund Balance                           | (1,123,045)                | (1,161,573)                |
| Fund Balance, Beginning of Year                      | <u>2,584,283</u>           | <u>3,745,856</u>           |
| Fund Balance, End of Year                            | <u><u>\$ 1,461,238</u></u> | <u><u>\$ 2,584,283</u></u> |



**CITY OF MONTEREY PARK**  
**Special Revenue Retirement/Pension Liability Fund**  
**Balance Sheet**  
**June 30, 2013**  
**(with comparative data as of June 30, 2012)**

|                                            | Totals              |                     |
|--------------------------------------------|---------------------|---------------------|
|                                            | 2013                | 2012                |
| <u>Assets</u>                              |                     |                     |
| Cash and investments                       | \$ 9,229,913        | \$ 8,209,050        |
| Cash and investments held by fiscal agents | 15                  | 122                 |
| Accounts receivable                        | 25,605              | 375,576             |
| Total Assets                               | <u>\$ 9,255,533</u> | <u>\$ 8,584,748</u> |
| <u>Liabilities and Fund Balance</u>        |                     |                     |
| Liabilities:                               |                     |                     |
| Accounts payable                           | \$ -                | \$ 16,890           |
| Accrued payroll                            | 104,394             | 107,100             |
| Total Liabilities                          | <u>104,394</u>      | <u>123,990</u>      |
| Fund Balance:                              |                     |                     |
| Restricted                                 | <u>9,151,139</u>    | <u>8,460,758</u>    |
| Total Fund Balance                         | <u>9,151,139</u>    | <u>8,460,758</u>    |
| Total Liabilities and Fund Balance         | <u>\$ 9,255,533</u> | <u>\$ 8,584,748</u> |

**CITY OF MONTEREY PARK**  
**Special Revenue Retirement/Pension Liability Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**For the Year Ended June 30, 2013**  
**(with comparative data for the year ended June 30, 2012)**

|                                                      | Totals       |              |
|------------------------------------------------------|--------------|--------------|
|                                                      | 2013         | 2012         |
| Revenues:                                            |              |              |
| Tax                                                  | \$ 6,177,231 | \$ 4,834,830 |
| Revenues from use of money and property              | 15           | 122          |
| Other                                                | 885,382      | -            |
| Total Revenues                                       | 7,062,628    | 4,834,952    |
| Expenditures:                                        |              |              |
| Current:                                             |              |              |
| General government                                   | 1,004,895    | 967,926      |
| Public safety                                        | 3,381,396    | 4,091,903    |
| Community development                                | 165,256      | 164,911      |
| Culture and recreation                               | 359,925      | 364,989      |
| Highways and streets                                 | 30,610       | 23,233       |
| Debt service:                                        |              |              |
| Principal retirement                                 | 485,000      | 495,000      |
| Interest and fiscal charges                          | 945,165      | 970,806      |
| Total Expenditures                                   | 6,372,247    | 7,078,768    |
| Excess (Deficiency) of Revenues<br>Over Expenditures | 690,381      | (2,243,816)  |
| Other Financing Sources:                             |              |              |
| Transfers in                                         | -            | 426,146      |
| Net Change in Fund Balance                           | 690,381      | (1,817,670)  |
| Fund Balance, Beginning of Year                      | 8,460,758    | 10,278,428   |
| Fund Balance, End of Year                            | \$ 9,151,139 | \$ 8,460,758 |

**CITY OF MONTEREY PARK**  
**Special Revenue Housing Fund**  
**Balance Sheet**  
**June 30, 2013**  
**(with comparative data as of June 30, 2012)**

|                                     | Totals              |                      |
|-------------------------------------|---------------------|----------------------|
|                                     | 2013                | 2012                 |
| <u>Assets</u>                       |                     |                      |
| Cash and investments                | \$ 704,573          | \$ 6,541,249         |
| Loans receivables, net              | 1,186,222           | 1,186,222            |
| Advances to Fiduciary Fund          | 1,989,686           | 2,617,203            |
| Total Assets                        | <u>\$ 3,880,481</u> | <u>\$ 10,344,674</u> |
| <u>Liabilities and Fund Balance</u> |                     |                      |
| Liabilities:                        |                     |                      |
| Accounts payable                    | \$ 11,289           | \$ 957,914           |
| Deposits and advances               | 8,805               | 8,805                |
| Deferred revenue                    | 1,186,222           | 1,186,222            |
| Total Liabilities                   | <u>1,206,316</u>    | <u>2,152,941</u>     |
| Fund Balance:                       |                     |                      |
| Nonspendable                        | 1,989,686           | 2,617,203            |
| Restricted                          | 684,479             | 5,574,530            |
| Total Fund Balance                  | <u>2,674,165</u>    | <u>8,191,733</u>     |
| Total Liabilities and Fund Balance  | <u>\$ 3,880,481</u> | <u>\$ 10,344,674</u> |

**CITY OF MONTEREY PARK**  
**Special Revenue Housing Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**For the Year Ended June 30, 2013**  
**(with comparative data for the five months period ended June 30, 2012) \***

|                                                                                      | Totals       |              |
|--------------------------------------------------------------------------------------|--------------|--------------|
|                                                                                      | 2013         | 2012 (*)     |
| Revenues:                                                                            |              |              |
| Revenues from use of money and property                                              | \$ 49,101    | \$ 9,262     |
| Other                                                                                | 5,637        | 32,303       |
| Total Revenues                                                                       | 54,738       | 41,565       |
| Expenditures:                                                                        |              |              |
| Current:                                                                             |              |              |
| General government                                                                   | -            | 3,094        |
| Community development                                                                | 5,581,772    | 957,505      |
| Capital outlay                                                                       | -            | 2,292,090    |
| Total Expenditures                                                                   | 5,581,772    | 3,252,689    |
| Excess (Deficiency) of Revenues<br>Over Expenditures                                 | (5,527,034)  | (3,211,124)  |
| Other Financing Sources:                                                             |              |              |
| Transfers in                                                                         | 9,466        | -            |
| Total Other Financing Sources                                                        | 9,466        | -            |
| Net Change in Fund Balances<br>before Extraordinary Item                             | (5,517,568)  | (3,211,124)  |
| Extraordinary Item:                                                                  |              |              |
| Gain on dissolution of the dissolved former<br>Redevelopment Agency of Monterey Park | -            | 11,402,857   |
| Net Change in Fund Balance                                                           | (5,517,568)  | 8,191,733    |
| Fund Balance, Beginning of Year                                                      | 8,191,733    | -            |
| Fund Balance, End of Year                                                            | \$ 2,674,165 | \$ 8,191,733 |

(\*) Pursuant to Assembly Bill 1484.

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## MAJOR ENTERPRISE FUNDS

**Water Fund accounts for the City's water system operations. The Water Fund has the following two major activities:**

*Water Operation Activity* - used to account for financial resources for the water operation including commercial, production, distribution, and implementation of Water Master Plan.

*Water Treatment Activity* - used to account for financial resources for the water treatment of certain chemical contaminations to meet water quality standards.

**Refuse Fund accounts for the City's refuse system operations. The Refuse Fund has the following major activity:**

*Refuse Activity* - used to account for receipts and expenses relating to waste management activities including refuse collection, disposal and reduction.

**CITY OF MONTEREY PARK**  
**Water Enterprise Fund**  
**Schedule of Assets, Liabilities and Net Position by Function**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                                                                       | <u>Water<br/>Operations<br/>Activity</u> | <u>Water<br/>Treatment<br/>Activity</u> |
|-----------------------------------------------------------------------------------------------------|------------------------------------------|-----------------------------------------|
| Current Assets:                                                                                     |                                          |                                         |
| Cash and investments                                                                                | \$ 13,562,505                            | \$ 9,677,648                            |
| Accounts receivable                                                                                 | 1,578,708                                | -                                       |
| Total Current Assets                                                                                | <u>15,141,213</u>                        | <u>9,677,648</u>                        |
| Noncurrent Assets:                                                                                  |                                          |                                         |
| Nondepreciable capital assets                                                                       | 817,481                                  | 262,853                                 |
| Depreciable capital assets, net of accumulated depreciation                                         | 15,645,844                               | 7,134,465                               |
| Total Assets                                                                                        | <u>31,604,538</u>                        | <u>17,074,966</u>                       |
| <u>Liabilities and Net Position</u>                                                                 |                                          |                                         |
| Current Liabilities:                                                                                |                                          |                                         |
| Accounts payable                                                                                    | 549,755                                  | 280,701                                 |
| Accrued payroll                                                                                     | 55,632                                   | 11,036                                  |
| Deposits and advances                                                                               | 395,539                                  | -                                       |
| Capital lease obligation - current portion                                                          | 203,524                                  | 370,000                                 |
| Current compensated absences payable                                                                | 43,886                                   | 7,617                                   |
| Total Current Liabilities                                                                           | <u>1,248,336</u>                         | <u>669,354</u>                          |
| Noncurrent Liabilities:                                                                             |                                          |                                         |
| Capital lease obligation                                                                            | 2,512,081                                | 1,880,000                               |
| Compensated absences payable                                                                        | 394,978                                  | 68,555                                  |
| OPEB obligations payable                                                                            | 685,553                                  | -                                       |
| Total Non Current Liabilities                                                                       | <u>3,592,612</u>                         | <u>1,948,555</u>                        |
| Total Liabilities                                                                                   | <u>4,840,948</u>                         | <u>2,617,909</u>                        |
| Net Position:                                                                                       |                                          |                                         |
| Net investment in capital assets                                                                    | 13,747,720                               | 5,147,318                               |
| Unrestricted                                                                                        | 13,015,870                               | 9,309,739                               |
| Total Net Position                                                                                  | <u>\$ 26,763,590</u>                     | <u>\$ 14,457,057</u>                    |
| Adjustment to reflect the consolidation of<br>internal service funds activities to related activity | <u>(101,338)</u>                         | <u>-</u>                                |
| Net Position Related to Water Enterprise Activities                                                 | <u>\$ 26,662,252</u>                     | <u>\$ 14,457,057</u>                    |

**CITY OF MONTEREY PARK**  
**Water Enterprise Fund**  
**Schedule of Assets, Liabilities and Net Position by Function, Continued**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                                                                       | <u>Totals</u>        |                      |
|-----------------------------------------------------------------------------------------------------|----------------------|----------------------|
|                                                                                                     | <u>2013</u>          | <u>2012</u>          |
| Current Assets:                                                                                     |                      |                      |
| Cash and investments                                                                                | \$ 23,240,153        | \$ 17,972,669        |
| Accounts receivable                                                                                 | 1,578,708            | 1,529,420            |
| Total Current Assets                                                                                | <u>24,818,861</u>    | <u>19,502,089</u>    |
| Noncurrent Assets:                                                                                  |                      |                      |
| Nondepreciable capital assets                                                                       | 1,080,334            | 1,052,861            |
| Depreciable capital assets, net of accumulated depreciation                                         | 22,780,309           | 23,331,260           |
| Total Assets                                                                                        | <u>48,679,504</u>    | <u>43,886,210</u>    |
| <u>Liabilities and Net Position</u>                                                                 |                      |                      |
| Current Liabilities:                                                                                |                      |                      |
| Accounts payable                                                                                    | 830,456              | 1,560,617            |
| Accrued payroll                                                                                     | 66,668               | 57,344               |
| Deposits and advances                                                                               | 395,539              | 393,135              |
| Capital lease obligation - current portion                                                          | 573,524              | 567,503              |
| Current compensated absences payable                                                                | 51,503               | 40,520               |
| Total Current Liabilities                                                                           | <u>1,917,690</u>     | <u>2,619,119</u>     |
| Noncurrent Liabilities:                                                                             |                      |                      |
| Capital lease obligation                                                                            | 4,392,081            | 4,965,605            |
| Compensated absences payable                                                                        | 463,533              | 364,678              |
| OPEB obligations payable                                                                            | 685,553              | 530,331              |
| Total Non Current Liabilities                                                                       | <u>5,541,167</u>     | <u>5,860,614</u>     |
| Total Liabilities                                                                                   | <u>7,458,857</u>     | <u>8,479,733</u>     |
| Net Position:                                                                                       |                      |                      |
| Net investment in capital assets                                                                    | 18,895,038           | 18,851,013           |
| Unrestricted                                                                                        | 22,325,609           | 16,555,464           |
| Total Net Position                                                                                  | <u>\$ 41,220,647</u> | <u>\$ 35,406,477</u> |
| Adjustment to reflect the consolidation of<br>internal service funds activities to related activity | <u>(101,338)</u>     | <u>(159,013)</u>     |
| Net Position Related to Water Enterprise Activities                                                 | <u>\$ 41,119,309</u> | <u>\$ 35,247,464</u> |



**CITY OF MONTEREY PARK**  
**Water Enterprise Fund**  
**Schedule of Revenues, Expenses and Changes in Net Position by Function**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ending June 30, 2012)**

|                                                                                                              | Water<br>Operations<br>Activity | Water<br>Treatment<br>Activity |
|--------------------------------------------------------------------------------------------------------------|---------------------------------|--------------------------------|
| Operating Revenues:                                                                                          |                                 |                                |
| Charges for services                                                                                         | \$ 10,493,965                   | \$ 2,716,972                   |
| Meter installations                                                                                          | 91,874                          | -                              |
| Other revenue                                                                                                | -                               | 3,230,138                      |
| Total Operating Revenues                                                                                     | <u>10,585,839</u>               | <u>5,947,110</u>               |
| Operating Expenses:                                                                                          |                                 |                                |
| Water purchased                                                                                              | 24,302                          | -                              |
| Administration - water                                                                                       | 4,342,635                       | -                              |
| Commercial - water                                                                                           | 564,942                         | -                              |
| Production - water                                                                                           | 1,565,570                       | -                              |
| Distribution - water                                                                                         | 991,190                         | -                              |
| Treatment plant operations                                                                                   | -                               | 2,024,961                      |
| Depreciation                                                                                                 | 805,086                         | 341,916                        |
| Total Operating Expenses                                                                                     | <u>8,293,725</u>                | <u>2,366,877</u>               |
| Operating Income (Loss)                                                                                      | 2,292,114                       | 3,580,233                      |
| Nonoperating Income (Loss):                                                                                  |                                 |                                |
| Interest expense                                                                                             | (104,053)                       | -                              |
| Gain on sale of surplus property                                                                             | 4,042                           | -                              |
| Total Nonoperating Income (Loss)                                                                             | <u>(100,011)</u>                | <u>-</u>                       |
| Net Income (Loss) Before Transfers and Contribution                                                          | 2,192,103                       | 3,580,233                      |
| Capital contributions                                                                                        | 41,834                          | -                              |
| Transfers out                                                                                                | -                               | -                              |
| Total Transfers and Capital Contributions                                                                    | <u>41,834</u>                   | <u>-</u>                       |
| Changes in Net Position                                                                                      | 2,233,937                       | 3,580,233                      |
| Net Position, Beginning of Year                                                                              | 24,529,653                      | 10,876,824                     |
| Net Position, End of Year                                                                                    | <u>\$ 26,763,590</u>            | <u>\$ 14,457,057</u>           |
| Changes in Net Position                                                                                      | \$ 2,233,937                    | \$ 3,580,233                   |
| Adjustment to reflect consolidation of<br>internal service fund activities to<br>related enterprise activity | <u>57,675</u>                   | <u>-</u>                       |
| Changes in Net Activities of Water Enterprise Activities                                                     | <u>\$ 2,291,612</u>             | <u>\$ 3,580,233</u>            |

**CITY OF MONTEREY PARK**  
**Water Enterprise Fund**  
**Schedule of Revenues, Expenses and Changes in Net Position by Function, Continued**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ending June 30, 2012)**

|                                                                                                              | Totals        |               |
|--------------------------------------------------------------------------------------------------------------|---------------|---------------|
|                                                                                                              | 2013          | 2012          |
| Operating Revenues:                                                                                          |               |               |
| Charges for services                                                                                         | \$ 13,210,937 | \$ 12,676,526 |
| Meter installations                                                                                          | 91,874        | 177,158       |
| Other revenue                                                                                                | 3,230,138     | 2,205,569     |
| Total Operating Revenues                                                                                     | 16,532,949    | 15,059,253    |
| Operating Expenses:                                                                                          |               |               |
| Water purchased                                                                                              | 24,302        | 2,216,854     |
| Administration - water                                                                                       | 4,342,635     | 3,325,059     |
| Commercial - water                                                                                           | 564,942       | 564,474       |
| Production - water                                                                                           | 1,565,570     | 1,107,329     |
| Distribution - water                                                                                         | 991,190       | 974,951       |
| Treatment plant operations                                                                                   | 2,024,961     | 2,032,698     |
| Depreciation                                                                                                 | 1,147,002     | 1,148,011     |
| Total Operating Expenses                                                                                     | 10,660,602    | 11,369,376    |
| Operating Income (Loss)                                                                                      | 5,872,347     | 3,689,877     |
| Nonoperating Income (Loss):                                                                                  |               |               |
| Interest expense                                                                                             | (104,053)     | (110,556)     |
| Gain on sale of surplus property                                                                             | 4,042         | -             |
| Total Nonoperating Income (Loss)                                                                             | (100,011)     | (110,556)     |
| Net Income (Loss) Before Transfers and Contribution                                                          | 5,772,336     | 3,579,321     |
| Capital contributions                                                                                        | 41,834        | 91,894        |
| Transfers out                                                                                                | -             | (350,000)     |
| Total Transfers and Capital Contributions                                                                    | 41,834        | (258,106)     |
| Changes in Net Position                                                                                      | 5,814,170     | 3,321,215     |
| Net Position, Beginning of Year                                                                              | 35,406,477    | 32,085,262    |
| Net Position, End of Year                                                                                    | \$ 41,220,647 | \$ 35,406,477 |
| Changes in Net Position                                                                                      | \$ 5,814,170  | \$ 3,321,215  |
| Adjustment to reflect consolidation of<br>internal service fund activities to<br>related enterprise activity | 57,675        | (62,731)      |
| Changes in Net Activities of Water Enterprise Activities                                                     | \$ 5,871,845  | \$ 3,258,484  |

**CITY OF MONTEREY PARK**  
**Refuse Enterprise Fund**  
**Schedule of Assets, Liabilities and Net Position by Function**  
**June 30, 2013**  
**(with comparative totals as of June 30, 2012)**

| <u>Assets</u>                                                                                       | <u>Totals</u>       |                     |
|-----------------------------------------------------------------------------------------------------|---------------------|---------------------|
|                                                                                                     | <u>2013</u>         | <u>2012</u>         |
| Current Assets:                                                                                     |                     |                     |
| Cash and investments                                                                                | \$ 2,296,165        | \$ 3,088,484        |
| Accounts receivable                                                                                 | 635,261             | 634,122             |
| Total Current Assets                                                                                | <u>2,931,426</u>    | <u>3,722,606</u>    |
| Noncurrent Assets:                                                                                  |                     |                     |
| Depreciable capital assets, net of accumulated depreciation                                         | <u>2,499</u>        | <u>4,164</u>        |
| Total Assets                                                                                        | <u>2,933,925</u>    | <u>3,726,770</u>    |
| <br><u>Liabilities and Net Position</u>                                                             |                     |                     |
| Current Liabilities:                                                                                |                     |                     |
| Accounts payable                                                                                    | 426,401             | 829,958             |
| Accrued payroll                                                                                     | 9,223               | 8,274               |
| Current compensated absences payable                                                                | <u>10,045</u>       | <u>9,111</u>        |
| Total Current Liabilities                                                                           | <u>445,669</u>      | <u>847,343</u>      |
| Noncurrent Liabilities:                                                                             |                     |                     |
| Compensated absences payable                                                                        | 90,412              | 82,000              |
| OPEB obligations payable                                                                            | <u>151,076</u>      | <u>128,901</u>      |
| Total Non Current Liabilities                                                                       | <u>241,488</u>      | <u>210,901</u>      |
| Total Liabilities                                                                                   | <u>687,157</u>      | <u>1,058,244</u>    |
| Net Position:                                                                                       |                     |                     |
| Net investment in capital assets                                                                    | 2,499               | 4,164               |
| Unrestricted                                                                                        | <u>2,244,269</u>    | <u>2,664,362</u>    |
| Total Net Position                                                                                  | <u>\$ 2,246,768</u> | <u>\$ 2,668,526</u> |
| Adjustment to reflect the consolidation of<br>internal service funds activities to related activity | <u>446,938</u>      | <u>232,796</u>      |
| Net Position Related to Refuse Enterprise Activities                                                | <u>\$ 2,693,706</u> | <u>\$ 2,901,322</u> |

**CITY OF MONTEREY PARK**  
**Refuse Enterprise Fund**  
**Schedule of Revenues, Expenses and Changes in Net Position by Function**  
**For the Year Ended June 30, 2013**  
**(with comparative totals for the year ending June 30, 2012)**

|                                                                                                              | Totals              |                     |
|--------------------------------------------------------------------------------------------------------------|---------------------|---------------------|
|                                                                                                              | 2013                | 2012                |
| Operating Revenues:                                                                                          |                     |                     |
| Charges for services                                                                                         | \$ 5,832,841        | \$ 6,001,641        |
| Total Operating Revenues                                                                                     | <u>5,832,841</u>    | <u>6,001,641</u>    |
| Operating Expenses:                                                                                          |                     |                     |
| Administration                                                                                               | 870,547             | 901,831             |
| Street maintenance - refuse                                                                                  | 42,744              | 41,075              |
| Storm drain maintenance - refuse                                                                             | 73,123              | 74,430              |
| Refuse collection                                                                                            | 5,266,520           | 5,120,272           |
| Depreciation                                                                                                 | <u>1,665</u>        | <u>1,665</u>        |
| Total Operating Expenses                                                                                     | <u>6,254,599</u>    | <u>6,139,273</u>    |
| Operating Income (Loss)                                                                                      | (421,758)           | (137,632)           |
| Changes in Net Position                                                                                      | (421,758)           | (137,632)           |
| Net Position (Deficit), Beginning of Year                                                                    | <u>2,668,526</u>    | <u>2,806,158</u>    |
| Net Position (Deficit), End of Year                                                                          | <u>\$ 2,246,768</u> | <u>\$ 2,668,526</u> |
| Changes in Net Position                                                                                      | \$ (421,758)        | \$ (137,632)        |
| Adjustment to reflect consolidation of<br>internal service fund activities to<br>related enterprise activity | <u>214,142</u>      | <u>195,157</u>      |
| Changes in Net Activities of Refuse Enterprise Activities                                                    | <u>\$ (207,616)</u> | <u>\$ 57,525</u>    |

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**STATISTICAL SECTION**  
**(Unaudited)**

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This part of the City of Monterey Park's Comprehensive Annual Financial Report presents detailed information as a context for understanding what the information in the financial statements, note disclosures, and required supplementary information says about the City's overall financial health.

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**CITY OF MONTEREY PARK**  
**Net Position by Component**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                             | <b>Fiscal Year</b>   |                      |                      |                      |                      |
|---------------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|                                             | <b>2003/04</b>       | <b>2004/05</b>       | <b>2005/06</b>       | <b>2006/07</b>       | <b>2007/08</b>       |
| <b>Governmental Activities:</b>             |                      |                      |                      |                      |                      |
| Net investment in capital assets            | \$ 28,995,314        | \$ 33,316,889        | \$ 39,935,338        | \$ 41,243,683        | \$ 42,188,514        |
| Restricted                                  | 37,577,409           | 44,040,390           | 40,358,826           | 41,256,879           | 50,363,018           |
| Unrestricted                                | <u>(32,196,829)</u>  | <u>(34,565,344)</u>  | <u>(31,003,360)</u>  | <u>(28,542,889)</u>  | <u>(29,746,073)</u>  |
| Total governmental activities net position  | <u>\$ 34,375,894</u> | <u>\$ 42,791,935</u> | <u>\$ 49,290,804</u> | <u>\$ 53,957,673</u> | <u>\$ 62,805,459</u> |
| <b>Business-Type Activities:</b>            |                      |                      |                      |                      |                      |
| Net investment in capital assets            | \$ 17,067,003        | \$ 19,880,710        | \$ 19,700,171        | \$ 20,202,373        | \$ 19,228,082        |
| Restricted                                  | -                    | -                    | -                    | -                    | -                    |
| Unrestricted                                | <u>1,608,386</u>     | <u>1,210,407</u>     | <u>2,099,749</u>     | <u>2,704,071</u>     | <u>5,798,733</u>     |
| Total business-type activities net position | <u>\$ 18,675,389</u> | <u>\$ 21,091,117</u> | <u>\$ 21,799,920</u> | <u>\$ 22,906,444</u> | <u>\$ 25,026,815</u> |
| <b>Primary Government:</b>                  |                      |                      |                      |                      |                      |
| Net investment in capital assets            | \$ 46,062,317        | \$ 53,197,599        | \$ 59,635,509        | \$ 61,446,056        | \$ 61,416,596        |
| Restricted                                  | 6,139,301            | 44,040,390           | 40,358,826           | 41,256,879           | 50,363,018           |
| Unrestricted                                | <u>849,665</u>       | <u>(33,354,937)</u>  | <u>(28,903,611)</u>  | <u>(25,838,818)</u>  | <u>(23,947,340)</u>  |
| Total primary government net position       | <u>\$ 53,051,283</u> | <u>\$ 63,883,052</u> | <u>\$ 71,090,724</u> | <u>\$ 76,864,117</u> | <u>\$ 87,832,274</u> |

**CITY OF MONTEREY PARK**  
**Net Position by Component, Continued**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                             | Fiscal Year          |                      |                      |                       |                       |
|---------------------------------------------|----------------------|----------------------|----------------------|-----------------------|-----------------------|
|                                             | 2008/09              | 2009/10              | 2010/11              | 2011/12               | 2012/13               |
| <b>Governmental Activities:</b>             |                      |                      |                      |                       |                       |
| Net investment in capital assets            | \$ 40,863,652        | \$ 44,779,820        | \$ 42,184,114        | \$ 47,380,971         | \$ 50,018,559         |
| Restricted                                  | 57,279,208           | 54,638,570           | 29,449,081           | 26,824,487            | 20,629,264            |
| Unrestricted                                | <u>(37,034,912)</u>  | <u>(43,282,599)</u>  | <u>(21,658,335)</u>  | <u>6,298,370</u>      | <u>9,341,223</u>      |
| Total governmental activities net position  | <u>\$ 61,107,948</u> | <u>\$ 56,135,791</u> | <u>\$ 49,974,860</u> | <u>\$ 80,503,828</u>  | <u>\$ 79,989,046</u>  |
| <b>Business-Type Activities:</b>            |                      |                      |                      |                       |                       |
| Net investment in capital assets            | \$ 17,370,937        | \$ 17,254,986        | \$ 19,372,272        | \$ 20,439,644         | \$ 20,381,489         |
| Restricted                                  | -                    | -                    | -                    | -                     | -                     |
| Unrestricted                                | <u>9,077,541</u>     | <u>10,911,685</u>    | <u>17,752,724</u>    | <u>19,943,174</u>     | <u>25,700,563</u>     |
| Total business-type activities net position | <u>\$ 26,448,478</u> | <u>\$ 28,166,671</u> | <u>\$ 37,124,996</u> | <u>\$ 40,382,818</u>  | <u>\$ 46,082,052</u>  |
| <b>Primary Government:</b>                  |                      |                      |                      |                       |                       |
| Net investment in capital assets            | \$ 58,234,589        | \$ 62,034,806        | \$ 61,556,386        | \$ 67,820,615         | \$ 70,400,048         |
| Restricted                                  | 57,279,208           | 54,638,570           | 29,449,081           | 26,824,487            | 20,629,264            |
| Unrestricted                                | <u>(27,957,371)</u>  | <u>(32,370,914)</u>  | <u>(3,905,611)</u>   | <u>26,241,544</u>     | <u>35,041,786</u>     |
| Total primary government net position       | <u>\$ 87,556,426</u> | <u>\$ 84,302,462</u> | <u>\$ 87,099,856</u> | <u>\$ 120,886,646</u> | <u>\$ 126,071,098</u> |



**CITY OF MONTEREY PARK**  
**Changes in Net Position**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                              | Fiscal Year          |                      |                      |                      |                      |
|----------------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|                                              | 2003/04              | 2004/05              | 2005/06              | 2006/07              | 2007/08              |
| <b>Expenses:</b>                             |                      |                      |                      |                      |                      |
| Governmental activities:                     |                      |                      |                      |                      |                      |
| General government                           | \$ 3,766,150         | \$ 4,110,311         | \$ 3,805,164         | \$ 5,740,916         | \$ 4,338,308         |
| Public safety                                | 19,275,515           | 20,418,214           | 22,168,220           | 23,991,371           | 25,259,657           |
| Community development                        | 6,494,687            | 6,880,151            | 7,206,979            | 9,550,291            | 8,388,572            |
| Culture and recreation                       | 5,380,342            | 5,348,469            | 5,536,176            | 5,776,367            | 6,914,716            |
| Highway and streets                          | 5,595,749            | 4,776,390            | 5,283,276            | 6,550,763            | 5,184,431            |
| Health                                       | (166,786)            | 133,689              | 60,109               | 141,672              | 70,590               |
| Interest and fiscal charges                  | 3,040,713            | 4,079,124            | 4,292,781            | 3,211,151            | 3,040,769            |
| Total governmental activities expenses       | <u>43,386,370</u>    | <u>45,746,348</u>    | <u>48,352,705</u>    | <u>54,962,531</u>    | <u>53,197,043</u>    |
| Business-type activities:                    |                      |                      |                      |                      |                      |
| Water                                        | 6,296,717            | 8,620,295            | 8,594,316            | 10,253,822           | 9,549,450            |
| Refuse                                       | 4,707,391            | 4,667,202            | 5,051,358            | 5,208,786            | 5,465,893            |
| Sewer                                        | 47,039               | 123,478              | 178,053              | 224,847              | 193,391              |
| Total business-type activities expenses      | <u>11,051,147</u>    | <u>13,410,975</u>    | <u>13,823,727</u>    | <u>15,687,455</u>    | <u>15,208,734</u>    |
| Total primary government expenses            | <u>54,437,517</u>    | <u>59,157,323</u>    | <u>62,176,432</u>    | <u>70,649,986</u>    | <u>68,405,777</u>    |
| <b>Program revenues:</b>                     |                      |                      |                      |                      |                      |
| Governmental activities:                     |                      |                      |                      |                      |                      |
| Charges for services:                        |                      |                      |                      |                      |                      |
| General government                           | 1,331,238            | 1,449,459            | 1,458,109            | 1,469,072            | 765,334              |
| Public safety                                | 2,564,364            | 3,018,772            | 3,309,549            | 3,521,884            | 4,961,930            |
| Community development                        | 957,673              | 2,106,140            | 2,166,424            | 1,840,229            | 3,960,929            |
| Culture and recreation                       | 937,278              | 792,172              | 697,239              | 766,051              | 801,478              |
| Highway and Streets                          | 1,186,860            | 1,303,633            | 1,457,019            | 1,422,080            | 1,569,903            |
| Health                                       | (70,940)             | -                    | -                    | -                    | -                    |
| Operating grants and contributions           | 1,969,482            | 2,302,117            | 2,572,146            | 6,794,692            | 4,472,472            |
| Capital grants and contributions             | 3,081,881            | 6,125,743            | 2,955,297            | 2,055,895            | 1,620,031            |
| Total government activities program revenues | <u>11,957,836</u>    | <u>17,098,036</u>    | <u>14,615,783</u>    | <u>17,869,903</u>    | <u>18,152,077</u>    |
| Business-type activities:                    |                      |                      |                      |                      |                      |
| Charges for services:                        |                      |                      |                      |                      |                      |
| Water                                        | 6,718,386            | 7,590,509            | 8,842,158            | 10,729,127           | 10,523,615           |
| Refuse                                       | 4,739,102            | 4,886,324            | 5,252,977            | 5,498,006            | 5,773,306            |
| Sewer                                        | 265,205              | 253,049              | 297,400              | 294,888              | 293,650              |
| Operating grants and contributions           | -                    | -                    | -                    | -                    | -                    |
| Capital grants and contributions             | 855,628              | 3,331,675            | 319,059              | 287,506              | 444,903              |
| Total business-type activities revenues      | <u>12,578,321</u>    | <u>16,061,557</u>    | <u>14,711,594</u>    | <u>16,809,527</u>    | <u>17,035,474</u>    |
| Total primary government revenues            | <u>\$ 24,536,157</u> | <u>\$ 33,159,593</u> | <u>\$ 29,327,377</u> | <u>\$ 34,679,430</u> | <u>\$ 35,187,551</u> |

Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Changes in Net Position, Continued**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                              | Fiscal Year          |                      |                      |                      |                      |
|----------------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|                                              | 2008/09              | 2009/10              | 2010/11              | 2011/12              | 2012/2013            |
| <b>Expenses:</b>                             |                      |                      |                      |                      |                      |
| Governmental activities:                     |                      |                      |                      |                      |                      |
| General government                           | \$ 3,879,270         | \$ 3,393,846         | \$ 3,497,432         | \$ 4,405,489         | \$ 6,522,107         |
| Public safety                                | 28,781,812           | 29,652,341           | 27,575,013           | 27,764,258           | 26,233,074           |
| Community development                        | 11,507,775           | 13,427,547           | 11,027,820           | 5,673,116            | 8,521,044            |
| Culture and recreation                       | 7,411,985            | 7,009,277            | 6,685,623            | 6,378,055            | 5,909,468            |
| Highway and streets                          | 5,812,714            | 5,981,608            | 5,209,925            | 4,886,331            | 5,380,336            |
| Health                                       | 98,918               | 88,940               | 120,000              | 120,000              | 119,999              |
| Interest and fiscal charges                  | 2,975,762            | 2,909,194            | 2,785,485            | 2,128,198            | 1,275,063            |
| Total governmental activities expenses       | <u>60,468,236</u>    | <u>62,462,753</u>    | <u>56,901,298</u>    | <u>51,355,447</u>    | <u>53,961,091</u>    |
| Business-type activities:                    |                      |                      |                      |                      |                      |
| Water                                        | 9,724,233            | 9,506,799            | 10,907,990           | 11,542,663           | 10,706,980           |
| Refuse                                       | 5,676,667            | 5,793,221            | 5,812,305            | 5,944,116            | 6,040,457            |
| Sewer                                        | 229,524              | 181,271              | 310,115              | 331,683              | 238,551              |
| Total business-type activities expenses      | <u>15,630,424</u>    | <u>15,481,291</u>    | <u>17,030,410</u>    | <u>17,818,462</u>    | <u>16,985,988</u>    |
| Total primary government expenses            | <u>76,098,660</u>    | <u>77,944,044</u>    | <u>73,931,708</u>    | <u>69,173,909</u>    | <u>70,947,079</u>    |
| <b>Program revenues:</b>                     |                      |                      |                      |                      |                      |
| Governmental activities:                     |                      |                      |                      |                      |                      |
| Charges for services:                        |                      |                      |                      |                      |                      |
| General government                           | 766,402              | 640,487              | 626,842              | 627,769              | 909,328              |
| Public safety                                | 5,058,340            | 3,292,950            | 3,186,391            | 2,926,775            | 3,037,155            |
| Community development                        | 2,410,056            | 2,250,642            | 1,567,774            | 1,608,072            | 1,541,110            |
| Culture and recreation                       | 818,438              | 816,852              | 770,602              | 692,083              | 738,884              |
| Highway and Streets                          | 1,421,473            | 1,400,245            | 1,360,611            | 369,180              | 451,744              |
| Health                                       | -                    | -                    | -                    | -                    | -                    |
| Operating grants and contributions           | 5,402,260            | 5,394,275            | 4,952,726            | 4,667,552            | 5,258,202            |
| Capital grants and contributions             | 546,077              | 2,929,631            | 1,646,048            | 3,725,194            | 1,988,468            |
| Total government activities program revenues | <u>16,423,046</u>    | <u>16,725,082</u>    | <u>14,110,994</u>    | <u>14,616,625</u>    | <u>13,924,891</u>    |
| Business-type activities:                    |                      |                      |                      |                      |                      |
| Charges for services:                        |                      |                      |                      |                      |                      |
| Water                                        | 10,498,868           | 9,740,486            | 10,533,780           | 12,853,684           | 13,302,811           |
| Refuse                                       | 5,949,179            | 5,796,888            | 5,980,597            | 6,001,641            | 5,832,841            |
| Sewer                                        | 294,574              | 269,338              | 271,984              | 273,496              | 273,556              |
| Operating grants and contributions           | -                    | 336,862              | 225,000              | -                    | -                    |
| Capital grants and contributions             | -                    | 80,322               | 74,414               | 91,894               | 41,834               |
| Total business-type activities revenues      | <u>16,742,621</u>    | <u>16,223,896</u>    | <u>17,085,775</u>    | <u>19,220,715</u>    | <u>19,451,042</u>    |
| Total primary government revenues            | <u>\$ 33,165,667</u> | <u>\$ 32,948,978</u> | <u>\$ 31,196,769</u> | <u>\$ 33,837,340</u> | <u>\$ 33,375,933</u> |

Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Changes in Net Position, Continued**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                                            | Fiscal Year            |                        |                        |                        |                        |
|------------------------------------------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|
|                                                            | 2003/04                | 2004/05                | 2005/06                | 2006/07                | 2007/08                |
| <b>Net (expense)/revenue:</b>                              |                        |                        |                        |                        |                        |
| Governmental activities                                    | \$ (31,428,534)        | \$ (28,648,312)        | \$ (33,736,922)        | \$ (37,092,628)        | \$ (35,044,966)        |
| Business-type activities                                   | 1,527,174              | 2,650,582              | 887,867                | 1,122,072              | 1,826,740              |
| Total primary government                                   | <u>\$ (29,901,360)</u> | <u>\$ (25,997,730)</u> | <u>\$ (32,849,055)</u> | <u>\$ (35,970,556)</u> | <u>\$ (33,218,226)</u> |
| <b>General revenues and other changes in net position:</b> |                        |                        |                        |                        |                        |
| Governmental activities:                                   |                        |                        |                        |                        |                        |
| Taxes:                                                     |                        |                        |                        |                        |                        |
| Property taxes                                             | \$ 18,883,567          | \$ 18,859,161          | \$ 21,338,420          | \$ 23,059,597          | \$ 25,506,057          |
| Sales tax                                                  | 4,504,133              | 5,261,458              | 5,255,486              | 5,620,979              | 5,407,689              |
| Vehicle in-lieu tax                                        | 3,681,334              | 691,143                | 386,524                | 429,693                | 275,591                |
| Vehicle in-lieu tax gap loan repayment                     | -                      | 1,075,194              | -                      | -                      | -                      |
| Utility users tax                                          | 3,154,439              | 3,103,159              | 3,186,345              | 3,330,631              | 3,417,647              |
| Utility franchise tax                                      | -                      | 978,880                | 1,023,947              | 1,073,341              | 1,043,237              |
| Business license tax                                       | 909,816                | 917,106                | 957,513                | 996,629                | 1,028,436              |
| Transient occupancy tax                                    | -                      | 500,011                | 608,376                | 783,505                | 908,694                |
| Other taxes                                                | 1,414,928              | 3,465,501              | 3,794,098              | 1,607,587              | 1,763,576              |
| Revenues from use of money and property                    | 617,980                | 1,461,509              | 2,709,920              | 3,797,283              | 3,540,097              |
| Other                                                      | 2,798                  | 152,538                | 407,783                | 450,990                | 332,056                |
| Gain/(Loss) on sale of property                            | -                      | -                      | (3,587)                | -                      | -                      |
| Transfers                                                  | 234,987                | 250,000                | 250,000                | 250,000                | 262,000                |
| Total general revenues and transfers                       | <u>33,403,982</u>      | <u>36,715,660</u>      | <u>39,914,825</u>      | <u>41,400,235</u>      | <u>43,485,080</u>      |
| Extraordinary item                                         |                        |                        |                        |                        |                        |
| Dissolution of Redevelopment Agency                        | -                      | -                      | -                      | -                      | -                      |
| Business-type activities:                                  |                        |                        |                        |                        |                        |
| Other                                                      | 11,779                 | 363,839                | 391,902                | 593,713                | 963,303                |
| Gain/(Loss) on sale of property                            |                        |                        |                        |                        |                        |
| Transfers                                                  | (234,987)              | (250,000)              | (250,000)              | (250,000)              | (262,000)              |
| Total business-type activities                             | <u>(223,208)</u>       | <u>113,839</u>         | <u>141,902</u>         | <u>343,713</u>         | <u>701,303</u>         |
| Total primary government                                   | <u>33,180,774</u>      | <u>36,829,499</u>      | <u>40,056,727</u>      | <u>41,743,948</u>      | <u>44,186,383</u>      |
| <b>Changes in net position:</b>                            |                        |                        |                        |                        |                        |
| Governmental activities                                    | 1,975,448              | 8,067,348              | 6,177,903              | 4,307,607              | 8,440,114              |
| Business-type activities                                   | 1,303,966              | 2,764,421              | 1,029,769              | 1,465,785              | 2,528,043              |
| Total primary government                                   | <u>\$ 3,279,414</u>    | <u>\$ 10,831,769</u>   | <u>\$ 7,207,672</u>    | <u>\$ 5,773,392</u>    | <u>\$ 10,968,157</u>   |

**CITY OF MONTEREY PARK**  
**Changes in Net Position, Continued**  
**Last Ten Fiscal Years**  
**(accrual basis of accounting)**

|                                                            | Fiscal Year            |                        |                        |                        |                        |
|------------------------------------------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|
|                                                            | 2008/09                | 2009/10                | 2010/11                | 2011/12                | 2012/2013              |
| <b>Net (expense)/revenue:</b>                              |                        |                        |                        |                        |                        |
| Governmental activities                                    | \$ (44,045,190)        | \$ (45,737,671)        | \$ (42,790,304)        | \$ (36,738,822)        | \$ (40,036,200)        |
| Business-type activities                                   | 1,112,197              | 742,605                | 55,365                 | 1,402,253              | 2,465,054              |
| Total primary government                                   | <u>\$ (42,932,993)</u> | <u>\$ (44,995,066)</u> | <u>\$ (42,734,939)</u> | <u>\$ (35,336,569)</u> | <u>\$ (37,571,146)</u> |
| <b>General revenues and other changes in net position:</b> |                        |                        |                        |                        |                        |
| Governmental activities:                                   |                        |                        |                        |                        |                        |
| Taxes:                                                     |                        |                        |                        |                        |                        |
| Property taxes                                             | \$ 26,741,260          | \$ 27,059,553          | \$ 27,331,232          | \$ 24,537,300          | \$ 24,066,354          |
| Sales tax                                                  | 4,546,028              | 4,100,798              | 4,803,406              | 5,057,132              | 5,437,244              |
| Vehicle in-lieu tax                                        | 185,693                | 191,604                | 345,406                | 32,170                 | 33,334                 |
| Vehicle in-lieu tax gap loan repayment                     | -                      | -                      | -                      | -                      | -                      |
| Utility users tax                                          | 3,516,748              | 3,349,907              | 3,219,600              | 3,092,796              | 3,041,163              |
| Utility franchise tax                                      | 1,087,602              | 934,505                | 967,322                | 942,985                | 942,736                |
| Business license tax                                       | 963,068                | 925,037                | 944,837                | 945,367                | 941,005                |
| Transient occupancy tax                                    | 785,331                | 660,897                | 756,873                | 876,482                | 957,024                |
| Other taxes                                                | 1,557,516              | 1,263,874              | 1,837,784              | 1,868,862              | 2,760,446              |
| Revenues from use of money and property                    | 2,145,238              | 1,021,730              | 891,671                | 776,649                | 827,781                |
| Other                                                      | 219,979                | 917,403                | 249,075                | 685,026                | 499,923                |
| Gain/(Loss) on sale of property                            | (3,346)                | (29,528)               | 6,627                  | 1,842,182              | 14,408                 |
| Transfers                                                  | 265,000                | 278,000                | 281,400                | 350,000                | -                      |
| Total general revenues and transfers                       | <u>42,010,117</u>      | <u>40,673,780</u>      | <u>41,635,233</u>      | <u>41,006,951</u>      | <u>39,521,418</u>      |
| Extraordinary item                                         |                        |                        |                        |                        |                        |
| Dissolution of Redevelopment Agency                        | -                      | -                      | -                      | 26,752,439             | -                      |
| Business-type activities:                                  |                        |                        |                        |                        |                        |
| Other                                                      | 537,971                | 1,345,322              | 4,168,640              | 2,205,569              | 3,230,138              |
| Gain/(Loss) on sale of property                            |                        |                        | 9,865                  | -                      | 4,042                  |
| Transfers                                                  | (265,000)              | (278,000)              | (281,400)              | (350,000)              | -                      |
| Total business-type activities                             | <u>272,971</u>         | <u>1,067,322</u>       | <u>3,897,105</u>       | <u>1,855,569</u>       | <u>3,234,180</u>       |
| Total primary government                                   | <u>42,283,088</u>      | <u>41,741,102</u>      | <u>45,532,338</u>      | <u>42,862,520</u>      | <u>42,755,598</u>      |
| <b>Changes in net position:</b>                            |                        |                        |                        |                        |                        |
| Governmental activities                                    | (2,035,073)            | (5,063,891)            | (1,155,071)            | 31,020,568             | (514,782)              |
| Business-type activities                                   | 1,385,168              | 1,809,927              | 3,952,470              | 3,257,822              | 5,699,234              |
| Total primary government                                   | <u>\$ (649,905)</u>    | <u>\$ (3,253,964)</u>  | <u>\$ 2,797,399</u>    | <u>\$ 34,278,390</u>   | <u>\$ 5,184,452</u>    |

**CITY OF MONTEREY PARK**  
**Fund Balances of Governmental Funds**  
**Last Ten Fiscal Years**  
**(modified accrual basis of accounting)**

|                                      | Fiscal Year                 |                             |                             |                             |                             |
|--------------------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|
|                                      | 2003/04                     | 2004/05                     | 2005/06                     | 2006/07                     | 2007/08                     |
| <b>General Fund:</b>                 |                             |                             |                             |                             |                             |
| Nondisposable                        | \$ 385,000                  | \$ 385,000                  | \$ 785,000                  | \$ 3,159,557                | \$ 2,076,039                |
| Restricted                           | -                           | -                           | -                           | -                           | -                           |
| Committed                            | 890,000                     | 890,000                     | 2,690,000                   | 1,435,443                   | 4,318,961                   |
| Assigned                             | 5,533,513                   | 6,759,646                   | 6,174,501                   | 5,306,462                   | 5,356,963                   |
| Unassigned                           | <u>4,471,390</u>            | <u>4,567,733</u>            | <u>5,460,149</u>            | <u>6,171,922</u>            | <u>6,697,819</u>            |
| Total general fund                   | <u>\$ 11,279,903</u>        | <u>\$ 12,602,379</u>        | <u>\$ 15,109,650</u>        | <u>\$ 16,073,384</u>        | <u>\$ 18,449,782</u>        |
| <b>All other governmental funds:</b> |                             |                             |                             |                             |                             |
| Nondisposable                        | \$ 10,183,415               | \$ 10,183,415               | \$ 10,183,415               | \$ 8,523,237                | \$ 14,599,871               |
| Restricted                           | 19,213,411                  | 20,177,559                  | 16,020,307                  | 21,663,489                  | 25,986,245                  |
| Committed                            | -                           | -                           | -                           | 4,375,578                   | 5,577,800                   |
| Assigned                             | 19,280,485                  | 22,608,164                  | 24,816,003                  | 20,373,844                  | 16,195,751                  |
| Unassigned                           | <u>-</u>                    | <u>-</u>                    | <u>-</u>                    | <u>-</u>                    | <u>-</u>                    |
| Total all other governmental funds   | <u>\$ 48,677,311</u>        | <u>\$ 52,969,138</u>        | <u>\$ 51,019,725</u>        | <u>\$ 54,936,148</u>        | <u>\$ 62,359,667</u>        |
| <b>Total for Governmental Funds:</b> | <u><u>\$ 59,957,214</u></u> | <u><u>\$ 65,571,517</u></u> | <u><u>\$ 66,129,375</u></u> | <u><u>\$ 71,009,532</u></u> | <u><u>\$ 80,809,449</u></u> |

**CITY OF MONTEREY PARK**  
**Fund Balances of Governmental Funds, Continued**  
**Last Ten Fiscal Years**  
**(modified accrual basis of accounting)**

|                                      | Fiscal Year          |                      |                      |                      |                      |
|--------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
|                                      | 2008/09              | 2009/10              | 2010/11              | 2011/12              | 2012/13              |
| <b>General Fund:</b>                 |                      |                      |                      |                      |                      |
| Nondisposable                        | \$ 1,429,902         | \$ 695,930           | \$ 710,330           | \$ 703,230           | \$ -                 |
| Restricted                           | -                    | -                    | -                    | -                    | -                    |
| Committed                            | 5,115,098            | 5,340,000            | 5,340,000            | 7,173,519            | 7,173,519            |
| Assigned                             | 5,307,662            | 5,207,133            | 4,589,465            | 5,145,940            | 9,653,901            |
| Unassigned                           | <u>5,246,912</u>     | <u>2,519,641</u>     | <u>2,505,441</u>     | <u>2,505,441</u>     | <u>3,554,425</u>     |
| Total general fund                   | <u>\$ 17,099,574</u> | <u>\$ 13,762,704</u> | <u>\$ 13,145,236</u> | <u>\$ 15,528,130</u> | <u>\$ 20,381,845</u> |
| <b>All other governmental funds:</b> |                      |                      |                      |                      |                      |
| Nondisposable                        | \$ 17,415,373        | \$ 22,447,581        | \$ 22,336,060        | -                    | \$ 1,989,686         |
| Restricted                           | 28,018,812           | 21,025,370           | 29,449,081           | \$ 26,824,487        | \$ 18,684,533        |
| Committed                            | 3,354,156            | 2,524,270            | 3,524,270            | -                    | -                    |
| Assigned                             | 19,418,934           | 17,344,673           | 10,523,233           | -                    | -                    |
| Unassigned                           | <u>-</u>             | <u>-</u>             | <u>(105,492)</u>     | <u>(153,120)</u>     | <u>-</u>             |
| Total all other governmental funds   | <u>\$ 68,207,275</u> | <u>\$ 63,341,894</u> | <u>\$ 65,727,152</u> | <u>\$ 26,671,367</u> | <u>\$ 20,674,219</u> |
| <b>Total for Governmental Funds:</b> | <u>\$ 85,306,849</u> | <u>\$ 77,104,598</u> | <u>\$ 78,872,388</u> | <u>\$ 42,199,497</u> | <u>\$ 41,056,064</u> |

**CITY OF MONTEREY PARK**  
**Changes in Fund Balances of Governmental Funds**  
**Last Ten Fiscal Years**  
**(modified accrual basis of accounting)**

|                                                              | Fiscal Year         |                     |                    |                     |                     |
|--------------------------------------------------------------|---------------------|---------------------|--------------------|---------------------|---------------------|
|                                                              | 2003/04             | 2004/05             | 2005/06            | 2006/07             | 2007/08             |
| <b>Revenues:</b>                                             |                     |                     |                    |                     |                     |
| Taxes                                                        | \$ 31,092,464       | \$ 33,934,508       | \$ 35,533,276      | \$ 37,981,560       | \$ 40,432,674       |
| Licenses and permits                                         | 1,734,977           | 2,116,292           | 2,355,310          | 2,151,806           | 2,929,898           |
| Intergovernmental revenues                                   | 4,294,490           | 8,070,587           | 5,147,213          | 6,311,434           | 4,185,040           |
| Charges for services                                         | 10,978,471          | 11,424,156          | 12,087,372         | 12,243,396          | 13,878,802          |
| Revenues from use of                                         |                     |                     |                    |                     |                     |
| money & property                                             | 1,020,713           | 1,461,509           | 2,695,272          | 3,786,117           | 3,540,095           |
| Fines and forfeitures                                        | 1,317,827           | 1,186,206           | 1,218,183          | 1,484,320           | 2,347,916           |
| Other                                                        | 583,883             | 152,538             | 446,828            | 441,725             | 332,155             |
| Total revenues                                               | <u>51,022,825</u>   | <u>58,345,796</u>   | <u>59,483,454</u>  | <u>64,400,358</u>   | <u>67,646,580</u>   |
| <b>Expenditures</b>                                          |                     |                     |                    |                     |                     |
| Current:                                                     |                     |                     |                    |                     |                     |
| General government                                           | 3,733,425           | 3,682,512           | 3,617,431          | 4,175,114           | 3,543,528           |
| Public safety                                                | 19,032,152          | 20,245,495          | 21,702,423         | 22,882,590          | 24,843,834          |
| Community development                                        | 3,345,680           | 4,745,306           | 4,887,781          | 6,954,496           | 5,990,947           |
| Culture and recreation                                       | 5,083,891           | 4,864,355           | 5,153,714          | 5,449,379           | 5,953,354           |
| Highways and streets                                         | 4,150,407           | 4,242,132           | 4,251,299          | 4,372,836           | 4,602,434           |
| Health                                                       | 4,754,430           | 4,850,680           | 5,289,411          | 5,523,633           | 5,749,284           |
| Capital outlay                                               | 4,367,246           | 11,110,466          | 10,488,775         | 9,164,797           | 5,189,775           |
| Debt service:                                                |                     |                     |                    |                     |                     |
| Principal retirement                                         | 1,511,613           | 1,539,534           | 1,801,611          | 1,776,129           | 1,753,079           |
| Interest and fiscal charges                                  | 1,965,964           | 3,912,459           | 4,229,442          | 3,148,785           | 2,979,373           |
| Cost of issuance                                             | 391,855             | -                   | -                  | -                   | -                   |
| Total expenditures                                           | <u>48,336,663</u>   | <u>59,192,939</u>   | <u>61,421,887</u>  | <u>63,447,759</u>   | <u>60,605,608</u>   |
| Excess (deficiency) of revenues<br>over (under) expenditures | <u>2,686,162</u>    | <u>(847,143)</u>    | <u>(1,938,433)</u> | <u>952,599</u>      | <u>7,040,972</u>    |
| <b>Other financing sources (uses):</b>                       |                     |                     |                    |                     |                     |
| Transfers in                                                 | 2,655,885           | 5,204,198           | 3,131,496          | 6,059,430           | 5,801,280           |
| Transfers out                                                | (2,405,885)         | (4,954,198)         | (2,881,496)        | (6,009,430)         | (6,039,280)         |
| (Loss) on sale of property                                   | -                   | -                   | -                  | (510,178)           | -                   |
| Proceeds from sale of property                               | 35,000              | -                   | 6,306              | -                   | 1,337               |
| Proceeds from tax increment deferred                         | 6,826               | -                   | -                  | -                   | 2,995,608           |
| Proceeds from section 108 loan                               | 134,274             | 1,940,741           | 2,239,985          | 2,587,736           | -                   |
| Issue of long term debt                                      | -                   | -                   | -                  | 1,800,000           | -                   |
| Issuance of bonds                                            | 17,405,000          | 3,900,000           | -                  | -                   | -                   |
| Payment to bond escrow agent                                 | (17,012,841)        | -                   | -                  | -                   | -                   |
| Total other financing                                        | <u>818,259</u>      | <u>6,090,741</u>    | <u>2,496,291</u>   | <u>3,927,558</u>    | <u>2,758,945</u>    |
| Sources (uses)                                               | <u>818,259</u>      | <u>6,090,741</u>    | <u>2,496,291</u>   | <u>3,927,558</u>    | <u>2,758,945</u>    |
| Net change in fund balances<br>before Extraordinary Item     | <u>\$ 3,504,421</u> | <u>\$ 5,243,598</u> | <u>\$ 557,858</u>  | <u>\$ 4,880,157</u> | <u>\$ 9,799,917</u> |
| Extraordinary Items                                          |                     |                     |                    |                     |                     |
| Dissolution of Redevelopment Agency<br>of Monterey Park      | <u>-</u>            | <u>-</u>            | <u>-</u>           | <u>-</u>            | <u>-</u>            |
| Net change in fund balances                                  | <u>\$ 3,504,421</u> | <u>\$ 5,243,598</u> | <u>\$ 557,858</u>  | <u>\$ 4,880,157</u> | <u>\$ 9,799,917</u> |
| Debt services as a percentage of<br>noncapital expenditures  | 8.80%               | 11.34%              | 11.84%             | 9.07%               | 8.54%               |

Note: Starting 2010-11, Refuse and Sewer funds were classified as Enterprise Funds.

Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Changes in Fund Balances of Governmental Funds, Continued**  
**Last Ten Fiscal Years**  
**(modified accrual basis of accounting)**

|                                                              | Fiscal Year         |                       |                       |                        |                       |
|--------------------------------------------------------------|---------------------|-----------------------|-----------------------|------------------------|-----------------------|
|                                                              | 2008/09             | 2009/10               | 2010/11               | 2011/12                | 2012/13               |
| <b>Revenues:</b>                                             |                     |                       |                       |                        |                       |
| Taxes                                                        | \$ 40,316,886       | \$ 38,619,421         | \$ 42,568,610         | \$ 37,442,373          | \$ 41,087,434         |
| Licenses and permits                                         | 2,797,953           | 2,419,414             | 1,661,496             | 1,856,887              | 967,662               |
| Intergovernmental revenues                                   | 5,036,290           | 6,318,925             | 4,262,737             | 6,006,714              | 4,693,489             |
| Charges for services                                         | 13,125,471          | 11,584,210            | 4,554,131             | 4,360,368              | 4,981,641             |
| Revenues from use of                                         |                     |                       |                       |                        |                       |
| money & property                                             | 2,137,057           | 939,476               | 767,652               | 744,346                | 822,143               |
| Fines and forfeitures                                        | 1,687,318           | 1,393,098             | 1,272,417             | 952,992                | 822,779               |
| Other                                                        | 304,985             | 996,867               | 376,314               | 720,230                | 1,374,275             |
| Total revenues                                               | <u>65,405,960</u>   | <u>62,271,411</u>     | <u>55,463,357</u>     | <u>52,083,910</u>      | <u>54,749,423</u>     |
| <b>Expenditures</b>                                          |                     |                       |                       |                        |                       |
| Current:                                                     |                     |                       |                       |                        |                       |
| General government                                           | 3,585,033           | 3,633,847             | 3,771,085             | 3,621,179              | 4,454,906             |
| Public safety                                                | 25,873,335          | 26,459,263            | 25,692,272            | 25,681,372             | 25,080,613            |
| Community development                                        | 8,085,618           | 11,424,004            | 10,826,979            | 5,633,982              | 7,808,273             |
| Culture and recreation                                       | 6,151,628           | 5,870,577             | 5,561,337             | 5,577,207              | 5,677,937             |
| Highways and streets                                         | 4,688,134           | 4,721,343             | 4,434,810             | 4,207,740              | 4,362,120             |
| Health                                                       | 6,026,191           | 6,094,492             | 120,000               | 120,000                | 119,999               |
| Capital outlay                                               | 5,385,481           | 9,045,208             | 8,114,199             | 8,114,199              | 5,928,361             |
| Debt service:                                                |                     |                       |                       |                        |                       |
| Principal retirement                                         | 1,677,419           | 2,229,221             | 2,284,269             | 2,020,927              | 1,204,215             |
| Interest and fiscal charges                                  | 2,916,198           | 2,853,313             | 2,731,427             | 1,990,861              | 1,270,840             |
| Cost of issuance                                             | -                   | -                     | -                     | -                      | -                     |
| Total expenditures                                           | <u>64,389,037</u>   | <u>72,331,268</u>     | <u>63,536,378</u>     | <u>56,967,467</u>      | <u>55,907,264</u>     |
| Excess (deficiency) of revenues<br>over (under) expenditures | <u>1,016,923</u>    | <u>(10,059,857)</u>   | <u>(8,073,021)</u>    | <u>(4,883,557)</u>     | <u>(1,157,841)</u>    |
| <b>Other financing sources (uses):</b>                       |                     |                       |                       |                        |                       |
| Transfers in                                                 | 6,501,942           | 5,344,657             | 13,451,752            | 776,146                | 9,466                 |
| Transfers out                                                | (6,236,942)         | (5,066,657)           | (13,170,352)          | (426,146)              | (9,466)               |
| (Loss) on sale of property                                   | -                   | -                     | -                     | -                      | -                     |
| Proceeds from sale of property                               | 1,345               | 599,751               | 6,627                 | 1,842,182              | 14,408                |
| Proceeds from tax increment deferred                         | 3,214,132           | 3,705,856             | 3,775,724             | -                      | -                     |
| Proceeds from section 108 loan                               | -                   | -                     | -                     | -                      | -                     |
| Issue of long term debt                                      | -                   | -                     | -                     | -                      | -                     |
| Issuance of bonds                                            | -                   | -                     | -                     | -                      | -                     |
| Payment to bond escrow agent                                 | -                   | -                     | -                     | -                      | -                     |
| Total other financing                                        |                     |                       |                       |                        |                       |
| Sources (uses)                                               | <u>3,480,477</u>    | <u>4,583,607</u>      | <u>4,063,751</u>      | <u>2,192,182</u>       | <u>14,408</u>         |
| Net change in fund balances<br>before Extraordinary Item     | <u>\$ 4,497,400</u> | <u>\$ (5,476,250)</u> | <u>\$ (4,009,270)</u> | <u>\$ (2,691,375)</u>  | <u>\$ (1,143,433)</u> |
| Extraordinary Items                                          |                     |                       |                       |                        |                       |
| Dissolution of Redevelopment Agency<br>of Monterey Park      | -                   | -                     | -                     | (33,981,516)           | -                     |
| Net change in fund balances                                  | <u>\$ 4,497,400</u> | <u>\$ -</u>           | <u>\$ -</u>           | <u>\$ (36,672,891)</u> | <u>\$ (1,143,433)</u> |
| Debt services as a percentage of<br>noncapital expenditures  | 7.79%               | 8.03%                 | 9.05%                 | 8.14%                  | 4.80%                 |

Note: Starting 2010-11, Refuse and Sewer funds were classified as Enterprise Funds.

Source: City of Monterey Park Management Services Department



**CITY OF MONTEREY PARK**  
**Assessed Value and Estimated Actual Value of Taxable Property <sup>(1)</sup>**  
**Last Ten Fiscal Years**  
**(In Thousands)**

| Fiscal Year | Residential<br>Property | Commercial<br>Property | Industrial<br>Property | Other<br>Property | Tax-Exempt<br>Property <sup>(2)</sup> | Total Taxable     | Total                                 |
|-------------|-------------------------|------------------------|------------------------|-------------------|---------------------------------------|-------------------|---------------------------------------|
|             |                         |                        |                        |                   |                                       | Assessed<br>Value | Direct Tax<br>Rate <sup>(3) (4)</sup> |
| 2003/04     | \$ 2,753,752,477        | \$ 605,509,229         | \$ 130,723,291         | \$ 242,008,703    | \$ 33,394,763                         | \$ 3,731,993,700  | 0.364940                              |
| 2004/05     | 2,966,348,369           | 636,884,747            | 125,584,498            | 233,230,384       | 30,270,824                            | 3,962,047,998     | 0.363390                              |
| 2005/06     | 3,227,568,429           | 695,340,401            | 126,744,528            | 224,406,538       | 30,209,747                            | 4,274,059,896     | 0.366220                              |
| 2006/07     | 3,534,309,866           | 742,415,041            | 137,520,717            | 226,638,453       | 30,469,846                            | 4,640,884,077     | 0.370650                              |
| 2007/08     | 3,778,205,339           | 843,606,146            | 146,557,103            | 230,266,047       | 31,575,891                            | 4,998,634,635     | 0.374040                              |
| 2008/09     | 3,992,520,537           | 935,272,734            | 125,418,879            | 269,631,912       | 29,710,040                            | 5,322,844,062     | 0.384730                              |
| 2009/10     | 3,987,237,477           | 954,666,779            | 138,347,522            | 316,094,962       | 29,710,040                            | 5,396,346,740     | 0.393300                              |
| 2010/11     | 4,063,980,933           | 919,141,515            | 136,429,404            | 329,231,172       | 43,696,766                            | 5,448,783,024     | 0.393120                              |
| 2011/12     | 4,176,308,316           | 914,084,645            | 141,375,663            | 330,098,283       | 34,278,620                            | 5,561,866,907     | 0.390690                              |
| 2012/13     | 4,392,899,226           | 1,016,937,428          | 146,514,412            | 265,303,532       | 33,633,996                            | 5,821,654,598     | 0.400860                              |

Notes:

- (1) In 1978 the voters of the State of California passed Proposition 13 which limited property taxes to a total maximum rate of 1% based upon the assessed value of the property being taxed. Each year, the assessed value of property may be increased by an "inflation factor" (limited to a maximum increase of 2%). With few exceptions, property is only re-assessed at the time that it is sold to a new owner. At that point, the new assessed value is reassessed at the purchase price of the property sold. The assessed valuation data shown above represents the only data currently available with respect to the actual market value of taxable property and is subject to the limitations described above.
- (2) Exempt values are not included in total.
- (3) Total Direct rate is the weighted average of all individual direct rates applied by the government preparing the statistical section information.
- (4) Retirement Tax at 0.091170 per \$100 of Assessed Valuation.

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Sources: 1. County of Los Angeles Department of Auditor-Controller  
2. HDL Coren & Cone

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**CITY OF MONTEREY PARK**  
**Direct and Overlapping Property Tax Rates**  
**Last Ten Fiscal Years**  
**(Rate per \$100 of taxable value)**

| Agency                                                         | Fiscal Year           |                       |                       |                       |                       |
|----------------------------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
|                                                                | 2003/04               | 2004/05               | 2005/06               | 2006/07               | 2007/08               |
| <b>Basic Levy <sup>(1)</sup></b>                               | 1.00000               | 1.00000               | 1.00000               | 1.00000               | 1.00000               |
| City Direct Rates:<br>Monterey Park                            | 0.09117               | 0.09117               | 0.09117               | 0.09117               | 0.09117               |
| Overlapping Rates:                                             |                       |                       |                       |                       |                       |
| Alhambra City School District                                  | 0.02000               | 0.00000               | 0.00000               | 0.00000               | 0.00000               |
| Alhambra Unified School District                               | 0.00000               | 0.01949               | 0.06378               | 0.05942               | 0.05460               |
| County Detention Facilities 1987 Debt                          | 0.00099               | 0.00092               | 0.00080               | 0.00066               | 0.00000               |
| Garvey School District                                         | 0.02471               | 0.02319               | 0.05221               | 0.05074               | 0.05060               |
| Los Angeles Community College District                         | 0.01986               | 0.01810               | 0.01429               | 0.02146               | 0.00879               |
| Los Angeles County Flood Control District                      | 0.00046               | 0.00025               | 0.00005               | 0.00005               | 0.00000               |
| Los Angeles Unified School District                            | 0.07715               | 0.08884               | 0.08435               | 0.10681               | 0.12334               |
| Metropolitan Water District                                    | 0.00610               | 0.00580               | 0.00520               | 0.00470               | 0.00450               |
| Montebello Unified School District                             | 0.04076               | 0.04172               | 0.07054               | 0.06731               | 0.06681               |
| San Gabriel Vly Mwd State Water Bond                           | 0.03630               | 0.03230               | 0.03230               | 0.03230               | 0.03230               |
| <b>Total Direct &amp; Overlapping <sup>(2)</sup> Tax Rates</b> | <b><u>1.31750</u></b> | <b><u>1.32178</u></b> | <b><u>1.41469</u></b> | <b><u>1.43462</u></b> | <b><u>1.43211</u></b> |
| <b>City's Share of 1% Levy Per Prop 13 <sup>(3)</sup></b>      | 0.15778               | 0.15778               | 0.15778               | 0.15778               | 0.15778               |
| <b>General Obligation Debt Rate</b>                            | 0.09117               | 0.09117               | 0.09117               | 0.09117               | 0.09117               |
| <b>Redevelopment Rate <sup>(4)</sup></b>                       | 1.11525               | 1.11234               | 1.11202               | 1.11189               | 1.11118               |
| <b>Total Direct Rate <sup>(5)</sup></b>                        | 0.36494               | 0.36339               | 0.36622               | 0.37065               | 0.37404               |

Note:

- In 1978, California voters passed Proposition 13 which sets the property tax rate at a 1.00% fixed amount. This 1.00% is shared by all
- (1) taxing agencies for which the subject property resides within. In addition to the 1.00% fixed amount, property owners are charged taxes as a percentage of assessed property values for the payment of any voter approved bonds.
  - (2) Overlapping rates are those of local and county governments that apply to property owners within the city. Not all overlapping rates apply to all City property owners.
  - (3) City's share of 1% Levy is based on the City's share of the general fund tax rate area with the largest net taxable value within the city. ERAF general fund tax shifts may not be included in tax ratio figure.
  - (4) RDA rate is based on the largest RDA tax rate area (TRA) and includes only rates(s) from indebtedness adopted prior to 1989 per California State statute. RDA direct and overlapping rates are applied only to the incremental property values.
  - (5) Total Direct rate is the weighted average of all individual direct rates applied by the government preparing the statistical section information.

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Source: County of Los Angeles Tax Assessor and HDL Coren & Cone.

**CITY OF MONTEREY PARK**  
**Direct and Overlapping Property Tax Rates, Continued**  
**Last Ten Fiscal Years**  
**(Rate per \$100 of taxable value)**

| Agency                                                         | Fiscal Year           |                       |                       |                       |                       |
|----------------------------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
|                                                                | 2008/09               | 2009/10               | 2010/11               | 2011/12               | 2012/13               |
| <b>Basic Levy <sup>(1)</sup></b>                               | 1.00000               | 1.00000               | 1.00000               | 1.00000               | 1.00000               |
| City Direct Rates:<br>Monterey Park                            | 0.09117               | 0.09117               | 0.09117               | 0.09117               | 0.09117               |
| Overlapping Rates:                                             |                       |                       |                       |                       |                       |
| Alhambra City School District                                  | 0.00000               | 0.00000               | 0.00000               | 0.00000               | 0.00000               |
| Alhambra Unified School District                               | 0.03625               | 0.05151               | 0.05996               | 0.07411               | 0.05455               |
| County Detention Facilities 1987 Debt                          | 0.00000               | 0.00000               | 0.00000               | 0.00000               | 0.00000               |
| Garvey School District                                         | 0.06835               | 0.07836               | 0.08503               | 0.08404               | 0.08832               |
| Los Angeles Community College District                         | 0.02212               | 0.02311               | 0.04031               | 0.03530               | 0.03756               |
| Los Angeles County Flood Control District                      | 0.00000               | 0.00000               | 0.00000               | 0.00000               | 0.00000               |
| Los Angeles Unified School District                            | 0.12478               | 0.15181               | 0.18695               | 0.16819               | 0.17560               |
| Metropolitan Water District                                    | 0.00430               | 0.00430               | 0.00370               | 0.00370               | 0.00350               |
| Montebello Unified School District                             | 0.08063               | 0.09673               | 0.09792               | 0.10001               | 0.09630               |
| San Gabriel Vly Mwd State Water Bond                           | 0.02830               | 0.02830               | 0.02830               | 0.02830               | 0.02830               |
| <b>Total Direct &amp; Overlapping <sup>(2)</sup> Tax Rates</b> | <b><u>1.45590</u></b> | <b><u>1.52529</u></b> | <b><u>1.59334</u></b> | <b><u>1.58482</u></b> | <b><u>1.57530</u></b> |
| <b>City's Share of 1% Levy Per Prop 13 <sup>(3)</sup></b>      | 0.15778               | 0.15778               | 0.15778               | 0.15778               | 0.15778               |
| <b>General Obligation Debt Rate</b>                            | 0.09117               | 0.09117               | 0.09117               | 0.09117               | 0.09117               |
| <b>Redevelopment Rate <sup>(4)</sup></b>                       | 1.10918               | 1.10918               | 1.10918               | 1.10918               | 0.00000               |
| <b>Total Direct Rate <sup>(5)</sup></b>                        | 0.38473               | 0.39330               | 0.39312               | 0.39069               | 0.40086               |

Note:

- In 1978, California voters passed Proposition 13 which sets the property tax rate at a 1.00% fixed amount. This 1.00% is shared by all taxing agencies for which the subject property resides within. In addition to the 1.00% fixed amount, property owners are charged taxes as a percentage of assessed property values for the payment of any voter approved bonds.
- (1) Overlapping rates are those of local and county governments that apply to property owners within the city. Not all overlapping rates apply to all City property owners.
- (2) City's share of 1% Levy is based on the City's share of the general fund tax rate area with the largest net taxable value within the city. ERAF general fund tax shifts may not be included in tax ratio figure.
- (3) RDA rate is based on the largest RDA tax rate area (TRA) and includes only rates(s) from indebtedness adopted prior to 1989 per California State statute. RDA direct and overlapping rates are applied only to the incremental property values.
- (4) Total Direct rate is the weighted average of all individual direct rates applied by the government preparing the statistical section information.
- (5)

Source: County of Los Angeles Tax Assessor and HDL Coren & Cone.

**CITY OF MONTEREY PARK**  
**Principal Property Taxpayers**  
**(Current Year and Ten Years Ago)**

|                                    | 2012/13                          |                                                              |
|------------------------------------|----------------------------------|--------------------------------------------------------------|
|                                    | Taxable<br>Assessed<br>Valuation | Percent of<br>Total City<br>Taxable<br>Assessed<br>Valuation |
| Taxpayers                          |                                  |                                                              |
| Atlantic Times Square II LLC       | \$ 150,700,710                   | 2.59%                                                        |
| Los Angeles Corporate Center LLC   | 72,976,714                       | 1.25%                                                        |
| Union Bank                         | 62,902,370                       | 1.08%                                                        |
| Garfield Calmed Investment LP      | 53,604,100                       | 0.92%                                                        |
| 1977 Saturn LLC                    | 46,900,000                       | 0.81%                                                        |
| GMS Five LLC                       | 43,892,940                       | 0.75%                                                        |
| MPM Partners LLC                   | 25,934,687                       | 0.45%                                                        |
| Care 1st Health Plan               | 25,366,372                       | 0.44%                                                        |
| Emerald Hills LLC                  | 24,027,602                       | 0.41%                                                        |
| Real Estate Investors 1984 1 ET AL | 22,000,000                       | 0.38%                                                        |
|                                    | <u>\$ 528,305,495</u>            | <u>9.07%</u>                                                 |

Sources: 1. HDL Coren & Cone

2. County of Los Angeles Department of Auditor-Controller

**CITY OF MONTEREY PARK**  
**Principal Property Taxpayers, Continued**  
**(Current Year and Ten Years Ago)**

| <b>Taxpayers</b>                 | <b>2003/04</b>                            |                                                                         |
|----------------------------------|-------------------------------------------|-------------------------------------------------------------------------|
|                                  | <b>Taxable<br/>Assessed<br/>Valuation</b> | <b>Percent of<br/>Total City<br/>Taxable<br/>Assessed<br/>Valuation</b> |
| Arden Realty Finance Partnership | \$ 47,119,016                             | 1.26%                                                                   |
| Union Bank                       | 38,408,140                                | 1.03%                                                                   |
| Garfield Medical Center          | 38,329,903                                | 1.03%                                                                   |
| GMS Five LLC                     | 38,065,635                                | 1.02%                                                                   |
| Lloyds Bank California           | 30,906,000                                | 0.83%                                                                   |
| Monterey Park Hospital           | 22,883,077                                | 0.61%                                                                   |
| Mars Center LLC                  | 18,181,615                                | 0.49%                                                                   |
| Real Estate Investors 1984 ET AL | 16,110,000                                | 0.43%                                                                   |
| NNN 901 Corporate Center 14 LLC  | 13,983,111                                | 0.37%                                                                   |
| TSL Development Inc              | 12,024,310                                | 0.32%                                                                   |
|                                  | <u>\$ 276,010,807</u>                     | <u>7.40%</u>                                                            |

Sources: 1. HDL Coren & Cone  
2. County of Los Angeles Department of Auditor-Controller

**CITY OF MONTEREY PARK**  
**Property Tax Levies and Collections**  
**Last Ten Fiscal Years**

| Fiscal Year | Original Levy                          |           |            | 1% - CY<br>PER BOOK                         |           |            |                       |
|-------------|----------------------------------------|-----------|------------|---------------------------------------------|-----------|------------|-----------------------|
|             | Taxes Levied<br>for the<br>Fiscal Year |           |            | Collected within the<br>Fiscal Year of Levy |           |            | Percentage<br>of Levy |
|             | 1%                                     | D.S.      | Amount     | 1%                                          | D.S.      | Amount     |                       |
| 2003/04     | 4,952,422                              | 3,340,702 | 8,293,124  | 4,620,426                                   | 3,008,366 | 7,628,792  | 91.99%                |
| 2004/05     | 4,739,572                              | 3,520,933 | 8,260,505  | 4,658,153                                   | 3,080,211 | 7,738,364  | 93.68%                |
| 2005/06     | 5,175,150                              | 3,790,413 | 8,965,563  | 4,909,418                                   | 3,294,186 | 8,203,604  | 91.50%                |
| 2006/07     | 5,925,108                              | 4,125,002 | 10,050,110 | 5,765,714                                   | 3,428,356 | 9,194,070  | 91.48%                |
| 2007/08     | 6,580,143                              | 3,901,574 | 10,481,717 | 6,053,576                                   | 3,678,652 | 9,732,228  | 92.85%                |
| 2008/09     | 6,847,669                              | 4,066,000 | 10,913,669 | 6,352,339                                   | 3,798,654 | 10,150,993 | 93.01%                |
| 2009/10     | 6,852,571                              | 4,071,933 | 10,924,504 | 6,414,087                                   | 3,812,164 | 10,226,251 | 93.61%                |
| 2010/11     | 6,927,221                              | 4,121,586 | 11,048,807 | 6,541,366                                   | 3,887,804 | 10,429,170 | 94.39%                |
| 2011/12     | 7,098,802                              | 4,243,185 | 11,341,986 | 6,565,780                                   | 4,551,806 | 11,117,586 | 98.02%                |
| 2012/13     | 7,286,613                              | 5,305,437 | 12,592,050 | 6,986,871                                   | 4,290,564 | 11,277,435 | 89.56%                |

Note: The amounts presented are the City's property tax (excluding interest, penalties, and Redevelopment Agency tax increment).

**CITY OF MONTEREY PARK**  
**Property Tax Levies and Collections, Continued**  
**Last Ten Fiscal Years**

| Fiscal Year | 1% - PY<br>PER BOOK                   |         |         |                           |           |            |                       |
|-------------|---------------------------------------|---------|---------|---------------------------|-----------|------------|-----------------------|
|             | Collections in<br>Subsequent<br>Years |         |         | Total Collections to Date |           |            | Percentage<br>of Levy |
|             | 1%                                    | D.S.    | Amount  | 1%                        | D.S.      | Amount     |                       |
|             |                                       |         |         |                           |           |            |                       |
| 2003/04     | 243,273                               | 87,820  | 331,093 | 4,863,700                 | 3,096,185 | 7,959,885  | 96%                   |
| 2004/05     | 298,498                               | 107,216 | 405,714 | 4,956,651                 | 3,187,427 | 8,144,078  | 99%                   |
| 2005/06     | 560,371                               | 145,664 | 706,035 | 5,469,789                 | 3,439,850 | 8,909,639  | 99%                   |
| 2006/07     | 511,642                               | 153,061 | 664,704 | 6,277,356                 | 3,581,418 | 9,858,774  | 98%                   |
| 2007/08     | 395,621                               | 147,124 | 542,745 | 6,449,197                 | 3,825,776 | 10,274,973 | 98%                   |
| 2008/09     | 476,422                               | 122,714 | 599,137 | 6,828,762                 | 3,921,369 | 10,750,130 | 99%                   |
| 2009/10     | 359,301                               | 109,069 | 468,370 | 6,773,388                 | 3,921,233 | 10,694,621 | 98%                   |
| 2010/11     | 287,500                               | 99,043  | 386,544 | 6,828,866                 | 3,986,847 | 10,815,713 | 98%                   |
| 2011/12     | 72,698                                | 110,634 | 183,332 | 6,638,478                 | 4,662,440 | 11,300,918 | 100%                  |
| 2012/13     | 196,955                               | 50,990  | 247,945 | 7,183,826                 | 4,341,554 | 11,525,380 | 92%                   |

Note: The amounts presented are the City's property tax (excluding interest, penalties, and Redevelopment Agency tax increment).



**CITY OF MONTEREY PARK**  
**Ratios of Outstanding Debt by Type**  
**Last Ten Fiscal Years**  
**(In Thousands)**

| <u>Fiscal Year</u>     | <u>Governmental Activities</u>          |                                     |                                            |                                      |                                                 |                                         | <u>Total<br/>Governmental<br/>Activities</u> |
|------------------------|-----------------------------------------|-------------------------------------|--------------------------------------------|--------------------------------------|-------------------------------------------------|-----------------------------------------|----------------------------------------------|
|                        | <u>Pension<br/>Obligation<br/>Bonds</u> | <u>Tax<br/>Allocation<br/>Bonds</u> | <u>Tax Increment<br/>Deferred<br/>Loan</u> | <u>HUD<br/>Section 108<br/>Loans</u> | <u>Library<br/>Special Tax<br/>Revenue Note</u> | <u>Capital<br/>Lease<br/>Obligation</u> |                                              |
| 2003/04                | 17,405                                  | 34,105                              | 14,151                                     | 6,330                                | -                                               | 2,264                                   | 74,255                                       |
| 2004/05                | 17,405                                  | 33,180                              | 16,092                                     | 6,145                                | 3,900                                           | 1,578                                   | 78,300                                       |
| 2005/06                | 17,405                                  | 32,225                              | 18,332                                     | 5,948                                | 3,663                                           | 961                                     | 78,534                                       |
| 2006/07                | 17,405                                  | 31,240                              | 20,919                                     | 5,739                                | 3,417                                           | 2,337                                   | 81,057                                       |
| 2007/08                | 17,405                                  | 30,225                              | 23,915                                     | 5,518                                | 3,161                                           | 1,856                                   | 82,080                                       |
| 2008/09                | 17,380                                  | 29,175                              | 27,129                                     | 5,283                                | 2,897                                           | 1,528                                   | 83,392                                       |
| 2009/10                | 16,855                                  | 28,095                              | 30,835                                     | 5,033                                | 2,621                                           | 1,430                                   | 84,869                                       |
| 2010/11                | 16,345                                  | 26,975                              | 34,611                                     | 4,768                                | 2,335                                           | 1,326                                   | 86,360                                       |
| 2011/12                | 15,850                                  | -                                   | -                                          | 4,487                                | 2,038                                           | 1,219                                   | 23,594                                       |
| 2012/13 <sup>(3)</sup> | 15,365                                  | -                                   | -                                          | 4,189                                | 1,729                                           | 1,106                                   | 22,389                                       |

Note:

(1) Percentage of Personal Income was based on data from Los Angeles County State of California Employment Department.

(2) Debt per capita data was based on the number of population within the City of Monterey Park.

(3) Starting February 1, 2012, Redevelopment Agency was dissolved and the City became the Successor Agency for the former Redevelopment Agency.

Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Ratios of Outstanding Debt by Type, Continued**  
**Last Ten Fiscal Years**  
**(In Thousands)**

| <b>Fiscal Year</b>     | <b>Business-Type<br/>Activities</b>     | <b>Total<br/>Primary<br/>Government</b> | <b><sup>(1)</sup> Percentage<br/>of Personal<br/>Income</b> | <b>Population</b> | <b><sup>(2)</sup> Debt<br/>Per<br/>Capita</b> |
|------------------------|-----------------------------------------|-----------------------------------------|-------------------------------------------------------------|-------------------|-----------------------------------------------|
|                        | <b>Capital<br/>Lease<br/>Obligation</b> |                                         |                                                             |                   |                                               |
| 2003/04                | 5,170                                   | 79,425                                  | 0.02%                                                       | 63,928            | 1,242                                         |
| 2004/05                | 3,954                                   | 82,254                                  | 0.02%                                                       | 64,614            | 1,273                                         |
| 2005/06                | 3,628                                   | 82,162                                  | 0.02%                                                       | 64,387            | 1,276                                         |
| 2006/07                | 4,557                                   | 85,614                                  | 0.02%                                                       | 64,508            | 1,327                                         |
| 2007/08                | 5,267                                   | 87,347                                  | 0.02%                                                       | 64,434            | 1,356                                         |
| 2008/09                | 7,073                                   | 90,465                                  | 0.02%                                                       | 64,874            | 1,394                                         |
| 2009/10                | 6,651                                   | 91,520                                  | 0.02%                                                       | 65,027            | 1,407                                         |
| 2010/11                | 6,095                                   | 92,455                                  | 0.02%                                                       | 60,435            | 1,530                                         |
| 2011/12                | 5,533                                   | 29,127                                  | N/A                                                         | 61,153            | 476                                           |
| 2012/13 <sup>(3)</sup> | 4,966                                   | 27,354                                  | N/A                                                         | 61,445            | 445                                           |

Note:

(1) Percentage of Personal Income was based on data from Los Angeles County State of California Employment Department.

(2) Debt per capita data was based on the number of population within the City of Monterey Park.

(3) Starting February 1, 2012, Redevelopment Agency was dissolved and the City became the Successor Agency for the former Redevelopment Agency.

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Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Ratios of General Bonded Debt Outstanding**  
**Last Ten Fiscal Years**  
**(In Thousands, except Per Capita)**

| <b>Fiscal<br/>Year</b> | <b>Total Gross<br/>General<br/>Obligation<br/>Bonds</b> | <b>Amounts<br/>Restricted for<br/>Principal<br/>Repayments</b> | <b>Total Net<br/>General<br/>Obligation<br/>Bonds</b> | <b>Actual<br/>Taxable<br/>Value of<br/>Property</b> | <b>Percent of<br/>Actual Taxable<br/>Value of<br/>Property <sup>(1)</sup></b> | <b>Population</b> | <b>Net<br/>Bonded<br/>Debt Per<br/>Capita</b> |
|------------------------|---------------------------------------------------------|----------------------------------------------------------------|-------------------------------------------------------|-----------------------------------------------------|-------------------------------------------------------------------------------|-------------------|-----------------------------------------------|
| 2003/04                | \$ -                                                    | \$ -                                                           | \$ -                                                  | 3,731,994                                           | 0.00%                                                                         | 63,928            | -                                             |
| 2004/05                | -                                                       | -                                                              | -                                                     | 3,962,048                                           | 0.00%                                                                         | 64,614            | -                                             |
| 2005/06                | -                                                       | -                                                              | -                                                     | 4,274,060                                           | 0.00%                                                                         | 64,387            | -                                             |
| 2006/07                | -                                                       | -                                                              | -                                                     | 4,640,884                                           | 0.00%                                                                         | 64,508            | -                                             |
| 2007/08                | -                                                       | -                                                              | -                                                     | 4,998,635                                           | 0.00%                                                                         | 64,434            | -                                             |
| 2008/09                | -                                                       | -                                                              | -                                                     | 5,322,844                                           | 0.00%                                                                         | 64,874            | -                                             |
| 2009/10                | -                                                       | -                                                              | -                                                     | 5,396,347                                           | 0.00%                                                                         | 65,027            | -                                             |
| 2010/11                | -                                                       | -                                                              | -                                                     | 5,448,783                                           | 0.00%                                                                         | 60,435            | -                                             |
| 2011/12 <sup>(2)</sup> | -                                                       | -                                                              | -                                                     | 5,561,867                                           | 0.00%                                                                         | 61,153            | -                                             |
| 2012/13                | -                                                       | -                                                              | -                                                     | 5,821,655                                           | 0.00%                                                                         | 61,445            | -                                             |

Note:

(1) Assessed value has been used because the actual value of taxable property is not readily available in the State of California.

(2) Starting February 1, 2012, Redevelopment Agency was dissolved and the City became the Successor Agency for the former Redevelopment Agency.

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**CITY OF MONTEREY PARK**  
**Direct and Overlapping Debt**  
**As of June 30, 2013**

|                                                 | Gross Bonded<br>Debt Balance | Percent<br>Applicable<br>To City | Net Bonded<br>Debt   |
|-------------------------------------------------|------------------------------|----------------------------------|----------------------|
| <b>Overlapping Debt</b>                         |                              |                                  |                      |
| Metropolitan Water District <sup>(1)</sup>      | 79,696,126                   | 0.032                            | 25,388               |
| Garvey School District DS 2000 SER A            | 350,222                      | 28.922                           | 101,292              |
| Garvey School District DS 2000 SER B            | 6,244,519                    | 28.922                           | 1,806,060            |
| Garvey School District 2004 Series 2005         | 7,653,736                    | 28.922                           | 2,213,638            |
| Garvey School DS 2004 Series 2006               | 10,134,168                   | 28.922                           | 2,931,037            |
| Garvey School DS 2004 SER C                     | 8,932,964                    | 28.922                           | 2,583,621            |
| Garvey School DS 2001 Refund Bonds              | 5,145,000                    | 28.922                           | 1,488,053            |
| L.A. CCD DS 2003 Series B                       | 3,100,000                    | 0.977                            | 30,274               |
| L.A. CCD DS 2003 Taxable Series 2004B           | 11,985,000                   | 0.977                            | 117,044              |
| L.A. CCD DS 2001 Taxable Series 2004A           | 77,440,000                   | 0.977                            | 726,973              |
| LACC DS Refunding 2001 Series 2005A & 2013      | 473,395,000                  | 0.977                            | 4,623,125            |
| LA CCD DS 2001, 2006 Series B                   | 275,300,000                  | 0.977                            | 2,688,550            |
| LA CCD DS 2003, 2006 Series C                   | 382,160,000                  | 0.977                            | 3,732,134            |
| LACC DS 2001, 2008 SER E-1                      | 271,710,000                  | 0.977                            | 2,653,491            |
| LACC DS 2003, 2008 Series F-1                   | 344,915,000                  | 0.977                            | 3,368,403            |
| LACC DS 2003, 2008 Taxable SER F-2              | 550,000                      | 0.977                            | 5,371                |
| LACC DS 2008, 2009 Taxable Series A             | 350,000,000                  | 0.977                            | 3,418,062            |
| LACC DS 2008, 2009 Taxable SER B                | 75,000,000                   | 0.977                            | 732,442              |
| LACC Debt 2008, 2010 Tax Series D               | 175,000,000                  | 0.977                            | 1,709,031            |
| LACC Debt 2008, 2010 Tax SER E (BABS)           | 900,000,000                  | 0.977                            | 8,789,303            |
| LACC DS 2008, 2010 Series C                     | 125,000,000                  | 0.977                            | 1,220,737            |
| Los Angeles Unified DS 1997 Series A            | 250,000,000                  | 0.977                            | 2,441,473            |
| Los Angeles USD DS 1997 Series E                | 49,500,000                   | 0.038                            | 19,036               |
| Los Angeles USD DS 2002 Refunding Bond          | 175,645,000                  | 0.038                            | 67,546               |
| Los Angeles USD DS 1997 Series F                | 45,075,000                   | 0.038                            | 17,334               |
| Los Angeles USD DS 2002 Series A                | 17,885,000                   | 0.038                            | 6,878                |
| Los Angeles Unified DS 2004 Series C 2004       | 35,355,000                   | 0.038                            | 13,596               |
| Los Angeles Unified DS 2004 Refunding Bonds A-1 | 90,060,000                   | 0.038                            | 34,633               |
| Los Angeles Unified DS 2004 Refunding Bonds A-2 | 126,840,000                  | 0.038                            | 48,777               |
| Los Angeles Unified DS 2004 Series E            | 218,770,000                  | 0.038                            | 84,130               |
| Los Angeles Unified DS 2005 Refunding Bonds A-1 | 346,005,000                  | 0.038                            | 133,059              |
| Los Angeles DS 2005 Refunding Bonds A-2         | 120,925,000                  | 0.038                            | 46,503               |
| LA USD DS 2004 Series F                         | 421,605,000                  | 0.038                            | 162,132              |
| LA USD DS 2006 Refunding Series A               | 132,325,000                  | 0.038                            | 50,887               |
| LA USD DS 2005 Series A (2006)                  | 218,640,000                  | 0.038                            | 84,080               |
| LA USD DS 2005 Series B (2006)                  | 323,950,000                  | 0.038                            | 124,578              |
| LA USD DS 2005 Series C (2006)                  | 435,015,000                  | 0.038                            | 167,289              |
| LA USD DS 2005 Series D (2006)                  | 856,990,000                  | 0.038                            | 329,563              |
| Los Angeles UNIF DS 2006 REF BDS SER B          | 557,045,000                  | 0.038                            | 214,217              |
| Los Angeles UNIF DS 2007 REF BDS SER A-1        | 1,130,055,000                | 0.038                            | 434,573              |
| <b>Sub-Total Overlapping Debt</b>               |                              |                                  | <b>\$ 49,444,313</b> |

2012/13 Assessed Valuation: \$4,741,763,398 After Deducting \$1,079,891,200 Incremental Value.

|                                    |                  |       |
|------------------------------------|------------------|-------|
| Debt to Assessed Valuation Ratios: | Direct Debt      | 0.00% |
|                                    | Overlapping debt | 2.36% |
|                                    | Total debt       | 2.36% |

Notes:

- (1) This fund is a portion of a larger agency, and is responsible for debt in areas outside the city.
- (2) This report reflects debt which is being repaid through voter-approved property tax indebtedness. It excludes mortgage revenue, tax allocation bonds, interim financing obligations, non-bonded capital lease obligations, and certificates of participation, unless provided by the city.
- (3) Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the city. The percentage of overlapping debt applicable is estimated by using taxable assessed values. Applicable percentages were estimated by determining the portion of another governmental unit's taxable assessed value that is within the city's boundaries and dividing it by each unit's total taxable assessed value.

**CITY OF MONTEREY PARK**  
**Direct and Overlapping Debt, Continued**  
**As of June 30, 2013**

|                                           | Gross Bonded<br>Debt Balance | Percent<br>Applicable<br>To City | Net Bonded<br>Debt    |
|-------------------------------------------|------------------------------|----------------------------------|-----------------------|
| <b>Overlapping Debt (Cont')</b>           |                              |                                  |                       |
| Los Angeles UNIF DS 2007 REF BDS SER A-2  | 136,055,000                  | 0.038                            | 52,321                |
| Los Angeles UNIF DS 2002 SER B (2007)     | 228,410,000                  | 0.038                            | 87,837                |
| Los Angeles UNIF DS 2007 REF BDS SER B    | 24,650,000                   | 0.038                            | 9,479                 |
| Los Angeles UNIF DS 2002 SER C            | 505,425,000                  | 0.038                            | 194,366               |
| Los Angeles UNIF DS 2004 SER H            | 137,425,000                  | 0.038                            | 52,848                |
| Los Angeles UNIF DS 2005 SER E            | 29,150,000                   | 0.038                            | 11,210                |
| Los Angeles UNIF DS 2002 SER D            | 110,105,000                  | 0.038                            | 42,342                |
| Los Angeles UNIF DS 2004 SER I            | 5,615,000                    | 0.038                            | 2,159                 |
| Los Angeles UNIF DS 2005 SER F            | 145,250,000                  | 0.038                            | 55,857                |
| Los Angeles UNIF DS 2002 Series E         | 157,165,000                  | 0.038                            | 60,439                |
| Los Angeles UNIF DS 2004 Series J         | 130,450,000                  | 0.038                            | 50,166                |
| Los Angeles UNIF DS 2005 SER G            | 3,795,000                    | 0.038                            | 1,459                 |
| Los Angeles UNIF DS 2005 SER H & 2010     | 608,995,000                  | 0.038                            | 234,195               |
| LAUSD 2009 Refunding Measure R Bonds      | 51,560,000                   | 0.038                            | 19,828                |
| LAUSD Measure R Series 2009               | 131,080,000                  | 0.038                            | 50,408                |
| LAUSD Measure R Series KRY BABS           | 200,000,000                  | 0.038                            | 76,912                |
| LAUSD Measure Y 2009 Series KRY BABS      | 363,005,000                  | 0.038                            | 139,597               |
| LAUSD 2009 Refunding Prop BB Bonds        | 72,570,000                   | 0.038                            | 27,907                |
| LAUSD Measure R 2010 Series RY BABS       | 806,795,000                  | 0.038                            | 310,260               |
| LAUSD Measure Y 2010 Series RY BABS       | 1,250,525,000                | 0.038                            | 480,924               |
| LAUSD 2010 Refunding Series A Prop BB     | 400,785,000                  | 0.038                            | 154,125               |
| LAUSD 2010 Refunding Series A (Measure K) | 156,000,000                  | 0.038                            | 59,991                |
| Montebello Unified DS 1998 Series 98      | 8,715,223                    | 8.349                            | 727,636               |
| Montebello Unified SD DS 98 Series 99     | 7,712,854                    | 8.349                            | 643,948               |
| Montebello USD DS 1998 Series 2001        | 2,632,827                    | 8.349                            | 219,815               |
| Montebello USD DS 1998 Series 2004        | 7,560,273                    | 8.349                            | 631,209               |
| Montebello Unified DS 1998 Series 2002    | 9,956,587                    | 8.349                            | 831,277               |
| Montebello Unified DS 2004 Series 2005    | 940,000                      | 8.349                            | 78,481                |
| Montebello UNIF DS 2004 SER 2008          | 32,255,000                   | 8.349                            | 2,692,976             |
| Montebello Unified DS 2004 Series 2009    | 19,585,000                   | 8.349                            | 1,635,155             |
| Montebello Unified 04 Series 2009A-2 BABS | 12,640,000                   | 8.349                            | 1,055,316             |
| Montebello USD 2010 Refunding Bonds       | 34,075,000                   | 8.349                            | 2,844,928             |
| Alhambra USD DS 99 Series B               | 55,205,561                   | 33.474                           | 1,868,019             |
| Alhambra USD DS 2005 Refunding Bonds      | 8,320,000                    | 33.474                           | 2,785,010             |
| Alhambra USD DS 2004 Series A             | 5,743,864                    | 33.474                           | 1,922,682             |
| Alhambra USD-Garvey 2012 Refunding        | 34,415,000                   | 33.474                           | 11,519,965            |
| Alhambra USD-Garvey DS 2004 Series B      | 43,024,695                   | 33.474                           | 14,401,946            |
| Alhambra USD DS 2008 Series B             | 24,424,987                   | 33.474                           | 8,175,941             |
| Alhambra USD DS 2008 Series B-1 QSCB      | 24,646,721                   | 33.474                           | 8,250,163             |
| <b>Sub-Total Overlapping Debt</b>         |                              |                                  | <b>\$ 62,459,098</b>  |
| <b>Total Overlapping Debt</b>             |                              |                                  | <b>\$ 111,903,411</b> |
| <b>Direct Debt:</b>                       |                              |                                  |                       |
| Pension Obligation Bonds                  | 15,850,000                   | 100%                             | 15,850,000            |
| HUD Section 108 Loans                     | 4,487,000                    | 100%                             | 4,487,000             |
| Library Special Tax Revenue Note          | 2,038,000                    | 100%                             | 2,038,000             |
| Capital Lease Obligation                  | 6,752,000                    | 100%                             | 6,752,000             |
| <b>Total Direct Debt</b>                  |                              |                                  | <b>29,127,000</b>     |
| <b>Total Direct and Overlapping Debt</b>  |                              |                                  | <b>\$ 141,030,411</b> |

Source: HDL Coren & Cone

**CITY OF MONTEREY PARK**  
**Legal Debt Margin Information**  
**Last Ten Fiscal Years**  
**(In Thousands)**

|                                                                     | <b>Fiscal Year</b> |                   |                   |                   |                   |
|---------------------------------------------------------------------|--------------------|-------------------|-------------------|-------------------|-------------------|
|                                                                     | <b>2003/04</b>     | <b>2004/05</b>    | <b>2005/06</b>    | <b>2006/07</b>    | <b>2007/08</b>    |
| Assessed valuation                                                  | 3,731,994          | 3,962,048         | 4,274,060         | 4,640,884         | 4,998,635         |
| Debt limit percentage                                               | 15%                | 15%               | 15%               | 15%               | 15%               |
| Debt limit                                                          | 559,799            | 594,307           | 641,109           | 696,133           | 749,795           |
| Total net debt applicable to limit:                                 |                    |                   |                   |                   |                   |
| Pension obligation bonds                                            | <u>17,405</u>      | <u>17,405</u>     | <u>17,405</u>     | <u>17,405</u>     | <u>17,405</u>     |
| Legal debt margin                                                   | <u>\$ 542,394</u>  | <u>\$ 576,902</u> | <u>\$ 623,704</u> | <u>\$ 678,728</u> | <u>\$ 732,390</u> |
| Total debt applicable to the limit<br>as a percentage of debt limit | 3.1092%            | 2.9286%           | 2.7148%           | 2.5002%           | 2.3213%           |

Note: In accordance with California Government Code Section 43605, total general obligation bonds outstanding cannot exceed 15 percent of total assessed valuation.

**CITY OF MONTEREY PARK**  
**Legal Debt Margin Information, Continued**  
**Last Ten Fiscal Years**  
**(In Thousands)**

|                                                                     | Fiscal Year       |                   |                   |                   |                   |
|---------------------------------------------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
|                                                                     | 2008/09           | 2009/10           | 2010/11           | 2011/12           | 2012/13           |
| Assessed valuation                                                  | 5,322,844         | 5,396,347         | 5,448,783         | 5,561,867         | 5,821,655         |
| Debt limit percentage                                               | 15%               | 15%               | 15%               | 15%               | 15%               |
| Debt limit                                                          | 798,427           | 809,452           | 817,317           | 834,280           | 873,248           |
| Total net debt applicable to limit:                                 |                   |                   |                   |                   |                   |
| Pension obligation bonds                                            | <u>17,380</u>     | <u>16,855</u>     | <u>16,345</u>     | <u>15,850</u>     | <u>15,365</u>     |
| Legal debt margin                                                   | <u>\$ 781,047</u> | <u>\$ 792,597</u> | <u>\$ 800,972</u> | <u>\$ 818,430</u> | <u>\$ 857,883</u> |
| Total debt applicable to the limit<br>as a percentage of debt limit | 2.1768%           | 2.0823%           | 1.9998%           | 1.8998%           | 1.7595%           |

Note: In accordance with California Government Code Section 43605, total general obligation bonds outstanding cannot exceed 15 percent of total assessed valuation.



**CITY OF MONTEREY PARK**  
**Tax Allocation Bonds Pledged-Revenue Coverage**  
**Last Ten Fiscal Years**  
**(In Thousands)**

| <b>Fiscal Year</b>     | <b>Tax Allocation Bonds</b> |                     |                 |                 |
|------------------------|-----------------------------|---------------------|-----------------|-----------------|
|                        | <b>Tax<br/>Increment</b>    | <b>Debt Service</b> |                 | <b>Coverage</b> |
|                        |                             | <b>Principal</b>    | <b>Interest</b> |                 |
| 2003/04                | 6,214                       | 805                 | 1,552           | 2.64            |
| 2004/05                | 6,555                       | 925                 | 1,526           | 2.67            |
| 2005/06                | 7,533                       | 955                 | 1,497           | 3.07            |
| 2006/07                | 8,134                       | 985                 | 1,469           | 3.31            |
| 2007/08                | 9,746                       | 1,015               | 1,436           | 3.98            |
| 2008/09                | 10,216                      | 1,050               | 1,404           | 4.16            |
| 2009/10                | 10,531                      | 1,080               | 1,367           | 4.30            |
| 2010/11                | 10,581                      | 1,120               | 1,327           | 4.32            |
| 2011/12 <sup>(1)</sup> | 2,448                       | 1,165               | 1,283           | 1.00            |
| 2012/13                | -                           | -                   | -               | -               |

Note: (1) Starting February 1, 2012, Redevelopment Agency was dissolved and the City became the Successor Agency for the former Redevelopment Agency.

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Source: City of Monterey Park Management Services Department

**CITY OF MONTEREY PARK**  
**Demographic and Economic Statistics**  
**Last Ten Fiscal Years**

| <b>Fiscal Year</b> | <b>Population</b> | <b>Personal<br/>Income</b> | <b>Per Capita<br/>Personal<br/>Income</b> | <b>Unemployment<br/>Rate</b> |
|--------------------|-------------------|----------------------------|-------------------------------------------|------------------------------|
| 2002/03            | 63,406            | 310,043,501                | 31,452                                    | 4.9%                         |
| 2003/04            | 63,928            | 329,048,068                | 33,179                                    | 4.6%                         |
| 2004/05            | 64,614            | 342,231,121                | 34,426                                    | 3.7%                         |
| 2005/06            | 64,387            | 369,174,348                | 37,362                                    | 3.5%                         |
| 2006/07            | 64,508            | 390,295,865                | 39,794                                    | 3.6%                         |
| 2007/08            | 64,434            | 413,316,582                | 42,265                                    | 4.7%                         |
| 2008/09            | 64,874            | 402,459,119                | 40,867                                    | 8.5%                         |
| 2009/10            | 65,027            | 410,674,615                | 41,791                                    | 9.4%                         |
| 2010/11            | 60,435            | 420,913,463                | 42,564                                    | 9.3%                         |
| 2011/12            | 61,153            | N/A                        | N/A                                       | 9.0%                         |
| 2012/13            | 61,445            | N/A                        | N/A                                       | 8.0%                         |

Note: Personal income and Per capita personal income are the data shown for Los Angeles County from Bureau of Economic Analysis.

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Sources: 1. Bureau of Economic Analysis  
2. State of California Employment Development Department (data shown is for the county)  
3. State of California, Department of Finance

**CITY OF MONTEREY PARK**  
**Principal Employers**  
**(Current Year and Ten Years Ago)**

| <b>Employers</b>                    | <b>2012/13</b>                 |                                            |
|-------------------------------------|--------------------------------|--------------------------------------------|
|                                     | <b>Number of<br/>Employees</b> | <b>Percent of<br/>Total<br/>Employment</b> |
| Garfield Medical Center             | 984                            | 0.023%                                     |
| City of Monterey Park               | 393                            | 0.009%                                     |
| Monterey Park Hospital              | 362                            | 0.008%                                     |
| Southern California Gas Company     | 419                            | 0.010%                                     |
| SynerMed Inc                        | 315                            | 0.007%                                     |
| Care 1st Health Plan (2 Locations)  | 303                            | 0.007%                                     |
| Ralph's Grocery Store (2 Locations) | 165                            | 0.004%                                     |
| Remitco LLC                         | 181                            | 0.004%                                     |
| Chinese Daily News                  | 142                            | 0.003%                                     |
| Southern California Edison Co.      | 143                            | 0.002%                                     |
| Camino Real Chevrolet               | 100                            | 0.002%                                     |
| 24 Hours Fitness                    | 134                            | 0.003%                                     |
| Monterey Park Convalescent          | 92                             | 0.002%                                     |
| Heritage Manor Healthcare           | 90                             | 0.002%                                     |
| 99 Ranch Market                     | 74                             | 0.002%                                     |

Note: "% of Total Employment" used above represents the total employment of  
Los Angeles County.

**CITY OF MONTEREY PARK**  
**Principal Employers, Continued**  
**(Current Year and Ten Years Ago)**

| <b>Employers</b>                         | <b>2003/04</b>                 |                                            |
|------------------------------------------|--------------------------------|--------------------------------------------|
|                                          | <b>Number of<br/>Employees</b> | <b>Percent of<br/>Total<br/>Employment</b> |
| Union Processing Center                  | 1,600                          | 0.036%                                     |
| United California Bank Processing Center | 1,000                          | 0.022%                                     |
| Garfield Medical Center                  | 896                            | 0.020%                                     |
| Community Development Commission         | 500                            | 0.011%                                     |
| City of Monterey Park                    | 500                            | 0.011%                                     |
| Monterey Park Hospital                   | 388                            | 0.009%                                     |
| Southern California Gas Company          | 290                            | 0.007%                                     |
| Pacific Bell                             | 281                            | 0.006%                                     |
| AT & T Communications                    | 211                            | 0.005%                                     |
| Chinese Daily News                       | 166                            | 0.004%                                     |
| Lyte Optronics, Inc.                     | 151                            | 0.003%                                     |
| Sav-on Drugs (2 Locations)               | 159                            | 0.004%                                     |
| California Highway Patrol                | 131                            | 0.003%                                     |
| La Colonial Tortilla Products, Inc.      | 131                            | 0.003%                                     |
| Southern California Edison Co.           | 87                             | 0.002%                                     |

Note: "% of Total Employment" used above represents the total employment of  
Los Angeles County.

**CITY OF MONTEREY PARK**  
**Full-Time and Part-Time City Employees by Function**  
**Last Ten Fiscal Years**

| <b><u>Function</u></b>          | <b><u>Fiscal Year</u></b> |                     |                     |                     |                     |                     |                     |                     |                     |                     |                     |
|---------------------------------|---------------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
|                                 | <b><u>02/03</u></b>       | <b><u>03/04</u></b> | <b><u>04/05</u></b> | <b><u>05/06</u></b> | <b><u>06/07</u></b> | <b><u>07/08</u></b> | <b><u>08/09</u></b> | <b><u>09/10</u></b> | <b><u>10/11</u></b> | <b><u>11/12</u></b> | <b><u>12/13</u></b> |
| General Government              | 37                        | 39                  | 40                  | 38                  | 38                  | 38                  | 37                  | 32                  | 35                  | 32                  | 32                  |
| Public Safety                   |                           |                     |                     |                     |                     |                     |                     |                     |                     |                     |                     |
| Police                          | 131                       | 131                 | 131                 | 131                 | 132                 | 132                 | 131                 | 123                 | 113                 | 113                 | 114                 |
| Fire                            | 62                        | 62                  | 62                  | 63                  | 64                  | 64                  | 64                  | 62                  | 59                  | 58                  | 58                  |
| Public Works                    | 60                        | 60                  | 61                  | 63                  | 63                  | 63                  | 62                  | 59                  | 70                  | 70                  | 70                  |
| Culture and Recreation          |                           |                     |                     |                     |                     |                     |                     |                     |                     |                     |                     |
| Library                         | 32                        | 32                  | 20                  | 20                  | 30                  | 31                  | 31                  | 25                  | 24                  | 24                  | 25                  |
| Recreation / Community Services | 57                        | 57                  | 57                  | 58                  | 58                  | 59                  | 54                  | 49                  | 36                  | 36                  | 36                  |
| Community Development           | <u>29</u>                 | <u>28</u>           | <u>27</u>           | <u>28</u>           | <u>28</u>           | <u>28</u>           | <u>27</u>           | <u>24</u>           | <u>15</u>           | <u>12</u>           | <u>13</u>           |
| <b>Total</b>                    | <b><u>408</u></b>         | <b><u>409</u></b>   | <b><u>399</u></b>   | <b><u>402</u></b>   | <b><u>413</u></b>   | <b><u>415</u></b>   | <b><u>407</u></b>   | <b><u>373</u></b>   | <b><u>352</u></b>   | <b><u>345</u></b>   | <b><u>347</u></b>   |

Source: City of Monterey Park Annual Budget

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**CITY OF MONTEREY PARK**  
**Operating Indicators by Function**  
**Last Ten Fiscal Years**

|                                                           | <b>Fiscal Year</b> |                |                |                |                |
|-----------------------------------------------------------|--------------------|----------------|----------------|----------------|----------------|
|                                                           | <b>2003/04</b>     | <b>2004/05</b> | <b>2005/06</b> | <b>2006/07</b> | <b>2007/08</b> |
| <b>Police:</b>                                            |                    |                |                |                |                |
| Number of service calls                                   | 50,587             | 55,883         | 56,197         | 50,908         | 54,696         |
| Response time priority I (emergency)<br>(minutes/seconds) | 3:47               | 4:28           | 4:24           | 4:05           | 4:17           |
| <b>Fire:</b>                                              |                    |                |                |                |                |
| Number of emergency calls                                 | 3,484              | 3,587          | 3,640          | 3,895          | 4,163          |
| Inspections                                               | 1,911              | 2,165          | 2,566          | 2,597          | 2,747          |
| <b>Public works:</b>                                      |                    |                |                |                |                |
| Street resurfacing (miles)                                | 0.82               | -              | -              | 2.22           | 2.38           |
| <b>Parks and recreation:</b>                              |                    |                |                |                |                |
| Hours of recreation classes                               | 650                | 723            | 770            | 770            | 770            |
| Number of facility rentals                                | 250                | 235            | 269            | 235            | 235            |
| <b>Water:</b>                                             |                    |                |                |                |                |
| Meters changed and upgrades                               | 520                | 459            | 641            | 653            | 712            |
| Water turn-ons and turn-offs                              | 3,277              | 3,744          | 3,574          | 3,744          | 2,905          |
| Average daily consumption<br>(thousand of gallons)        | 10,000             | 10,000         | 11,000         | 11,000         | 11,000         |

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Sources: 1. City of Monterey Park Annual Budget  
2. City of Monterey Park Management Services Department  
3. City of Monterey Park Engineering Division

**CITY OF MONTEREY PARK**  
**Operating Indicators by Function, Continued**  
**Last Ten Fiscal Years**

|                                                           | <b>Fiscal Year</b> |                |                |                |                |
|-----------------------------------------------------------|--------------------|----------------|----------------|----------------|----------------|
|                                                           | <b>2008/09</b>     | <b>2009/10</b> | <b>2010/11</b> | <b>2011/12</b> | <b>2012/13</b> |
| <b>Police:</b>                                            |                    |                |                |                |                |
| Number of service calls                                   | 54,925             | 53,863         | 54,363         | 54,128         | 51,130         |
| Response time priority I (emergency)<br>(minutes/seconds) | 4:25               | 4:00           | 4:03           | 4:10           | 3:55           |
| <b>Fire:</b>                                              |                    |                |                |                |                |
| Number of emergency calls                                 | 4,094              | 4,378          | 3,757          | 4,103          | 4,565          |
| Inspections                                               | 3,372              | 3,438          | 3,438          | 2,570          | 2,385          |
| <b>Public works:</b>                                      |                    |                |                |                |                |
| Street resurfacing (miles)                                | -                  | 7.66           | 0.47           | 2.05           | 2.05           |
| <b>Parks and recreation:</b>                              |                    |                |                |                |                |
| Hours of recreation classes                               | 770                | 700            | 770            | 770            | 540            |
| Number of facility rentals                                | 241                | 141            | 141            | 177            | 145            |
| <b>Water:</b>                                             |                    |                |                |                |                |
| Meters changed and upgrades                               | 518                | 513            | 564            | 1,149          | 739            |
| Water turn-ons and turn-offs                              | 2,939              | 2,521          | 2,079          | 2,436          | 2,856          |
| Average daily consumption<br>(thousand of gallons)        | 11,000             | 11,000         | 8,000          | 8,000          | 8,000          |

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Sources: 1. City of Monterey Park Annual Budget  
2. City of Monterey Park Management Services Department  
3. City of Monterey Park Engineering Division



**CITY OF MONTEREY PARK**  
**Capital Asset Statistics by Function**  
**Last Ten Fiscal Years**

|                                                  | Fiscal Year |         |         |         |         |
|--------------------------------------------------|-------------|---------|---------|---------|---------|
|                                                  | 2003/04     | 2004/05 | 2005/06 | 2006/07 | 2007/08 |
| <b>Police:</b>                                   |             |         |         |         |         |
| Stations                                         | 1           | 1       | 1       | 1       | 1       |
| <b>Fire:</b>                                     |             |         |         |         |         |
| Fire stations                                    | 3           | 3       | 3       | 3       | 3       |
| <b>Public works:</b>                             |             |         |         |         |         |
| Streets (miles)                                  | 115         | 119     | 119     | 119     | 119     |
| Streetlights                                     | 3,359       | 3,359   | 3,359   | 3,359   | 3,359   |
| Traffic signals                                  | 75          | 75      | 75      | 75      | 75      |
| <b>Parks and recreation:</b>                     |             |         |         |         |         |
| Parks                                            | 13          | 14      | 14      | 14      | 14      |
| Community centers                                |             |         |         |         |         |
| <b>Water:</b>                                    |             |         |         |         |         |
| Water mains (miles)                              | 134         | 134     | 134     | 134     | 134     |
| Maximum daily capacity<br>(thousands of gallons) | 12,744      | 12,871  | 13,000  | 13,130  | 13,540  |
| <b>Wastewater:</b>                               |             |         |         |         |         |
| Sanitary sewers (miles)                          | 126         | 126     | 126     | 126     | 126     |
| Storm sewers (miles)                             | 12.43       | 12.43   | 12.43   | 12.43   | 12.43   |

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Sources: 1. City of Monterey Park Annual Budget  
2. City of Monterey Park Water Division

**CITY OF MONTEREY PARK**  
**Capital Asset Statistics by Function, Continued**  
**Last Ten Fiscal Years**

|                                                  | Fiscal Year |         |         |         |         |
|--------------------------------------------------|-------------|---------|---------|---------|---------|
|                                                  | 2008/09     | 2009/10 | 2010/11 | 2011/12 | 2012/13 |
| <b>Police:</b>                                   |             |         |         |         |         |
| Stations                                         | 1           | 1       | 1       | 1       | 1       |
| <b>Fire:</b>                                     |             |         |         |         |         |
| Fire stations                                    | 3           | 3       | 3       | 3       | 3       |
| <b>Public works:</b>                             |             |         |         |         |         |
| Streets (miles)                                  | 119         | 119     | 119     | 119     | 119     |
| Streetlights                                     | 3,359       | 3,359   | 3,359   | 3,359   | 3,359   |
| Traffic signals                                  | 75          | 75      | 75      | 75      | 75      |
| <b>Parks and recreation:</b>                     |             |         |         |         |         |
| Parks                                            | 14          | 14      | 14      | 14      | 14      |
| Community centers                                |             |         |         |         |         |
| <b>Water:</b>                                    |             |         |         |         |         |
| Water mains (miles)                              | 134         | 134     | 134     | 134     | 134     |
| Maximum daily capacity<br>(thousands of gallons) | 12,140      | 11,733  | 11,140  | 11,340  | 12,810  |
| <b>Wastewater:</b>                               |             |         |         |         |         |
| Sanitary sewers (miles)                          | 126         | 126     | 126     | 126     | 126     |
| Storm sewers (miles)                             | 12.43       | 12.43   | 12.43   | 12.43   | 12.43   |

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Sources: 1. City of Monterey Park Annual Budget  
2. City of Monterey Park Water Division

**CITY OF MONTEREY PARK**  
**Water Sold by Type of Customer**  
**Last Ten Fiscal Years**  
**(In Millions of Gallons)**

|                   | Fiscal Year    |                |                |                |                |
|-------------------|----------------|----------------|----------------|----------------|----------------|
|                   | 2003/04        | 2004/05        | 2005/06        | 2006/07        | 2007/08        |
| Type of Customer: |                |                |                |                |                |
| Residential       | 2,354.0        | 2,390.3        | 2,390.2        | 2,442.3        | 2,482.5        |
| Commercial        | 908.0          | 885.0          | 891.4          | 916.4          | 874.0          |
| Institutional     | 54.0           | 66.0           | 76.7           | 81.2           | 76.7           |
| Government        | 44.1           | 50.0           | 52.4           | 61.8           | 62.0           |
| Total             | <u>3,360.1</u> | <u>3,391.3</u> | <u>3,410.7</u> | <u>3,501.7</u> | <u>3,495.2</u> |

**CITY OF MONTEREY PARK**  
**Water Sold by Type of Customer, Continued**  
**Last Ten Fiscal Years**  
**(In Millions of Gallons)**

|                   | Fiscal Year           |                       |                       |                       |                       |
|-------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
|                   | 2008/09               | 2009/10               | 2010/11               | 2011/12               | 2012/13               |
| Type of Customer: |                       |                       |                       |                       |                       |
| Residential       | 2,814.1               | 2,693.5               | 2,718.3               | 2,570.3               | 2,825.1               |
| Commercial        | 924.6                 | 925.8                 | 935.0                 | 861.8                 | 893.6                 |
| Institutional     | 132.3                 | 127.8                 | 130.0                 | 175.0                 | 163.0                 |
| Government        | <u>87.6</u>           | <u>90.1</u>           | <u>89.1</u>           | <u>90.0</u>           | <u>88.0</u>           |
| Total             | <u><u>3,958.6</u></u> | <u><u>3,837.2</u></u> | <u><u>3,872.4</u></u> | <u><u>3,697.1</u></u> | <u><u>3,969.7</u></u> |

Source: City of Monterey Park Management Services Department

**CITY OF MONTEREYPARK**  
**Water Rates**  
**Last Ten Fiscal Years**

| <b>Fiscal Year</b> | <b>Monthly<br/>Base<br/>Rate</b> | <b>Rate per<br/>1,000<br/>Gallons</b> |
|--------------------|----------------------------------|---------------------------------------|
| 2003/04            | \$ 10.16                         | 1.77                                  |
| 2004/05            | 10.60                            | 1.84                                  |
| 2005/06            | 11.13                            | 1.94                                  |
| 2006/07            | 11.69                            | 2.04                                  |
| 2007/08            | 12.11                            | 2.11                                  |
| 2008/09            | 12.72                            | 2.22                                  |
| 2009/10            | 12.63                            | 2.21                                  |
| 2010/11            | 12.63                            | 2.21                                  |
| 2011/12            | 12.63                            | 2.21                                  |
| 2012/13            | 12.63                            | 2.21                                  |

Note: Rates are based on 5/8" meter and 3/4 meters (the City is standardizing to 3/4 meters), which is the standard household meter size. The City charges an excess-use rate above the 4488 gallons allowed in the base rate.

**CITY OF MONTEREY PARK**  
**Top Twelve Water Customers**  
**(Current Year and Five Years Ago)**

| Water Customer        | 2012/13           |                                 | 2007/08           |                                 |
|-----------------------|-------------------|---------------------------------|-------------------|---------------------------------|
|                       | Water Charges     | Percent of Total Water Revenues | Water Charges     | Percent of Total Water Revenues |
| Atlantic Times Square | \$ 72,291         | 0.95%                           | \$ -              | 0.00%                           |
| Aespace America Inc.  | 53,708            | 0.70%                           | 54,351            | 0.71%                           |
| M P Golf Course       | 45,682            | 0.60%                           | 29,659            | 0.39%                           |
| Garfield Medical Ctr  | 43,675            | 0.57%                           | 47,652            | 0.62%                           |
| Lincoln Best Hotel I  | 34,536            | 0.45%                           | 21,397            | 0.28%                           |
| Union Bank of CA #24  | 29,893            | 0.39%                           | 19,470            | 0.26%                           |
| Garfield Estates      | 29,840            | 0.39%                           | 21,397            | 0.28%                           |
| Ridgewood Apts Mgr    | 27,476            | 0.36%                           | 41,008            | 0.54%                           |
| Ocean Star Seafood    | 26,462            | 0.35%                           | 24,892            | 0.33%                           |
| LA County Int Serv    | 25,285            | 0.33%                           | 32,026            | 0.42%                           |
| Continental Homes     | 23,646            | 0.31%                           | 23,438            | 0.31%                           |
|                       | <u>\$ 412,495</u> | <u>5.41%</u>                    | <u>\$ 315,291</u> | <u>4.13%</u>                    |

Source: City of Monterey Park Management Services Department



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:** Consent Calendar  
Agenda Item 9

**TO:** Paul L. Talbot, City Manager  
**FROM:** Ron Bow, Director of Public Works/Assistant City Manager  
**SUBJECT:** Extension of Coordinated Monitoring Program for Metals TMDL

**RECOMMENDATION:** Staff is recommending that City Council approve a new Agreement that would extend the Coordinated Monitoring Program for the Metals TMDL to 2016.

Recommendations: It is recommended that the City Council:

- (1) Authorize the City Manager to execute a MOA, in a form approved by the City Attorney, with the Gateway Council of Governments;
- (2) Appropriate \$3,264 for FY 2014 to participate in the CMP and an amount no more than a ten percent increase for the following years up to FY 2016 should the Agreement be extended; and
- (3) take such additional, related, action that may be desirable.

**EXECUTIVE SUMMARY:** The Regional Water Quality Control Board requires all cities to participate in a monitoring plan to measure various contaminants, including metals. In September 2008, the City executed an Agreement with the Gateway Cities Council of Government to participate in a 3-year monitoring program that ended on June 30, 2012. In August 2012, the City Council approved an extension that ended on June 30, 2013. Staff is recommending that City Council approve a new Agreement that would extend the joint monitoring program to 2016.

**BACKGROUND:** The Los Angeles River and Tributaries Metals Total Maximum Daily Load (LAR Metals TMDL) that was adopted by the Los Angeles Regional Water Quality Control Board (Regional Board) on September 6, 2007 requires all Los Angeles River watershed cities and agencies to develop a coordinated monitoring plan (CMP) to assess the amount of metals pollutants in the Los Angeles River its tributaries.

In 2009, the 42 agencies that discharge wastewater into the Los Angeles River (40 municipalities, Caltrans and County unincorporated areas) approved Memoranda of

Agreements (MOA) with the Gateway Cities Council of Governments (COG) to fund the CMP. The original MOA was for a 3-year term that expired in June 2012. At that time, due to considerable uncertainty of the extent of the Board's requirements, the cities extended the MOA for one year to June 30, 2013.

The Regional Board is requesting that the agencies continue a similar monitoring plan through June 30, 2016. The City of Los Angeles will continue to perform the monitoring services for the regional plan and the Gateway Cities Council of Government (CGCOG) will continue to act as the fiduciary agent for the administration of the cost sharing. The total cost will be approximately \$243,000 per year of which \$16,000 will be reimbursed to the COG for administrative services. Exhibit C details the breakdown in cost. Exhibit B estimates the cost for each city; Monterey Park's share of cost was revised to \$3,264.39.

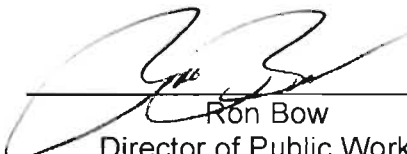
Because of the large number of agencies involved, two committees were established to oversee the program. The Technical Committee is responsible for preparing and submitting the CMP to the Board, and the Steering Committee is charged with supervising the implementation of the plan. Both committees consist of representatives from the regulated agencies.

While the term of this new Agreement will expire on June 30, 2014, the Agreement will automatically be extended annually until June 30, 2016 upon approval by both the Steering and Technical Committees. The provision for the extensions is that the cost for each additional year is less than a ten percent increase from the prior year.

**FISCAL IMPACT:**

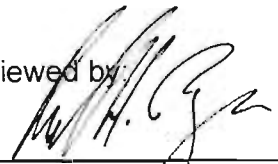
The City's cost for the 2013-14 fiscal year is \$3,264. This expenditure will be paid for out of the refuse fund.

Respectfully submitted,

  
\_\_\_\_\_  
Ron Bow  
Director of Public Works/  
Assistant City Manager

Approved By:   
\_\_\_\_\_  
Paul L. Talbot  
City Manager

Prepared by:  
  
\_\_\_\_\_  
Amy M. Ho  
Principal Management Analyst

Reviewed by:   
\_\_\_\_\_  
Karl Berger  
Assistant City Attorney

Attachments: MOA with Gateway Council of Governments



**Exhibit A**  
**MEMORANDUM OF AGREEMENT**  
**BETWEEN**  
**THE GATEWAY CITIES COUNCIL OF GOVERNMENTS**  
**AND**  
**THE CITY OF MONTEREY PARK**

**REGARDING THE ADMINISTRATION AND COST SHARING OF THE  
COORDINATED MONITORING PLAN FOR THE LOS ANGELES RIVER AND  
TRIBUTARIES METALS TMDL**

This Memorandum of Agreement ("Agreement") is made and entered into as of the date of the last signature set forth below by and between the Gateway Cities Council of Governments, a California joint powers authority ("GCCOG"), and the City of Monterey Park, a California political Subdivision (hereinafter "Party" or "Parties") with respect to the following:

**RECITALS**

WHEREAS, the mission of the GCCOG includes environmental planning and providing technically sound science and analyses to its member cities and agencies; and

WHEREAS, fifteen of the GCCOG's member cities are located within the Los Angeles River watershed and the GCCOG has established effective working relationships with the adjacent Councils of Governments; and

WHEREAS, the GCCOG has previously entered into interagency agreements, successfully partnering with various cities, SCAG, CALTRANS and the County of Los Angeles to undertake projects and studies of regional significance; and

WHEREAS, the Regional Water Quality Control Board, Los Angeles Region ("Regional Board") adopted the Los Angeles River and Tributaries Metals Total Maximum Daily Load ("TMDL" or "Los Angeles River Metals TMDL") in September of 2005, with the intent of improving water quality in the Los Angeles River and its tributaries; and

WHEREAS, the Parties recognize that the TMDL is not self-enforcing but could be legally enforceable once incorporated into the 2001 National Pollutant Discharge Elimination System Permit for Waste Discharge Requirements for Municipal Storm Water and Urban Runoff Discharges within the County of Los Angeles, and the incorporated cities therein except the City of Long Beach, Avalon, Palmdale and Lancaster dated December 13, 2001; and

WHEREAS, this TMDL regulates the discharge of runoff from, forty cities, the County of Los Angeles, and CALTRANS, herein referred to as collectively the

“Regulated Entities” or singularly “Regulated Entity”, requiring a high degree of organization and cooperation from the local watershed agencies; and

WHEREAS, this TMDL requires the implementation of a Coordinated Monitoring Plan (“CMP”) by the Regulated Entities that is designed to monitor water quality at key locations along the Los Angeles River and its tributaries, in addition to proving compliance with the TMDL waste load allocations; and

WHEREAS, a Los Angeles River Metals TMDL Technical Committee, consisting of representatives from the Regulated Entities, has been established with the purpose of preparing and submitting the CMP to the Regional Board; and

WHEREAS, a Los Angeles River Metals TMDL Steering Committee, consisting of representatives from the Regulated Entities, has been established for the purpose of providing general oversight of the implementation of the Los Angeles River Metals TMDL which includes the CMP and technical Special Studies; and

WHEREAS, a Los Angeles River Watershed Management Committee, required by the Municipal Storm Water NPDES Permit, meets on a regular basis and is attended by all the Regulated Entities in the watershed; and

WHEREAS, the draft and final CMP titled “Los Angeles River Metals TMDL Coordinated Monitoring Plan,” was prepared by the Technical Committee, reviewed by the Los Angeles River Watershed Management Committee and Steering Committee, and submitted to the Regional Board on April 11, 2007 and March 26, 2008, respectively; and

WHEREAS, the Regulated Entities agreed to implement the monitoring program within six months of the approval date of the CMP by the Regional Board and upon the adoption and initial funding of this Agreement by the Regulated Entities; and

WHEREAS, the CMP requires administrative services that the Regulated Entities desire the GCCOG to coordinate, including contracting for the collection of dry and wet weather water quality samples, laboratory analysis and reporting services, and other CMP related activities; and

WHEREAS, the GCCOG has agreed to provide administrative services to the Regulated Entities to facilitate the successful implementation of the CMP; and

WHEREAS, the Regulated Entities have agreed to share in fully funding the costs of the CMP, including those costs incurred by the GCCOG in administering this Agreement, based on the cost allocation formula contained in Exhibit A and the estimated monitoring plan costs shown in Exhibit B of this Agreement; and

WHEREAS, the City of Los Angeles has the expertise and equipment to perform sampling services, laboratory analysis, and reporting services (“Monitoring Services”) consistent with the CMP; and

WHEREAS, the GCCOG and the Regulated Entities agree to employ the City of Los Angeles to perform the Monitoring Services on their behalf at locations identified in the CMP, and the Regulated Entities are willing to pay the City of Los Angeles for its Monitoring Services through the GCCOG, and City of Los Angeles is willing to perform the Monitoring Services and be reimbursed for such services as indicated in Exhibit B; and

WHEREAS, the City had previously entered into an agreement with the GCCOG for similar services from 2008 through June 2012, and

WHEREAS, GCCOG will execute similar cost-sharing agreements with all other Regulated Entities before this agreement becomes enforceable, unless stated otherwise elsewhere in this Agreement.

NOW, THEREFORE, in consideration of the mutual covenants and conditions set forth herein, the Parties do hereby agree as follows:

Section 1. Recitals. The recitals set forth above are fully incorporated as part of this Agreement.

Section 2. Purpose. The purpose of this Agreement is to cooperatively fund the implementation of the CMP.

Section 3. Cooperation. The Parties shall fully cooperate with one another to attain the purposes of this Agreement.

Section 4. Voluntary Nature. This Agreement is voluntarily entered into for the implementation of the CMP.

Section 5. Term. **The term of this Agreement shall remain and continue in effect until June 30, 2014. This Memorandum of Agreement will automatically be extended annually upon approval of the CMP Steering and Technical Committees, until June 30, 2016, provided the cost for the additional year is less than a ten (10) percent increase from the prior year.**

Section 6. Coordinated Monitoring Plan. The Los Angeles River Metals TMDL CMP consists of the regulatory background, ambient and effectiveness monitoring, monitoring sites, sampling parameters, analytical methods, schedule, reporting, and other regulatory requirements. Digital versions of the Regional Board approved CMP have been provided to all of the Regulated Entities. The final CMP was approved by the Regional Board on April 11, 2008, and is incorporated into this Agreement by this reference.

Section 7. Assessment for Proportional Costs of the CMP. The City agrees to provide funds to the GCCOG in the amount shown in Exhibit A, based on the estimated annual monitoring costs in Exhibit B, attached hereto and made a part of this Agreement by this reference. The GCCOG will annually invoice the City upon the execution of this

Agreement, based on allocated CMP costs, which includes all administrative costs incurred by the GCCOG in the performance of its duties under this Agreement. The GCCOG administrative costs include compensation for staff time, audit expenses, and costs incurred in administering agreements. Any overpayment or underpayment of the CMP costs shall be credited or billed to the City in the next year's invoice or if it occurs in the last year of the Agreement it shall be reimbursed at its termination.

Section 8. Role of the GCCOG. The GCCOG shall enter into substantially and materially similar agreements with each of the Regulated Entities to effectuate the CMP, invoice and collect from the Regulated Entities the estimated amounts identified in Exhibit A, which are based on the estimated annual monitoring costs in Exhibit B, and reimburse the City of Los Angeles for their respective services as described in this Agreement.

Section 9. Role of the City of Los Angeles.

- a) Monitoring – The City of Los Angeles will perform the Monitoring Services at locations indicated in the CMP on behalf of the Regulated Entities. Performance of the Monitoring Services by Los Angeles is expressly conditioned upon all Regulated Entities listed in Exhibit A executing a similar agreement with the GCCOG for cost sharing of the CMP.
- b) Early Start of Monitoring – The TMDL requires monitoring to be continuous therefore, all Regulated Entities agree that the City of Los Angeles will continue the Monitoring Services, if necessary, even before this agreement has been signed by all the Regulated Entities to ensure compliance with the TMDL. The Regulated Entities thereby authorize that all costs incurred by the City of Los Angeles for any early monitoring required by the CMP be included in the initial GCCOG invoice to the Regulated Entities.
- c) Reporting – The City of Los Angeles will submit final summary monitoring reports to the Regional Board annually as described in the CMP and distribute copies of the annual reports to the Regulated Entities prior to submittal to the Regional Board for review and approval. Regulated entities will have the right to request monitoring reports at any time.

Section 11. Invoice and Payment.

- a) Annual Monitoring Payment – The GCCOG shall reimburse the City of Los Angeles for the Monitoring Services in accordance with Exhibits B within ninety (90) days of receipt of the invoice from City of Los Angeles, minus the cost share of the City of Los Angeles' portion of the GCCOG annual administration services cost. The GCCOG shall not be obligated to remit to the City of Los Angeles more than the amount it has actually collected from Regulated Entities pursuant to this Agreement less its estimated administrative

costs. In the event that funds received by the GCCOG are not sufficient to cover the full GCCOG administrative costs and City of Los Angeles invoice within 90 days of invoice, but are subsequently received, those subsequent amounts shall be paid to the City of Los Angeles within 30 days of receipt by the GCCOG. The annual payment shall be increased by the State of California Consumer Price Index (CPI) annually<sup>1</sup>. The total annual monitoring costs shown in Exhibit B are estimates that have been agreed upon amongst the City of Los Angeles and the Regulated Entities. The cost estimates of Monitoring Services presented in Exhibit B and costs of any monitoring activities, are subject to changes in the CMP pursuant to a Regional Board requirement or unforeseen challenges in the field. The GCCOG shall be notified by the City of Los Angeles of any decreases or increases in sampling frequency; the actual cost of any decreases or increases in sampling frequency will be reconciled with the next annual payment.

- b) Auto Sampler Payment – The GCCOG shall reimburse the County of Los Angeles for maintenance authorized by the CMP Steering and Technical Committees to the auto sampler infrastructure within ninety (90) days of receipt of any invoices from County of Los Angeles. The GCCOG shall not be obligated to remit to the County of Los Angeles more than the amount it has actually collected from Regulated Entities pursuant to this agreement less its estimated administrative costs. In the event that funds received by the GCCOG are not sufficient to cover the full GCCOG administrative costs and County of Los Angeles invoice within 90 days of invoice, but are subsequently received, those subsequent amounts shall be paid to the County of Los Angeles within 30 days of receipt by the GCCOG.
- c) Invoice – The GCCOG shall invoice the County annually. The first year's invoice will be sent immediately following the execution of this Agreement. The second invoice will be sent in July 2013. The invoices shall be based upon Exhibit A. The County shall pay the GCCOG invoices within sixty (60) days of receipt of the invoices. The City of Los Angeles will invoice the GCCOG immediately upon execution of this Agreement and from thereon on annual basis starting July 2013 and the GCCOG shall pay the City of Los Angeles invoices within ninety (90) days of receipt. Since the City of Los Angeles is providing the Monitoring Services, the City of Los Angeles will not be invoiced by the GCCOG for any monitoring related costs for the City's costs share; similarly, the County will not be invoiced for any auto sampler maintenance costs. Therefore, the City of Los Angeles and County of Los Angeles invoices will be adjusted to exclude the City and County's cost shares, respectively.
- d) Late Payment Penalty – Any payment that is late shall be subject to interest on the original amount due from the date that the payment first became due. The

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<sup>1</sup> The State of California CPI is referenced at <http://www.dir.ca.gov/DLSR> for Los Angeles-Riverside-Orange County Region for the month of June.

interest rate shall be equal to the Prime Rate in effect when the payment first became due plus one percent for any payment that is made from 1 to 30 days after the due date. The Prime Rate in effect when the payment first became due plus five (5) percent shall apply for any payment that is made from 31 to 60 days after the due date. The Prime Rate in effect when the payment first became due plus ten (10) percent shall apply for any payment that is made more than 60 days after the due date. The rates shall, nevertheless, not exceed the maximum allowed by law.

- e) Delinquent Payments – A Regulated Entity’s payment is considered to be delinquent 180 days after being invoiced by the GCCOG. The following procedure may be implemented to attain payments from the delinquent Regulated Entity or Entities per instructions from the Steering Committee: 1) verbally contact/meet with the manager from the delinquent Regulated Entity or Entities, 2) submit a formal letter to the delinquent Regulated Entity or Entities from the GCCOG attorney, and 3) notify the Regional Board that the delinquent Regulated Entity or Entities are no longer a participating member of the CMP. If a Regulated Entity or Entities remain delinquent after the above procedures, then any delinquent amount(s) will be distributed in the following year’s invoice amongst all remaining Regulated Entities proportionate to each Entity’s area as it relates to the overall remaining total Regulated Entities area, excluding the delinquent Regulated Entity or Entities. The Steering Committee will revise Exhibits A and C to show the recalculated costs for each participating Regulated Entity; these revised exhibits will be sent to the GCCOG and included with the annual invoices to the Regulated Entities.
- f) Interest Accrual – Any interest accrued on the funds collected per this Agreement during the term of this Agreement shall be redeposited into the appropriate account and used for implementation of the CMP. The GCCOG shall report on an annual basis to the Steering Committee the amount of interest accrued by the CMP account(s).

#### Section 12. Independent Contractor.

- a) The GCCOG is and shall at all times remain a wholly independent contractor for performance of the obligations described in this Agreement. The GCCOG officers, employees and agents performing such obligations shall at all times be under the GCCOG’s exclusive control. The Regulated Entities shall not have control over the conduct of the GCCOG or any of its officers, employees or agents, except as set forth in this Agreement. The GCCOG, and its officers, employees, or agents are not and shall not be deemed to be employees of the Regulated Entities.
- b) No employee benefits shall be available to the GCCOG in connection with the performance of its obligations under this Agreement. The GCCOG is solely

responsible for the payment of salaries, wages, other compensation, employment taxes, worker's compensation, or similar taxes for its employees for performing obligations hereunder.

Section 13. Indemnification. To the fullest extent permitted by law, the City and the GCCOG agree to save, indemnify, defend, and hold harmless each other from any and all liability, claims, suits, actions, arbitration proceedings, administrative proceedings, and regulatory proceedings, losses, expenses, or any injury or damage of any kind whatsoever, whether actual, alleged or threatened, actual attorney fees, court costs, and any other costs of any nature without restriction incurred in relation to, as a consequence of, or arising out of, the performance of this Agreement, and attributable to the fault of the other. Following a determination of the percentage of fault and or liability by agreement between the Parties or a court of competent jurisdiction, the Party responsible for liability to the other will indemnify the other Party to this Agreement for the percentage of liability determined.

Section 14. Termination of Agreement. Either Party may terminate this Agreement for any reason, in whole or part, by giving the other Party thirty (30) days written notice thereof. The City shall be responsible for the allocated costs of CMP activities incurred up to the date of the termination. GCCOG shall notify in writing all Regulated Entities within fourteen (14) days of receiving written notice from any Regulated Entity that intends to terminate this Agreement.

Section 15. Miscellaneous.

- a) Notices. All notices which any Party is required or desires to give hereunder shall be in writing and shall be deemed given when delivered personally or three (3) days after mailing by registered or certified mail (return receipt requested) to the following address or as such other addresses as the Parties may from time to time designate by written notice in the aforesaid manner:

To GCCOG:                      Mr. Richard Powers  
Executive Director  
16401 Paramount Blvd.  
Paramount, CA 90723

To City of Monterey Park:    Mr. Paul Talbot  
City Manager  
City of Monterey Park  
320 W. Newmark Ave.  
Monterey Park, CA 91754

- b) Separate Accounting and Auditing. The GCCOG agrees to establish a separate account to track the revenues from the Regulated Entities and the expenses from of the CMP. Quarterly financial statements and the annual audit will be made available to all of the participating Regulated Entities and will be provided to the Steering and Technical Committees.

- c) Binding Effect. This Agreement shall be binding upon and inure to the benefit of each Party to this Agreement and their respective heirs, administrators, representatives, successors and assigns.
- d) Amendment. The terms and provisions of this Agreement may not be amended, modified or waived, except by an instrument in writing signed by the Parties.
- e) Waiver. Waiver by any Party to this Agreement of any term, condition, or covenant of this Agreement shall not constitute a waiver of any other term, condition, or covenant. Waiver by any Party to any breach of the provisions of this Agreement shall not constitute a waiver of any other provision, nor a waiver of any subsequent breach or violation of any provision of this Agreement.
- f) Law to Govern; Venue. This Agreement shall be interpreted, construed, and governed according to the laws of the State of California. In the event of litigation between the Parties, venue in the state trial courts shall lie exclusively in the County of Los Angeles.
- g) No Presumption in Drafting. The Parties to this Agreement agree that the general rule that an Agreement is to be interpreted against the Party drafting it, or causing it to be prepared shall not apply.
- h) Entire Agreement. This Agreement constitutes the entire agreement of the Parties with respect to the subject matter hereof and supersedes all prior or contemporaneous agreements, whether written or oral, with respect thereto.
- i) Severability. If any term, provision, condition or covenant of this Agreement is declared or determined by any court of competent jurisdiction to be invalid, void, or unenforceable, the remaining provisions of this Agreement shall not be affected thereby and this Agreement shall be read and constructed without the invalid, void, or unenforceable provision(s).
- j) Counterparts. This Agreement may be executed in any number of counterparts, each of which shall be an original, but all of which taken together shall constitute but one and the same instrument, provided, however, that such counterparts shall have been delivered to both Parties to this Agreement.
- k) Legal Representation. All Parties have been represented by counsel in the preparation and negotiation of this Agreement. Accordingly, this Agreement shall be construed according to its fair language.



- 1) Agency Authorization. Each of the persons signing below on behalf of a Party represents and warrants that he or she is authorized to sign this Agreement on behalf of such Party.

IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed on their behalf, respectively, as follows:

DATE: \_\_\_\_\_

CITY OF MONTEREY PARK

\_\_\_\_\_  
Paul Talbot, City Manager

ATTEST:

\_\_\_\_\_  
Vincent D. Chang, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Mark Hensley, City Attorney

DATE: \_\_\_\_\_

GATEWAY CITIES COUNCIL OF  
GOVERNMENTS

\_\_\_\_\_  
Larry R. Nelson, President

ATTEST:

\_\_\_\_\_  
Richard Powers, Secretary

## EXHIBIT B

### LOS ANGELES RIVER METALS TMDL COORDINATED MONITORING PLAN COST ALLOCATION

| <b>Metals TMDL</b>                                      | <b>Area in<br/>Square Miles</b> | <b>Distribution</b> | <b>Base Rate (\$)</b> | <b>Allocation on<br/>Square Miles (\$)</b> | <b>Total Rate (\$)</b>       |
|---------------------------------------------------------|---------------------------------|---------------------|-----------------------|--------------------------------------------|------------------------------|
| Alhambra                                                | 7.6                             | 0.012310794         | 1,215                 | 2,348.35                                   | 3,563.35                     |
| Arcadia                                                 | 10.93                           | 0.017704866         | 1,215                 | 3,377.29                                   | 4,592.29                     |
| Bell                                                    | 2.74                            | 0.004438365         | 1,215                 | 846.64                                     | 2,061.64                     |
| Bell Gardens                                            | 2.48                            | 0.004017207         | 1,215                 | 766.30                                     | 1,981.30                     |
| Bradbury                                                | 1.4                             | 0.002267778         | 1,215                 | 432.59                                     | 1,647.59                     |
| Burbank                                                 | 17.35                           | 0.028104248         | 1,215                 | 5,361.03                                   | 6,576.03                     |
| Caltrans**                                              | 11.24                           | 0.018207017         | 1,215                 | 3,473.08                                   | 4,688.08                     |
| Calabasas                                               | 5.58                            | 0.009038715         | 1,215                 | 1,724.18                                   | 2,939.18                     |
| Carson                                                  | 0.24                            | 0.000388762         | 1,215                 | 74.16                                      | 1,289.16                     |
| Commerce                                                | 6.56                            | 0.010626159         | 1,215                 | 2,026.99                                   | 3,241.99                     |
| Compton*                                                | 8.6                             | 0.013930636         | 1,215                 | 2,657.34                                   | 3,872.34                     |
| Cudahy                                                  | 1.12                            | 0.001814222         | 1,215                 | 346.07                                     | 1,561.07                     |
| Downey                                                  | 5.66                            | 0.009168302         | 1,215                 | 1,748.90                                   | 2,963.90                     |
| Duarte                                                  | 2.3                             | 0.003725635         | 1,215                 | 710.68                                     | 1,925.68                     |
| El Monte*                                               | 6.97                            | 0.011290294         | 1,215                 | 2,153.68                                   | 3,368.68                     |
| Glendale                                                | 30.62                           | 0.049599543         | 1,215                 | 9,461.36                                   | 10,676.36                    |
| Hidden Hills                                            | 1.57                            | 0.002543151         | 1,215                 | 485.12                                     | 1,700.12                     |
| Huntington Park                                         | 3.03                            | 0.004908119         | 1,215                 | 936.25                                     | 2,151.25                     |
| Irwindale                                               | 1.89                            | 0.003061500         | 1,215                 | 584.00                                     | 1,799.00                     |
| La Canada Flintridge                                    | 8.57                            | 0.013882041         | 1,215                 | 2,648.07                                   | 3,863.07                     |
| Lakewood                                                | 0.0844                          | 0.000136715         | 1,215                 | 26.08                                      | 1,241.08                     |
| Long Beach                                              | 16.66                           | 0.026986557         | 1,215                 | 5,147.82                                   | 6,362.82                     |
| City of Los Angeles                                     | 281.44                          | 0.455888156         | 1,215                 | 86,962.95                                  | 70,301.62                    |
| For services not provided<br>by the City of Los Angeles |                                 |                     |                       |                                            | 8,205.99                     |
| Lynwood                                                 | 4.85                            | 0.007856231         | 1,215                 | 1,498.62                                   | 2,713.62                     |
| Maywood                                                 | 1.18                            | 0.001911413         | 1,215                 | 364.61                                     | 1,579.61                     |
| Monrovia                                                | 10.34                           | 0.016749160         | 1,215                 | 3,194.99                                   | 4,409.99                     |
| Montebello                                              | 8.36                            | 0.013541874         | 1,215                 | 2,583.18                                   | 3,798.18                     |
| Monterey Park                                           | 7.66                            | 0.012407985         | 1,215                 | 2,366.89                                   | <del>3,581.89</del> 3,264.39 |
| Paramount                                               | 4.34                            | 0.007030112         | 1,215                 | 1,341.03                                   | 2,556.03                     |
| Pasadena                                                | 22.7                            | 0.036770399         | 1,215                 | 7,014.14                                   | 8,229.14                     |
| Pico Rivera                                             | 3.12                            | 0.005053905         | 1,215                 | 964.06                                     | 2,179.06                     |
| Rosemead                                                | 5.14                            | 0.008325985         | 1,215                 | 1,588.22                                   | 2,803.22                     |
| San Fernando*                                           | 2.41                            | 0.003903818         | 1,215                 | 744.67                                     | 1,959.67                     |
| San Gabriel                                             | 4.12                            | 0.006673746         | 1,215                 | 1,273.05                                   | 2,488.05                     |

|                                  |                 |                    |                  |                   |                   |
|----------------------------------|-----------------|--------------------|------------------|-------------------|-------------------|
| San Marino                       | 3.76            | 0.006090604        | 1,215            | 1,161.81          | 2,376.81          |
| Sierra Madre                     | 2.99            | 0.004843326        | 1,215            | 923.89            | 2,138.89          |
| Signal Hill                      | 1.13            | 0.001830421        | 1,215            | 349.16            | 1,564.16          |
| South El Monte*                  | 2.09            | 0.003385468        | 1,215            | 645.80            | 1,860.80          |
| South Gate                       | 7.48            | 0.012116413        | 1,215            | 2,311.27          | 3,526.27          |
| South Pasadena                   | 3.43            | 0.005556056        | 1,215            | 1,059.85          | 2,274.85          |
| Temple City                      | 4.01            | 0.006495564        | 1,215            | 1,239.06          | 2,454.06          |
| Vernon                           | 5.08            | 0.008228794        | 1,215            | 1,569.68          | 2,784.68          |
| Unincorporated LA County Areas** | 80.61           | 0.130575413        | 1,215            | 24,907.91         | 26,122.91         |
| <b>Total</b>                     | <b>617.3444</b> | <b>1.003385468</b> | <b>52,245.00</b> | <b>190,755.00</b> | <b>243,000.00</b> |

\*If a city elects not to participate, the amount contributed by each agency will be adjusted.

\*\*Cal Trans and Los Angeles County are shown for reference. These agencies will be subject to a separate agreement.

# EXHIBIT C

## Estimated Annual Cost of Monitoring (FY 2013-2015) Prepared by City of Los Angeles - Watershed Protection Division

| Field Work: TIER-I                   | No. Sampling Sites | Cost per Site | Total Cost per Month | Events per Year | Annual cost         |
|--------------------------------------|--------------------|---------------|----------------------|-----------------|---------------------|
| DRY weather sample collection (grab) | 13                 | \$ 200.00     | \$ 2,600.00          | 6               | \$ 15,600.00        |
| WET weather sample collection (auto) | 5                  | \$ 600.00     | \$ 3,000.00          | 6               | \$ 18,000.00        |
| Autosampler & Flow Meter Maintenance | 5                  | --            | \$ 1,200.00          | 12              | \$ 14,400.00        |
| <i>Subtotal</i>                      |                    |               |                      |                 | <b>\$ 48,000.00</b> |

| Field Work: TIER-II <sup>a</sup>     |   |           |             |   | Annual cost         |
|--------------------------------------|---|-----------|-------------|---|---------------------|
| Tier II: Dry Weather Sampling (grab) | 1 | \$ 200.00 | \$ 200.00   | 6 | \$ 1,200.00         |
| Tier II: Wet Weather Sampling (grab) | 3 | \$ 600.00 | \$ 1,800.00 | 6 | \$ 10,800.00        |
| <i>Subtotal</i>                      |   |           |             |   | <b>\$ 12,000.00</b> |

| Laboratory Analysis                                                                                                                         | No. Samples (per yr) | Cost Per Sample | Annual cost         |
|---------------------------------------------------------------------------------------------------------------------------------------------|----------------------|-----------------|---------------------|
| TIER-I<br><i>EPA 200.8: Total/Dissolved Cu, Pb, Zn, Se, Cd; EPA 200.7: Hardness.<br/>Includes Field Blanks and Field Duplicates (QA/QC)</i> | 132                  | \$ 365.00       | \$ 48,180.00        |
| TIER-II <sup>a</sup><br><i>EPA 200.8: Total/Dissolved Cu, Pb, Zn, Se, Cd; EPA 200.7: Hardness</i>                                           | 24                   | \$ 365.00       | \$ 8,760.00         |
| <i>Subtotal</i>                                                                                                                             |                      |                 | <b>\$ 56,940.00</b> |

| Equipment & Supplies                                                                        |  |  |  | Annual Cost         |
|---------------------------------------------------------------------------------------------|--|--|--|---------------------|
| Filtration Supplies (for Dissolved metals)                                                  |  |  |  | \$ 5,460.00         |
| Autosampler & Flow Meter Servicing and/or Replacement Parts <sup>b</sup>                    |  |  |  | \$ 10,000.00        |
| ISCO Cellular Modems (new equipment to replace outdated modems; one-time cost) <sup>c</sup> |  |  |  | \$ 11,000.00        |
| Miscellaneous Consumables                                                                   |  |  |  | \$ 1,500.00         |
| Cellular Service Charges (telemetry system) <sup>d</sup>                                    |  |  |  | \$ 2,100.00         |
| <i>Subtotal</i>                                                                             |  |  |  | <b>\$ 30,060.00</b> |

| Program Management (Data analysis & Management, Reporting, Supervision, and Coordination) | Annual Cost         |
|-------------------------------------------------------------------------------------------|---------------------|
| TIER-I                                                                                    | \$ 40,000.00        |
| TIER-II                                                                                   | \$ 10,000.00        |
| <i>Subtotal</i>                                                                           | <b>\$ 50,000.00</b> |

|                                             |  |  |  |  |                      |
|---------------------------------------------|--|--|--|--|----------------------|
| Total Monitoring Annual Cost <sup>e,f</sup> |  |  |  |  | <b>\$ 197,000.00</b> |
| Plus COG Administrative costs               |  |  |  |  | <b>\$16,000.00</b>   |
| LACFCD estimated equipment critical repairs |  |  |  |  | <b>\$30,000.00</b>   |
| Total                                       |  |  |  |  | <b>\$243,000.00</b>  |

## EXHIBIT C

### Footnotes:

<sup>a</sup> If Tier-II activation criteria reset at the beginning of the annual reporting cycle, fewer sampling events will be required.

<sup>b</sup> This amount is to cover costs to repair/replace sensors, pumps, and other accessories in the event that damage occurs.

<sup>c</sup> Modems currently use analog cell service. Verizon will be dropping this service in the near future; upgraded modems are necessary for telemetry system to remain operational.

<sup>d</sup> If modems are upgraded to the digital platform, the cellular service charges will decrease to \$600/year.

<sup>e</sup> This cost estimate does NOT include TIER-III Source Tracking (per guidance from the Technical Committee).

<sup>f</sup> The Scope-of-Work for the Coordinated Monitoring Plan may be affected by issuance of the new MS4 Stormwater permit. If this occurs, this cost estimate will need to be revised.

Agenda Item 10 has been continued.



# City Council Staff Report

**DATE:** January 15, 2014

**AGENDA ITEM NO:** **Public Hearing**  
**Agenda Item 11**

**TO:** The Honorable Mayor and City Council  
**FROM:** Michael A. Huntley, Community and Economic Development Director  
**SUBJECT:** Public Hearing: An appeal (AP-13-01) of the Planning Commission's approval of a Conditional Use Permit (CU-13-02) to allow a private middle school with extended child day care within an existing assembly use building – 133 East Graves Avenue.

## **RECOMMENDATION:**

It is recommended that the City Council consider:

- (1) Open the public hearing;
- (2) Receive documentary and testimonial evidence;
- (3) Close the public hearing;
- (4) Uphold the Planning Commission's recommendation to approve the proposed Montessori School;
- (5) Take such additional, related, action that may be desirable.

## **EXECUTIVE SUMMARY:**

The applicant, John F. Page of Meher Montessori School, applied for a Conditional Use Permit to allow the operation of a private middle school with extended child day care for the students within an existing assembly building ("Montessori School") at 133 East Graves Avenue. The subject property is located at the northwest corner of Graves Avenue and Cecil Street. According to Monterey Park Municipal Code (MPMC) § 21.08.030, a private educational institution is permitted in the R-3 (High Density Residential) Zone with a Conditional Use Permit pursuant to § 21.32.020(B) of the Monterey Park Municipal Code.

The proposed Montessori School would occupy an existing attached child care building located at the rear of the property. The multi-purpose assembly building includes on the first floor a dining/parish hall, a choir practice room, library, kitchen, an office, and restrooms. The second floor is comprised of 4 offices. The existing child care area is 780 square feet. The property provides 23 existing parking spaces located between the residence and the assembly building and 7 stalls in front of the church, accessible from Graves Avenue. The proposed hours of operation for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon child care for the students is available to the students before and after school hours from 7:00



a.m. to 6:00 p.m., Monday through Friday. The Montessori School will be closed on Saturdays and Sundays.

This application was considered at three separate Planning Commission meetings on April 23, 2013, September 24, 2013 and November 12, 2013. Copies of the staff reports considered at the Planning Commission on these dates, along with the minutes from those meetings, are included as attachments with this staff report.

Following the public hearing on November 12, 2013, the Planning Commission adopted Resolution No. 10-13 approving the Conditional Use Permit (CU-13-02). On November 21, 2013, Joseph Reichenberger filed an appeal application to overturn the Planning Commission's determination. At this time, staff is recommending that the City Council uphold the Planning Commission's recommendation to approve the proposed Montessori School.

### **APPEAL:**

The following are the nine reasons why the Appellant is challenging the Planning Commission's determination and staff's responses.

1. The project is not categorically exempt under the California Environmental Quality Act ("CEQA").

As determined by the Planning Commission, this project is categorically exempt pursuant to CEQA Guidelines § 15301, Existing Facilities. Class 1 Categorical Exemptions consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of the use beyond that existing at the time of the lead agency's determination.

The Project allows the operation of a middle school with child care for the students within an existing assembly building, and does not involve any construction or remodel work. Therefore, the Project will not have a significant effect on the environment. According to Monterey Park Municipal Code (MPMC) § 21.08.030, a school is allowed as an accessory use to a church subject to a Conditional Use Permit. According to City records, the subject property has had a Conditional Use Permit to operate a day care use since 1973. The Project will allow a similar use that has previously operated on the property. For these reasons, the Project is considered categorically exempt.

2. To be considered Categorically Exempt, there should be a Notice of Exemption prepared.

Pursuant to CEQA Guidelines § 15062, a Notice of Exemption was prepared and filed with the Los Angeles County Recorder's Office on November 13, 2013.

3. The Traffic Study prepared by KOA Corporation and reviewed and approved by Public Works did not take into account the unique nature of a school pick up and drop off activity and its impact on the an already impacted street.

The Traffic Study prepared by KOA Corporation identifies the Project, existing site and street conditions. It further analyzes the Project impacts and provides discussion on the site access, circulation and pedestrian safety. The Traffic Study reviewed all-way stop warrants defined by the California edition of the Manual of Uniform Traffic Control Devices (MUTCD). Daily vehicle counts were taken on both Graves Avenue and Cecil Avenue and the City's Police Department provided accident data from 2007 to 2013. The vehicle volumes and accident data shows that the thresholds to justify (i.e., "warrant") all-way stops were not met.

4. Traffic and pedestrian safety mitigation measures are recommended to be implemented, which support the contention that the project is not categorically exempt.

The Traffic Study provides recommendations to encourage and promote pedestrian safety. The Study recommendations are not required mitigation measures. Mitigation measures are required when a project is identified to have potentially significant effects on the environment, but revisions to the project plans would avoid or mitigate the effects to a point where clearly no significant effect on the environment would occur. Upon the review of the proposed project, the project was determined to not have significant effects on the environment and was categorically exempted per CEQA Guidelines.

At the Planning Commission hearing of April 23, 2013, two items of concern were raised by residents in the surrounding area including: 1) the conclusions of a traffic study that was conducted three to five years ago; and 2) clarifying condition number 19 in the draft resolution. After the meeting, staff researched City records and found that the traffic study referenced by the residents does not exist. However, the Applicant decided to obtain the services of KOA Corporation to conduct a Traffic Impact Study for the proposed use. The Traffic Impact Study analyzed the signalized intersection at Garfield Avenue (for peak period operations) and three roadway segments (for mid block daily volume analysis). Additionally, KOA evaluated neighborhood circulation issues and the pick-up/drop-off operations that would occur on neighborhood roadways. According to the Traffic Impact Study, the proposed Project is not expected to create significant traffic impacts at the study areas. The Traffic Impact Study provided the technical data to support the fact that the proposed project will not have a significant effect on the environment and therefore does not require mitigation measures.

The Study recommended that the school provide a School Policy and General Information Packet to include information on arrival and dismissal. This recommendation was added as a condition in the Planning Commission's Resolution to assist with the safety of the students. Students are required to sign-in and sign-out during pick-up and drop-off periods, which must occur on the property. The

distribution of the School Policy and General Information Packet is a current practice at an existing Montessori school operated by the Applicant to encourage and promote safety.

5. A flawed pedestrian route map is a condition of approval.

The pedestrian routes map identifies Garfield Avenue and Graves Avenue as a signalized intersection and Lincoln Avenue and Graves Avenue as a stop controlled intersection. There are also stop signs on the north and south sides of Cecil Avenue and Graves Avenue. The Appellant argues that the map is flawed because the north side of the Graves Avenue does not have a sidewalk; therefore, walking westbound on North Graves Avenue is not an option. The map is not flawed because the map mainly identifies the intersections with stop signs and signals. The map does not state that the North side of Graves Avenue, between Lincoln Avenue and Cecil Avenue is an optional path. The pedestrian routes map is intended to be a guide to identify controlled crossing points. The map does not function as the only path of travel for all pedestrians.

6. Traffic and circulation impacts are ignored.

As stated above, traffic and circulation are analyzed in detail in the Traffic Study.

7. There was additional traffic data collected on or about October 26, 2013 that was not considered in the Traffic Report for the project or considered by the Planning Commission.

Data was not left out to of the Traffic Study. Photos of traffic count equipment were shown to staff on October 26, 2013. Residents in the surrounding area inquired if the equipment were laid down by the City or KOA. The Public Works Department and KOA confirmed that the hoses were not laid down by the City or KOA. To date, no one has identified who laid down the equipment, what data may have been collected or if it even exists.

8. The project description in the agenda is not consistent with the actions taken by the Planning Commission on November 12, 2013.

The project heading on the agenda stated that the project includes preschool service, which was a typographical error; however, the project description is clearly shown on the staff report and resolution, which were both provided to the public and reaffirmed at the public hearing.

9. Speakers were not given their allotted time as noticed in the agenda for the meeting of November 12, 2013.

The Planning Commission agenda states that, "speakers are requested to limit their comments to no more than five minutes each." The agenda sets the maximum time allotted to speakers, not a minimum time. At the meeting of November 12, 2013

there were 29 speakers. All individuals were allowed to speak, but they were merely asked not repeat the same information that had already been brought up multiple times already.

**OTHER ITEMS:**

**Legal Notification**

The legal notice of this hearing was published in the Monterey Park Progress on **January 2, 2014** and posted at City Hall, Monterey Park Bruggemeyer Library, and Langley Center on **December 30, 2013**, with affidavits on file. The legal notice of this hearing was mailed to **108** property owners within a 300 feet radius **December 30, 2013**.

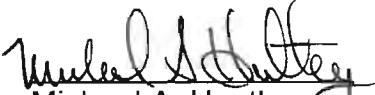
**ALTERNATIVE COUNCIL CONSIDERATIONS:**

None.

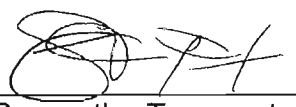
**FISCAL IMPACT:**

No fiscal impacts.

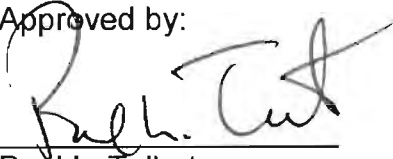
Respectfully submitted,

  
Michael A. Huntley  
Community and Economic  
Development Director

Prepared by:

  
Samantha Tawasart  
Acting Senior Planner

Approved by:

  
Paul L. Talbot  
City Manager

Reviewed by: \_\_\_\_\_

\_\_\_\_\_  
Karl H. Berger  
Assistant City Attorney

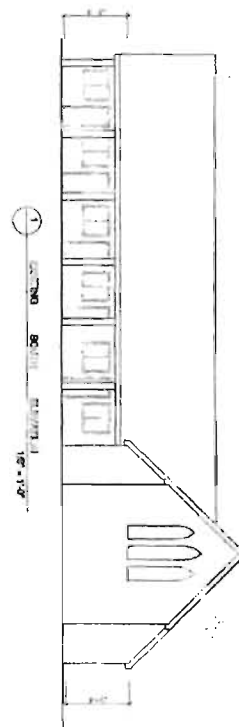
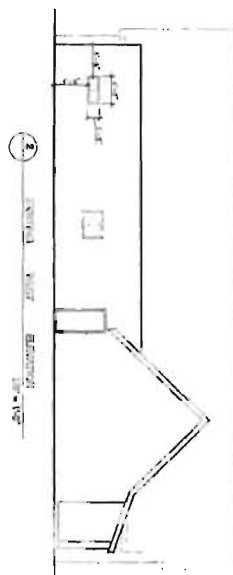
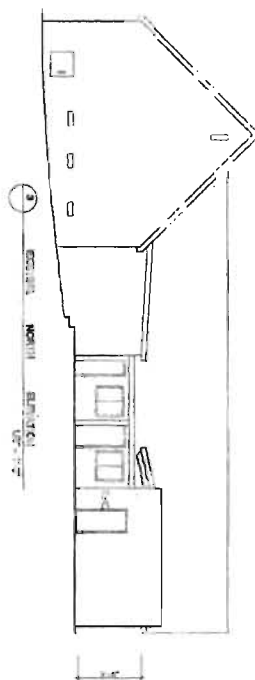
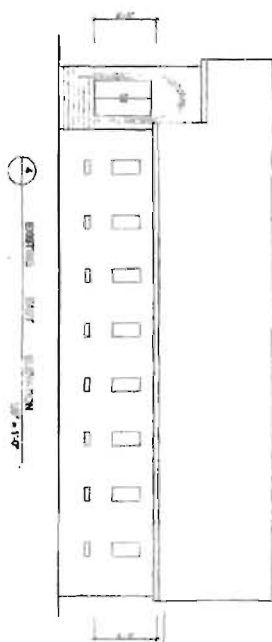
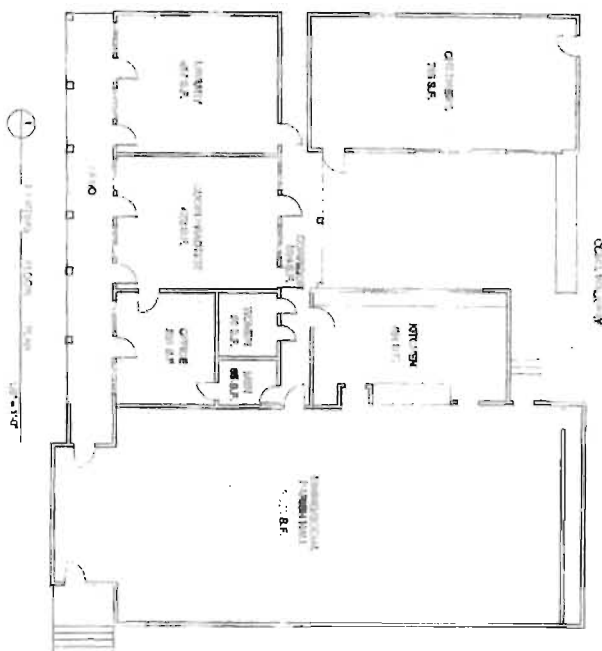
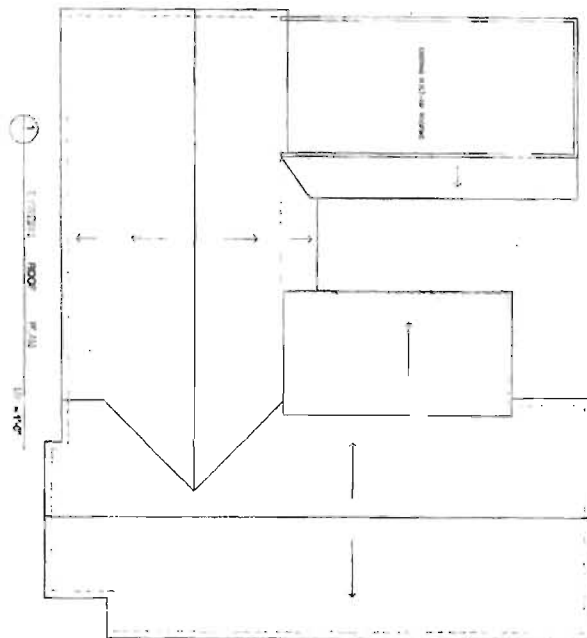
Attachments:

- Exhibit A: Site, floor, and elevation plans
- Exhibit B: City Council Resolution
- Exhibit C: Planning Commission Resolution No. 10-13
- Exhibit D: Planning Commission Staff Reports, April 23, 2013, September 24, 2013, and November 12, 2013
- Exhibit E: Planning Commission Minutes, April 23, 2014 and September 24, 2013
- Exhibit F: Traffic Study prepared by KOA, dated October 29, 2013
- Exhibit G: Opposition Letters

## EXHIBIT A

Site, floor, and elevation plans









Site  
**St. Gabriel's Episcopal Church**  
 123 East Graves Avenue,  
 Monterey Park,  
 CA 91755

RECEIVED

100 1/2 000

100 1/2 000

Title  
 First Floor Plan  
 Scale 1:100

Date  
 10th June, 2013

Revision  
 01

Notes  
 Please note these drawings are for illustration only.  
 Please refer to detailed drawing for future information.



**St. Gabriel's Episcopal Church**

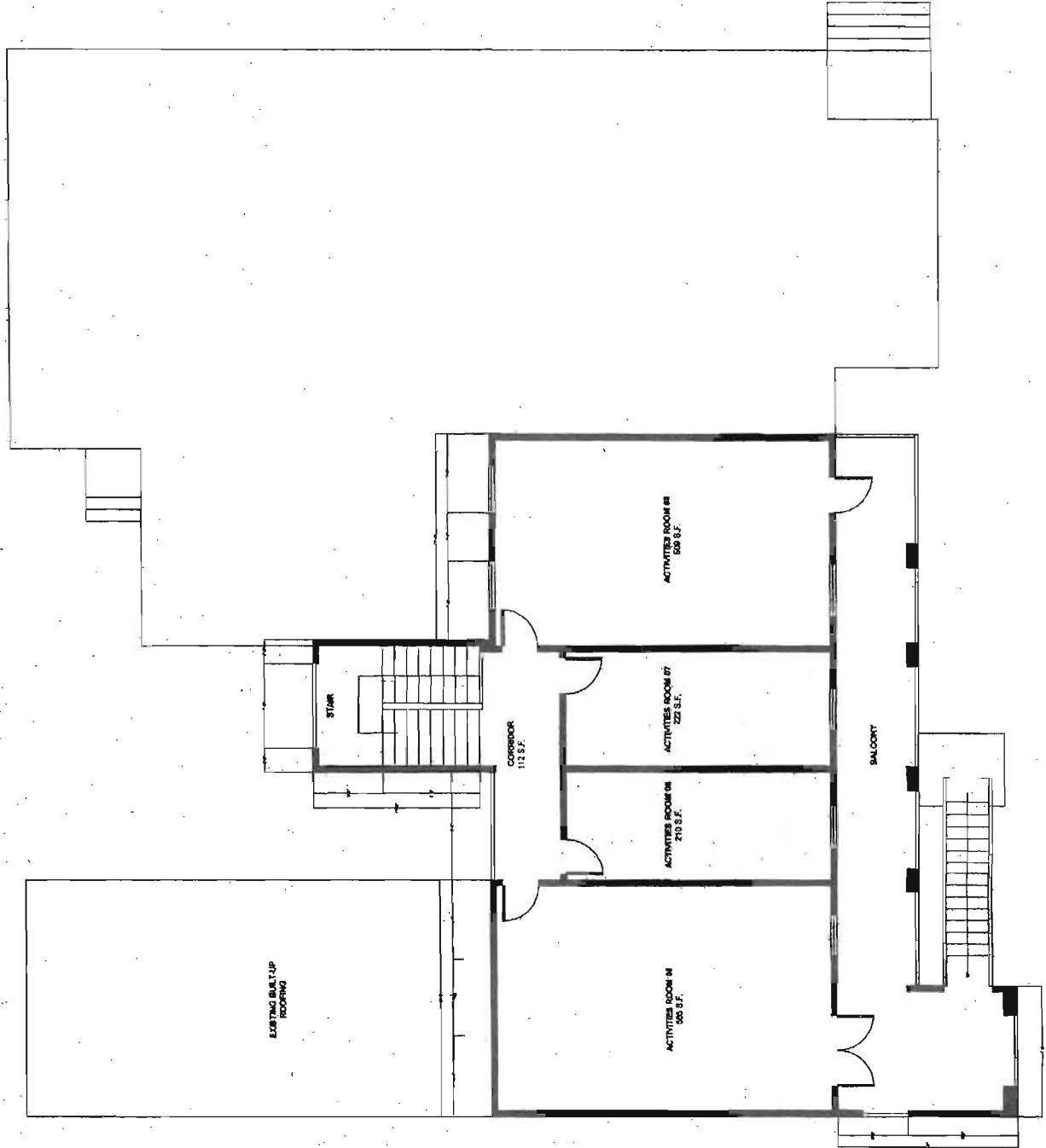
133 East Granger Avenue,  
Marquette Park,  
CA 91762

Title:  
Second Floor Plan  
Scale: 1/8" = 1'-0"

Date:  
10th June, 2013

Revision:  
01

Note:  
Please note these are preliminary drawings and for illustration only.  
Please refer to detailed drawings for future information.



## EXHIBIT B

City Council Resolution

## RESOLUTION NO.

### **A RESOLUTION OF THE MONTEREY PARK CITY COUNCIL DENYING AN APPEAL (AP-13-01) BY UPHOLDING A PLANNING COMMISSION DECISION APPROVING A CONDITIONAL USE PERMIT (CU-13-02) TO ALLOW THE OPERATION OF A PRIVATE MIDDLE SCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING AT 133 EAST GRAVES AVENUE.**

The City Council of the City of Monterey Park does resolve as follows:

#### SECTION 1: The City Council finds and declares that:

- A. On November 12, 2013, the Planning Commission voted to approve an application submitted by applicant, John F. Page of Meher Montessori School, for a Conditional Use Permit (CU-13-02) to allow the operation of a private middle school with extended child day care within an existing assembly use building at 133 East Graves Avenue (the "Decision");
- B. The Appellant, Joe Reichenberger, appealed the Decision to the City Council in accordance with Monterey Park Municipal Code (MPMC) § 21.32.130 on November 21, 2013 (the "Appeal");
- C. On November 12, 2013, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the proposed Project, including, without limitation, information provided to the Planning Commission by City staff and public testimony, and representatives of Meher Montessori School. The Planning Commission considered the information provided by City staff, and public testimony and its findings, are made based upon the evidence presented to the Planning Commission at its hearing including, without limitation, the staff reports submitted by the Planning Division. The Planning Commission adopted Resolution No. 10-13 approving Conditional Use Permit (CU-13-02);
- D. On January 15, 2014, the City Council conducted a public hearing to consider Conditional Use Permit (CU-13-02); and
- E. The City Council has carefully considered all pertinent testimony and the staff report offered in the case as presented at the public hearing of January 15, 2014. This Resolution, and its findings, is based upon substantial evidence set forth in the entire administrative record including, without limitation, the January 15, 2014 public hearing.

SECTION 2: *Environmental Assessment.* Because of the facts identified in Section 2 of this Resolution, the Project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations CEQA §§ 15301 and 15332 as a Class 1 categorical exemption (Existing Facilities) and Class 32

categorical exemption (Infill Development). The Project would open a new private middle school with extended child day care within an existing assembly use building with little or no tenant improvements. The project is not anticipated to have any significant impacts with regard to traffic, noise, air quality, or water quality. Moreover, the project is proposed to be built on sites of not more than five acres surrounded by urban uses. Further, the sites have no value as habitat for endangered, rare, or threatened species. There are adequate utilities and public services to serve the project.

SECTION 3: Conclusions. After considering the factual findings of this Resolution and the accompanying staff report, the City Council finds as follows pursuant to the MPMC § 21.32.020(B):

1. The Project site is adequate in size, shape and topography for the proposed use.

The site is adequate in size, shape and topography for the proposed private educational institution ("Montessori School") because the front parcel is developed with 4 existing buildings totaling 11,022 square feet in area and the rear parcel is developed with an existing 1,849 square feet, one-story dwelling unit. The site is irregular shaped and is comprised of two existing parcels totaling 52,920 square feet (1.2 acres) in area. The property provides 30 parking spaces located between the residence and the assembly hall, accessible from Graves Avenue.

2. The Project site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use.

The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the Project because the site has an existing driveway that provides access to East Graves Avenue (a minor arterial street with an 80- to 88-foot right-of-way). The site is developed with existing buildings and no construction is proposed for the Montessori School. According to the applicant, in Monterey Park the protocol for pick up and drop off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

3. The Project conforms with all the requirements of the General Plan and zoning regulations.

The Project is part of the General Plan and conforms with both the General Plan and MPMC zoning regulations. MPMC § 21.70.030 allows a private educational institutional with extended day care is permitted subject to a CUP in the R-3 (High Density Residential) Zone. The subject property is designated High Density Residential in the General Plan Land Use Element and the High Density Residential land use category permits religious and educational

institutions, group homes, and community care facilities, consistent with the zoning regulations. Accordingly, the Project meets the City's land use plans.

4. The Project will not have an adverse effect on the use, enjoyment or valuation of property in the neighborhood in which it is proposed.

The Project will not have an adverse effect on the use, enjoyment or valuation of the property in the neighborhood in which it is proposed because the proposed Montessori School will be closed on Saturday and Sunday. The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday. No new construction is involved with the Project.

5. The Project will not have an adverse effect on the public health, safety and general welfare.

The Project will not have an adverse effect on the public health, safety and general welfare because the Montessori School will provide an additional education institution choice for parents with middle school age children. The Montessori School will occupy an existing building and no new construction or addition of square footage to the existing building is proposed.

SECTION 4: *Determination.* Based upon the Conclusions set forth in Section 3, the City Council upholds the Planning Commission's recommendation to approve the proposed Montessori School.

SECTION 5: *Reliance on Record.* Each and every one of the findings and determinations in this Resolution are based on the competent and substantial evidence, both oral and written, contained in the entire record relating to the project. The findings and determinations constitute the independent findings and determinations of the City Council in all respects and are fully and completely supported by substantial evidence in the record as a whole.

SECTION 6: *Limitations.* The City Council's analysis and evaluation of the project is based on the best information currently available. It is inevitable that in evaluating a project that absolute and perfect knowledge of all possible aspects of the project will not exist. One of the major limitations on analysis of the project is the City Council's lack of knowledge of future events. In all instances, best efforts have been made to form accurate assumptions. Somewhat related to this are the limitations on the City's ability to solve what are in effect regional, state, and national problems and issues. The City must work within the political framework within which it exists and with the limitations inherent in that framework.

SECTION 7: *Summaries of Information.* All summaries of information in the findings, which precede this section, are based on the substantial evidence in the record. The absence of

any particular fact from any such summary is not an indication that a particular finding is not based in part on that fact.

SECTION 8: Notice. The City Clerk is directed to provide a copy of this Resolution to the Planning Commission, Appellant, and to any other person requesting a copy.

SECTION 9: Effective Date. This Resolution becomes effective immediately upon adoption.

**PASSED, ADOPTED AND APPROVED** this 15<sup>th</sup> day of January 2014.

---

Teresa Real Sebastian, Mayor

ATTEST:

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Vincent D. Chang, City Clerk  
City of Monterey Park, California

I HEREBY CERTIFY that the foregoing Resolution was duly adopted by the City Council of the City of Monterey Park at the regular meeting held on the 15<sup>th</sup> day of January 2014, by the following vote of the Planning Commission:

AYES:  
NOES:  
ABSTAIN:  
ABSENT:

APPROVED AS TO FORM:  
MARK D. HENSLEY, City Attorney

By: 

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Karl H. Berger, Assistant City Attorney

## EXHIBIT C

Planning Commission Resolution No. 10-13



## RESOLUTION NO. 10-13

### **A RESOLUTION APPROVING A CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING AT 133 EAST GRAVES AVENUE.**

The Planning Commission of the City of Monterey Park does resolve as follows:

#### SECTION 1: The Planning Commission finds and declares that:

- A. On January 30, 2013, John F. Page of Meher Montessori School, submitted an application pursuant to Title 21 of Monterey Park Municipal Code ("MPMC") requesting approval of Conditional Use Permit (CU-13-02) permit a private middle school with extended child day care within an existing church at 133 East Graves Avenue, ("Project");
- B. The proposed Project was reviewed by the City of Monterey Park Community and Economic Development Department for, in part, consistency with the General Plan and conformity with the MPMC;
- C. In addition, the City reviewed the Project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, *et seq.*, the "CEQA Guidelines");
- D. The Community and Economic Development Department completed its review and scheduled a public hearing regarding the proposed Project, before the Planning Commission for November 12, 2013; notice of public hearing on such proposed Project was posted and mailed as required by the MPMC;
- E. On November 12, 2013, the Planning Commission held a public hearing to receive public testimony and other evidence regarding the proposed Project, including, without limitation, information provided to the Planning Commission by City staff and public testimony, and representatives of Meher Montessori School; and,
- F. The Planning Commission considered the information provided by City, public testimony and the representatives of Meher Montessori School. This Resolution and its findings are made based upon the testimony and evidence presented to the Commission at its November 12, 2013 hearing including, without limitation, the staff report submitted by the Community and Economic Development Department.

SECTION 2: *Factual Findings and Conclusions.* The Planning Commission finds the following facts exist and makes the following conclusions:

**PLANNING COMMISSION  
RESOLUTION NO. 10-13  
PAGE 2 OF 5**

- A. The Applicant seeks to open a private middle school with extended child day care within an existing assembly use building at 133 East Graves Avenue;
- B. 133 East Garvey Avenue is zoned R-3 (High Density Residential) and designated High Density Residential in the Monterey Park General Plan;
- C. The Project property is located northwest corner of Graves Avenue and Cecil Street. To the north and south are R-1 zoned lots, to the east are R-2 zoned lots and to the west are R-3 zoned lots;
- D. The Project property is 52,920 square feet (1.2 acres) in area and is developed with five existing buildings including a study building, a multi-purpose building, and an attached child care building;
- E. No new construction or additions to the existing building is proposed; and
- F. The Applicant seeks to occupy the existing attached 785 square feet child care building.

**SECTION 3:** *Environmental Assessment.* Because of the facts identified in Section 2 of this Resolution, the Project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations CEQA §§ 15301 and 15332 as a Class 1 categorical exemption (Existing Facilities) and Class 32 categorical exemption (Infill Development). The Project would open a new private middle school with extended child day care within an existing assembly use building with little or no tenant improvements. The project is not anticipated to have any significant impacts with regard to traffic, noise, air quality, or water quality. Moreover, the project is proposed to be built on sites of not more than five acres surrounded by urban uses. Further, the sites have no value as habitat for endangered, rare, or threatened species. There are adequate utilities and public services to serve the project.

**SECTION 4:** *Conditional Use Permit Findings.* After considering the factual findings of this Resolution and the accompanying staff report, the Commission finds as follows pursuant to the MPMC § 21.32.020(B):

1. The Project site is adequate in size, shape and topography for the proposed use.

The site is adequate in size, shape and topography for the proposed private educational institution ("Montessori School") because the front parcel is developed with 4 existing buildings totaling 11,022 square feet in area and the rear parcel is developed with an existing 1,849 square feet, one-story dwelling unit. The site is irregular shaped and is comprised of two existing parcels totaling 52,920 square feet (1.2 acres) in area. The property provides 30 parking spaces located between the residence and the assembly hall,

**PLANNING COMMISSION  
RESOLUTION NO. 10-13  
PAGE 3 OF 5**

accessible from Graves Avenue.

2. The Project site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use.

The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the Project because the site has an existing driveway that provides access to East Graves Avenue (a minor arterial street with an 80- to 88-foot right-of-way). The site is developed with existing buildings and no construction is proposed for the Montessori School. According to the applicant, in Monterey Park the protocol for pick up and drop off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

3. The Project conforms with all the requirements of the General Plan and zoning regulations.

The Project is part of the General Plan and conforms with both the General Plan and MPMC zoning regulations. MPMC § 21.70.030 allows a private educational institutional with extended day care is permitted subject to a CUP in the R-3 (High Density Residential) Zone. The subject property is designated High Density Residential in the General Plan Land Use Element and the High Density Residential land use category permits religious and educational institutions, group homes, and community care facilities, consistent with the zoning regulations. Accordingly, the Project meets the City's land use plans.

4. The Project will not have an adverse effect on the use, enjoyment or valuation of property in the neighborhood in which it is proposed.

The Project will not have an adverse effect on the use, enjoyment or valuation of the property in the neighborhood in which it is proposed because the proposed Montessori School will be closed on Saturday and Sunday. The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday. No new construction is involved with the Project.

5. The Project will not have an adverse effect on the public health, safety and general welfare.

The Project will not have an adverse effect on the public health, safety and general welfare because the Montessori School will provide an additional education institution choice for parents with middle school age children. The

**PLANNING COMMISSION  
RESOLUTION NO. 10-13  
PAGE 4 OF 5**

Montessori School will occupy an existing building and no new construction or addition of square footage to the existing building is proposed.

SECTION 5: *Approvals.* Subject to the conditions listed on the attached Exhibit "A," which are incorporated into this Resolution by reference, the Planning Commission approves Conditional Use Permit CU-12-09.

SECTION 6: *Reliance on Record.* Each and every one of the findings and determinations in this Resolution are based on the competent and substantial evidence, both oral and written, contained in the entire record relating to the project. The findings and determinations constitute the independent findings and determinations of the Planning Commission in all respects and are fully and completely supported by substantial evidence in the record as a whole.

SECTION 7: *Limitations.* The Planning Commission's analysis and evaluation of the project is based on the best information currently available. It is inevitable that in evaluating a project that absolute and perfect knowledge of all possible aspects of the project will not exist. One of the major limitations on analysis of the project is the Planning Commission's lack of knowledge of future events. In all instances, best efforts have been made to form accurate assumptions. Somewhat related to this are the limitations on the City's ability to solve what are in effect regional, state, and national problems and issues. The City must work within the political framework within which it exists and with the limitations inherent in that framework.

SECTION 8: *Summaries of Information.* All summaries of information in the findings, which precede this section, are based on the substantial evidence in the record. The absence of any particular fact from any such summary is not an indication that a particular finding is not based in part on that fact.

SECTION 9: This Resolution will remain effective until superseded by a subsequent resolution.

SECTION 10: A copy of this Resolution will be mailed to John F. Page of Meher Montessori School and to any other person requesting a copy.

SECTION 11: This Resolution may be appealed within nineteen (19) calendar days after its adoption. All appeals must be in writing and filed with the City Clerk within this time period. Failure to file a timely written appeal will constitute a waiver of any right of appeal.

**PLANNING COMMISSION  
RESOLUTION NO. 10-13  
PAGE 5 OF 5**

SECTION 12: Except as provided in Section 9, this Resolution is the Planning Commission's final decision and will become effective immediately upon adoption.

**ADOPTED AND APPROVED** this 12<sup>th</sup> day of November 2013.

\_\_\_\_\_  
Chairperson Michael Hamner

I hereby certify that the foregoing Resolution was duly adopted by the Planning Commission of the City of Monterey Park at the regular meeting held on the 12<sup>th</sup> day of November 2013, by the following vote of the Planning Commission:

AYES: Chairperson Hamner and Commissioner Garcia  
NOES: Commissioner Choi  
ABSTAIN: None  
ABSENT: Commissioners Sullivan and Lam

\_\_\_\_\_  
Michael Huntley, Secretary

APPROVED AS TO FORM:  
Mark D. Hensley, City Attorney

By: \_\_\_\_\_  
Karl H. Berger,  
Assistant City Attorney

## **PLANNING COMMISSION RESOLUTION NO. 10-13**

### **Exhibit A**

#### **CONDITIONS OF APPROVAL**

#### **133 EAST GRAVES AVENUE**

In addition to all applicable provisions of the Monterey Park Municipal Code ("MPMC"), Meher Montessori School agrees that it will comply with the following provisions as conditions for the City of Monterey Park's approval of Conditional Use Permit (CU-13-02) ("Project Conditions").

#### **PLANNING:**

1. Meher Montessori School (the "Applicant") agrees to indemnify and hold the City harmless from and against any claim, action, damages, costs (including, without limitation, attorney's fees), injuries, or liability, arising from the City's approval of CU-13-02 except for such loss or damage arising from the City's sole negligence or willful misconduct. Should the City be named in any suit, or should any claim be brought against it by suit or otherwise, whether the same be groundless or not, arising out the City approval of CU-13-02, the Applicant agrees to defend the City (at the City's request and with counsel satisfactory to the City) and will indemnify the City for any judgment rendered against it or any sums paid out in settlement or otherwise. For purposes of this section "the City" includes the City of Monterey Park's elected officials, appointed officials, officers, and employees.
2. This approval is for the project as shown on the plans reviewed and approved by the Planning Commission and on file. Before the City issues a building permit, the applicant must submit plans, showing that the project substantially complies with the plans and conditions of approval on file with the Planning and Building Safety Department. Any subsequent modification must be referred to the Director of the Planning and Building Safety Department for a determination regarding the need for Planning Commission review and approval of the proposed modification.
3. The conditional use permit expires twelve months after its approval if the use has not commenced or if improvements are required, but construction has not commenced under a valid building permit. A single one year extension may be granted by the Planning Commission upon finding of good cause.
4. All conditions of approval must be listed on the plans submitted for plan check and on the plans for which a building permit is issued.

5. Before building permits are issued, the applicant must obtain all the necessary approvals, licenses and permits and pay all the appropriate fees as required by the City.
6. The real property, subject to CU-13-02 must remain well-maintained and free of graffiti.
7. Building permits are required for any interior tenant improvements.
8. Landscaping/irrigation must be maintained in good condition at all times.
9. The hours of operation are limited to 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care must be available from 7:00 a.m. to 6:00 p.m., Monday through Friday.
10. Remove the two unpermitted striped parallel parking stalls located along the west property line.
11. Meher Montessori School must provide to parents a School Policy and General Information packet that includes information that prohibits the use of Graves Avenue as a drop-off option and require all pick-up and drop-off activities to occur on-site. A pedestrian routes map must be included in the packet, which will identify crossing points for older students and for parents who might choose to walk to school with their children. The pedestrian route map must include Garfield Avenue and Graves Avenue/Grandridge Avenue at the signalized intersection west of the site and Lincoln Avenue and Graves Avenue at the stop controlled intersection east of the site.
12. The applicant/property owner shall work with the Public Works Department to evaluate various types of traffic calming devices that may be determined to be appropriate along the 100 to 200 block of East Graves Avenue.

BUILDING:

13. The second sheet of the building plans must include all City of Monterey Park conditions of approval.
14. All improvements must comply with the California Building Code, California Plumbing Code, and California Electrical Code in effect at the time the City issues building permits.
15. An occupancy separation must be placed between B and E occupancy.
16. A building permit is required for the interior alteration works.

17. Plumbing fixtures must comply with the California Plumbing Code in effect at the time the City issues permits. At the time these conditions were approved, plumbing fixtures must comply with 2010 California Plumbing Code, Table T4-1.
18. The location of any daycare, kindergarten, first or second grade uses must be located on the first floor.

ENGINEERING:

19. Any damage done to existing street improvements and utilities during construction must be repaired before acceptance of the project. Pre-existing damaged, deteriorated, substandard or off grade curb, gutter, driveways and sidewalk must also be repaired or replaced to the satisfaction of the City Engineer.
20. Expand and widen existing driveway approach westerly 12 feet. Widen and pave drive aisle to match new approach.
21. Existing water service meter must be removed. Coordinate with the City's Water Division regarding removal.

FIRE:

22. Provide Building Code occupancy classification(s) for all separate and distinct uses of the structure(s) in accordance with California Building Code § 302.1. Indicate on the site plan.
23. Provide California Building Code type of construction in accordance with Building Code § 602.1 and Table 601. Indicate type of construction on the site plan and provide construction details for the structural elements in Table 601.
24. The height and area of buildings of different construction types are governed by the intended use of the building and cannot exceed the limits in California Fire Code Table 503 except for area modifications in CFC § 506. Incorporate calculations on the site plan.
25. The fire-resistance rating of exterior walls with a fire separation distance must comply with California Building Code Table 602 and Table 705.8. Indicate fire resistance of exterior walls on site plan, floor plan and provide a construction detail. Indicate openings protection door/window schedule.



26. Provide an approved fire alarm system as set forth by Fire Code § 907. Plans must be submitted to the Fire Department for review and approval before installation.
27. Provide portable fire extinguishers as set forth by Fire Code § 906. Indicate size and locations of all existing fire extinguishers on site plan.
28. The required fire flow for public fire hydrants at this location are determined per 2010 California Fire Code § 507.3, Table B105.1
29. Show all existing public fire hydrants within 250 feet of the lot frontage on both sides of the street. Specify size of fire hydrant(s) and dimension(s) to the property lines. Additional fire hydrant requirements may be necessary after this information is provided per California Fire Code § 507.1. Indicate size and locations of all existing fire hydrants on site plan.
30. Provide occupant load calculation and exit width analysis for all portions of the building in accordance with California Building Code §§ 1004, 1005, Table 1004.1 and Table 1005.1. Incorporate calculations on site plan or provide and exit analysis plan.

POLICE:

31. The business/location must be equipped with an alarm system that monitors break-ins and robberies and identifies the coverage for each building. The alarm must be monitored by an alarm monitoring company that will notify the Monterey Park Police of any break-ins or robberies. Employees must have access to a hidden button that will trigger a silent alarm, notifying the alarm company that a robbery is taking place. The business owner/manager will obtain an alarm permit from the Monterey Park Police Department. The permit may be obtained by calling the Monterey Park Police Community Relations Bureau at (626) 307-1215.
32. A video surveillance camera is strongly recommended to cover the outer perimeter of the building, including all areas of the parking lot, and the main entry doors to the facility. The video surveillance cameras must be on and recording at all times. The video surveillance cameras must record onto a recording medium/device and such recordings must be kept for a minimum of 30 days. All recordings must be made immediately available to any law enforcement officer if requested for official purposes. Nothing in this condition will require the business owner or responsible party from violating laws, as it pertains to video surveillance cameras.

33. The business owner/manager must submit a site Security/Safety Plan to the Chief of Police, or designee for approval. The Security/Safety Plan will outline the measures taken to protect the safety and well being of the children. Items to be covered include, without limitation:
  - Means to prevent children from walking away from the school/business.
  - Means to prevent unauthorized persons from entering the school/business.
  - Means to prevent child abduction from the school/business.
34. The business owner/manager must be required to submit and receive approval of the Security/Safety Plan from the Police Chief, or designee, before opening for business.
35. The Meher Montessori School will comply with and maintain adherence to all local, state, and federal laws governing schools, to include but not limited to center licensing, child care licensing, the hiring of employees, and agents.

By signing this document, John F. Page of Meher Montessori School, certifies that the Applicant read, understood, and agrees to the Project Conditions listed in this document.

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John F. Page  
Meher Montessori School

## EXHIBIT D

Planning Commission Staff Reports  
April 23, 2013, September 24, 2013, and November 12, 2013



## **PLANNING COMMISSION STAFF REPORT**

ITEM NUMBER

**2**

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**TO:** Planning Commission

**FROM:** Lead Planner/Economic and Development Special Projects Manager

**MEETING DATE:** April 23, 2013

**SUBJECT:** PUBLIC HEARING

CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING

**LOCATION:** 133 East Graves Avenue

**APPLICANT:** John F. Page of Meher Montessori  
2009 South Garfield Avenue  
Monterey Park CA 991754

**PROJECT PLANNER:** Samantha Tewasart  
Associate Planner

**RECOMMENDATION:** It is recommended that the Planning Commission consider taking the following actions: (1) open the public hearing and take testimonial and documentary evidence; (2) close the public hearing; and (3) after considering the evidence represented during the public hearing, adopt the Resolution approving the requested Conditional Use Permit (CU-13-02); and (4) take such additional, related, action that may be desirable.

**ZONE:** R-3 (High Density Residential)

**GENERAL PLAN DESIGNATION:** High Density Residential

**ASSESSORS PARCEL NUMBER:** 5257-017-006 (13,937 square feet) and 5275-017-018 (38,983 square feet)

**SITE DESCRIPTION:**

Property Size: 52,230 square feet (1.2 acres)

Surrounding Properties:

|        |                                                       |
|--------|-------------------------------------------------------|
| North: | R-1 (Single Family Residence); single family dwelling |
| South: | R-1 (Single Family Residence); single family dwelling |
| East:  | R-2 (Medium Density Residential); dwellings           |
| West:  | R-3 (High Density Residential); dwellings             |

**PROJECT SITE BACKGROUND/PAST CITY APPLICATIONS:**

- CU-87-020, Resolution No. 47-87 – Conditional Use Permit to allow a 75-student preschool to operate in an existing church – PC approved 11-28-87
- CU-83-017, Resolution No. 48-83 – Conditional Use Permit to permit St. Gabriel Episcopal Church – PC approved 10-04-83

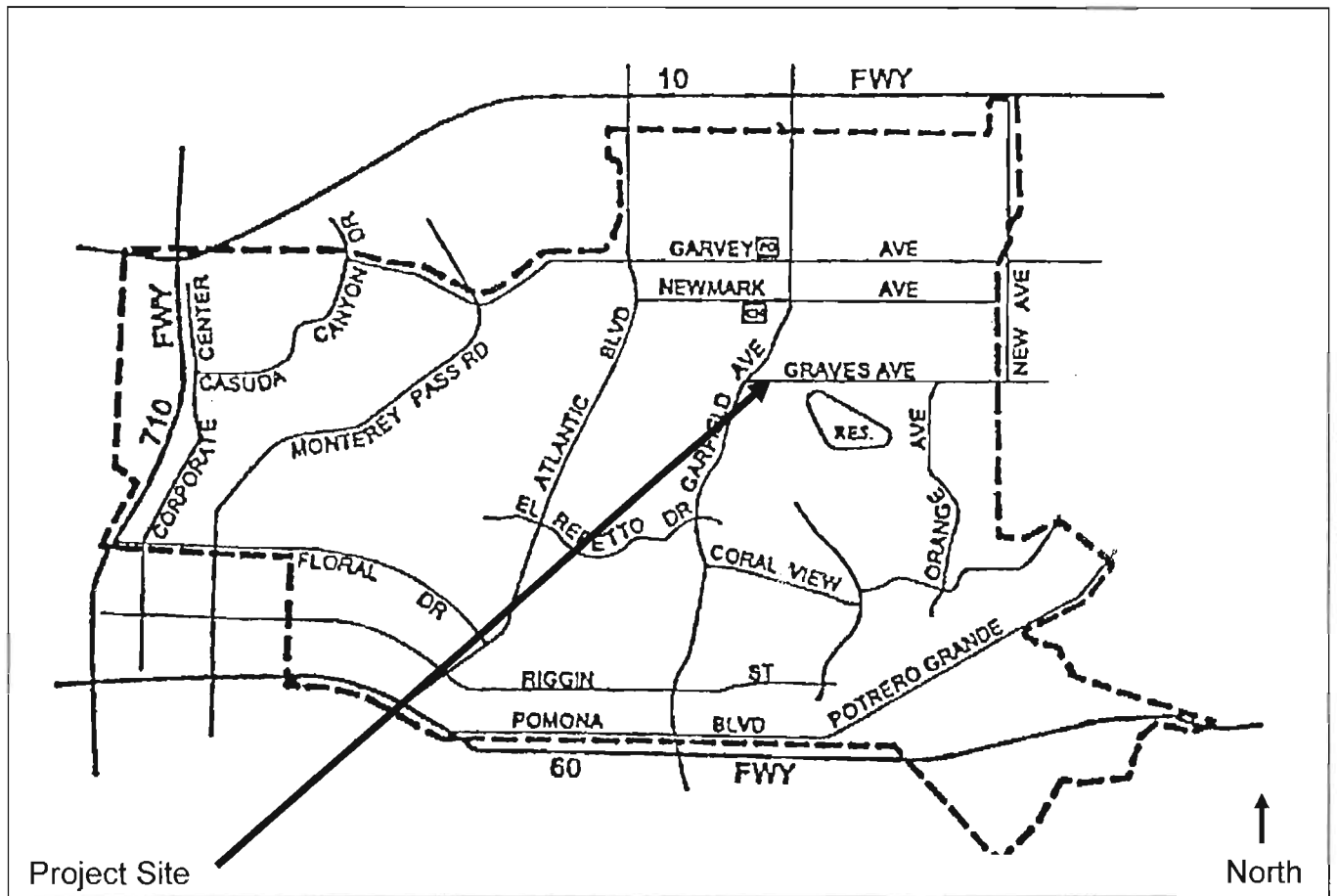
**LEGAL NOTIFICATION:**

The legal notice of this hearing was posted at the subject site, City Hall, Bruggemeyer Memorial Library, and Langley Center on **April 10, 2013**, with affidavits of posting on file. The legal notice of this hearing was mailed to **108** property owners within a 300 foot radius and current tenants of the property concerned on **April 10, 2013**.

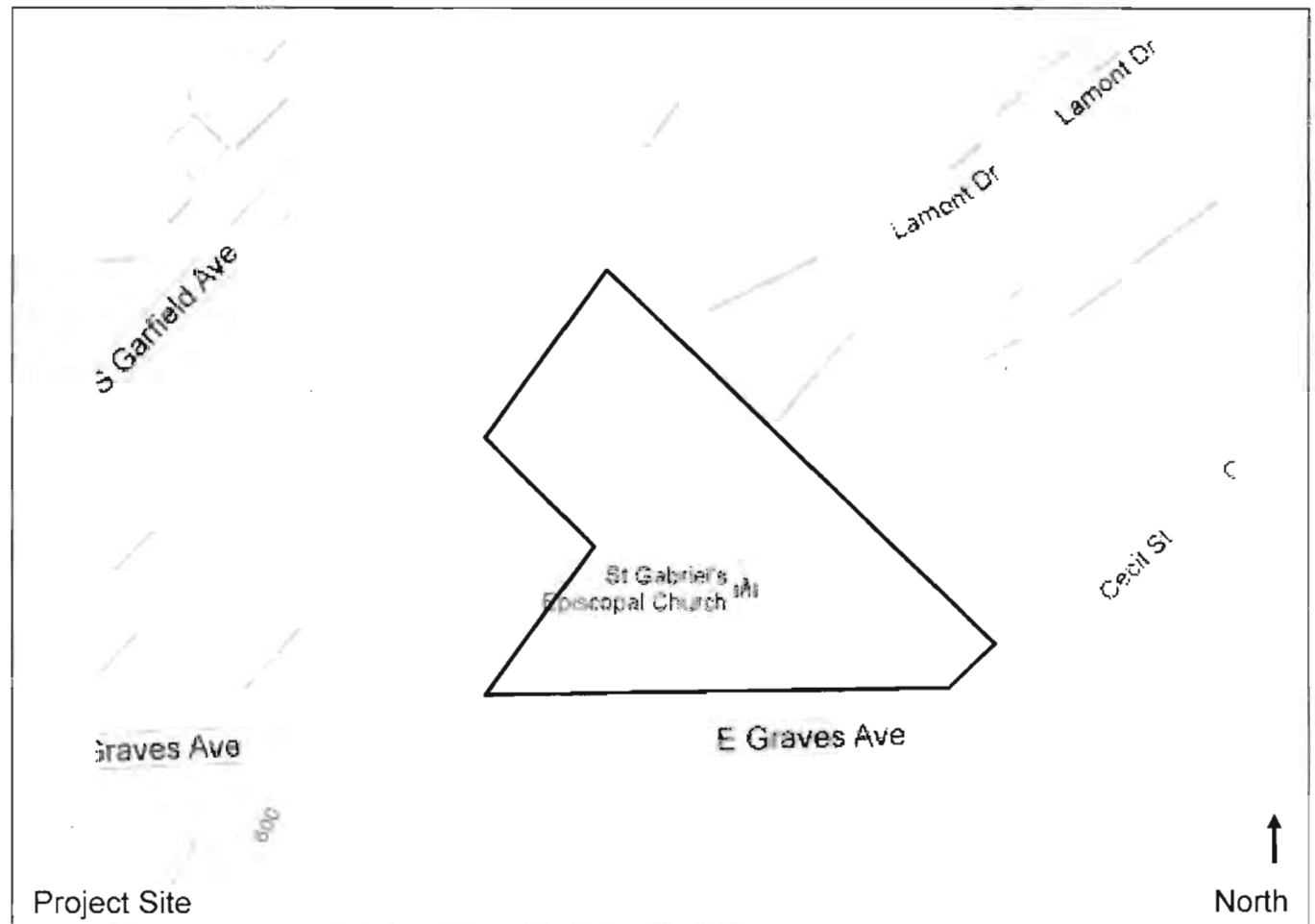
**ENVIRONMENTAL ASSESSMENT:**

The City reviewed the project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA"), the regulations promulgated thereunder (14 Cal. Code of Regulations §§15000, *et seq.*, the "CEQA Guidelines"), and the City's Environmental Guidelines. This project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15301.

**VICINITY MAP:**



**STREET MAP:**



## AERIAL MAP



## ANALYSIS AND EVALUATION OF PROJECT:

### Background

The applicant, John F. Page of Meher Montessori School, is requesting approval of a Conditional Use Permit to permit a private middle school and preschool with extended child day care within an existing building ("Montessori School") at 133 East Graves Avenue, the northwest corner of Graves Avenue and Cecil Street. The property is zoned R-3 (High Density Residential) and designated High Density Residential. To the north and south are R-1 zoned lots, to the east are R-2 zoned lots and to the west are R-3 zoned lots. The total lot area is 52,920 square feet (1.2 acres). The rear parcel is currently developed with a 1,849 square feet, one-story dwelling unit constructed in 1967. The Pastor resides in the dwelling unit. The front parcel is currently developed with 4 buildings totaling 11,022 square feet in area constructed in 1954. The front parcel is developed with a detached building, detached study building, a multi-purpose building, and an attached child care building.



The attached plans were provided by the St Gabriel's Episcopal Church. These were the plans used in 2000 for an addition project to the existing building. According to City records, the construction work has since been completed and received final inspection approval in 2002. No construction work is proposed with this Montessori School application.

The proposed Montessori School will occupy the existing attached child care building. The multi-purpose building includes on the first floor a dining/parish hall, a choir practice room, library, kitchen, an office, and restrooms. The second floor is comprised of 4 offices. The existing child care building is 785 square feet. The property provides 30 existing parking spaces located between the residence and the assembly hall building, accessible from Graves Avenue. The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday. The Montessori School will be closed on Saturdays and Sundays.

According to the applicant, in Monterey Park the protocol for pick up and drop off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

### **Conditional Use Permit**

According to Monterey Park Municipal Code (MPMC) § 21.70.030, a private educational institution is permitted in the R-3 (High Density Residential) Zone with a Conditional Use Permit. Pursuant to § 21.70.040 of the Monterey Park Municipal Code, the applicant provided several findings to support the request. The findings are as follows:

1. That the site is adequate in size, shape and topography for the proposed use.

The site is adequate in size, shape and topography for the proposed private educational institution ("Montessori School") because the site is currently developed. The site is irregular shaped and is comprised of two existing parcels totaling 52,920 square feet (1.2 acres) in area. The rear parcel is currently developed with a 1,849 square feet, one-story dwelling unit constructed in 1967. The front parcel is currently developed with 4 buildings totaling 11,022 square feet in area constructed in 1954. The front parcel is developed with a detached building, detached study building, a multi-purpose building, and an attached child care building. No new construction or additions to the existing building is proposed. The proposed Montessori School will occupy the existing attached child care building. The multi-purpose building includes on the first floor a dining hall, a choir practice room, library, kitchen, an office, and restrooms. The second floor is comprised of 4 offices. The existing child care building is 785 square feet. The property provides 30 existing parking spaces located between the residence and the assembly hall, accessible from Graves Avenue. The proposed Montessori School complies with all the requirements as set forth for the issuance of a Conditional Use Permit in the MPMC. According to MPMC § 21.70.030, a private educational institution is permitted in the R-3 (High Density Residential) Zone with a Conditional Use Permit.

A conditional use permit application was made for the proposed Montessori School.

2. That the site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed use.

The site has sufficient access to streets and highways, adequate in width and pavement type to carry the quantity and quality of traffic generated by the proposed Montessori School because the site has an existing driveway that provides access to East Graves Avenue (a minor arterial street with an 80- to 88-foot right-of-way). The site is developed with existing buildings and no construction is proposed for the Montessori School. According to the applicant, in Monterey Park the protocol for pick up and drop off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

3. That the proposed use is deemed to be part of the general plan and shall subserve the objectives of the general plan and zoning ordinance and conform thereto.

According to MPMC § 21.70.030, a private educational institutional with extended child day care is permitted subject to a Conditional Use Permit in the R-3 (High Density Residential) Zone. The subject property is designated High Density Residential in the General Plan Land Use Element and the High Density Residential land use category permits religious and educational institutions, group homes, and community care facilities, consistent with the zoning regulations. Accordingly, the proposed use meets the City's land use plans.

4. That the proposed use will not have an adverse effect on the use, enjoyment or valuation of property in the neighborhood in which it is proposed.

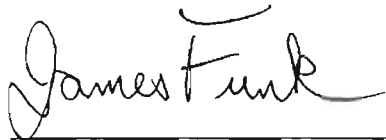
The proposed Montessori School will not have an adverse effect on the use, enjoyment or valuation of the property in the neighborhood in which it is proposed because the proposed Montessori School will be closed on Saturday and Sunday. The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday.

5. For any use, other than a use within the ambit of the First Amendment of the United States Constitution that the proposed use will not have an adverse effect on the public health, safety and general welfare.

The proposed Montessori School will not have an adverse effect on the public health, safety and general welfare because the Montessori School will provide an additional education institution choice for parents with middle school age children. The Montessori School will occupy an existing building and no new construction or addition of square footage to the existing building is proposed.

**CONCLUSION:**

Staff recommends adopting the Resolution approving the requested Conditional Use Permit (CU-13-02), subject to conditions contained therein.

A handwritten signature in black ink that reads "James Funk". The signature is written in a cursive style with a large, looping "J" and a distinct "F".

---

James Funk  
Lead Planner/Economic and Development Special Projects Manager

**Attachments:**

1. Draft Resolution
2. Plans



# PLANNING COMMISSION

## STAFF REPORT

ITEM NUMBER

1

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**TO:** Planning Commission

**FROM:** Lead Planner/Economic and Development Special Projects Manager

**MEETING DATE:** September 24, 2013

**SUBJECT:** PUBLIC HEARING

CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING

**LOCATION:** 133 East Graves Avenue

**APPLICANT:** John F. Page of Meher Montessori  
2009 South Garfield Avenue  
Monterey Park CA 991754

**PROJECT PLANNER:** Samantha Tewasart  
Acting Senior Planner

**RECOMMENDATION:** It is recommended that the Planning Commission consider taking the following actions: (1) open the public hearing and take testimonial and documentary evidence; (2) close the public hearing; and (3) after considering the evidence represented during the public hearing, adopt the Resolution approving the requested Conditional Use Permit (CU-13-02); and (4) take such additional, related, action that may be desirable.

**ZONE:** R-3 (High Density Residential)

**GENERAL PLAN DESIGNATION:** High Density Residential

**ASSESSORS PARCEL NUMBER:** 5257-017-006 (13,937 square feet) and 5275-017-018 (38,983 square feet)

**SITE DESCRIPTION:**

Property Size: 52,230 square feet (1.2 acres)

Surrounding Properties:

|        |                                                       |
|--------|-------------------------------------------------------|
| North: | R-1 (Single Family Residence); single family dwelling |
| South: | R-1 (Single Family Residence); single family dwelling |
| East:  | R-2 (Medium Density Residential); dwellings           |
| West:  | R-3 (High Density Residential); dwellings             |

**PROJECT SITE BACKGROUND/PAST CITY APPLICATIONS:**

- CU-87-020, Resolution No. 47-87 – Conditional Use Permit to allow a 75-student preschool to operate in an existing church – PC approved 11-28-87
- CU-83-017, Resolution No. 48-83 – Conditional Use Permit to permit St. Gabriel Episcopal Church – PC approved 10-04-83

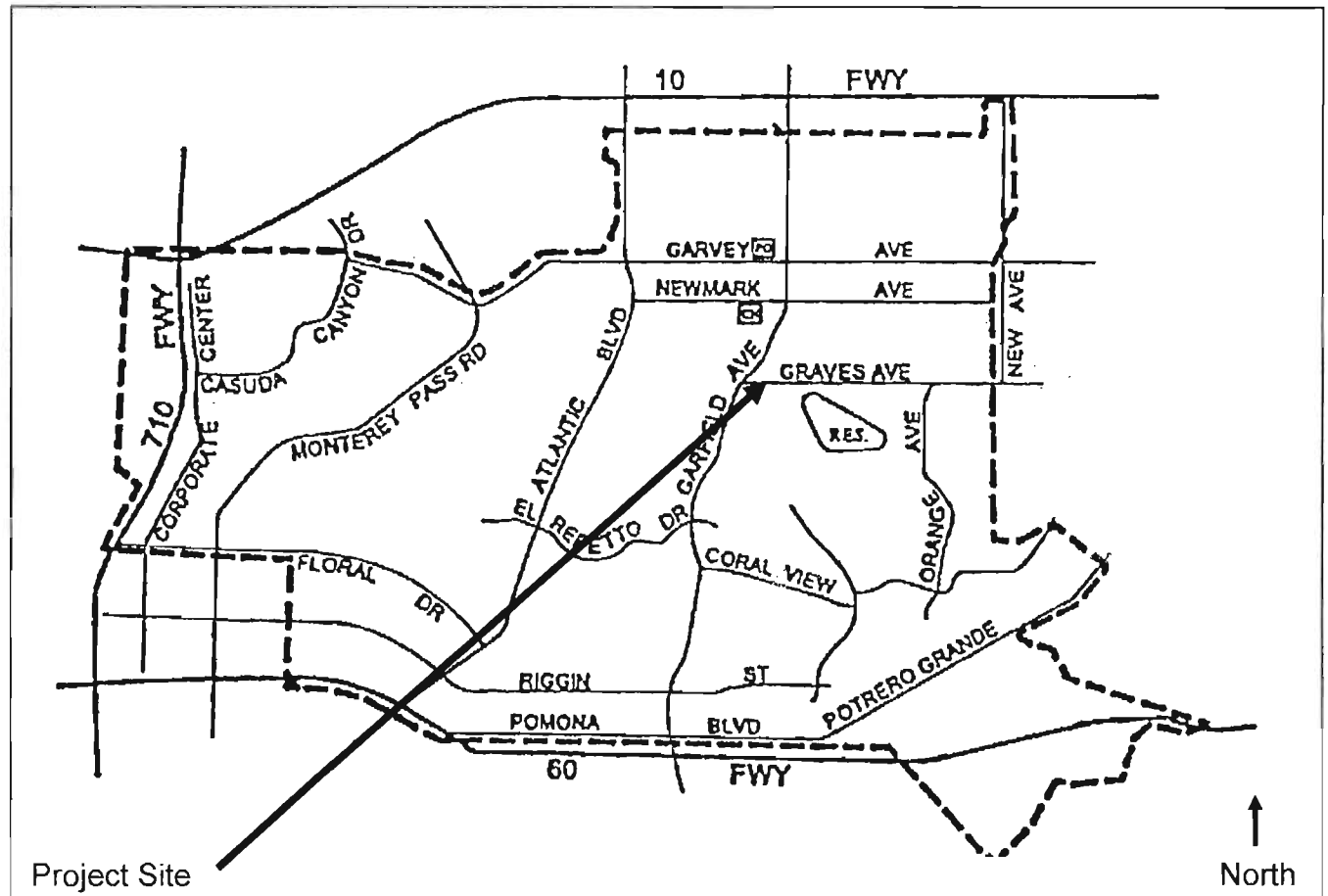
**LEGAL NOTIFICATION:**

The legal notice of this hearing was posted at the subject site, City Hall, Bruggemeyer Memorial Library, and Langley Center on **April 10, 2013** and **August 14, 2013**, with affidavits of posting on file. The legal notice of this hearing was mailed to **108** property owners within a 300 feet radius and current tenants of the property concerned on **April 10, 2013** and **August 14, 2013**.

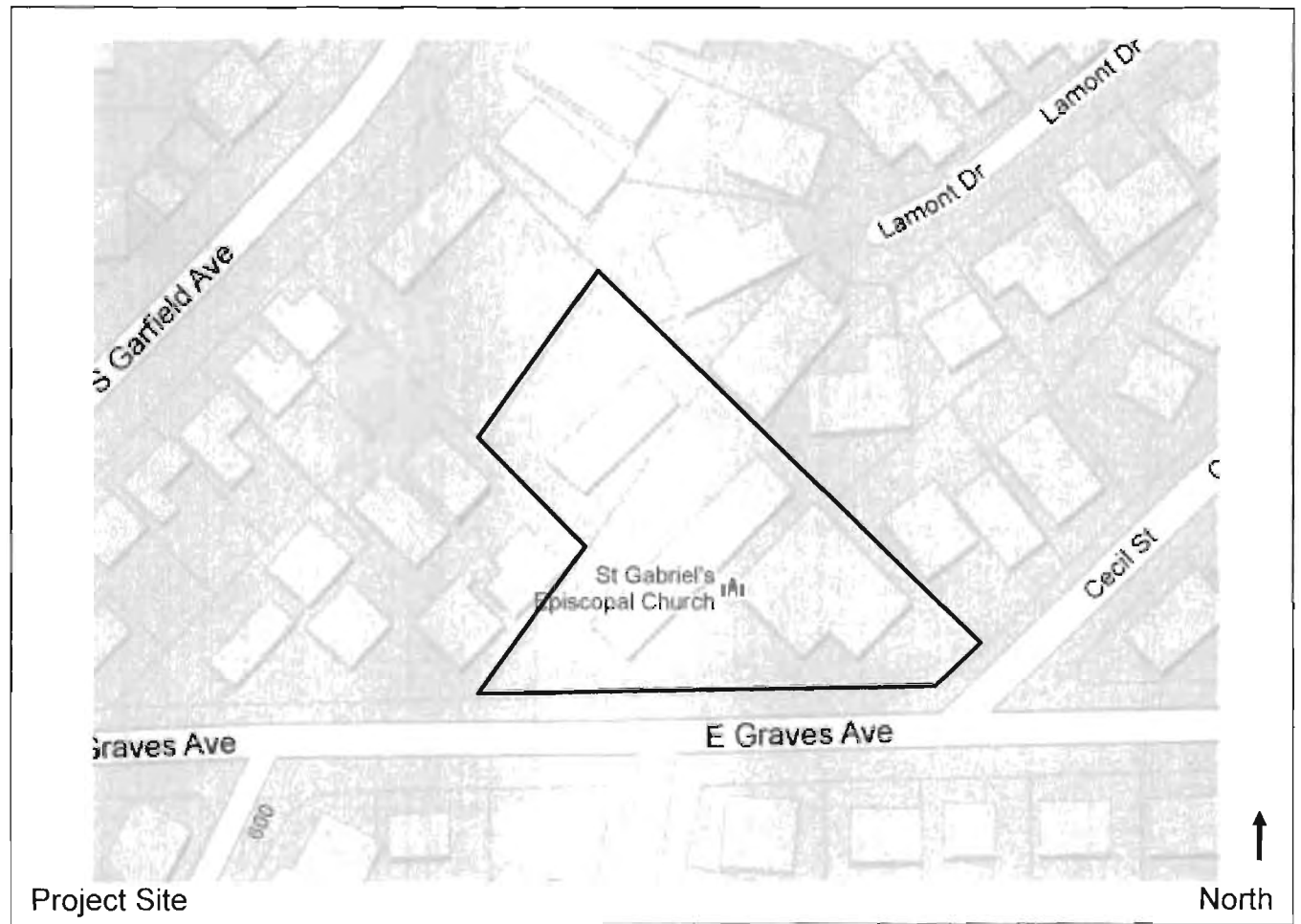
**ENVIRONMENTAL ASSESSMENT:**

The City reviewed the project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA"), the regulations promulgated thereunder (14 Cal. Code of Regulations §§15000, *et seq.*, the "CEQA Guidelines"), and the City's Environmental Guidelines. This project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15301.

**VICINITY MAP:**



**STREET MAP:**



## AERIAL MAP



## ANALYSIS AND EVALUATION OF PROJECT:

This application was previously brought before the Planning Commission at the meeting of April 23, 2013. At that meeting, two items of concern were raised by residents in the surrounding area including 1) a traffic study that was conducted three to five years ago; and 2) clarifying condition number 19 in the draft resolution.

Since the meeting, staff researched City records and the traffic study referenced by the residents does not exist. However, the Applicant obtained the services of KOA Corporation to conduct a Traffic Impact Study for the proposed use (Attachment "3"). The Traffic Impact Study analyzed the signalized intersection at Garfield Avenue (for peak period operations), as well as three roadway segments (for mid block daily volume analysis). Additionally, neighborhood circulation issues, and the pick-up/drop-off operations to occur on neighborhood roadways were evaluated. According to the Traffic Impact Study, the proposed Project is not expected to create significant traffic impacts at the study areas.



According to the floor plan, the subject classroom area will be 780 square feet. The maximum occupancy permitted in the classroom area is 40 individuals (without furniture). With the addition of furniture, the space that can be occupied by students will be even less. The Traffic Impact Study states that the proposed Project would provide seats for up to 50 students; however, not more than 40 individuals can occupy the classroom area. As a result there will be fewer vehicles than the number identified in the Traffic Impact Study.

According to the site plan, 30 parking spaces are provided on the property. Condition number 20 in the Resolution requires the existing driveway approach to be expanded and widen on the western side of the driveway an additional 12 feet and to widen and pave drive aisle to match new approach. Condition number 11 requires Meher Montessori School must provide to parents a School Policy and General Information packet that includes information that prohibits the use of Graves Avenue as a drop-off option and require all pick-up and drop-off activities to occur on-site. A pedestrian routes map must be included in the packet, which will identify crossing points for older students and for parents who might choose to walk to school with their children. The pedestrian route map must include Garfield Avenue and Graves Avenue/Grandridge Avenue at the signalized intersection west of the site and Lincoln Avenue and Graves Avenue at the stop controlled intersection east of the site.

### Background

The applicant, John F. Page of Meher Montessori School, is requesting approval of a Conditional Use Permit to permit a private middle school and preschool with extended child day care within an existing building ("Montessori School") at 133 East Graves Avenue. The subject property is located at the northwest corner of Graves Avenue and Cecil Street. The property is zoned R-3 (High Density Residential) and designated High Density Residential. To the north and south are R-1 zoned lots, to the east are R-2 zoned lots and to the west are R-3 zoned lots. The total lot area is 52,920 square feet (1.2 acres). The rear parcel is currently developed with a 1,849 square feet, one-story dwelling unit constructed in 1967. The Pastor resides in the dwelling unit. The front parcel is currently developed with 4 buildings totaling 11,022 square feet in area constructed in 1954. The front parcel is developed with a detached building, detached study building, a multi-purpose building, and an attached child care building.

The attached plans were provided by the St Gabriel's Episcopal Church. These were the plans used in 2000 for an addition project to the existing building. According to City records, the construction work has since been completed and received final inspection approval in 2002. No construction work is proposed with this Montessori School application.

The proposed Montessori School will occupy an existing attached child care building located at the rear of the property. The multi-purpose building includes on the first floor a dining/parish hall, a choir practice room, library, kitchen, an office, and restrooms. The second floor is comprised of 4 offices. The existing child care building is 780 square feet. The property provides 23 existing parking spaces located between the residence and the assembly hall building and 7 stalls in front of the church, accessible from Graves Avenue.

The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday. The Montessori School will be closed on Saturdays and Sundays.

According to the Applicant, in Monterey Park the protocol for pick-up and drop-off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

### **Conditional Use Permit**

According to Monterey Park Municipal Code (MPMC) § 21.08.030, a private educational institution is permitted in the R-3 (High Density Residential) Zone with a Conditional Use Permit pursuant to § 21.32.020(B) of the Monterey Park Municipal Code. As set forth in the draft resolution, there are sufficient facts to make the findings needed to issue a CUP.

### **CONCLUSION:**

Staff recommends adopting the draft Resolution approving the requested Conditional Use Permit (CU-13-02), subject to the attached conditions of approval.

---

Samantha Tewart  
Acting Senior Planner

### **Attachments:**

1. Draft Resolution
2. Plans
3. Traffic Impact Study, dated August 13, 2013
4. Letter from Mr. David Chow, dated May 27, 2013
5. Letter from Mr. Joseph C. Reichenberger, P.E. BCEE, date May 8, 2013
6. Petition, dated April 28, 2013



## **PLANNING COMMISSION STAFF REPORT**

ITEM NUMBER

**1**

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**TO:** Planning Commission

**FROM:** Community and Economic Development Department

**MEETING DATE:** November 12, 2013

**SUBJECT:** PUBLIC HEARING  
  
CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT  
A PRIVATE MIDDLE SCHOOL WITH EXTENDED  
CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY  
USE BUILDING

**LOCATION:** 133 East Graves Avenue

**APPLICANT:** John F. Page of Meher Montessori  
2009 South Garfield Avenue  
Monterey Park CA 991754

**PROJECT PLANNER:** Samantha Tewasart  
Acting Senior Planner

**RECOMMENDATION:** It is recommended that the Planning Commission consider taking the following actions: (1) open the continued public hearing and take testimonial and documentary evidence; (2) close the public hearing; and (3) after considering the evidence represented during the public hearing, adopt the Resolution approving the requested Conditional Use Permit (CU-13-02); and (4) take such additional, related, action that may be desirable.

**ZONE:** R-3 (High Density Residential)

**GENERAL PLAN DESIGNATION:** High Density Residential

**ASSESSORS PARCEL NUMBER:** 5257-017-006 (13,937 square feet) and 5275-017-018 (38,983 square feet)

**SITE DESCRIPTION:**

Property Size: 52,230 square feet (1.2 acres)

Surrounding Properties:

|        |                                                       |
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| North: | R-1 (Single Family Residence); single family dwelling |
| South: | R-1 (Single Family Residence); single family dwelling |
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| West:  | R-3 (High Density Residential); dwellings             |

**PROJECT SITE BACKGROUND/PAST CITY APPLICATIONS:**

- CU-87-020, Resolution No. 47-87 – Conditional Use Permit to allow a 75-student preschool to operate in an existing church – PC approved 11-28-87
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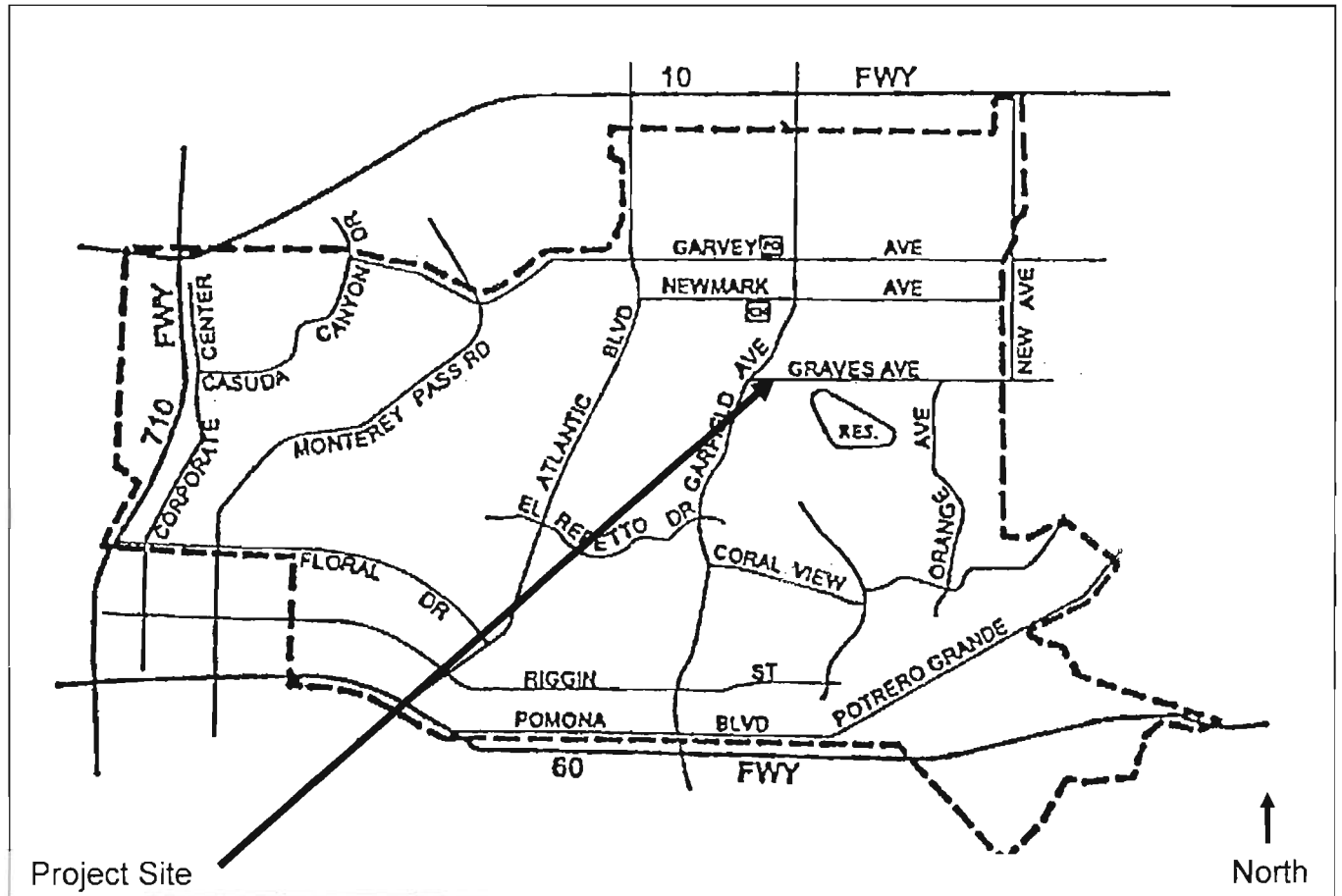
**LEGAL NOTIFICATION:**

The legal notice of this hearing was posted at the subject site, City Hall, Bruggemeyer Memorial Library, and Langley Center on **April 10, 2013, August 14, 2013 and October 24, 2013**, with affidavits of posting on file. The legal notice of this hearing was mailed to **108** property owners within a 300 foot radius and current tenants of the property concerned on **April 10, 2013, August 14, 2013 and October 24, 2013**.

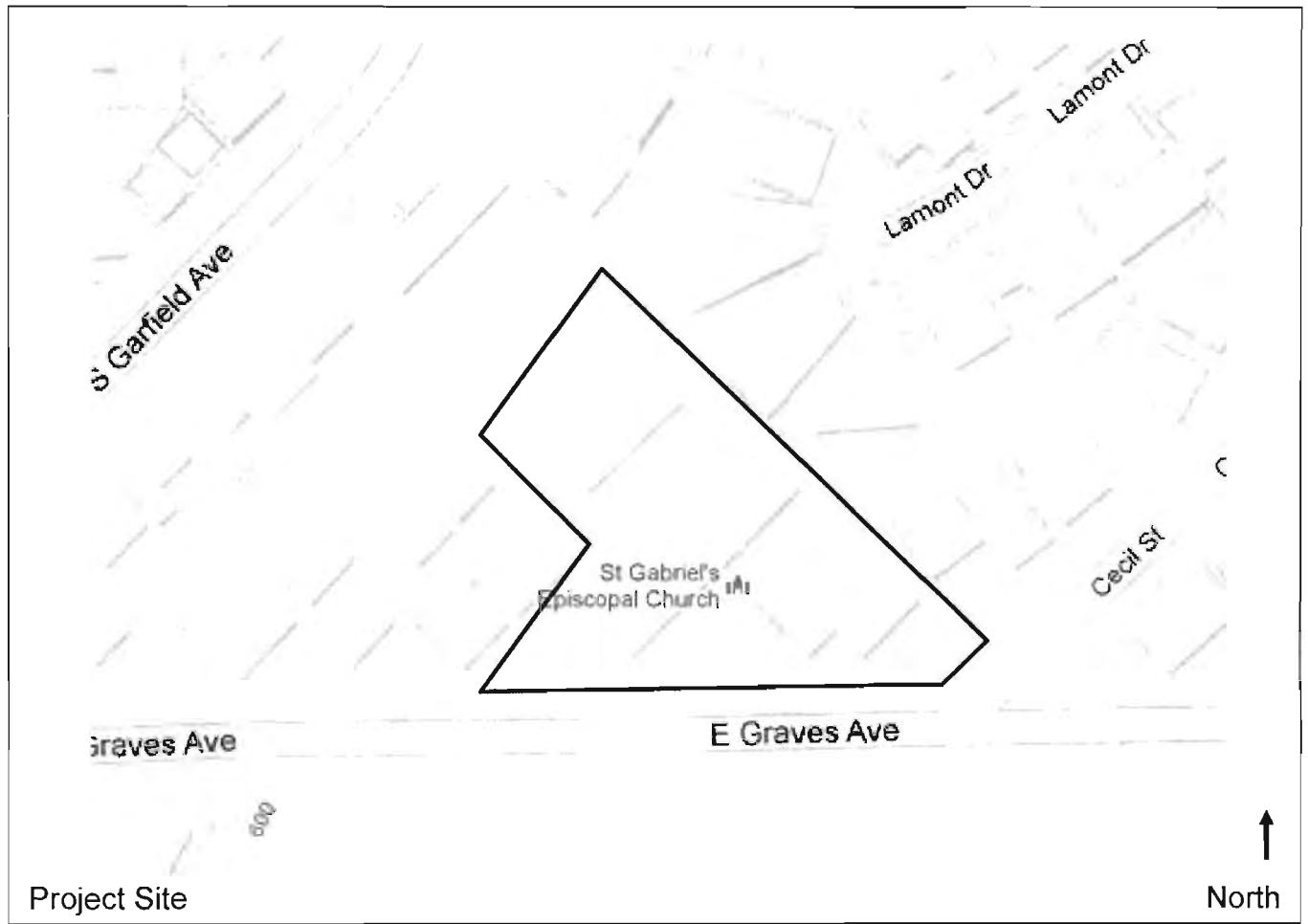
**ENVIRONMENTAL ASSESSMENT:**

The City reviewed the project's environmental impacts under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*, "CEQA"), the regulations promulgated thereunder (14 Cal. Code of Regulations §§15000, *et seq.*, the "CEQA Guidelines"), and the City's Environmental Guidelines. This project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15301.

**VICINITY MAP:**



**STREET MAP:**



## AERIAL MAP



### Proposal:

The applicant, John F. Page of Meher Montessori School, is requesting approval of a Conditional Use Permit to permit a private middle school and preschool with extended child day care within an existing building ("Montessori School") at 133 East Graves Avenue. The subject property is located at the northwest corner of Graves Avenue and Cecil Street. The property is zoned R-3 (High Density Residential) and designated High Density Residential. To the north and south are R-1 zoned lots, to the east are R-2 zoned lots and to the west are R-3 zoned lots. The total lot area is 52,920 square feet (1.2 acres). The rear parcel is currently developed with a 1,849 square feet, one-story dwelling unit constructed in 1967. The Pastor resides in the dwelling unit. The front parcel is currently developed with 4 buildings totaling 11,022 square feet in area constructed in 1954. The front parcel is developed with a detached building, detached study building, a multi-purpose building, and an attached child care building.

The attached plans were provided by the St Gabriel's Episcopal Church. These were the plans used in 2000 for an addition project to the existing building. According to City records, the construction work has since been completed and received final inspection approval in 2002. No construction work is proposed with this Montessori School application.

The proposed Montessori School will occupy an existing attached child care building located at the rear of the property. The multi-purpose building includes on the first floor a dining/parish hall, a choir practice room, library, kitchen, an office, and restrooms. The second floor is comprised of 4 offices. The existing child care building is 780 square feet. The property provides 23 existing parking spaces located between the residence and the assembly hall building and 7 stalls in front of the church, accessible from Graves Avenue. The school hours proposed for the Montessori School will be from 8:00 a.m. to 3:30 p.m., Monday through Friday. Early morning and late afternoon care is available before and after school hours from 7:00 a.m. to 6:00 p.m., Monday through Friday. The Montessori School will be closed on Saturdays and Sundays.

According to the Applicant, in Monterey Park the protocol for pick-up and drop-off has been established since the school's inception. The protocol requires parents to park and sign-in or check-out the student each day, which helps to minimize traffic circulation issues.

#### **Conditional Use Permit:**

According to Monterey Park Municipal Code (MPMC) § 21.08.030, a private educational institution is permitted in the R-3 (High Density Residential) Zone with a Conditional Use Permit pursuant to § 21.32.020(B) of the Monterey Park Municipal Code. As set forth in the draft resolution, there are sufficient facts to make the findings needed to issue a CUP.

#### **Analysis and Response to Public Comments:**

This application was previously brought before the Planning Commission at the meetings of April 23, 2013 and September 24, 2013.

Due to public concerns, the Planning Commission requested staff bring to back additional information including 1) providing the number of accidents that have occurred within the vicinity of the project site, and 2) have the Public Works Department provide comments on the street and traffic conditions.

Since the meeting, the Police Department provided information available from 2007 to 2013. According to City records, one traffic collision has occurred along the 100 to 200 block of East Graves Avenue, one collision has occurred at the intersection of East Graves Avenue and South Lincoln Avenue, and 19 collisions have occurred at the intersection of South Garfield Avenue and Graves Avenue. The general conclusion is that there are not significant traffic accidents in the area.

The Public Works Department requested the traffic consultant to expand the analysis in the Traffic Study to address the concerns expressed at the meeting. According to the Traffic



Study, all-way stop signs warrants defined by the California edition of the Manual of Traffic Control and Devices (MUTCD) were reviewed. The MUTCD provides guidance that all-way stop control can be installed for areas of high vehicle and pedestrian volume, areas with visibility problems, and other factors. In this case, daily vehicle counts and the information provided by the Police Department shows that the thresholds for all-way stop controls are not high enough to warrant all-way stop controls. The Public Works Department determined that the traffic study meets the City's Traffic Impact Study Guidelines dated February 2006 and concurs with the analysis.

At the April 23, 2013 meeting, two items of concern were raised by residents in the surrounding area including 1) a traffic study that was conducted three to five years ago; and 2) clarifying condition number 19 in the draft resolution.

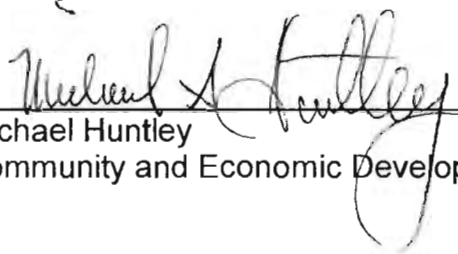
Since the meeting, staff researched City records and the traffic study referenced by the residents could not be located. However, the Applicant obtained the services of KOA Corporation to conduct a Traffic Impact Study for the proposed use (Attachment "3"). The Traffic Impact Study analyzed the signalized intersection at Garfield Avenue (for peak period operations), as well as three roadway segments (for mid block daily volume analysis). Additionally, neighborhood circulation issues, and the pick-up/drop-off operations to occur on neighborhood roadways were evaluated. According to the Traffic Impact Study, the proposed Project is not expected to create significant traffic impacts at the study areas.

According to the floor plan, the subject classroom area will be 780 square feet. The maximum occupancy permitted in the classroom area is 40 individuals (without furniture). With the addition of furniture, the space that can be occupied by students will be even less. The Traffic Impact Study states that the proposed Project would provide seats for up to 50 students; however, not more than 40 individuals can occupy the classroom area. As a result there will be fewer vehicles than the number identified in the Traffic Impact Study.

According to the site plan, 30 parking spaces are provided on the property. Condition number 20 in the Resolution requires the existing driveway approach be expanded and widen on the western side of the driveway an additional 12 feet and to widen and pave drive aisle to match new approach. Condition number 11 requires Meher Montessori School must provide to parents a School Policy and General Information packet that includes information that prohibits the use of Graves Avenue as a drop-off option and require all pick-up and drop-off activities to occur on-site. A pedestrian routes map must be included in the packet, which will identify crossing points for older students and for parents who might choose to walk to school with their children. The pedestrian route map must include Garfield Avenue and Graves Avenue/Grandridge Avenue at the signalized intersection west of the site and Lincoln Avenue and Graves Avenue at the stop controlled intersection east of the site.

### **Conclusion:**

Staff recommends adopting the draft Resolution approving the requested Conditional Use Permit (CU-13-02), subject to the attached conditions of approval.



Michael Huntley  
Community and Economic Development Director

Attachments:

1. Draft Resolution
2. Plans
3. Traffic Impact Study, dated October 29, 2013
4. Letter from Mr. David Chow, dated May 27, 2013
5. Letter from Mr. Joseph C. Reichenberger, P.E. BCEE, date May 8, 2013
6. Petition, dated April 28, 2013

## EXHIBIT E

Planning Commission Minutes  
April 23, 2014 and September 24, 2013



**OFFICIAL MINUTES  
MONTEREY PARK PLANNING COMMISSION  
REGULAR MEETING  
CITY HALL – COUNCIL CHAMBERS  
320 W. NEWMARK AVENUE  
April 23, 2013  
7:00 P.M.**

**Planning Commission**

Michael Hamner  
Larry Sullivan  
Peter Ruiz  
Vacant  
Vacant

**Staff**

James Funk, Lead Planner/Economic and Development  
Special Projects Manager  
Karl Berger, Assistant City Attorney  
Samantha Tewasart, Associate Planner

**CALL TO ORDER:**

The Planning Commission meeting was called to order at 7:30 p.m. by Chair Michael Hamner.

**ROLL CALL:**

COMMISSIONERS PRESENT:

Chair Hamner, Vice-Chair Sullivan, Commissioner Ruiz

COMMISSIONERS ABSENT:

None

STAFF:

Lead Planner/Economic and Development Special  
Projects Manager James Funk, Assistant City Attorney  
Karl Berger, Associate Planner Samantha Tewasart

**AGENDA CHANGES  
AND ADOPTION:**

None

**ORAL AND WRITTEN  
COMMUNICATIONS:**

None

**APPROVAL OF MINUTES:**

None

**PUBLIC HEARING:**

**1. CONDITIONAL USE PERMIT – 1101 MONTEREY PASS ROAD UNIT #1 (CU-12-09)**

Planner Tewasart:

Provided a summary of the staff report.

Chair Hamner: Asked about public access to the subject property.

Planner Tewasart: Replied that there would be a drop-off and pick-up program with the Los Angeles Boys and Girls Club, and a bus stop is located right in front of the building.

Commissioner Sullivan: Inquired about the reason for the relocation.

Planner Tewasart: Replied that the area the club is currently located has a high crime rate, which led to the relocation.

**PUBLIC HEARING OPENED:**

Chair Hamner opened the public portion of the meeting.

**APPLICANT:**

Esther Vargas  
516 N 21<sup>st</sup> Street  
Montebello CA 90640

Introduced the goal of the LA Boys and Girls Club, which is about helping kids to achieve a certain level of GPA.

Commissioner Ruiz: Asked about the partnership between LA Boys and Girls Club and schools.

Commissioner Sullivan: Asked how the problem of pick-up and drop-off would be addressed.

Applicant Vargas: Replied that bus stops are pretty close to the building.

Commissioner Sullivan: Asked about the accessibility of the building for handicapped and whether they have any handicapped students.

Applicant Vargas: Replied that they never had handicapped students before.

Planner Tewasart: Replied that when the application for a certification of occupancy is made, the Building and Safety Division will review the building for accessibility requirements.

**PUBLIC HEARING CLOSED:**

Chair Hamner closed the public portion of the meeting.

**MOTION:**

Moved by Commissioner Ruiz, seconded by Commissioner Sullivan, to **APPROVE** Conditional Use Permit (CU-12-09) with additional conditions. The motion was voted on as follows:

**VOTE:**

AYES: Chair Hamner, Commissioners Sullivan, Ruiz  
NOES: None  
ABSTAIN: None  
ABSENT: None

**2. Conditional Use Permit – 133 East Graves Avenue (CU-13-02)**

Planner Tewasart: Provided a summary of the staff report.

**PUBLIC HEARING OPENED:**

Chair Hamner opened the public portion of the meeting.

**PROJECT'S REPRESENTATIVE:**

Adela Munoz  
13901 La Forge Street  
Whittier CA 90605

Introduced herself as the representative of the project.

Chair Hamner:

Asked if they read the conditions in the resolution.

Project's Representative Munoz:

Replied yes and stated that the proposed school would begin with a small group of students at the age of 12 to 13 years old.

Commissioner Sullivan:

Asked if the church offer after-school care.

Project's Representative Munoz:

Replied that there is a before and after school care program.

Commissioner Sullivan:

Asked how many students the school would have at the beginning of the program.

Project's Representative Munoz:

Replied that for the first year they would have four students, possibly five.

Commissioner Sullivan:

Asked how many years would students stay in this school.

Project's Representative Munoz:

Replied three years.

Commissioner Sullivan:

Stated his concern of the driveway width and traffic which would be brought about by the sign-off school policy.

**OPPONENT:**

Pat Reichenberger  
529 La Mont Drive  
Monterey Park CA 91755

Stated her disagreement with the proposed school, which

is extremely close to the surrounding houses. She stated that 10 feet from the parking lot are five second floor bedroom windows. She expressed her concern on the noise and traffic that would be brought about by the proposed school. She stated that it is unfair to place a school in this residential neighborhood. She spoke about the existing bad traffic on Graves Avenue which is a result of the City yard, and bad traffic condition on Cecil Street which is chosen by the people who do not want to wait for the traffic signals. She stated that the traffic on Cecil Street would be even worse, which is mostly a single family area. She spoke again about her disagreement with the proposed school, especially for those houses only 10 feet away from the drop-off office.

OPPONENT:

Nathan Shimizu  
614 Craighurst Terrace  
Monterey Park CA 91755

Introduced himself as a neighbor living on Craighurst Terrance. He spoke about his disagreement on the proposed school in terms of the traffic, noise, and safety issues that may follow. He spoke about the economic damage the proposed school may impose on the surrounding properties because of the noise generated by children.

OPPONENT:

Frank Kuo  
559 Cecil Street  
Monterey Park CA 91755

Inaudible.

OPPONENT:

Joy Rowe  
615 Craighurst Terrace  
Monterey Park CA 91755

Stated her opposition of the project because of safety concerns on the proposed school's children. She talked about the condition of E Graves Avenue, which is a two-way narrow street. She spoke about a report that had been done by the City with the Traffic Commission many years ago, which concluded that this specific site was too dangerous for a school.

- Project's Representative Munoz: Replied that the peak hour for school would be 7:00 a.m. to 8:30 a.m., while streets usually get busy after that.
- Chair Hamner: Asked about the maximum occupancy of the school.
- Project's Representative Munoz: Replied 50.
- Chair Hamner: Asked the staff if there is a CUP for child care in 1987 for 75 children, and asked if that CUP is still in effect.
- Planner Tewasart: Replied no, and stated that the use has been discontinued, which is the reason why this CUP is required.
- Chairman Hamner: Asked about the site plan.
- Planner Tewasart: Replied that the site plan was used for an addition to the church.
- Commissioner Sullivan: Asked about the concerns raised by the speakers.
- Planner Tewasart: Replied that some of the items were heard for the first time, and that the plans were routed to the different departments, which planning staff relies on for the input of the history of the project, especially when the Traffic Commission is involved. She stated that staff needs to go back to the Engineering Division for more information.
- Chair Hamner: Stated that he understands the neighbors' concern of the impacts of the proposed school on their quality of lives. He asked about the maximum number of children based on the square footage of the proposed school space.
- Lead Planner Funk: Stated that the classroom space is actually 780 square feet, which is not big and should only allow a reasonable number of kids to stay inside.
- Commissioner Sullivan: Expressed his concern on the future development of the proposed school. He spoke about two gates located at back parking lot. He talked about the issue of playground management since it is not a fenced area, and asked if the area would be fenced in the future.
- Commissioner Ruiz: Asked if the church had any activities during weekdays.



Project's Representative Munoz: Replied no.

**PUBLIC HEARING CLOSED:** Chair Hamner closed the public portion of the meeting.

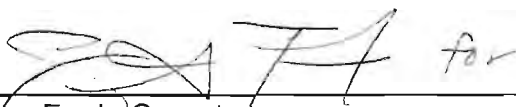
**MOTION:** Moved by Commissioner Ruiz, seconded by Commissioner Sullivan, to **CONTINUE** Conditional Use Permit (CU-13-02) to the meeting of May 14, 2013. The motion was voted on as follows:

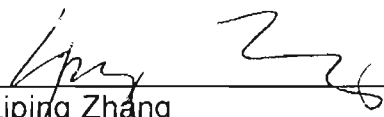
**VOTE:**  
AYES: Chair Hamner, Commissioners Sullivan, Ruiz  
NOES: None  
ABSTAIN: None  
ABSENT: None

**ITEMS FROM THE DIRECTOR  
OF DEVELOPMENT SERVICES:** None

**ITEMS FROM THE  
COMMISSION:** None

**ADJOURNMENT:** The Planning Commission adjourned the meeting at 10:00 p.m. on April 27, 2013, until the next regular meeting of May 14, 2013, at 7:00 p.m. in the Council Chambers.

  
\_\_\_\_\_  
James Funk, Secretary

  
\_\_\_\_\_  
Liping Zhang  
Minutes Clerk



**OFFICIAL MINUTES  
MONTEREY PARK PLANNING COMMISSION  
REGULAR MEETING  
CITY HALL – COUNCIL CHAMBERS  
320 W. NEWMARK AVENUE  
September 24, 2013  
7:00 P.M.**

**Planning Commission**

Michael Hamner  
Larry Sullivan  
Ricky Choi  
Rodrigo Garcia  
Stephen Lam

**Staff**

James Funk, Lead Planner/Economic and Development  
Special Projects Manager  
Karl Berger, Assistant City Attorney  
Samantha Tewasart, Acting Senior Planner

**CALL TO ORDER:**

The Planning Commission meeting was called to order at 7:00 p.m. by Chair Michael Hamner.

**ROLL CALL:**

**COMMISSIONERS PRESENT:**

Chair Hamner, Vice-Chair Sullivan, Commissioners Choi, Garcia, and Lam

**COMMISSIONERS ABSENT:**

None

**STAFF:**

Lead Planner/Economic and Development Special  
Projects Manager James Funk, Assistant City Attorney  
Karl Berger, Acting Senior Planner Samantha Tewasart

**AGENDA CHANGES  
AND ADOPTION:**

None

**ORAL AND WRITTEN  
COMMUNICATIONS:**

None

**APPROVAL OF MINUTES:**

None

**PUBLIC HEARING:**

**OLD BUSINESS:**

**1. CONDITIONAL USE PERMIT – 133 EAST GRAVES AVENUE (CU-13-02)**

Planner Tewasart: Provided a summary of the staff report.

Chair Hamner: Asked if staff means the maximum occupancy of existing facility is 30 to 40 students.

Planner Tewasart: Replied yes.

**PUBLIC HEARING OPENED:** Chair Hamner opened the public portion of the meeting.

**PROJECT APPLICANT:**

John Page  
2009 S. Garfield Avenue  
Monterey Park CA 91754

Introduced himself as the founder and executive director of Meher Montessori School. He stated that they were currently leasing a Christian education building at St. Paul's church, and that they have been there for 30 years. He stated that since they do not have a middle school program, parents of those who graduated from school always had a desire for a middle school. He stated that after deciding to take a leap for a middle school, they thought the subject site 133 E Graves would serve them very well as a middle school. He stated that they just started the middle school temporarily at their existing site right for four students and they hope to enroll more students in the future. He also spoke about the importance and necessity of a new middle school for the community. He stated that a traffic study was conducted showing a minimal impact to the surrounding community, and that the school requires parents to drive their children to the parking lot and sign the children in.

He spoke about several mistakes in the resolution. He claimed that the conditional use permit for preschool care was never in his request. He explained that there will be extended child day care before and after school time but not a preschool program. He also explained that the school will not be doing any addition.

Commissioner Garcia: Asked about the opinions of additional traffic.

Applicant Page: Replied that he cannot answer the question.

- Commissioner Garcia: Asked how the applicant was going to regulate the drop-off policy.
- Applicant Page: Replied that there will be a staff member there to see parents sign in their children. He stated that this would serve the interest of the children, school and surrounding community.
- Commissioner Choi: Asked if the applicant was anticipating students from the nearby areas to walk to school.
- Applicant Page: Replied yes, if students lived close enough.
- Commissioner Choi: Asked if there is no sidewalk on Graves.
- Planner Tewasart: Replied not on the north side of Graves.
- Commissioner Choi: Asked what maximum occupancy is for the existing facility.
- Applicant Page: Replied that according to the CUP issued in 1984, it is 175.
- Commissioner Choi: Asked if they hit the maximum occupancy yet.
- Applicant Page: Replied no, about 110 to 115 students for right now.
- Commissioner Choi: Asked how many middle school students they have right now.
- Applicant Page: Replied four.
- Commissioner Choi: Asked the applicant how the parking issue would be handled, if the facility reaches its full potential.
- Applicant Page: Replied that the parking space would be enough.
- Commissioner Choi: Asked the number of staff that will be on-site.
- Applicant Page: Replied that he would not expect more than three or four staff.
- Chairman Hamner: Asked where the administrative staff of the school will be located.
- Applicant Page: Replied that it would still be in Saint Paul's.

TRAFFIC CONSULTANT:

Brian Marchetti  
1100 Corporate Center Drive,  
Suite 201  
Monterey Park CA 91754

Illustrated the traffic study their company has done, which is a technical memorandum that analyze the potential trip generation of the school based on private school rate and the number of students proposed to be in this facility. He stated that the study was based on 50 students. He explained that the study was based on the peak hour on Graves. And he stated that according to their traffic study, the level of service won't be changed by the proposed school.

- Chairman Hamner: Asked what the current level of service is.
- Consultant Marchetti: Replied B.
- Chairman Hamner: Asked what the current level of service would be after the proposed middle school.
- Consultant Marchetti: Replied B, and he explained that the level of service has not changed.
- Commissioner Lam: Asked how the vehicles per hour get counted.
- Consultant Marchetti: Replied that the peak hour count on Garfield and Graves was done visually with a technician at the intersection for a two hour period, two hours in the a.m. and two hours in the p.m. The count on the road was done by a machine counter during weekdays for 24 hours.
- Commissioner Garcia: Asked if the study was based on 50 students.
- Consultant Marchetti: Replied yes.
- Chairman Hamner: Asked if the study was based on worst case scenario that all the students came by cars, and that traffic generated by another school will not shrink because of the new school.
- Consultant Marchetti: Replied yes.

PROPERTY OWNER:

Pastor Kwan Ho Lo  
133 E Graves Avenue  
Monterey Park CA 91754

Introduced the current condition of the church, that they have seven activity rooms and big church hall. He stated that most of the religious activities happen during Saturday afternoon or evening and Sunday, and that the church is mostly vacant during weekdays. He stated that the church is very glad to provide one activity room for classroom use since the church wanted to contribute to the community.

Commissioner Garcia:

Asked if the 100 members would attend service during the week.

Pastor Lo:

Replied very rare.

Commissioner Garcia:

Asked the maximum occupancy of the church.

Pastor Lo:

Replied 70 to 80.

Commissioner Garcia:

Asked the ways of transportation for the attendants to the church.

Pastor Lo:

Replied by cars, and stated that they parked there.

Commissioner Garcia:

Asked how many years the church had been in place.

Pastor Lo:

Replied about thirty years.

Commissioner Choi:

Asked if there were any staff or volunteers would be on site during weekdays.

Pastor Lo:

Replied no.

Commissioner Choi:

Asked if there would be nobody using the church's parking during weekdays.

Pastor Lo:

Replied no.

Commissioner Choi:

Asked whether he lives on site.

Pastor Lo:

Replied yes, but he stated that he had his own car garage.

OPPONENT:

Paul Von Gough  
522 Cecil Street  
Monterey Park CA 91755

Stated that students on the east bound Graves would need to make a left turn to get into the parking lot, against cars coming down at the hill. He stated that he has lived in the city for 48 years, and the drivers need to break 1,000 feet ahead in order to stop. He spoke about the danger the proposed school may bring about.

OPPONENT:

Joy Rowe  
615 Craighurst Terrace  
Monterey Park CA 91755

Introduced herself as a profession having health and safety background. She claimed that the school would bring tragedy. She stated that Graves had been used for years for the path of another school. She stated that Graves already had a bad traffic condition on the way to school, and that the traffic study should look into the school rush hour traffic. She stated that the school's drop-off policy is good but not practical, and that parents would still leave their children on the curb. She stated that an accident could easily happen.

OPPONENT:

Nathan Shimizu  
614 Craighurst Terrace  
Monterey Park CA 91755

He stated that the Meher Montessori School had failed to complete the application and failed to reach out to the community and that the traffic report had failed to reveal the reality of the traffic burden on Graves. He stated that he had reached out for the community showing 119 residents completely against the school with complete addresses and names. He expressed strong disagreement towards the proposed middle school.

Chairman Hamner:

Read a letter from a resident Francis for more than fifty years, which is about concerns over the geographic conditions, the noise, and traffic generated by the proposed middle school.

OPPONENT:

Dick Rowe  
615 Craighurst Terrace  
Monterey Park CA 91755

Introduced himself as a resident from 1960s. He stated that the hilly geographic condition is a main cause for people to speed. He spoke about the inadequateness of left turning at 7a.m. to 8 a.m. on Graves. He spoke about the possibility of vehicle driving across double yellow lines when people are delayed by guard door during evening time. He emphasized the importance of safety for a school.

OPPONENT:

Joe Reichenberger  
529 La Mont Drive  
Monterey Park CA 91755

Introduced himself as a resident for over 40 years and a professional engineer. He spoke about the uniqueness of the project, which should not be dealt with on an average peak hour count as in the traffic study. He stated that when the engineer is evaluating a proposed middle school like this, specific method such as peak 30 minutes traffic count or peak 15 minutes count should be taken.

OPPONENT:

Pat Reichenberger  
529 La Mont Drive  
Monterey Park CA 91755

Stated that she was not given a clear vision of the project's scope, and that the site is not zoned for a school. She also talked about the concern for the immediate neighbors of the proposed middle school.

OPPONENT:

James Padgett  
162 E. Graves Avenue  
Monterey Park CA 91775

Stated that he did the traffic count in front of the church last Thursday morning, and counted 22 cars going eastward waiting in front of the traffic light at 7:50. He expressed his concern over the incredible speed when the car is heading down slope and non-stop cars in front of the stop sign over the top of the hill. He talked about kids riding skate boards and roller blades on the steep hill. He asked why this facility is needed and what percentages of students are from Monterey Park. He stated that the playground is only 12 feet away from the



condominium project, who needs to bear a lot of noise in the future.

OPPONENT:

David Sanchez  
534 La Mont Drive  
Monterey Park CA 91775

Stated that the parking lot is 10 feet from his room, and his concern is about the safety of his family, which will be interrupted by the kids.

OPPONENT:

Mr. Kamei  
618 Cecil Street  
Monterey Park CA 91775

Introduced himself as a 40-year resident, and stated his concern over the traffic condition. He said that he had witnessed several accidents.

OPPONENT:

Peter  
131 E. Graves Avenue  
Monterey Park CA 91775

Stated that the noise from the meeting in the church was already unbearable. He stated that the noise brought about by the new school would affect his life even worse.

OPPONENT:

Sheldon Chan  
552 Cecil Street  
Monterey Park CA 91775

Stated his concerned for the traffic condition as a new resident to this area.

OPPONENT:

Michael Sepulveda  
5318 Acacia Street  
Monterey Park CA 91775

Stated that he believed the location is inadequate because of traffic and safety issues.

OPPONENT:

David Chow  
608 Cecil Street  
Monterey Park CA 91775

Introduced himself as a resident living next to the church for 20 years. He recommends to take away the fence and to build a 10 feet high solid fence for safety and noise prevention purpose.

PROPONENT:

Clodia Chavez  
5365 Somesset Street  
Los Angeles CA 90032

Introduced herself as a parent of former students from the school. She expressed her great support for the middle school due to her children's achievement as a result of Meher Montessori School.

Chairman Hamner:

Suggested applicants to address some of those concerns from residents.

Consultant Marchetti:

Explained that the neighborhood's perceived speed and traffic accident was deemed the study's background, and the traffic study aimed to find out what can be mitigated and can be designed. He stated that the traffic count was done on the road and at the intersection on a typical day, when the schools around were in session. He stated that they are not looking at 15 minutes peak time traffic, but they are looking at the overall throughout the day condition to see if the neighborhood traffic control can handle the traffic.

Chairman Hamner:

Asked if the study was not done during that rush hour in the morning.

Consultant Marchetti:

Replied that the count was done 7 a.m. to 9 a.m. in the morning, and was done in May.

Chairman Hamner:

Asked if the study was done not on a school day.

Consultant Marchetti:

Replied that it was done on a school day.

Chairman Hamner:

Asked if the consultant has any explanations or concerns to the obviously west bound heavy traffic during the morning.

Consultant Marchetti:

Replied that every school has a 10 to 15 minutes peak, which is the operational issues and not the issue they are looking at, and that they are looking at the significant impact level, and guideline level.

Chairman Hamner:

Stated that the residents have concerns over the signals, the timing of which is too short, and asked if there are any mitigating measures that can be cooperated and if there are any regional issues in terms of the signals.

- Consultant Marchetti: Replied that even there is a 15 minutes peak time, the signals is designed for the majority of hours. And he stated that no significant impact had been identified at the intersection.
- Commissioner Choi: Asked if the study address the topic of safe and accident in that area.
- Consultant Marchetti: Replied that the city would study the number of accidents and speed limit periodically, which is included in this traffic study.
- Commissioner Choi: Stated that the traffic study did not address the problem of danger and traffic accident in that area.
- Chairman Hamner: Stated that the first speaker Von Gough's concern over the traffic had many echoes, and that maybe the traffic commission should look at this project in terms of the speed limit, the number of accidents, and geographic conditions. He concluded that the study was done at a rush hour time, maybe on the last day of school which makes different a typical school day that the number of students may be limited to 30 per building code, that only teaching personnel would be on site and administrative staff would be off site, and that parents are usually distractive, which may be mitigated by drop-off sign-in policy. He further recommended the consultant to look not only at the industry standard but also take the local condition and residents' opinions into consideration. He asked the staff if a school is permitted in a church per zoning code.
- Planner Tewart: Replied that is the purpose of the Conditional Use Permit.
- Chairman Hamner: Asked if this is a Variance.
- Planner Tewart: Replied no.
- Chairman Hamner: Asked if the Conditional Use Permit establish their ability to add conditions for this use for mitigating measures and so forth.
- Planner Tewart: Replied correct.
- Chairman Hamner: Asked how many students would be from Monterey Park.

- Applicant Page: Replied that currently four enrolled students are all from Monterey Park, but he also stated that the school never tracked the geographic background of students so he has no idea how many percentage would be from Monterey Park, and that most of the students would be from Monterey Park.
- Commissioner Choi: Asked if day care is part of the proposed use.
- Applicant Page: Replied that day care is only provided to enrolled students, and that student can be at school as early as 7:00 a.m. to as late as 6:00 p.m.
- Commissioner Choi: Asked if the applicant had looked for other locations.
- Applicant Page: Replied that it is difficult to find a suitable place for a middle school.
- Commissioner Choi: Asked if the applicant would like to change the chain link fence to the block wall.
- Applicant Page: Replied yes as long as the property owner would like to do that.
- PUBLIC HEARING CLOSED:** Chair Hamner closed the public portion of the meeting.
- Commissioner Lam: Expressed his concerns of the noise and safety over the proposed school after hearing opinions from residents. He recommended postponing the decision to a later meeting.
- Commissioner Garcia: Stated that the condition there has been dangerous, and that he was not sure if the proposed use would make the situation even worse. He stated that he needed more information for the project. He recommended continuing the item.
- Commissioner Choi: Stated that Traffic Commission should look at this area, and stated that this is not the applicant's fault.
- Chairman Hamner: Expressed his appreciation to the residents' involvement into this project. He stated that the commissioners with different background worked together for a good decision for the community's best interest. He also recommended the applicant to reach out to the community and work

with them. He asked if the applicant would like to continue the item so that new commissioner would have more time to review this project.

Applicant Page: Replied yes and stated that he would like to know more about the dangerous condition and accidents history in that area.

Chairman Hamner: Replied that this information is more likely to be provided by peer review rather than another traffic study. He stated that it would be staff to work with PD to learn about accidents' history.

Lead Planner Funk: Stated that Police Department should be asked to provide more information about the accidents and investigation around at the street in terms of the terrain and different grades mentioned by the different speakers, that the new public works director may be asked about more input, and that a consultant that is on board can be consulted with safety and school issue. And he stated that accidents are usually not included in the traffic study. In addition, he suggested that street signs for speed limit should be put up, such as 25 mph when school in session. He also spoke about the problem of side walk on the north part of Graves, which is going to be reviewed by the Police Department, Public Works, and city's traffic engineer, and the problem of noise, which may be addressed by special setback requirement for play area. He asked if staff can answer what wall height limit is in residential area.

Planner Tewasart: Replied that the maximum height permitted in a residential area is 6 feet.

Commissioner Choi: Asked if the 6 feet is from the foundation.

Planner Tewasart: Replied above the grade.

Commissioner Choi: Asked if the applicant could ask for a variance.

Planner Tewasart: Replied yes.

Chairman Hamner: Stated that it makes sense if the project can be continued. He stated that in-house review for this project

can begin, and asked how long the process may take and which date next meeting should be continued to.

Attorney Berger:

Suggested to continue the meeting to a specific date after a 30-day period since the applicant is willing to continue the item.

Applicant Page:

Replied that 30-day period is good.

Planner Tewasart:

Stated that the second meeting in October would be October 22, and that if additional time is needed the meeting time would be on November.

Chairman Hamner:

Stated that the meeting would be in October.

**MOTION:**

Moved by Commissioner Lam, seconded by Commissioner Choi, to **CONTINUE** Conditional Use Permit to October 22, 2013. The motion was voted on as follows:

**VOTE:**

AYES: Chair Hamner, Commissioners Choi, Garcia, and Lam  
NOES: None  
ABSTAIN: Vice-Chair Sullivan  
ABSENT: None

**ITEMS FROM THE COMMISSION:**

Lead Planner Funk:

Stated that during the commission meeting, staff makes recommendation prior to speakers' and applicants' speaking, and asked if it is necessary to swift the order for staff to read conditions of approval if the commission decides to approve the item.

Chairman Hamner:

Replied that he did not think they need the change, and asked opinions from other commissioners.

Commissioner Garcia:

Replied that he tended to support the staff, and that he understands staff is working very hard. He stated that as a commissioner, he also need take neighbors' opinions into consideration based on his own experiences and relationship with neighbors.

Commissioner Choi: Replied that he understands that he is here as an independent doing a review, and he had no problem to keep the meeting as it is.

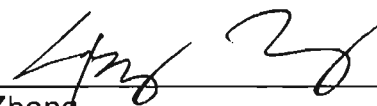
Lead Planner Funk: Stated that sometimes planners tend to change conditions after the public portion.

Commissioner Lam: Expressed his appreciation to the staff, and stated that the commissioners need take the community into consideration. He stated that he would like to hear some opinions from the traffic commission.

**ADJOURNMENT:**

The Planning Commission adjourned the meeting at 9:45 p.m. on September 24, 2013, until the next regular meeting of October 22, 2013, at 7:00 p.m. in the Council Chambers.

  
\_\_\_\_\_  
James Funk  
Secretary

  
\_\_\_\_\_  
Liping Zhang  
Minutes Clerk

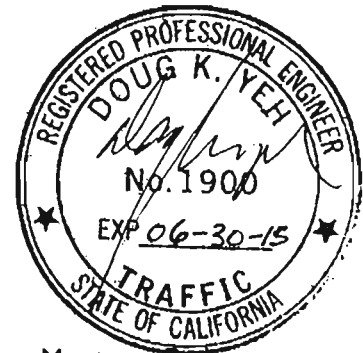
## EXHIBIT F

Traffic Study prepared by KOA, dated October 29, 2013



## TECHNICAL MEMORANDUM

**Date:** October 29, 2013  
**To:** Kookie Chavez – Meher Montessori School  
**From:** Brian A. Marchetti, AICP  
**Subject:** Traffic Impact Study – Meher Montessori, 133 East Graves Avenue, Monterey Park  
KOA Project JB31102



### SUMMARY

This document summarizes a traffic impact study that was conducted for the proposed Meher Montessori school at 133 East Graves Avenue in the City of Monterey Park. The proposed school facility would provide seats for up to 50 elementary-level school students, within existing church space at the St. Gabriel's Episcopal Church facilities.

The school will likely open with less overall students, and may only peak at 30 students. This report provides a conservative look at a 50-student intensity for the project.

The study area included the nearby signalized intersection at Garfield Avenue (for peak period operations analysis), as well as three roadway segments (for mid-block daily volume analysis). Additionally, neighborhood circulation issues, and the propensity for pick-up/drop-off operations to occur on neighborhood roadways were evaluated. Based on the number of students, the Project would have a weekday trip generation of 124 daily trips, including 45 a.m. peak hour trips and 30 p.m. peak hour trips.

The proposed Project is not expected to create significant traffic impacts at the one study intersection and three roadway segments that were analyzed. Additional analysis was conducted of area accident patterns and potential all-way stop-sign control at a nearby intersection,

### PROJECT DESCRIPTION

The proposed Project would provide seats for up to 50 school students, within existing church space at the St. Gabriel's Episcopal Church facilities. For the purpose of this analysis, it is assumed that the Project would be completed by late 2013.

The Project site is located on Graves Avenue, between Craighurst Terrace and Cecil Street. Figure A-1 of Attachment A, illustrates the location of the Project site. All figures referenced in this document are located in Attachment A.

**RECEIVED**

NOV 07 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

## PROJECT STUDY AREA AND ANALYSIS METHODOLOGY

As determined during consultation with City of Monterey Park staff, one intersection was analyzed for potential Project impacts:

1. Garfield Avenue & Graves Avenue/Grandridge Avenue

Three roadway segments were also included in the study area:

1. Graves Avenue, between the southern and northern leg of Cecil Street
2. Cecil Street, between Graves Avenue and Lincoln Avenue
3. Lincoln Avenue, between Graves Avenue and Cecil Street, south leg

For analysis of level of service (LOS) at signalized intersections, the City of Monterey Park has designated the Intersection Capacity Utilization (ICU) methodology as the desired tool. The concept of roadway level of service under the ICU methodology is calculated as the volume of vehicles that pass through the facility divided by the capacity of that facility. A facility is "at capacity" (v/c of 1.00 or greater) when extreme congestion occurs. This volume/capacity ratio value is based upon volumes by lane, signal phasing, and approach lane configuration. For this analysis, a lane capacity of 1,600 vehicles per hour per lane for all through lanes and turn lanes, a lane capacity of 2,880 vehicles per hour per lane for dual turn lanes and a total loss time of 10% were used.

The City of Monterey Park *Traffic Impact Study Guidelines, February 2006*, lists the capacity of individual lane type to be used in the ICU calculations as follows:

- |                    |                        |
|--------------------|------------------------|
| • Left Turn Lanes  | 1600 vehicles per hour |
| • Through Lanes    | 1700 vehicles per hour |
| • Right Turn Lanes | 1700 vehicles per hour |
| • Shared Lanes     | 1600 vehicles per hour |

LOS values range from LOS A to LOS F. LOS A indicates excellent operating conditions with little delay to motorists, whereas LOS F represents congested conditions with excessive vehicle delay. LOS E is typically defined as the operating "capacity" of a roadway. Table 1 defines the intersection level of service criteria.

**Table I - Level of Service Definitions**

| LOS | Interpretation                                                                                                                                                                                                                                                                         | Signalized Intersection<br>Volume to Capacity<br>Ratio (ICU) |
|-----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|
| A   | Excellent operation. All approaches to the intersection appear quite open, turning movements are easily made, and nearly all drivers find freedom of operation.                                                                                                                        | 0.000 - 0.600                                                |
| B   | Very good operation. Many drivers begin to feel somewhat restricted within platoons of vehicles. This represents stable flow. An approach to an intersection may occasionally be fully utilized and traffic queues start to form.                                                      | 0.601 - 0.700                                                |
| C   | Good operation. Occasionally backups may develop behind turning vehicles. Most drivers feel somewhat restricted.                                                                                                                                                                       | 0.701 - 0.800                                                |
| D   | Fair operation. There are no long-standing traffic queues. This level is typically associated with design practice for peak periods.                                                                                                                                                   | 0.801 - 0.900                                                |
| E   | Poor operation. Some long standing vehicular queues develop on critical approaches.                                                                                                                                                                                                    | 0.901 - 1.000                                                |
| F   | Forced flow. Represents jammed conditions. Backups from locations downstream or on the cross street may restrict or prevent movements of vehicles out of the intersection approach lanes; therefore, volumes carried are not predictable. Potential for stop-and-go type traffic flow. | Over 1.000                                                   |

Source: Highway Capacity Manual, Special Report 209, Transportation Research Board, Washington D.C., 2000 and Interim Materials on Highway Capacity, NCHRP Circular 212, 1982

The study roadway segments were analyzed based on total daily volumes, and also based on a.m. and p.m. peak hour volumes with and without the Project, associated level of service values, and percentage increases in traffic due to the Project. The per-lane capacity of 450 vehicles per hour was applied for the peak hour analysis based on the two-lane roadway configuration.

Significant impacts associated with the study roadway segments were based on levels of service that would degrade or worsen within unacceptable LOS E or F.

## EXISTING CONDITIONS

### Existing Street System

The primary roadways within the Project study area are as follows.

- Garfield Avenue is classified as a Principal Arterial in the City of Monterey Park General Plan. The north-south roadway is located west of the Project site. In the study area, this roadway provides two travel lanes in each direction. On-street parking is permitted on both sides of the roadway.
- Graves Avenue is an east-west local street with access to the Project site. This roadway provides one travel lane in each direction. On-street parking is permitted on both sides of the roadway.
- Lincoln Avenue is a north-south local street directly east of the Project site. This roadway provides one travel lane in each direction. On-street parking is permitted on both sides of the roadway.

- Cecil Street is a north-south local street with a northern terminus adjacent to the site and a southern terminus on Garfield Avenue. This roadway provides one travel lane in each direction. On-street parking is permitted on both sides of the roadway.

### Existing Transit Services

The Project study area is served by public bus transit lines operated by the City of Monterey Park and the City of Montebello. Transit service from both agencies operates on Garfield Avenue directly west of the Project site. Additionally, the Monterey Park transit operates on Graves Avenue just east of the Project site. Table 2 summarizes the existing transit service in the study area.

**Table 2 - Existing Transit Service**

| Agency        | Line | From               | To                  | Via             | Peak Frequency |
|---------------|------|--------------------|---------------------|-----------------|----------------|
| Monterey Park | 1    | City Hall          | Hellman/Alhambra    | Garfield Avenue | 40 Minutes     |
| Monterey Park | 2    | City Hall          | Garfield/Elmgage    | Garfield Avenue | 40 Minutes     |
| Monterey Park | 3    | City Hall          | Emerson/Rural       | Graves Avenue   | 40 Minutes     |
| Montebello    | 30   | Firestone/Garfield | Huntington/Stoneman | Garfield Avenue | 60 Minutes     |

### Existing Level of Service

KOA compiled manual intersection counts for the study intersection, conducted on Thursday, May 30, 2013, during the 7:00 a.m. to 9:00 a.m. and 4:00 p.m. to 6:00 p.m. peak periods. Twenty-four hour counts were conducted at the study roadway segments on the same day as the intersection counts. The traffic count summary sheets are provided in Attachment B.

The results of the counts were utilized to define existing daily roadway segment volumes, and a.m. and p.m. peak-hour traffic conditions. The existing levels of service were calculated based on the traffic counts and intersection control and approach lanes. Figure A-2 illustrates the existing study intersection approach lane and control configurations.

Table 3 indicates that the study intersection is currently operating at LOS B or better during both the a.m. and p.m. peak hours.

**Table 3 - Existing Level of Service – Study Intersection**

| Study Intersections |                                                   | AM Peak |     | PM Peak |     |
|---------------------|---------------------------------------------------|---------|-----|---------|-----|
|                     |                                                   | ICU     | LOS | ICU     | LOS |
| I                   | Garfield Avenue & Graves Avenue/Grandridge Avenue | 0.616   | B   | 0.637   | B   |

Table 4 summarizes the roadway segment volumes within the Project study area on an average weekday.

**Table 4 - Existing Level of Service – Roadway Segments - Daily**

| Segment |                | From                    | To                      | Existing Daily Traffic Volumes |
|---------|----------------|-------------------------|-------------------------|--------------------------------|
| A       | Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 5,393                          |
| B       | Cecil Street   | Graves Avenue           | Lincoln Avenue          | 423                            |
| C       | Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 377                            |

During the average weekday a.m. and p.m. peak hour, the three roadway segments operate at LOS B or better. Graves Avenue, between the southern and northern leg of Cecil Street, operates at LOS B during the a.m. peak hour and LOS A during the p.m. peak hour. The remaining two roadway segments operate at LOS A during both the a.m. and p.m. peak hours, as indicated in Table 4.

**Table 4 - Existing Level of Service – Roadway Segments – Peak Hour**

| Segment |                | From                    | To                      | # of Lanes | Capacity | AM Peak |       |     | PM Peak |       |     |
|---------|----------------|-------------------------|-------------------------|------------|----------|---------|-------|-----|---------|-------|-----|
|         |                |                         |                         |            |          | Volume  | V/C   | LOS | Volume  | V/C   | LOS |
| A       | Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 2          | 900      | 605     | 0.672 | B   | 490     | 0.544 | A   |
| B       | Cecil Street   | Graves Avenue           | Lincoln Avenue          | 2          | 900      | 22      | 0.024 | A   | 30      | 0.033 | A   |
| C       | Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 2          | 900      | 24      | 0.027 | A   | 38      | 0.042 | A   |

The existing intersection turn volumes and roadway segment volumes are provided in Figure A-3. The existing level of service calculation worksheets are provided in Attachment C.

### **CUMULATIVE BASE CONDITIONS (YEAR 2013)**

The following section summarizes cumulative base traffic conditions. The year 2013 was selected for analysis based on the anticipated opening date of the proposed Project.

Typically, an ambient/background traffic growth rate that takes into account regional traffic growth in the study area is applied to the existing traffic volumes to determine base traffic volume conditions. As the proposed Project is anticipated to be completed within the current year, an ambient traffic growth rate is not applicable for this analysis. Area projects were included as part of the cumulate base analysis, per a list defined during coordination with City staff.

Table 5 summarizes the trip generation estimates for the area projects identified within the City of Monterey Park and their locations are illustrated in Figure A-4.

**Table 5 – Area Project Trip Generation**

| No.      | Project Title or Address            | Description | ITE | Size  | Unit  | Weekday |              |     |       |              |     |       |
|----------|-------------------------------------|-------------|-----|-------|-------|---------|--------------|-----|-------|--------------|-----|-------|
|          |                                     |             |     |       |       | Daily   | AM Peak Hour |     |       | PM Peak Hour |     |       |
|          |                                     |             |     |       |       |         | In           | Out | Total | In           | Out | Total |
| 1        | 220 Hotel Atlantic                  | Hotel       | 310 | 187   | Rooms | 1,528   | 99           | 58  | 41    | 112          | 57  | 55    |
|          |                                     | Restaurant  | 932 | 3,000 | KSF   | 381     | 32           | 18  | 14    | 30           | 18  | 12    |
| Subtotal |                                     |             |     |       |       | 1,909   | 131          | 76  | 55    | 142          | 75  | 67    |
| 2        | Southwest corner of Atlantic/Garvey | Condominium | 230 | 98    | DU    | 569     | 7            | 36  | 43    | 34           | 17  | 51    |
|          |                                     | Hotel       | 310 | 148   | Rooms | 1,210   | 47           | 32  | 79    | 45           | 44  | 89    |
| Subtotal |                                     |             |     |       |       | 1,779   | 54           | 68  | 122   | 79           | 61  | 140   |
| Total    |                                     |             |     |       |       | 2,478   | 185          | 144 | 177   | 221          | 136 | 207   |

Based on the forecast parameters, the cumulative base conditions level of service analysis was conducted for the one study intersection and three roadway segments. The analysis is summarized in Table 6 and Tables 7 to 8, respectively. The results of the intersection analysis in Table 6 indicate that the study intersection continues to operate at LOS B during the a.m. and p.m. peak hours.

**Table 6 – Cumulative Base Level of Service – Study Intersection**

| Study Intersections |                                                   | AM Peak |     | PM Peak |     |
|---------------------|---------------------------------------------------|---------|-----|---------|-----|
|                     |                                                   | ICU     | LOS | ICU     | LOS |
| 1                   | Garfield Avenue & Graves Avenue/Grandridge Avenue | 0.618   | B   | 0.640   | B   |

Table 7 summarizes the roadway segments for the cumulative base conditions. The roadway volumes would remain the same as there were no additions of area projects to these roadway segments.

**Table 7 - Cumulative Base Level of Service – Roadway Segments - Daily**

| Segment          | From                    | To                      | Cumulative w/o Project Daily Traffic Volumes |
|------------------|-------------------------|-------------------------|----------------------------------------------|
| A Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 5,393                                        |
| B Cecil Street   | Graves Avenue           | Lincoln Avenue          | 423                                          |
| C Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 377                                          |

As there were no additional area project trips added to the roadway segments, operations would remain at good LOS values of B or better during the during both the a.m. and p.m. peak hours, as indicated in Table 8.

**Table 8 - Cumulative Base Level of Service - Roadway Segments - Peak Hour**

|         |                |                         |                         | Cumulative Base  |         |       |     |                  |         |       |     |
|---------|----------------|-------------------------|-------------------------|------------------|---------|-------|-----|------------------|---------|-------|-----|
| Segment |                | From                    | To                      | Area<br>Projects | AM Peak |       |     | Area<br>Projects | PM Peak |       |     |
|         |                |                         |                         |                  | Volume  | V/C   | LOS |                  | Volume  | V/C   | LOS |
| A       | Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 0                | 605     | 0.672 | B   | 0                | 490     | 0.544 | A   |
| B       | Cecil Street   | Graves Avenue           | Lincoln Avenue          | 0                | 22      | 0.024 | A   | 0                | 30      | 0.033 | A   |
| C       | Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 0                | 24      | 0.027 | A   | 0                | 38      | 0.042 | A   |

The cumulative base traffic volumes are provided on Figure A-5. The cumulative base conditions level of service worksheets are provided in Attachment D.

## CUMULATIVE WITH PROJECT CONDITIONS (YEAR 2013)

### Project Trip Generation

The Project trip generation estimates were based on trip rates defined by the Institute of Transportation Engineers (ITE) *Trip Generation (9th Edition)*. Trip rates for the Private School use were utilized to calculate the trip generation for the proposed Project uses. The Private School (K-8) rates were applied to the average weekday a.m. and p.m. peak hours, while the Private School (K-12) rates were applied to the daily totals since rates are not defined by ITE for private schools.

Table 9 summarizes the trip generation rates and resulting Project trip generation. The Project would generate weekday trips totaling 124 daily trips, including 45 a.m. peak hour trips and 30 p.m. peak hour trips.

**Table 9 - Project Trip Generation**

| Land Use                            | Size        | ITE Code | Average Weekday      |              |     |       |              |     |       |
|-------------------------------------|-------------|----------|----------------------|--------------|-----|-------|--------------|-----|-------|
|                                     |             |          | Daily <sup>[b]</sup> | AM Peak Hour |     |       | PM Peak Hour |     |       |
|                                     |             |          |                      | In           | Out | Total | In           | Out | Total |
| <b>Trip Generation Rates</b>        |             |          |                      |              |     |       |              |     |       |
| Private School (K-8) <sup>[a]</sup> | - students  | 534      | 2.48                 | 55%          | 45% | 0.90  | 47%          | 53% | 0.60  |
| <b>Proposed Project Trips</b>       |             |          |                      |              |     |       |              |     |       |
| Private School (K-8) <sup>[a]</sup> | 50 students | 534      | 124                  | 25           | 20  | 45    | 14           | 16  | 30    |
| Total                               |             |          | 124                  | 25           | 20  | 45    | 14           | 16  | 30    |

Rates Source: Institute of Transportation Engineers (ITE) "Trip Generation - 9th Edition".

[a] - Private schools in this land use category primarily serve students attending kindergarten through the eighth grade but may also include students beginning with pre-K classes. This school would have students with ages 2-1/2 to 12.

[b] - Applied private school (K-12) (ITE 536) for daily rates, as private school. K-8 (ITE 534) category does not have a daily rate.

### Project Trip Distribution and Assignment

Trip distribution is the process of assigning the directions from which traffic will access a project site. Trip distribution is dependent upon the land use characteristics of the project, the local roadway network, and the general locations of other land uses to which project trips would likely originate or terminate. The trip distribution pattern is illustrated on Figure A-6.

Based on the trip generation and distribution assumptions, the Project traffic was assigned to the roadway system based on the proposed driveway location and the roadways that would likely be used to access the regional highway system. The Project trip assignment is illustrated on Figure A-7, for the a.m. and p.m. peak hours.

The Project trips were added to the cumulative base traffic forecasts to estimate cumulative with Project traffic volumes. Figure A-8 provides the cumulative with-Project traffic volumes. The cumulative with-Project conditions analysis is summarized in Table 10 and Table 11.

Table 10 indicates that operations during the cumulative with Project scenario will remain within the LOS B range during the a.m. and p.m. peak hours.

**Table 10 – Cumulative With Project Level of Service – Study Intersection**

| Study Intersections |                                                   | AM Peak |     | PM Peak |     |
|---------------------|---------------------------------------------------|---------|-----|---------|-----|
|                     |                                                   | ICU     | LOS | ICU     | LOS |
| I                   | Garfield Avenue & Graves Avenue/Grandridge Avenue | 0.630   | B   | 0.647   | B   |

Table 11 summarizes the roadway segment volumes for cumulative with-Project conditions. A large portion of the daily Project traffic would travel on Graves Avenue where the Project site is located.

**Table 11 - Cumulative With Project Level of Service – Roadway Segments - Daily**

|   | Segment        | From                    | To                      | Project Only | Cumulative w/ Project Daily Traffic Volumes |
|---|----------------|-------------------------|-------------------------|--------------|---------------------------------------------|
| A | Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 86           | 5,479                                       |
| B | Cecil Street   | Graves Avenue           | Lincoln Avenue          | 12           | 435                                         |
| C | Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 12           | 389                                         |

With the addition of Project traffic onto the three roadway segments, the level of service would remain at good LOS values of B or better during the during both the a.m. and p.m. peak hour, as indicated in Table 12. Percentage increases in traffic are anticipated to range from 2.2 percent during the a.m. peak hour on Segment A, to 9.1 percent during the a.m. peak hour on Segment B.

The Project-only volumes are anticipated to be low – all calculated values equate to one new vehicle trip occurring less than every three minutes in each direction on the most-heavily affected study roadway segments.

**Table 12 - Cumulative With Project Level of Service – Roadway Segments - Peak Hour**

|         |                |                         | Cumulative With Project |          |              |         |     |       |              |              |         |     |       |              |      |
|---------|----------------|-------------------------|-------------------------|----------|--------------|---------|-----|-------|--------------|--------------|---------|-----|-------|--------------|------|
| Segment | From           | To                      | # of Lanes              | Capacity | Project Only | AM Peak |     |       | Increase (%) | Project Only | PM Peak |     |       | Increase (%) |      |
|         |                |                         |                         |          |              | Volume  | V/C | LOS   |              |              | Volume  | V/C | LOS   |              |      |
| A       | Graves Avenue  | Cecil Street, south leg | Cecil Street, north leg | 2        | 900          | 16      | 621 | 0.690 | B            | 2.6%         | 11      | 501 | 0.557 | A            | 2.2% |
| B       | Cecil Street   | Graves Avenue           | Lincoln Avenue          | 2        | 900          | 2       | 24  | 0.027 | A            | 9.1%         | 2       | 32  | 0.036 | A            | 6.7% |
| C       | Lincoln Avenue | Graves Avenue           | Cecil Street, south leg | 2        | 900          | 2       | 26  | 0.029 | A            | 8.3%         | 2       | 40  | 0.044 | A            | 5.3% |



The cumulative with Project level of service calculation worksheets are provided in Attachment E.

### Project Impacts

The City of Monterey Park has established specific thresholds for project related increases in the volume-to-capacity ratio (V/C) of signalized study intersections. The following increases in peak-hour V/C ratios are considered "significant" impacts:

| Existing ICU    | Project Related v/c increase  |
|-----------------|-------------------------------|
| 0.000 – 0.700   | Equal to or greater than 0.06 |
| > 0.701 – 0.800 | Equal to or greater than 0.04 |
| > 0.801 – 0.900 | Equal to or greater than 0.02 |
| > 0.901         | Equal to or greater than 0.01 |

Based on the results of the analysis as summarized in Table 13 and the established significant threshold criteria, the proposed Project is not expected to create a significant traffic impact at the one study intersection (Garfield Avenue & Graves Avenue/Grandridge Avenue) during cumulative with Project conditions.

**Table 13 - Cumulative With Project Impacts**

| Study Intersections |                                                   | Peak Hour | Existing Conditions |     | Cumulative Without Project |     | Cumulative With Project |     | Change in ICU | Sig Impact? |
|---------------------|---------------------------------------------------|-----------|---------------------|-----|----------------------------|-----|-------------------------|-----|---------------|-------------|
|                     |                                                   |           | ICU                 | LOS | ICU                        | LOS | ICU                     | LOS |               |             |
| 1                   | Garfield Avenue & Graves Avenue/Grandridge Avenue | AM        | 0.616               | B   | 0.618                      | B   | 0.630                   | B   | 0.012         | No          |
|                     |                                                   | PM        | 0.637               | B   | 0.640                      | B   | 0.647                   | B   | 0.007         | No          |

Additionally, operations at the three study roadway segments are expected to remain within good levels of service with the addition of Project trips. No significant traffic impacts are expected, as average speeds would not be negatively affected by the anticipated added volumes.

### **CONGESTION MANAGEMENT PROGRAM (CMP) ANALYSIS**

This section demonstrates the ways in which this traffic study was prepared to be in conformance with the procedures mandated by the County of Los Angeles Congestion Management Program (CMP).

The CMP was created statewide because of Proposition 111 and was implemented locally by the Los Angeles County Metropolitan Transportation Authority (Metro). The CMP for Los Angeles County requires that the traffic impact of individual development projects of potentially regional significance be analyzed. A specific system of arterial roadways plus all freeways comprises the CMP system. Per CMP Transportation Impact Analysis (TIA) Guidelines, a traffic impact analysis is conducted where:

- At CMP arterial monitoring intersections, including freeway on-ramps or off-ramps, where the proposed project will add 50 or more vehicle trips during either a.m. or p.m. weekday peak hours.
- At CMP mainline freeway-monitoring locations, where the project will add 150 or more trips, in either direction, during the either the a.m. or p.m. weekday peak hours.

The nearest CMP arterial monitoring intersection to the Project site is at Whittier Boulevard and Garfield Avenue (CMP Monitoring Station #111, 3.2 miles from Project site). Based on the trip generation and distribution of the project, it is not expected that 50 or more new project trips per hour would be added at this CMP intersection. Therefore, no further analysis of potential CMP impacts is required.

The nearest CMP freeway monitoring location to the Project site is at Interstate 10 and Atlantic Boulevard (CMP Monitoring Station #1015, 2.0 miles from Project site). The proposed project is expected to add less than 150 new trips per hour, in either direction, to any freeway segments based on the project trip generation. Therefore, no further analysis of CMP freeway monitoring stations is required.

## **SITE ACCESS AND CIRCULATION**

Vehicular access to the on-site parking will be provided from one mid-block driveway on Graves Avenue. The driveway provides full access to the site for ingress and egress movements. Student pick-up/drop-off activity will occur within the site parking lot and not along the adjacent curb of Graves Avenue. The site driveway has been conditioned for widening by the City, and the church is preparing for those improvements as part of the proposed project, as that entity is the property owner.

As pick-up/drop-off activities would take place on-site, neighborhood impacts will be minimized. The allowance of pick-up/drop-off activities on Graves Avenue could promote the use of Craighurst Terrace, to the west of the school site and on the south side of Graves Avenue, as a turnaround route for vehicles destined for residential areas to the east. The use of the north curb of Graves Avenue, therefore, is recommended to be prohibited by the school for pick-up/drop-off activity. The City could establish prohibited weekday parking adjacent to the site, while allowing it on weekends for existing church activity.

The School Policy and General Information packet established by the school includes information on arrival and dismissal. Students are required to sign-in and sign-out during pick-up and drop-off periods, and that must occur on-site. This requirement to enter the site for pick-up/drop-off activities will reduce potential neighborhood circulation issues that may arise in the vicinity of the Project site.

In order to facilitate the left-turn movement into the site driveway, it is recommended that the south curb parking on Graves Avenue from Craighurst Terrace to the site driveway location be prohibited during one to two hours during weekday a.m. and p.m. periods, for the peak pick-up and drop-off times of the school. This would allow for through movement vehicles to maneuver around vehicles turning into the site.

## **PEDESTRIAN SAFETY**

Pedestrian access to the school would be provided to some areas of the local neighborhood by existing sidewalks that are located on both sides of Graves Avenue in the vicinity of the proposed school site. Crosswalks are not provided near the school site. The closest marked crosswalk is located at the intersection of Garfield Avenue & Graves Avenue/Grandridge Avenue.

Segments of Graves Avenue, to the east of north-leg intersection with Cecil Avenue, do not have sidewalks on the north side of the roadway. All-way stop control and pedestrian crosswalks at the south-leg intersection of Cecil Avenue/Graves Avenue is recommended for consideration and final approval by the City, to provide a complete local pedestrian network for the school.

For that intersection, KOA reviewed all-way stop sign warrants defined by the California edition of the Manual of Uniform Traffic Control Devices (MUTCD). As inputs to the review, daily vehicle counts were taken on both Graves Avenue and Cecil Avenue and the City of Monterey Park Police Department provide accident reports for the last three years. The following was found from the review:

- The collected vehicle volumes indicated that for six separate hours of the day, a volume threshold defined by the MUTCD is met, but the threshold must be met for eight hours of the day. The overall threshold for vehicle volumes is not met.
- Accident records indicate that two accidents have occurred in the last two years within the Graves Avenue corridor near the proposed site, and are not focused in one location that might indicate a roadway design issue that requires a remedy. There are not identifiable multiple accidents at a single location. The overall MUTCD thresholds for accidents are not met.

MUTCD provides additional guidance that all-way stop control can be installed for areas of high vehicle and pedestrian volume, areas with visibility problems, and other determinations. The City has discretion in making a determination for the installation of all-way stop control at this location, based on all factors of operations and characteristics, including the vertical curvature of Graves Avenue.

If the City makes a determination that all-way stop control is necessary for Cecil Avenue (south leg)/Graves Avenue intersection, a recommended pedestrian routes map should be included in the Information packet, which would provide recommended crossing points for older students and for parents who might chose to walk to school with their children. A recommended pedestrian routes map would then use the following crossing locations, including the new all-way stop-controlled intersection at Cecil Avenue:

- Garfield Avenue & Graves Avenue/Grandridge Avenue – Signalized intersection, west of site
- Lincoln Avenue & Graves Avenue - All-way stop controlled intersection, east of site

## **SUMMARY AND CONCLUSIONS**

The proposed Project, a Meher Montessori school at 133 East Graves Avenue, would provide seats for up to 50 school students, within existing church space at the St. Gabriel's Episcopal Church facilities. For the purpose of this analysis, it is assumed that the Project would be completed by late 2013.

Based on the scope of the Project, one study intersection and three roadway segments were analyzed to determine potential Project traffic impacts. The Project would have weekday trip generation totaling 124 daily trips, including 45 a.m. peak hour trips and 30 p.m. peak hour trips. These trips include parent vehicles, staff vehicles, and delivery trips. The report provides a conservative analysis of project trip generation and impacts, as the school may open with less total enrollment.

The analysis of the Project trips and the surrounding traffic network determined that the proposed Project is not expected to create any significant traffic impacts to the analyzed study intersection and the three analyzed study roadway segments. The Project-only volumes on nearby residential roadways are anticipated to be low. The calculated values equate to one new vehicle trip occurring less than every three minutes in each direction at the most-heavily affected location.

Site access by vehicles and pedestrians has been reviewed, in order to provide safe routes to and from the site. If the City makes a determination that all-way stop control is necessary for the Cecil Avenue (south leg)/Graves Avenue intersection, a recommended pedestrian routes map could then designate proper walking routes to both the east and west of the school.

It is recommended that the adjacent south curb parking on Graves Avenue be prohibited during one to two hours during weekday a.m. and p.m. periods, for the peak pick-up and drop-off times of the school. This would allow for through movement vehicles to maneuver around vehicles turning into the site.

## **ATTACHMENT A – FIGURES**

**Figure A-1** – Project Study Area

**Figure A-2** – Study Intersection Geometries

**Figure A-3** – Existing Traffic Volumes

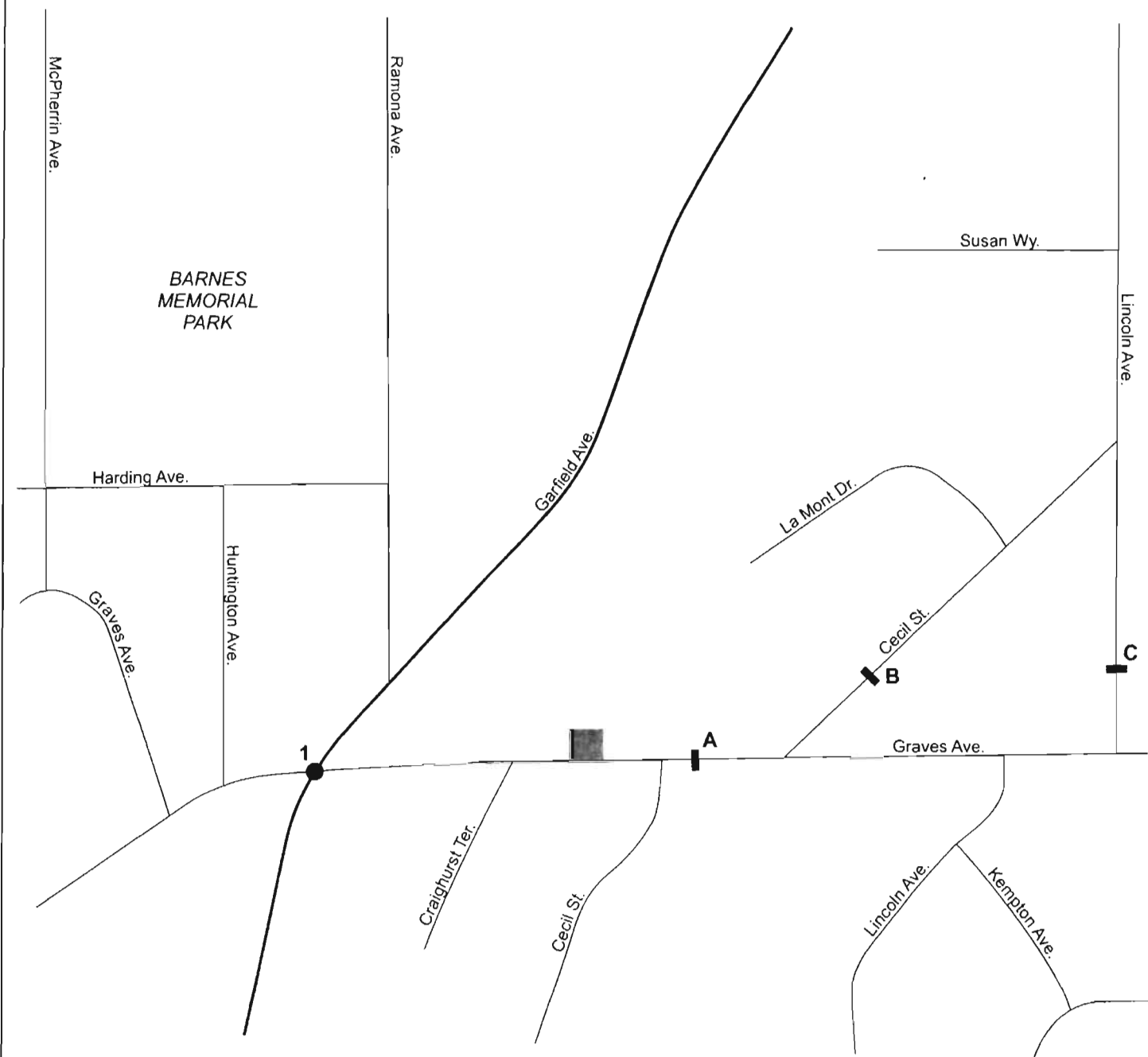
**Figure A-4** – Location of Related Projects

**Figure A-5** – Cumulative Base Traffic Volumes

**Figure A-6** – Project Trip Distribution Percentages

**Figure A-7** – Project Traffic Volumes

**Figure A-8** – Cumulative With Project Traffic Volumes

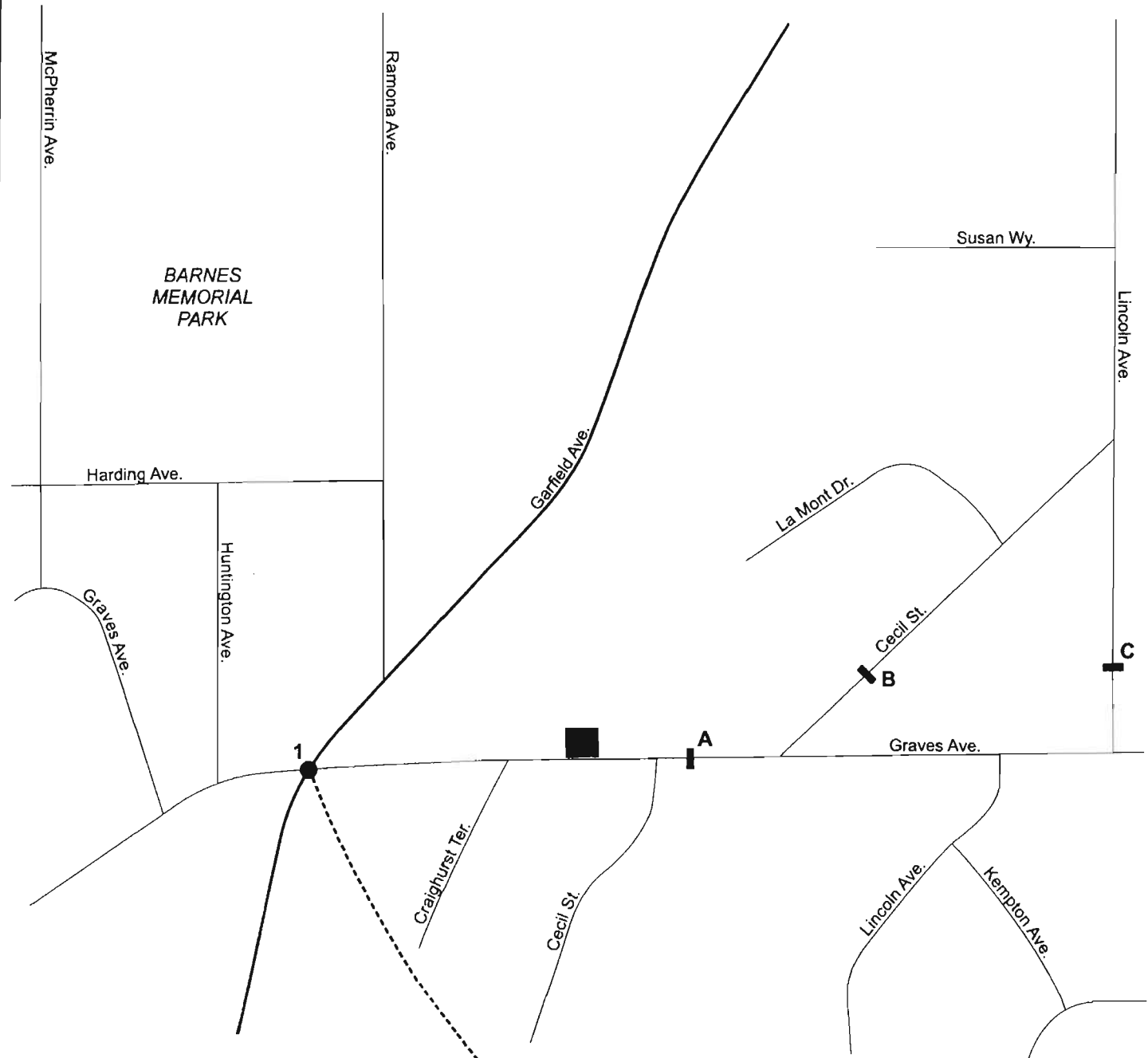


#### LEGEND

-  Project Site
-  Study Intersection
-  Study Roadway Segment

6/19/13





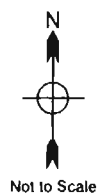
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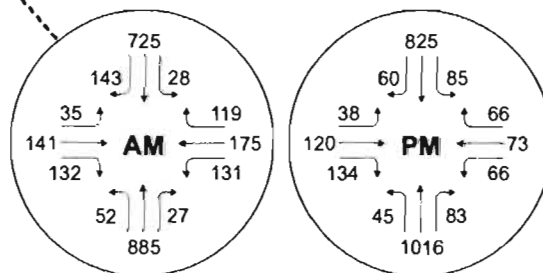
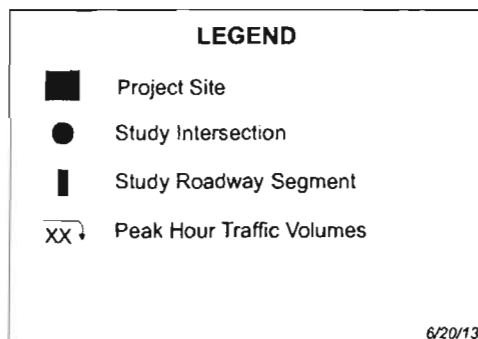
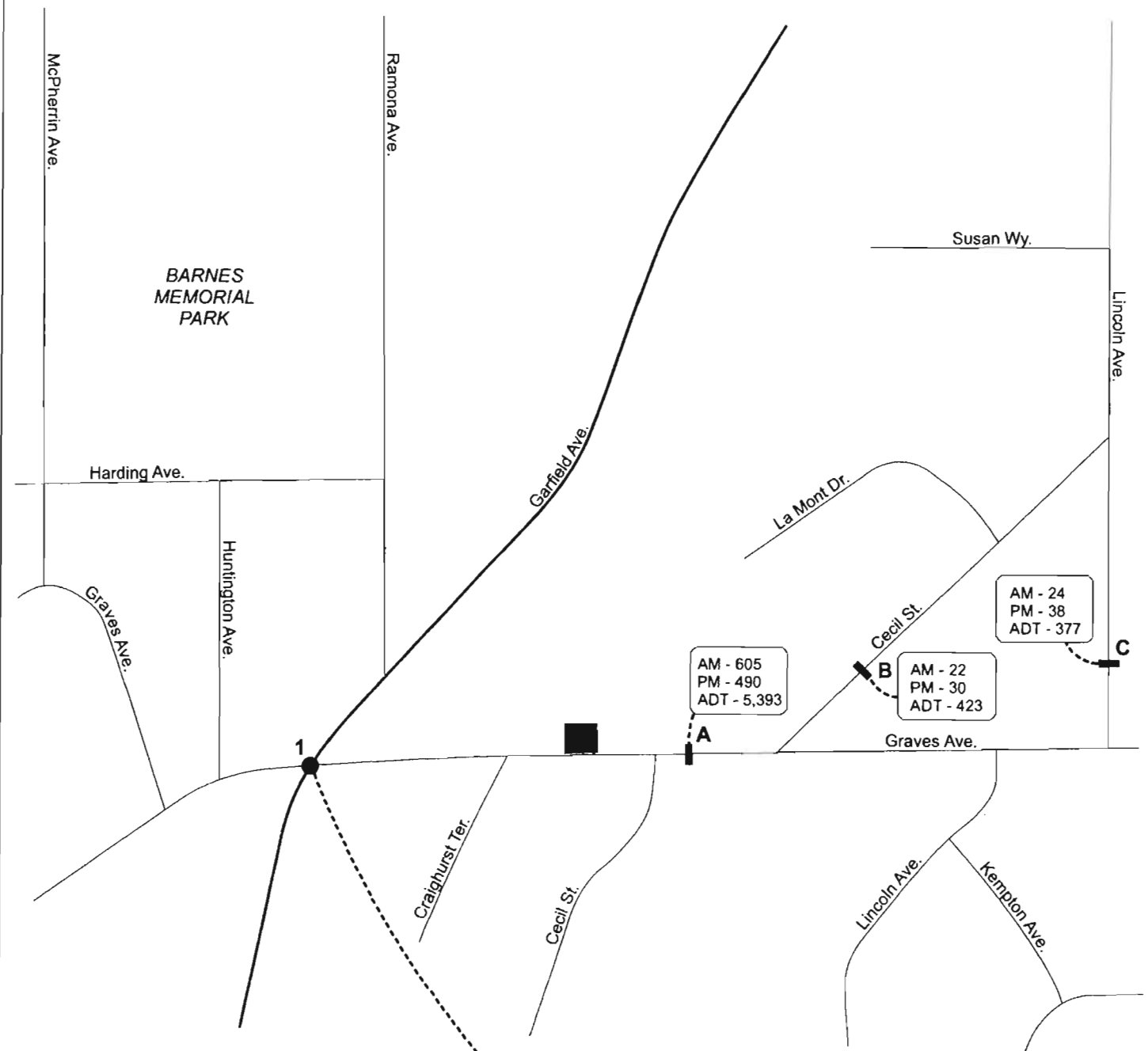
-  Project Site
-  Study Intersection
-  Study Roadway Segment
-  Stop Sign
-  Signalized Intersection
-  Intersection Lane Geometry

6/20/13

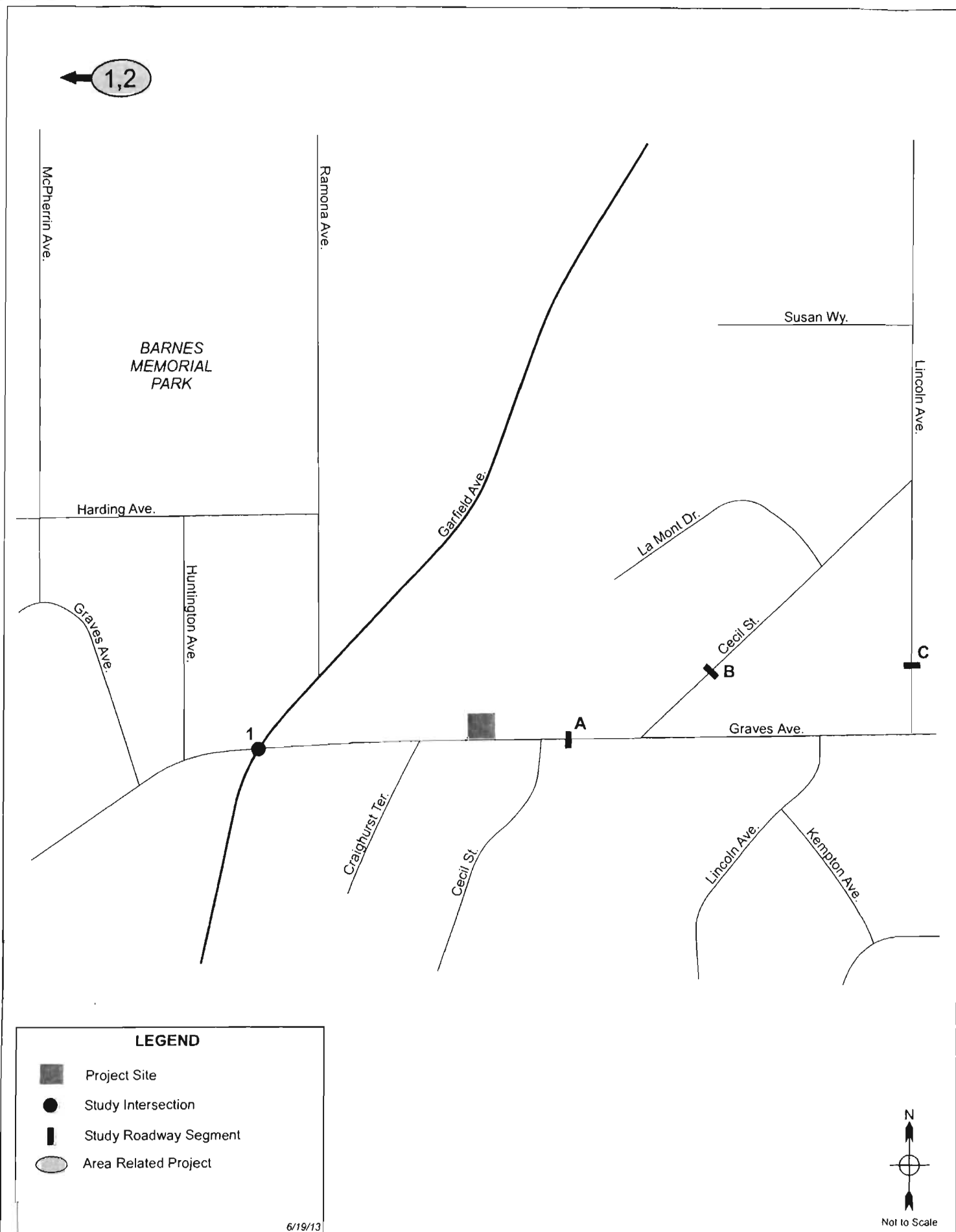
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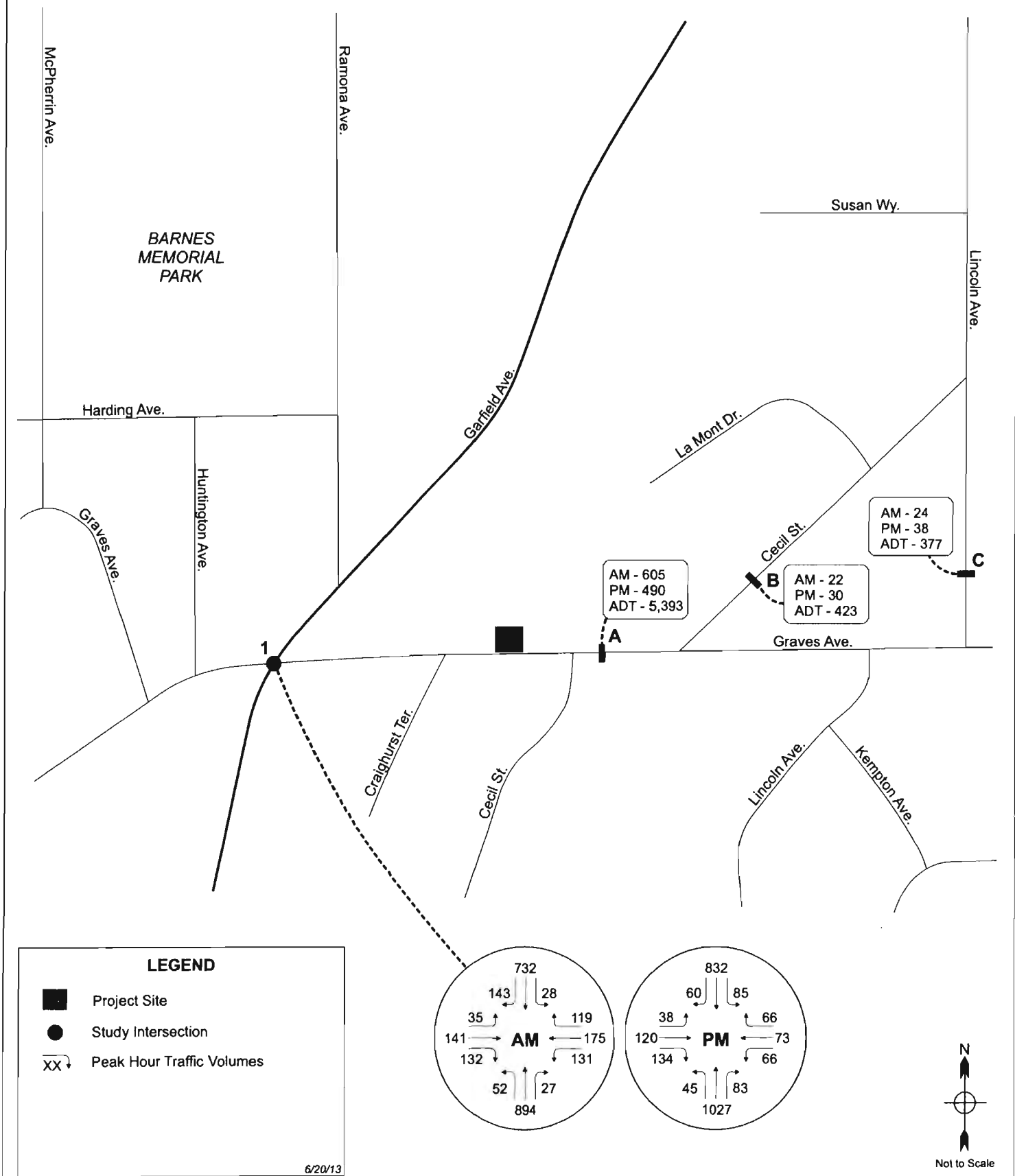
- \* No left-turn 7-8 AM Mon-Fri

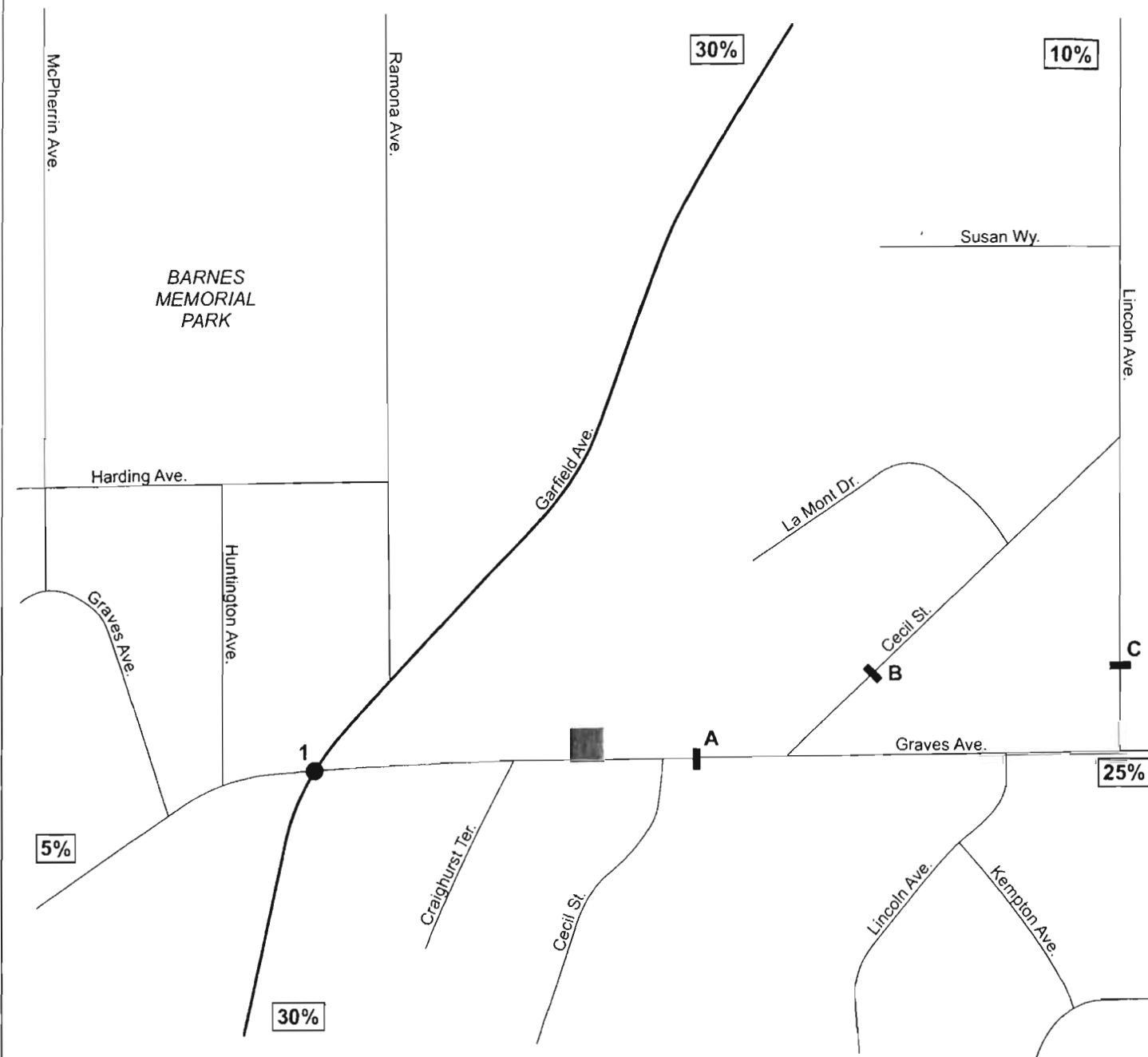










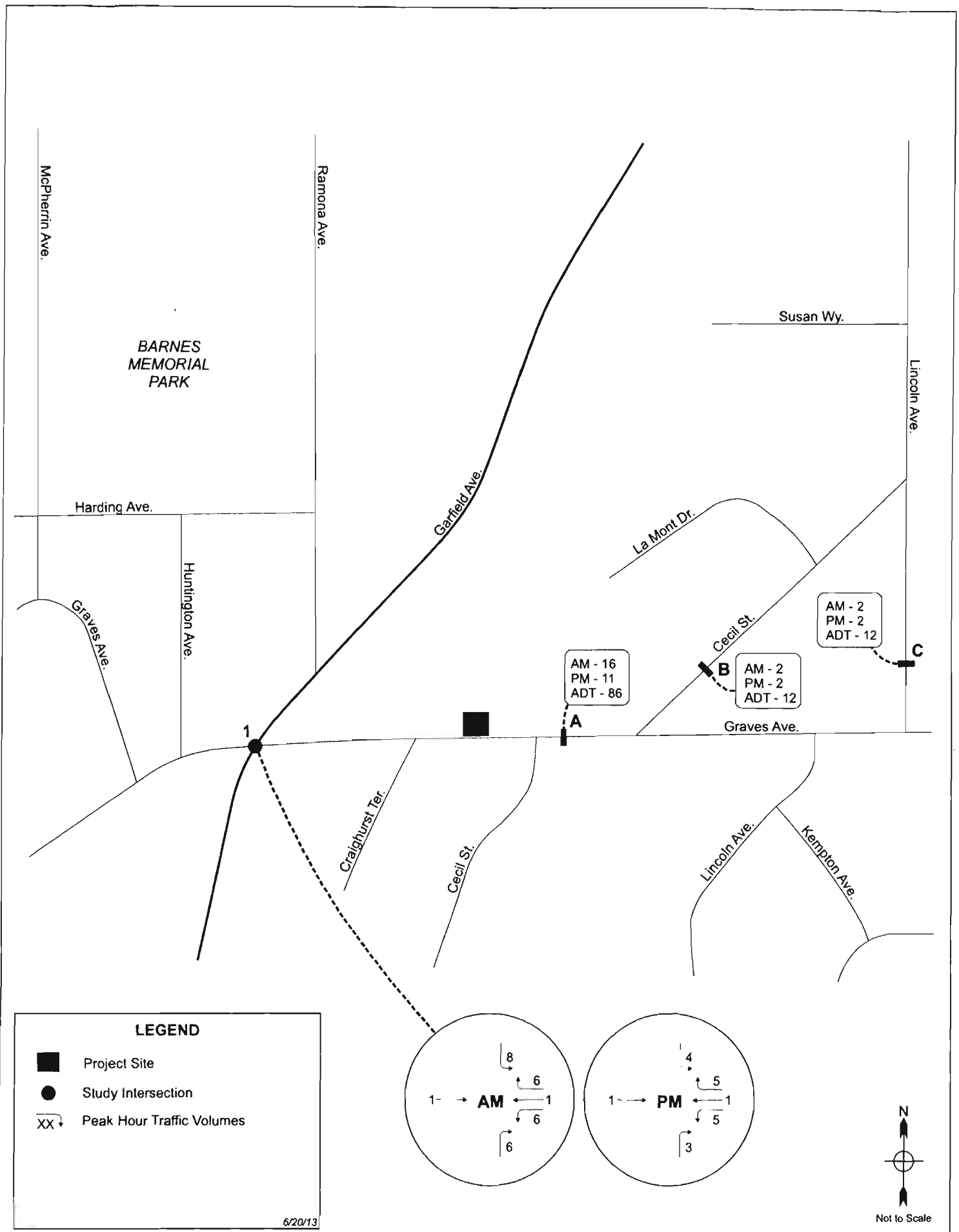


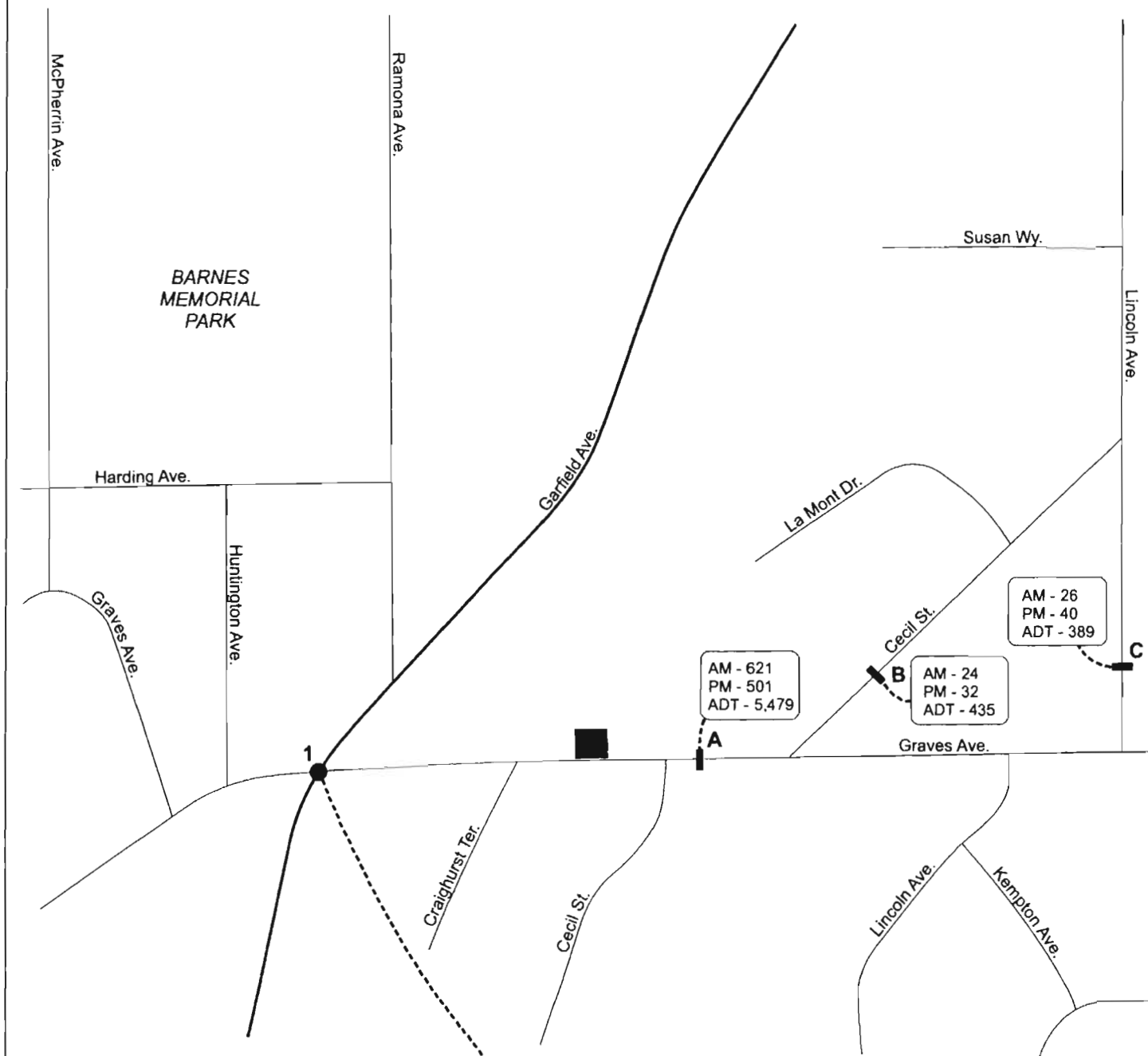
#### LEGEND

-  Project Site
-  Study Intersection
-  Study Roadway Segment
-  Project Distribution

6/19/13



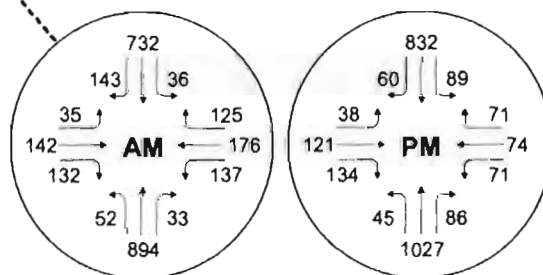




#### LEGEND

-  Project Site
-  Study Intersection
-  Peak Hour Traffic Volumes

6/20/13



Not to Scale

**ATTACHMENT B**  
**INTERSECTION TRAFFIC COUNTS**

# ITM Peak Hour Summary

Prepared by:

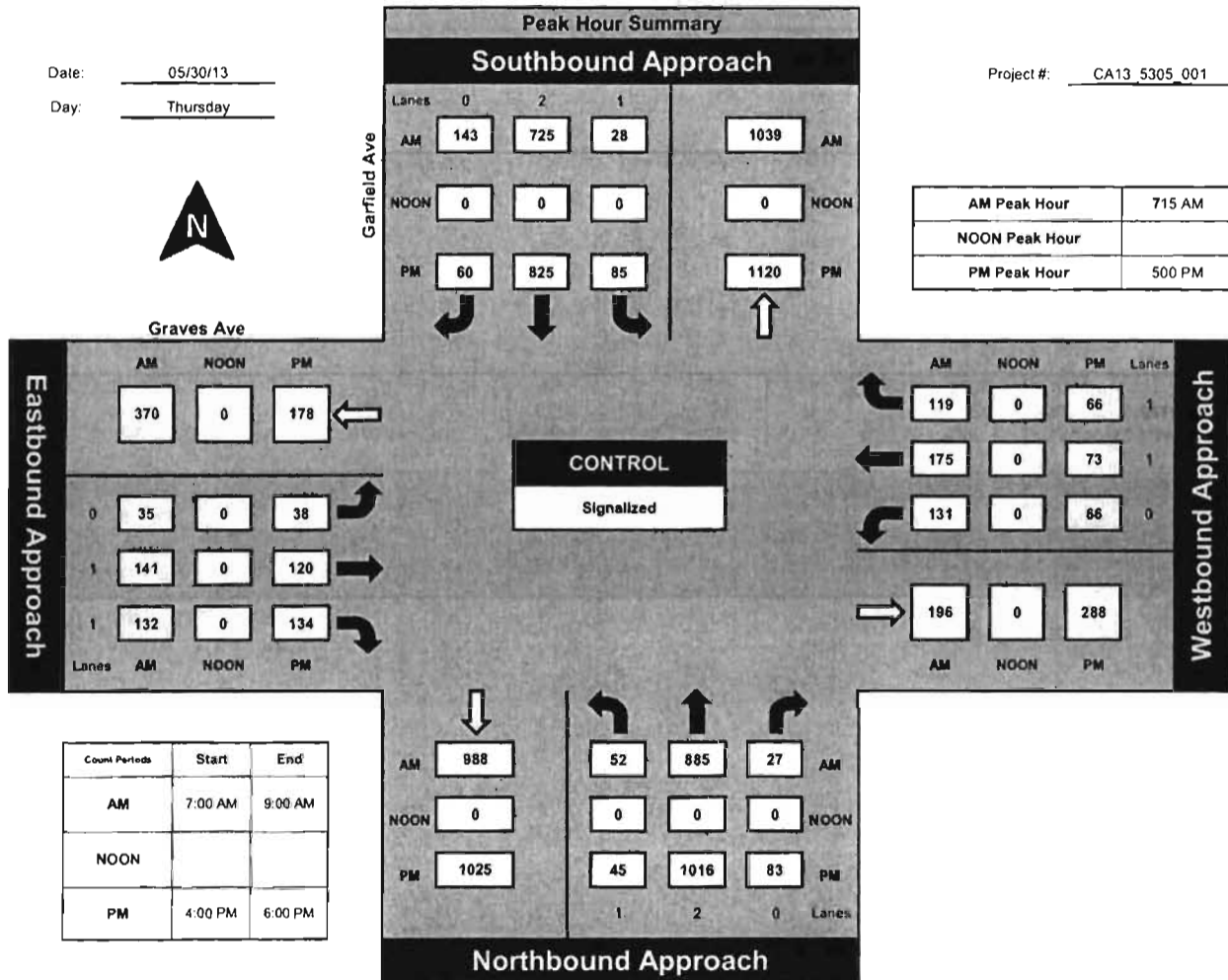


National Data & Surveying Services

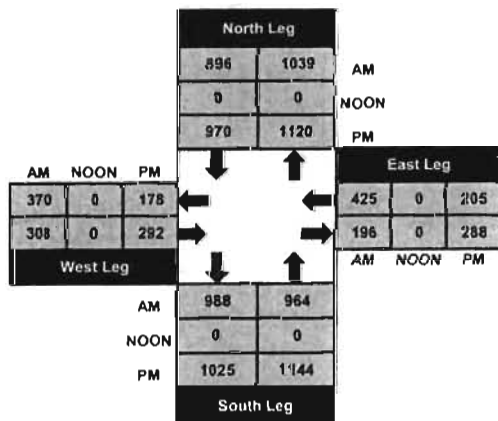
## Garfield Ave and Graves Ave, City of Monterey Park

Date: 05/30/13  
Day: Thursday

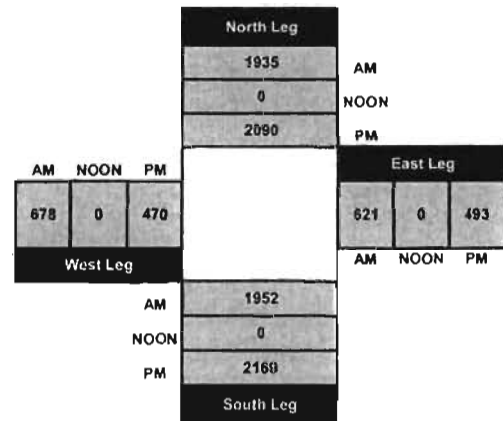
Project #: CA13\_5305\_001



### Total Ins & Outs



### Total Volume Per Leg



# Intersection Turning Movement

Prepared by:

National Data & Surveying Services

Project ID: CA13\_5305\_001

Day: THURSDAY

City: City of Monterey Park

Date: 5/30/2013

| AM                          |              |         |         |              |         |         |            |         |         |            |         |         |              |
|-----------------------------|--------------|---------|---------|--------------|---------|---------|------------|---------|---------|------------|---------|---------|--------------|
| NS/EW Streets:              | Garfield Ave |         |         | Garfield Ave |         |         | Graves Ave |         |         | Graves Ave |         |         |              |
|                             | NORTHBOUND   |         |         | SOUTHBOUND   |         |         | EASTBOUND  |         |         | WESTBOUND  |         |         |              |
| LANES:                      | NL<br>1      | NT<br>2 | NR<br>0 | SL<br>1      | ST<br>2 | SR<br>0 | EL<br>0    | ET<br>1 | ER<br>1 | WL<br>0    | WT<br>1 | WR<br>1 | TOTAL        |
| 7:00 AM                     | 7            | 135     | 3       | 7            | 112     | 5       | 2          | 12      | 6       | 19         | 16      | 16      | 340          |
| 7:15 AM                     | 14           | 226     | 4       | 4            | 161     | 41      | 2          | 20      | 16      | 26         | 33      | 22      | 569          |
| 7:30 AM                     | 8            | 229     | 5       | 5            | 183     | 41      | 1          | 36      | 38      | 44         | 64      | 32      | 686          |
| 7:45 AM                     | 21           | 231     | 10      | 8            | 184     | 52      | 4          | 57      | 44      | 28         | 59      | 39      | 737          |
| 8:00 AM                     | 9            | 199     | 8       | 11           | 197     | 9       | 28         | 28      | 34      | 33         | 19      | 26      | 601          |
| 8:15 AM                     | 13           | 207     | 6       | 5            | 176     | 6       | 15         | 11      | 12      | 30         | 21      | 30      | 532          |
| 8:30 AM                     | 11           | 207     | 5       | 8            | 150     | 8       | 9          | 13      | 17      | 39         | 25      | 10      | 502          |
| 8:45 AM                     | 9            | 196     | 7       | 8            | 138     | 8       | 16         | 11      | 17      | 33         | 23      | 14      | 480          |
| <b>TOTAL VOLUMES :</b>      | 92           | 1630    | 48      | 56           | 1301    | 170     | 77         | 188     | 184     | 252        | 260     | 189     | 4447         |
| <b>APPROACH %'s :</b>       | 5.20%        | 92.09%  | 2.71%   | 3.67%        | 85.20%  | 11.13%  | 17.15%     | 41.87%  | 40.98%  | 35.95%     | 37.09%  | 26.96%  |              |
| <b>PEAK HR START TIME :</b> | 715 AM       |         |         |              |         |         |            |         |         |            |         |         | <b>TOTAL</b> |
| <b>PEAK HR VOL :</b>        | 52           | 885     | 27      | 28           | 725     | 143     | 35         | 141     | 132     | 131        | 175     | 119     | 2593         |
| <b>PEAK HR FACTOR :</b>     | 0.920        |         |         | 0.918        |         |         | 0.733      |         |         | 0.759      |         |         | 0.880        |

CONTROL : Signalized



# Intersection Turning Movement

Prepared by:

National Data & Surveying Services

Project ID: CA13\_5305\_001

Day: THURSDAY

City: City of Monterey Park

Date: 5/30/2013

| PM                          |              |         |         |              |         |         |            |         |         |            |         |         |              |
|-----------------------------|--------------|---------|---------|--------------|---------|---------|------------|---------|---------|------------|---------|---------|--------------|
| NS/EW Streets:              | Garfield Ave |         |         | Garfield Ave |         |         | Graves Ave |         |         | Graves Ave |         |         |              |
|                             | NORTHBOUND   |         |         | SOUTHBOUND   |         |         | EASTBOUND  |         |         | WESTBOUND  |         |         |              |
| LANES:                      | NL<br>1      | NT<br>2 | NR<br>0 | SL<br>1      | ST<br>2 | SR<br>0 | EL<br>0    | ET<br>1 | ER<br>1 | WL<br>0    | WT<br>1 | WR<br>1 | TOTAL        |
| 4:00 PM                     | 7            | 155     | 7       | 14           | 146     | 9       | 9          | 16      | 19      | 14         | 14      | 11      | 421          |
| 4:15 PM                     | 13           | 195     | 14      | 16           | 182     | 9       | 8          | 18      | 20      | 22         | 12      | 6       | 515          |
| 4:30 PM                     | 6            | 196     | 9       | 12           | 179     | 5       | 4          | 19      | 31      | 14         | 21      | 13      | 509          |
| 4:45 PM                     | 11           | 193     | 17      | 14           | 195     | 12      | 10         | 26      | 18      | 12         | 19      | 13      | 540          |
| 5:00 PM                     | 11           | 241     | 19      | 18           | 181     | 10      | 8          | 22      | 22      | 20         | 18      | 15      | 585          |
| 5:15 PM                     | 8            | 260     | 16      | 25           | 217     | 15      | 6          | 26      | 39      | 20         | 20      | 20      | 672          |
| 5:30 PM                     | 11           | 261     | 24      | 24           | 232     | 21      | 14         | 33      | 36      | 14         | 18      | 13      | 701          |
| 5:45 PM                     | 15           | 254     | 24      | 18           | 195     | 14      | 10         | 39      | 37      | 12         | 17      | 18      | 653          |
| <b>TOTAL VOLUMES :</b>      | 82           | 1755    | 130     | 141          | 1527    | 95      | 69         | 199     | 222     | 128        | 139     | 109     | 4596         |
| <b>APPROACH %'s :</b>       | 4.17%        | 89.22%  | 6.61%   | 8.00%        | 86.61%  | 5.39%   | 14.08%     | 40.61%  | 45.31%  | 34.04%     | 36.97%  | 28.99%  |              |
| <b>PEAK HR START TIME :</b> | 500 PM       |         |         |              |         |         |            |         |         |            |         |         | <b>TOTAL</b> |
| <b>PEAK HR VOL :</b>        | 45           | 1016    | 83      | 85           | 825     | 60      | 38         | 120     | 134     | 66         | 73      | 66      | 2611         |
| <b>PEAK HR FACTOR :</b>     | 0.966        |         |         | 0.875        |         |         | 0.849      |         |         | 0.854      |         |         | 0.931        |

CONTROL : Signalized

**VOLUME**

Cecil St between Graves Ave &amp; Lamont Dr

Day: Thursday  
Date: 05/30/13City: Monterey Park  
Project #: CA13\_5306\_002

| DAILY TOTALS |       |       |    |    | NB    | SB        | EB    |       | WB |    | Total |
|--------------|-------|-------|----|----|-------|-----------|-------|-------|----|----|-------|
|              |       |       |    |    | 190   | 233       | 0     |       | 0  |    | 423   |
| AM Period    | NB    | SB    | EB | WB | TOTAL | PM Period | NB    | SB    | EB | WB | TOTAL |
| 00:00        | 1     | 0     |    |    | 1     | 12:00     | 2     | 2     |    |    | 4     |
| 00:15        | 1     | 0     |    |    | 1     | 12:15     | 2     | 4     |    |    | 6     |
| 00:30        | 2     | 0     |    |    | 2     | 12:30     | 1     | 2     |    |    | 3     |
| 00:45        | 0     | 4     | 0  |    | 4     | 12:45     | 0     | 5     | 1  | 9  | 14    |
| 01:00        | 0     | 0     |    |    | 0     | 13:00     | 6     | 1     |    |    | 7     |
| 01:15        | 0     | 0     |    |    | 0     | 13:15     | 3     | 1     |    |    | 4     |
| 01:30        | 0     | 0     |    |    | 0     | 13:30     | 2     | 2     |    |    | 4     |
| 01:45        | 0     | 0     |    |    | 0     | 13:45     | 10    | 21    | 2  | 6  | 27    |
| 02:00        | 1     | 1     |    |    | 2     | 14:00     | 1     | 5     |    |    | 6     |
| 02:15        | 0     | 0     |    |    | 0     | 14:15     | 1     | 6     |    |    | 7     |
| 02:30        | 0     | 0     |    |    | 0     | 14:30     | 4     | 3     |    |    | 7     |
| 02:45        | 0     | 1     | 0  | 1  | 2     | 14:45     | 2     | 8     | 3  | 17 | 25    |
| 03:00        | 0     | 0     |    |    | 0     | 15:00     | 2     | 2     |    |    | 4     |
| 03:15        | 0     | 0     |    |    | 0     | 15:15     | 4     | 3     |    |    | 7     |
| 03:30        | 0     | 1     |    |    | 1     | 15:30     | 11    | 5     |    |    | 16    |
| 03:45        | 1     | 1     | 1  | 2  | 3     | 15:45     | 3     | 20    | 3  | 13 | 33    |
| 04:00        | 0     | 0     |    |    | 0     | 16:00     | 2     | 2     |    |    | 4     |
| 04:15        | 0     | 2     |    |    | 2     | 16:15     | 4     | 6     |    |    | 10    |
| 04:30        | 0     | 1     |    |    | 1     | 16:30     | 2     | 5     |    |    | 7     |
| 04:45        | 0     | 2     | 5  |    | 5     | 16:45     | 2     | 10    | 3  | 16 | 26    |
| 05:00        | 0     | 1     |    |    | 1     | 17:00     | 1     | 4     |    |    | 5     |
| 05:15        | 0     | 2     |    |    | 2     | 17:15     | 5     | 5     |    |    | 10    |
| 05:30        | 0     | 1     |    |    | 1     | 17:30     | 4     | 6     |    |    | 10    |
| 05:45        | 0     | 2     | 6  |    | 6     | 17:45     | 1     | 11    | 4  | 19 | 30    |
| 06:00        | 1     | 1     |    |    | 2     | 18:00     | 6     | 5     |    |    | 11    |
| 06:15        | 1     | 3     |    |    | 4     | 18:15     | 6     | 7     |    |    | 13    |
| 06:30        | 0     | 2     |    |    | 2     | 18:30     | 3     | 3     |    |    | 6     |
| 06:45        | 1     | 3     | 2  | 8  | 11    | 18:45     | 6     | 21    | 4  | 19 | 40    |
| 07:00        | 1     | 1     |    |    | 2     | 19:00     | 3     | 4     |    |    | 7     |
| 07:15        | 3     | 5     |    |    | 8     | 19:15     | 4     | 3     |    |    | 7     |
| 07:30        | 1     | 7     |    |    | 8     | 19:30     | 3     | 1     |    |    | 4     |
| 07:45        | 2     | 7     | 2  | 15 | 22    | 19:45     | 3     | 13    | 3  | 11 | 24    |
| 08:00        | 0     | 2     |    |    | 2     | 20:00     | 1     | 4     |    |    | 5     |
| 08:15        | 1     | 6     |    |    | 7     | 20:15     | 1     | 3     |    |    | 4     |
| 08:30        | 1     | 4     |    |    | 5     | 20:30     | 2     | 4     |    |    | 6     |
| 08:45        | 3     | 5     | 4  | 16 | 21    | 20:45     | 3     | 7     | 1  | 12 | 19    |
| 09:00        | 2     | 3     |    |    | 5     | 21:00     | 4     | 2     |    |    | 6     |
| 09:15        | 3     | 3     |    |    | 6     | 21:15     | 1     | 2     |    |    | 3     |
| 09:30        | 2     | 5     |    |    | 7     | 21:30     | 4     | 3     |    |    | 7     |
| 09:45        | 1     | 8     | 6  | 17 | 25    | 21:45     | 2     | 11    | 1  | 8  | 19    |
| 10:00        | 1     | 2     |    |    | 3     | 22:00     | 1     | 1     |    |    | 2     |
| 10:15        | 2     | 5     |    |    | 7     | 22:15     | 1     | 2     |    |    | 3     |
| 10:30        | 1     | 4     |    |    | 5     | 22:30     | 4     | 2     |    |    | 6     |
| 10:45        | 3     | 7     | 3  | 14 | 21    | 22:45     | 4     | 10    | 2  | 7  | 17    |
| 11:00        | 1     | 1     |    |    | 2     | 23:00     | 0     | 2     |    |    | 2     |
| 11:15        | 4     | 3     |    |    | 7     | 23:15     | 4     | 0     |    |    | 4     |
| 11:30        | 2     | 2     |    |    | 4     | 23:30     | 1     | 1     |    |    | 2     |
| 11:45        | 4     | 11    | 2  | 8  | 19    | 23:45     | 1     | 6     | 1  | 4  | 10    |
| TOTALS       | 47    | 92    |    |    | 139   | TOTALS    | 143   | 141   |    |    | 284   |
| SPLIT %      | 33.8% | 66.2% |    |    | 32.9% | SPLIT %   | 50.4% | 49.6% |    |    | 67.1% |

| DAILY TOTALS |  |  |  |  | NB  | SB  | EB |  | WB |  | Total |
|--------------|--|--|--|--|-----|-----|----|--|----|--|-------|
|              |  |  |  |  | 190 | 233 | 0  |  | 0  |  | 423   |

| DAILY TOTALS    |       |       |  |       | NB              | SB    | EB    | WB | Total |
|-----------------|-------|-------|--|-------|-----------------|-------|-------|----|-------|
|                 |       |       |  |       | 190             | 233   | 0     | 0  | 423   |
| AM Peak Hour    | 11:15 | 09:30 |  | 08:45 | PM Peak Hour    | 13:00 | 17:30 |    | 18:00 |
| AM Pk Volume    | 12    | 18    |  | 25    | PM Pk Volume    | 21    | 22    |    | 40    |
| Pk Hr Factor    | 0.750 | 0.750 |  | 0.893 | Pk Hr Factor    | 0.525 | 0.786 |    | 0.769 |
| 7 - 9 Volume    | 12    | 31    |  | 43    | 4 - 6 Volume    | 21    | 35    |    | 56    |
| 7 - 9 Peak Hour | 07:00 | 07:30 |  | 07:00 | 4 - 6 Peak Hour | 16:45 | 17:00 |    | 16:45 |
| 7 - 9 Pk Volume | 7     | 17    |  | 22    | 4 - 6 Pk Volume | 12    | 19    |    | 30    |
| Pk Hr Factor    | 0.583 | 0.607 |  | 0.688 | Pk Hr Factor    | 0.600 | 0.792 |    | 0.750 |

**VOLUME**

Graves Ave E/o Cecil St

Day: Thursday

Date: 05/30/13

City: Monterey Park

Project #: CA13\_5306\_001

| DAILY TOTALS |    |    |       |       | NB    | SB        | EB    |       | WB    |       | Total |
|--------------|----|----|-------|-------|-------|-----------|-------|-------|-------|-------|-------|
|              |    |    |       |       | 0     | 0         | 2,444 | 2,949 |       |       | 5,393 |
| AM Period    | NB | SB | EB    | WB    | TOTAL | PM Period | NB    | SB    | EB    | WB    | TOTAL |
| 00:00        |    |    | 6     | 3     | 9     | 12:00     |       |       | 37    | 32    | 69    |
| 00:15        |    |    | 5     | 4     | 9     | 12:15     |       |       | 29    | 29    | 58    |
| 00:30        |    |    | 6     | 3     | 9     | 12:30     |       |       | 21    | 39    | 60    |
| 00:45        |    |    | 6     | 23    | 9     | 12:45     |       |       | 35    | 122   | 157   |
| 01:00        |    |    | 2     | 6     | 8     | 13:00     |       |       | 29    | 48    | 77    |
| 01:15        |    |    | 2     | 5     | 7     | 13:15     |       |       | 35    | 41    | 76    |
| 01:30        |    |    | 1     | 5     | 6     | 13:30     |       |       | 31    | 34    | 65    |
| 01:45        |    |    | 2     | 7     | 6     | 13:45     |       |       | 29    | 124   | 153   |
| 02:00        |    |    | 4     | 3     | 7     | 14:00     |       |       | 20    | 32    | 52    |
| 02:15        |    |    | 0     | 1     | 1     | 14:15     |       |       | 33    | 29    | 62    |
| 02:30        |    |    | 2     | 3     | 5     | 14:30     |       |       | 26    | 33    | 59    |
| 02:45        |    |    | 0     | 6     | 1     | 14:45     |       |       | 28    | 107   | 135   |
| 03:00        |    |    | 3     | 1     | 4     | 15:00     |       |       | 20    | 32    | 52    |
| 03:15        |    |    | 2     | 2     | 4     | 15:15     |       |       | 44    | 47    | 91    |
| 03:30        |    |    | 2     | 2     | 4     | 15:30     |       |       | 52    | 31    | 83    |
| 03:45        |    |    | 3     | 10    | 6     | 15:45     |       |       | 41    | 157   | 198   |
| 04:00        |    |    | 2     | 4     | 6     | 16:00     |       |       | 42    | 39    | 81    |
| 04:15        |    |    | 2     | 4     | 6     | 16:15     |       |       | 42    | 41    | 83    |
| 04:30        |    |    | 4     | 3     | 7     | 16:30     |       |       | 49    | 44    | 93    |
| 04:45        |    |    | 1     | 9     | 3     | 16:45     |       |       | 38    | 171   | 209   |
| 05:00        |    |    | 1     | 9     | 10    | 17:00     |       |       | 51    | 48    | 99    |
| 05:15        |    |    | 2     | 9     | 11    | 17:15     |       |       | 64    | 61    | 125   |
| 05:30        |    |    | 1     | 18    | 19    | 17:30     |       |       | 74    | 51    | 125   |
| 05:45        |    |    | 7     | 11    | 21    | 17:45     |       |       | 88    | 277   | 365   |
| 06:00        |    |    | 9     | 14    | 23    | 18:00     |       |       | 84    | 49    | 133   |
| 06:15        |    |    | 7     | 16    | 23    | 18:15     |       |       | 70    | 40    | 110   |
| 06:30        |    |    | 8     | 33    | 41    | 18:30     |       |       | 64    | 42    | 106   |
| 06:45        |    |    | 10    | 34    | 52    | 18:45     |       |       | 64    | 282   | 346   |
| 07:00        |    |    | 20    | 51    | 71    | 19:00     |       |       | 59    | 25    | 84    |
| 07:15        |    |    | 24    | 73    | 97    | 19:15     |       |       | 51    | 44    | 95    |
| 07:30        |    |    | 42    | 132   | 174   | 19:30     |       |       | 31    | 37    | 68    |
| 07:45        |    |    | 69    | 155   | 216   | 19:45     |       |       | 33    | 174   | 207   |
| 08:00        |    |    | 41    | 65    | 106   | 20:00     |       |       | 31    | 37    | 68    |
| 08:15        |    |    | 23    | 86    | 109   | 20:15     |       |       | 35    | 19    | 54    |
| 08:30        |    |    | 17    | 69    | 86    | 20:30     |       |       | 28    | 21    | 49    |
| 08:45        |    |    | 32    | 113   | 105   | 20:45     |       |       | 34    | 128   | 162   |
| 09:00        |    |    | 16    | 69    | 85    | 21:00     |       |       | 44    | 34    | 78    |
| 09:15        |    |    | 24    | 44    | 68    | 21:15     |       |       | 22    | 35    | 57    |
| 09:30        |    |    | 31    | 47    | 78    | 21:30     |       |       | 29    | 17    | 46    |
| 09:45        |    |    | 22    | 93    | 61    | 21:45     |       |       | 17    | 112   | 129   |
| 10:00        |    |    | 22    | 47    | 69    | 22:00     |       |       | 22    | 26    | 48    |
| 10:15        |    |    | 24    | 31    | 55    | 22:15     |       |       | 27    | 9     | 36    |
| 10:30        |    |    | 17    | 30    | 47    | 22:30     |       |       | 18    | 12    | 30    |
| 10:45        |    |    | 24    | 87    | 56    | 22:45     |       |       | 17    | 84    | 101   |
| 11:00        |    |    | 24    | 36    | 60    | 23:00     |       |       | 13    | 8     | 21    |
| 11:15        |    |    | 25    | 48    | 73    | 23:15     |       |       | 17    | 17    | 34    |
| 11:30        |    |    | 33    | 27    | 60    | 23:30     |       |       | 15    | 4     | 19    |
| 11:45        |    |    | 22    | 104   | 57    | 23:45     |       |       | 9     | 54    | 63    |
| TOTALS       |    |    | 652   | 1398  | 2050  | TOTALS    |       |       | 1792  | 1551  | 3343  |
| SPLIT %      |    |    | 31.8% | 68.2% | 38.0% | SPLIT %   |       |       | 53.6% | 46.4% | 62.0% |

| DAILY TOTALS    |  |       | NB    | SB    | EB              | WB    | Total |       |       |
|-----------------|--|-------|-------|-------|-----------------|-------|-------|-------|-------|
|                 |  |       | 0     | 0     | 2,444           | 2,949 | 5,393 |       |       |
| AM Peak Hour    |  | 07:15 | 07:30 | 07:30 | PM Peak Hour    |       | 17:30 | 17:15 | 17:15 |
| AM Pk Volume    |  | 176   | 430   | 605   | PM Pk Volume    |       | 316   | 214   | 524   |
| Pk Hr Factor    |  | 0.638 | 0.731 | 0.700 | Pk Hr Factor    |       | 0.898 | 0.877 | 0.929 |
| 7 - 9 Volume    |  | 268   | 696   | 964   | 4 - 6 Volume    |       | 448   | 377   | 825   |
| 7 - 9 Peak Hour |  | 07:15 | 07:30 | 07:30 | 4 - 6 Peak Hour |       | 17:00 | 17:00 | 17:00 |
| 7 - 9 Pk Volume |  | 176   | 430   | 605   | 4 - 6 Pk Volume |       | 277   | 213   | 490   |
| Pk Hr Factor    |  | 0.638 | 0.731 | 0.700 | Pk Hr Factor    |       | 0.787 | 0.873 | 0.869 |

**VOLUME**

Lincoln Ave between Graves Ave &amp; Cecil St

Day: Thursday  
Date: 05/30/13City: Monterey Park  
Project #: CA13\_5306\_003

| DAILY TOTALS |       |       |    |    | NB    | SB        | EB    | WB    | Total |    |       |
|--------------|-------|-------|----|----|-------|-----------|-------|-------|-------|----|-------|
|              |       |       |    |    | 147   | 230       | 0     | 0     | 377   |    |       |
| AM Period    | NB    | SB    | EB | WB | TOTAL | PM Period | NB    | SB    | EB    | WB | TOTAL |
| 00:00        | 0     | 2     |    |    | 2     | 12:00     | 1     | 4     |       |    | 5     |
| 00:15        | 0     | 1     |    |    | 1     | 12:15     | 0     | 3     |       |    | 3     |
| 00:30        | 0     | 1     |    |    | 1     | 12:30     | 2     | 2     |       |    | 4     |
| 00:45        | 0     | 1     | 5  |    | 1 5   | 12:45     | 1     | 4     | 4     | 13 | 5 17  |
| 01:00        | 1     | 1     |    |    | 2     | 13:00     | 2     | 2     |       |    | 4     |
| 01:15        | 0     | 1     |    |    | 1     | 13:15     | 1     | 1     |       |    | 2     |
| 01:30        | 0     | 0     |    |    | 0     | 13:30     | 1     | 3     |       |    | 4     |
| 01:45        | 1     | 2     | 0  | 2  | 1 4   | 13:45     | 1     | 5     | 4     | 10 | 5 15  |
| 02:00        | 0     | 1     |    |    | 1     | 14:00     | 2     | 3     |       |    | 5     |
| 02:15        | 0     | 0     |    |    | 0     | 14:15     | 0     | 2     |       |    | 2     |
| 02:30        | 0     | 0     |    |    | 0     | 14:30     | 1     | 1     |       |    | 2     |
| 02:45        | 0     | 0     | 1  |    | 0 1   | 14:45     | 4     | 7     | 4     | 10 | 8 17  |
| 03:00        | 0     | 0     |    |    | 0     | 15:00     | 2     | 3     |       |    | 5     |
| 03:15        | 0     | 0     |    |    | 0     | 15:15     | 0     | 2     |       |    | 2     |
| 03:30        | 0     | 0     |    |    | 0     | 15:30     | 0     | 6     |       |    | 6     |
| 03:45        | 0     | 0     |    |    | 0     | 15:45     | 2     | 4     | 1     | 12 | 3 16  |
| 04:00        | 0     | 1     |    |    | 1     | 16:00     | 0     | 1     |       |    | 1     |
| 04:15        | 0     | 0     |    |    | 0     | 16:15     | 1     | 3     |       |    | 4     |
| 04:30        | 0     | 0     |    |    | 0     | 16:30     | 3     | 4     |       |    | 7     |
| 04:45        | 0     | 0     | 1  |    | 0 1   | 16:45     | 4     | 8     | 3     | 11 | 7 19  |
| 05:00        | 1     | 1     |    |    | 2     | 17:00     | 6     | 6     |       |    | 12    |
| 05:15        | 1     | 0     |    |    | 1     | 17:15     | 2     | 9     |       |    | 11    |
| 05:30        | 0     | 2     |    |    | 2     | 17:30     | 3     | 5     |       |    | 8     |
| 05:45        | 1     | 3     | 0  | 3  | 1 6   | 17:45     | 2     | 13    | 5     | 25 | 7 38  |
| 06:00        | 1     | 2     |    |    | 3     | 18:00     | 1     | 9     |       |    | 10    |
| 06:15        | 0     | 0     |    |    | 0     | 18:15     | 3     | 5     |       |    | 8     |
| 06:30        | 2     | 1     |    |    | 3     | 18:30     | 2     | 5     |       |    | 7     |
| 06:45        | 2     | 5     | 0  | 3  | 2 8   | 18:45     | 3     | 9     | 5     | 24 | 8 33  |
| 07:00        | 2     | 4     |    |    | 6     | 19:00     | 3     | 3     |       |    | 6     |
| 07:15        | 3     | 2     |    |    | 5     | 19:15     | 5     | 4     |       |    | 9     |
| 07:30        | 2     | 1     |    |    | 3     | 19:30     | 4     | 6     |       |    | 10    |
| 07:45        | 2     | 9     | 6  | 13 | 8 22  | 19:45     | 2     | 14    | 4     | 17 | 6 31  |
| 08:00        | 2     | 6     |    |    | 8     | 20:00     | 5     | 1     |       |    | 6     |
| 08:15        | 5     | 0     |    |    | 5     | 20:15     | 2     | 0     |       |    | 2     |
| 08:30        | 0     | 2     |    |    | 2     | 20:30     | 4     | 4     |       |    | 8     |
| 08:45        | 1     | 8     | 1  | 9  | 2 17  | 20:45     | 3     | 14    | 4     | 9  | 7 23  |
| 09:00        | 1     | 2     |    |    | 3     | 21:00     | 0     | 4     |       |    | 4     |
| 09:15        | 4     | 2     |    |    | 6     | 21:15     | 0     | 5     |       |    | 5     |
| 09:30        | 8     | 1     |    |    | 9     | 21:30     | 1     | 5     |       |    | 6     |
| 09:45        | 3     | 16    | 2  | 7  | 5 23  | 21:45     | 1     | 2     | 1     | 15 | 2 17  |
| 10:00        | 4     | 4     |    |    | 8     | 22:00     | 3     | 3     |       |    | 6     |
| 10:15        | 1     | 2     |    |    | 3     | 22:15     | 2     | 3     |       |    | 5     |
| 10:30        | 0     | 2     |    |    | 2     | 22:30     | 0     | 0     |       |    | 0     |
| 10:45        | 2     | 7     | 2  | 10 | 4 17  | 22:45     | 1     | 6     | 2     | 8  | 3 14  |
| 11:00        | 3     | 3     |    |    | 6     | 23:00     | 1     | 5     |       |    | 6     |
| 11:15        | 1     | 1     |    |    | 2     | 23:15     | 2     | 3     |       |    | 5     |
| 11:30        | 1     | 2     |    |    | 3     | 23:30     | 1     | 4     |       |    | 5     |
| 11:45        | 2     | 7     | 3  | 9  | 5 16  | 23:45     | 0     | 4     | 1     | 13 | 1 17  |
| TOTALS       | 57    | 63    |    |    | 120   | TOTALS    | 90    | 167   |       |    | 257   |
| SPLIT %      | 47.5% | 52.5% |    |    | 31.8% | SPLIT %   | 35.0% | 65.0% |       |    | 68.2% |

| DAILY TOTALS |  |  |  |  | NB  | SB  | EB | WB | Total |
|--------------|--|--|--|--|-----|-----|----|----|-------|
|              |  |  |  |  | 147 | 230 | 0  | 0  | 377   |

| DAILY TOTALS    |       |       |       |                 | NB    | SB    | EB    | WB | Total |
|-----------------|-------|-------|-------|-----------------|-------|-------|-------|----|-------|
|                 |       |       |       |                 | 147   | 230   | 0     | 0  | 377   |
| AM Peak Hour    | 09:15 | 07:15 | 09:15 | PM Peak Hour    | 19:15 | 17:15 | 16:45 |    |       |
| AM Pk Volume    | 19    | 15    | 28    | PM Pk Volume    | 16    | 28    | 38    |    |       |
| Pk Hr Factor    | 0.594 | 0.625 | 0.778 | Pk Hr Factor    | 0.800 | 0.778 | 0.792 |    |       |
| 7 - 9 Volume    | 17    | 22    | 39    | 4 - 6 Volume    | 21    | 36    | 57    |    |       |
| 7 - 9 Peak Hour | 07:30 | 07:15 | 07:15 | 4 - 6 Peak Hour | 16:30 | 17:00 | 16:45 |    |       |
| 7 - 9 Pk Volume | 11    | 15    | 24    | 4 - 6 Pk Volume | 15    | 25    | 38    |    |       |
| Pk Hr Factor    | 0.550 | 0.625 | 0.750 | Pk Hr Factor    | 0.625 | 0.694 | 0.792 |    |       |

**ATTACHMENT C**  
**EXISTING INTERSECTION**  
**LEVEL OF SERVICE WORKSHEETS**

133 East Graves Avenue, Monterey Park  
Existing Conditions  
AM Peak Hour

## Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Base Volume Alternative)

\*\*\*\*\*  
Intersection #1 Garfield Avenue/Graves Avenue  
\*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.616  
Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
Optimal Cycle: 41 Level Of Service: B  
\*\*\*\*\*

| Garfield Avenue |           |     |             |           |     | Graves Avenue |           |     |            |           |     |     |
|-----------------|-----------|-----|-------------|-----------|-----|---------------|-----------|-----|------------|-----------|-----|-----|
| North Bound     |           |     | South Bound |           |     | East Bound    |           |     | West Bound |           |     |     |
| Movement:       | L         | T   | R           | L         | T   | R             | L         | T   | R          | L         | T   | R   |
| Control:        | Permitted |     |             | Permitted |     |               | Permitted |     |            | Permitted |     |     |
| Rights:         | Include   |     |             | Include   |     |               | Ignore    |     |            | Ignore    |     |     |
| Min. Green:     | 0         | 0   | 0           | 0         | 0   | 0             | 0         | 0   | 0          | 0         | 0   | 0   |
| Y+R:            | 4.0       | 4.0 | 4.0         | 4.0       | 4.0 | 4.0           | 4.0       | 4.0 | 4.0        | 4.0       | 4.0 | 4.0 |
| Lanes:          | 1         | 0   | 1           | 1         | 0   | 1             | 0         | 1   | 0          | 0         | 1   | 0   |

| Volume Module: |      |      |      |      |      |      |      |      |      |      |      |      |
|----------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Base Vol:      | 52   | 885  | 27   | 28   | 725  | 143  | 35   | 141  | 132  | 131  | 175  | 119  |
| Growth Adj:    | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Initial Bse:   | 52   | 885  | 27   | 28   | 725  | 143  | 35   | 141  | 132  | 131  | 175  | 119  |
| User Adj:      | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| PHF Adj:       | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| PHF Volume:    | 52   | 885  | 27   | 28   | 725  | 143  | 35   | 141  | 0    | 131  | 175  | 0    |
| Reduct Vol:    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    |
| Reduced Vol:   | 52   | 885  | 27   | 28   | 725  | 143  | 35   | 141  | 0    | 131  | 175  | 0    |
| PCE Adj:       | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| MLF Adj:       | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| FinalVolume:   | 52   | 885  | 27   | 28   | 725  | 143  | 35   | 141  | 0    | 131  | 175  | 0    |

| Saturation Flow Module: |      |      |      |      |      |      |      |      |      |      |      |      |
|-------------------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Sat/Lane:               | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 |
| Adjustment:             | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Lanes:                  | 1.00 | 1.94 | 0.06 | 0.07 | 1.93 | 1.00 | 0.20 | 0.80 | 1.00 | 0.43 | 0.57 | 1.00 |
| Final Sat.:             | 1600 | 3105 | 95   | 119  | 3081 | 1600 | 318  | 1282 | 1600 | 685  | 915  | 1600 |

| Capacity Analysis Module: |      |      |      |      |      |      |      |      |      |      |      |      |
|---------------------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Vol/Sat:                  | 0.03 | 0.28 | 0.29 | 0.02 | 0.24 | 0.09 | 0.02 | 0.11 | 0.00 | 0.08 | 0.19 | 0.00 |
| Crit Moves:               | **** |      |      | **** |      |      | **** |      |      | **** |      |      |

\*\*\*\*\*

133 East Graves Avenue, Monterey Park  
Existing Conditions  
PM Peak Hour

## Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Base Volume Alternative)

\*\*\*\*\*

Intersection #1 Garfield Avenue/Graves Avenue

\*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.637  
Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
Optimal Cycle: 43 Level Of Service: B

\*\*\*\*\*

| Street Name: | Garfield Avenue |     |     |             |     |     | Graves Avenue |     |     |            |     |     |   |
|--------------|-----------------|-----|-----|-------------|-----|-----|---------------|-----|-----|------------|-----|-----|---|
| Approach:    | North Bound     |     |     | South Bound |     |     | East Bound    |     |     | West Bound |     |     |   |
| Movement:    | L               | T   | R   | L           | T   | R   | L             | T   | R   | L          | T   | R   |   |
| Control:     | Permitted       |     |     | Permitted   |     |     | Permitted     |     |     | Permitted  |     |     |   |
| Rights:      | Include         |     |     | Include     |     |     | Ignore        |     |     | Ignore     |     |     |   |
| Min. Green:  | 0               | 0   | 0   | 0           | 0   | 0   | 0             | 0   | 0   | 0          | 0   | 0   |   |
| Y+R:         | 4.0             | 4.0 | 4.0 | 4.0         | 4.0 | 4.0 | 4.0           | 4.0 | 4.0 | 4.0        | 4.0 | 4.0 |   |
| Lanes:       | 1               | 0   | 1   | 1           | 0   | 1   | 0             | 1   | 0   | 0          | 1   | 0   | 1 |

## Volume Module:

|               |      |      |      |      |      |      |      |      |      |      |      |      |
|---------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Base Vol:     | 45   | 1016 | 83   | 85   | 825  | 60   | 38   | 120  | 134  | 66   | 73   | 66   |
| Growth Adj:   | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Initial Bse:  | 45   | 1016 | 83   | 85   | 825  | 60   | 38   | 120  | 134  | 66   | 73   | 66   |
| User Adj:     | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| PHF Adj:      | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| PHF Volume:   | 45   | 1016 | 83   | 85   | 825  | 60   | 38   | 120  | 0    | 66   | 73   | 0    |
| Reduct Vol:   | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    | 0    |
| Reduced Vol:  | 45   | 1016 | 83   | 85   | 825  | 60   | 38   | 120  | 0    | 66   | 73   | 0    |
| PCE Adj:      | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| MLF Adj:      | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 0.00 | 1.00 | 1.00 | 0.00 |
| Final Volume: | 45   | 1016 | 83   | 85   | 825  | 60   | 38   | 120  | 0    | 66   | 73   | 0    |

## Saturation Flow Module:

|             |      |      |      |      |      |      |      |      |      |      |      |      |
|-------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Sat/Lane:   | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 | 1600 |
| Adjustment: | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 | 1.00 |
| Lanes:      | 1.00 | 1.85 | 0.15 | 0.19 | 1.81 | 1.00 | 0.24 | 0.76 | 1.00 | 0.47 | 0.53 | 1.00 |
| Final Sat.: | 1600 | 2958 | 242  | 299  | 2901 | 1600 | 385  | 1215 | 1600 | 760  | 840  | 1600 |

## Capacity Analysis Module:

|             |      |      |      |      |      |      |      |      |      |      |      |      |
|-------------|------|------|------|------|------|------|------|------|------|------|------|------|
| Vol/Sat:    | 0.03 | 0.34 | 0.34 | 0.05 | 0.28 | 0.04 | 0.02 | 0.10 | 0.00 | 0.04 | 0.09 | 0.00 |
| Crit Moves: | **** |      |      | **** |      |      | **** |      |      | **** |      |      |

\*\*\*\*\*

**ATTACHMENT D**  
**CUMULATIVE BASE INTERSECTION**  
**LEVEL OF SERVICE WORKSHEETS**



133 East Graves Avenue, Monterey Park  
 Future Pre-Project Conditions  
 AM Peak Hour

Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Future Volume Alternative)

\*\*\*\*\*  
 Intersection #1 Garfield Avenue/Graves Avenue  
 \*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.618  
 Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
 Optimal Cycle: 42 Level Of Service: B  
 \*\*\*\*\*

| Street Name: | Garfield Avenue |     |     |             |     |     | Graves Avenue |     |     |            |     |     |
|--------------|-----------------|-----|-----|-------------|-----|-----|---------------|-----|-----|------------|-----|-----|
| Approach:    | North Bound     |     |     | South Bound |     |     | East Bound    |     |     | West Bound |     |     |
| Movement:    | L               | T   | R   | L           | T   | R   | L             | T   | R   | L          | T   | R   |
| Control:     | Permitted       |     |     | Permitted   |     |     | Permitted     |     |     | Permitted  |     |     |
| Rights:      | Include         |     |     | Include     |     |     | Ignore        |     |     | Ignore     |     |     |
| Min. Green:  | 0               | 0   | 0   | 0           | 0   | 0   | 0             | 0   | 0   | 0          | 0   | 0   |
| Y+R:         | 4.0             | 4.0 | 4.0 | 4.0         | 4.0 | 4.0 | 4.0           | 4.0 | 4.0 | 4.0        | 4.0 | 4.0 |
| Lanes:       | 1               | 0   | 1   | 1           | 0   | 1   | 0             | 1   | 0   | 0          | 1   | 0   |

| Volume Module: | Garfield Avenue NB |      |      | Garfield Avenue SB |      |      | Graves Avenue EB |      |      | Graves Avenue WB |      |      |
|----------------|--------------------|------|------|--------------------|------|------|------------------|------|------|------------------|------|------|
| Base Vol:      | 52                 | 885  | 27   | 28                 | 725  | 143  | 35               | 141  | 132  | 131              | 175  | 119  |
| Growth Adj:    | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 1.00 | 1.00             | 1.00 | 1.00 |
| Initial Bse:   | 52                 | 885  | 27   | 28                 | 725  | 143  | 35               | 141  | 132  | 131              | 175  | 119  |
| Added Vol:     | 0                  | 9    | 0    | 0                  | 7    | 0    | 0                | 0    | 0    | 0                | 0    | 0    |
| PasserByVol:   | 0                  | 0    | 0    | 0                  | 0    | 0    | 0                | 0    | 0    | 0                | 0    | 0    |
| Initial Fut:   | 52                 | 894  | 27   | 28                 | 732  | 143  | 35               | 141  | 132  | 131              | 175  | 119  |
| User Adj:      | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 0.00 | 1.00             | 1.00 | 0.00 |
| PHF Adj:       | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 0.00 | 1.00             | 1.00 | 0.00 |
| PHF Volume:    | 52                 | 894  | 27   | 28                 | 732  | 143  | 35               | 141  | 0    | 131              | 175  | 0    |
| Reduct Vol:    | 0                  | 0    | 0    | 0                  | 0    | 0    | 0                | 0    | 0    | 0                | 0    | 0    |
| Reduced Vol:   | 52                 | 894  | 27   | 28                 | 732  | 143  | 35               | 141  | 0    | 131              | 175  | 0    |
| PCE Adj:       | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 0.00 | 1.00             | 1.00 | 0.00 |
| MLF Adj:       | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 0.00 | 1.00             | 1.00 | 0.00 |
| Final Volume:  | 52                 | 894  | 27   | 28                 | 732  | 143  | 35               | 141  | 0    | 131              | 175  | 0    |

| Saturation Flow Module: | Garfield Avenue NB |      |      | Garfield Avenue SB |      |      | Graves Avenue EB |      |      | Graves Avenue WB |      |      |
|-------------------------|--------------------|------|------|--------------------|------|------|------------------|------|------|------------------|------|------|
| Sat/Lane:               | 1600               | 1600 | 1600 | 1600               | 1600 | 1600 | 1600             | 1600 | 1600 | 1600             | 1600 | 1600 |
| Adjustment:             | 1.00               | 1.00 | 1.00 | 1.00               | 1.00 | 1.00 | 1.00             | 1.00 | 1.00 | 1.00             | 1.00 | 1.00 |
| Lanes:                  | 1.00               | 1.94 | 0.06 | 0.07               | 1.93 | 1.00 | 0.20             | 0.80 | 1.00 | 0.43             | 0.57 | 1.00 |
| Final Sat.:             | 1600               | 3106 | 94   | 118                | 3082 | 1600 | 318              | 1282 | 1600 | 685              | 915  | 1600 |

| Capacity Analysis Module: | Garfield Avenue NB |      |      | Garfield Avenue SB |      |      | Graves Avenue EB |      |      | Graves Avenue WB |      |      |
|---------------------------|--------------------|------|------|--------------------|------|------|------------------|------|------|------------------|------|------|
| Vol/Sat:                  | 0.03               | 0.29 | 0.29 | 0.02               | 0.24 | 0.09 | 0.02             | 0.11 | 0.00 | 0.08             | 0.19 | 0.00 |
| Crit Moves:               | ****               |      |      | ****               |      |      | ****             |      |      | ****             |      |      |

133 East Graves Avenue, Monterey Park  
 Future Pre-Project Conditions  
 PM Peak Hour

## Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Future Volume Alternative)

\*\*\*\*\*

Intersection #1 Garfield Avenue/Graves Avenue

\*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.640  
 Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
 Optimal Cycle: 43 Level Of Service: B

\*\*\*\*\*

| Street Name: | Garfield Avenue |     |     |             |     |     | Graves Avenue |     |     |            |     |     |
|--------------|-----------------|-----|-----|-------------|-----|-----|---------------|-----|-----|------------|-----|-----|
| Approach:    | North Bound     |     |     | South Bound |     |     | East Bound    |     |     | West Bound |     |     |
| Movement:    | L               | T   | R   | L           | T   | R   | L             | T   | R   | L          | T   | R   |
| Control:     | Permitted       |     |     | Permitted   |     |     | Permitted     |     |     | Permitted  |     |     |
| Rights:      | Include         |     |     | Include     |     |     | Ignore        |     |     | Ignore     |     |     |
| Min. Green:  | 0               | 0   | 0   | 0           | 0   | 0   | 0             | 0   | 0   | 0          | 0   | 0   |
| Y+R:         | 4.0             | 4.0 | 4.0 | 4.0         | 4.0 | 4.0 | 4.0           | 4.0 | 4.0 | 4.0        | 4.0 | 4.0 |
| Lanes:       | 1               | 0   | 1   | 1           | 0   | 1   | 0             | 1   | 0   | 0          | 1   | 0   |

| Volume Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|----------------|-----------------|------|------|---------------|------|------|
| Base Vol:      | 45              | 1016 | 83   | 85            | 825  | 60   |
| Growth Adj:    | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| Initial Bse:   | 45              | 1016 | 83   | 85            | 825  | 60   |
| Added Vol:     | 0               | 11   | 0    | 0             | 7    | 0    |
| PasserByVol:   | 0               | 0    | 0    | 0             | 0    | 0    |
| Initial Fut:   | 45              | 1027 | 83   | 85            | 832  | 60   |
| User Adj:      | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| PHF Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| PHF Volume:    | 45              | 1027 | 83   | 85            | 832  | 60   |
| Reduct Vol:    | 0               | 0    | 0    | 0             | 0    | 0    |
| Reduced Vol:   | 45              | 1027 | 83   | 85            | 832  | 60   |
| PCE Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| MLF Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| Final Volume:  | 45              | 1027 | 83   | 85            | 832  | 60   |

| Saturation Flow Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|-------------------------|-----------------|------|------|---------------|------|------|
| Sat/Lane:               | 1600            | 1600 | 1600 | 1600          | 1600 | 1600 |
| Adjustment:             | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| Lanes:                  | 1.00            | 1.85 | 0.15 | 0.19          | 1.81 | 1.00 |
| Final Sat.:             | 1600            | 2961 | 239  | 297           | 2903 | 1600 |

| Capacity Analysis Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|---------------------------|-----------------|------|------|---------------|------|------|
| Vol/Sat:                  | 0.03            | 0.35 | 0.35 | 0.05          | 0.29 | 0.04 |
| Crit Moves:               | ****            |      |      | ****          |      | **** |

\*\*\*\*\*

**ATTACHMENT E**  
**CUMULATIVE WITH PROJECT INTERSECTION**  
**LEVEL OF SERVICE WORKSHEETS**

133 East Graves Avenue, Monterey Park  
 Future Post-Project Conditions  
 AM Peak Hour

Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Future Volume Alternative)

\*\*\*\*\*  
 Intersection #1 Garfield Avenue/Graves Avenue  
 \*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.630  
 Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
 Optimal Cycle: 43 Level Of Service: B  
 \*\*\*\*\*

| Street Name: | Garfield Avenue |     |     |             |     |     | Graves Avenue |     |     |            |     |     |   |
|--------------|-----------------|-----|-----|-------------|-----|-----|---------------|-----|-----|------------|-----|-----|---|
| Approach:    | North Bound     |     |     | South Bound |     |     | East Bound    |     |     | West Bound |     |     |   |
| Movement:    | L               | T   | R   | L           | T   | R   | L             | T   | R   | L          | T   | R   |   |
| Control:     | Permitted       |     |     | Permitted   |     |     | Permitted     |     |     | Permitted  |     |     |   |
| Rights:      | Include         |     |     | Include     |     |     | Ignore        |     |     | Ignore     |     |     |   |
| Min. Green:  | 0               | 0   | 0   | 0           | 0   | 0   | 0             | 0   | 0   | 0          | 0   | 0   |   |
| Y+R:         | 4.0             | 4.0 | 4.0 | 4.0         | 4.0 | 4.0 | 4.0           | 4.0 | 4.0 | 4.0        | 4.0 | 4.0 |   |
| Lanes:       | 1               | 0   | 1   | 1           | 0   | 1   | 0             | 1   | 0   | 0          | 1   | 0   | 1 |

| Volume Module: | Garfield Avenue North Bound |      |      | Garfield Avenue South Bound |      |      | Graves Avenue East Bound |      |      | Graves Avenue West Bound |      |      |
|----------------|-----------------------------|------|------|-----------------------------|------|------|--------------------------|------|------|--------------------------|------|------|
| Base Vol:      | 52                          | 885  | 27   | 28                          | 725  | 143  | 35                       | 141  | 132  | 131                      | 175  | 119  |
| Growth Adj:    | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 1.00 | 1.00                     | 1.00 | 1.00 |
| Initial Bse:   | 52                          | 885  | 27   | 28                          | 725  | 143  | 35                       | 141  | 132  | 131                      | 175  | 119  |
| Added Vol:     | 0                           | 9    | 6    | 8                           | 7    | 0    | 0                        | 1    | 0    | 6                        | 1    | 6    |
| PasserByVol:   | 0                           | 0    | 0    | 0                           | 0    | 0    | 0                        | 0    | 0    | 0                        | 0    | 0    |
| Initial Fut:   | 52                          | 894  | 33   | 36                          | 732  | 143  | 35                       | 142  | 132  | 137                      | 176  | 125  |
| User Adj:      | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 0.00 | 1.00                     | 1.00 | 0.00 |
| PHF Adj:       | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 0.00 | 1.00                     | 1.00 | 0.00 |
| PHF Volume:    | 52                          | 894  | 33   | 36                          | 732  | 143  | 35                       | 142  | 0    | 137                      | 176  | 0    |
| Reduct Vol:    | 0                           | 0    | 0    | 0                           | 0    | 0    | 0                        | 0    | 0    | 0                        | 0    | 0    |
| Reduced Vol:   | 52                          | 894  | 33   | 36                          | 732  | 143  | 35                       | 142  | 0    | 137                      | 176  | 0    |
| PCE Adj:       | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 0.00 | 1.00                     | 1.00 | 0.00 |
| MLF Adj:       | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 0.00 | 1.00                     | 1.00 | 0.00 |
| FinalVolume:   | 52                          | 894  | 33   | 36                          | 732  | 143  | 35                       | 142  | 0    | 137                      | 176  | 0    |

| Saturation Flow Module: | Garfield Avenue North Bound |      |      | Garfield Avenue South Bound |      |      | Graves Avenue East Bound |      |      | Graves Avenue West Bound |      |      |
|-------------------------|-----------------------------|------|------|-----------------------------|------|------|--------------------------|------|------|--------------------------|------|------|
| Sat/Lane:               | 1600                        | 1600 | 1600 | 1600                        | 1600 | 1600 | 1600                     | 1600 | 1600 | 1600                     | 1600 | 1600 |
| Adjustment:             | 1.00                        | 1.00 | 1.00 | 1.00                        | 1.00 | 1.00 | 1.00                     | 1.00 | 1.00 | 1.00                     | 1.00 | 1.00 |
| Lanes:                  | 1.00                        | 1.93 | 0.07 | 0.09                        | 1.91 | 1.00 | 0.20                     | 0.80 | 1.00 | 0.44                     | 0.56 | 1.00 |
| Final Sat.:             | 1600                        | 3086 | 114  | 150                         | 3050 | 1600 | 316                      | 1284 | 1600 | 700                      | 900  | 1600 |

| Capacity Analysis Module: | Garfield Avenue North Bound |      |      | Garfield Avenue South Bound |      |      | Graves Avenue East Bound |      |      | Graves Avenue West Bound |      |      |
|---------------------------|-----------------------------|------|------|-----------------------------|------|------|--------------------------|------|------|--------------------------|------|------|
| Vol/Sat:                  | 0.03                        | 0.29 | 0.29 | 0.02                        | 0.24 | 0.09 | 0.02                     | 0.11 | 0.00 | 0.09                     | 0.20 | 0.00 |
| Crit Moves:               | ****                        |      |      | ****                        |      |      | ****                     |      |      | ****                     |      |      |

\*\*\*\*\*

133 East Graves Avenue, Monterey Park  
Future Post-Project Conditions  
PM Peak Hour

## Level Of Service Computation Report

ICU 1(Loss as Cycle Length %) Method (Future Volume Alternative)

\*\*\*\*\*  
Intersection #1 Garfield Avenue/Graves Avenue  
\*\*\*\*\*

Cycle (sec): 100 Critical Vol./Cap.(X): 0.647  
Loss Time (sec): 10 Average Delay (sec/veh): xxxxxx  
Optimal Cycle: 44 Level Of Service: B  
\*\*\*\*\*

| Street Name: | Garfield Avenue |     |     |             |     |     | Graves Avenue |     |     |            |     |     |
|--------------|-----------------|-----|-----|-------------|-----|-----|---------------|-----|-----|------------|-----|-----|
| Approach:    | North Bound     |     |     | South Bound |     |     | East Bound    |     |     | West Bound |     |     |
| Movement:    | L               | T   | R   | L           | T   | R   | L             | T   | R   | L          | T   | R   |
| Control:     | Permitted       |     |     | Permitted   |     |     | Permitted     |     |     | Permitted  |     |     |
| Rights:      | Include         |     |     | Include     |     |     | Ignore        |     |     | Ignore     |     |     |
| Min. Green:  | 0               | 0   | 0   | 0           | 0   | 0   | 0             | 0   | 0   | 0          | 0   | 0   |
| Y+R:         | 4.0             | 4.0 | 4.0 | 4.0         | 4.0 | 4.0 | 4.0           | 4.0 | 4.0 | 4.0        | 4.0 | 4.0 |
| Lanes:       | 1               | 0   | 1   | 1           | 0   | 1   | 0             | 1   | 0   | 0          | 1   | 0   |

| Volume Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|----------------|-----------------|------|------|---------------|------|------|
| Base Vol:      | 45              | 1016 | 83   | 85            | 825  | 60   |
| Growth Adj:    | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| Initial Bse:   | 45              | 1016 | 83   | 85            | 825  | 60   |
| Added Vol:     | 0               | 11   | 3    | 4             | 7    | 0    |
| PasserByVol:   | 0               | 0    | 0    | 0             | 0    | 0    |
| Initial Fut:   | 45              | 1027 | 86   | 89            | 832  | 60   |
| User Adj:      | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| PHF Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| PHF Volume:    | 45              | 1027 | 86   | 89            | 832  | 60   |
| Reduct Vol:    | 0               | 0    | 0    | 0             | 0    | 0    |
| Reduced Vol:   | 45              | 1027 | 86   | 89            | 832  | 60   |
| PCE Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| MLF Adj:       | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| FinalVolume:   | 45              | 1027 | 86   | 89            | 832  | 60   |

| Saturation Flow Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|-------------------------|-----------------|------|------|---------------|------|------|
| Sat/Lane:               | 1600            | 1600 | 1600 | 1600          | 1600 | 1600 |
| Adjustment:             | 1.00            | 1.00 | 1.00 | 1.00          | 1.00 | 1.00 |
| Lanes:                  | 1.00            | 1.85 | 0.15 | 0.19          | 1.81 | 1.00 |
| Final Sat.:             | 1600            | 2953 | 247  | 309           | 2891 | 1600 |

| Capacity Analysis Module: | Garfield Avenue |      |      | Graves Avenue |      |      |
|---------------------------|-----------------|------|------|---------------|------|------|
| Vol/Sat:                  | 0.03            | 0.35 | 0.35 | 0.06          | 0.29 | 0.04 |
| Crit Moves:               | ****            | **** | **** | ****          | **** | **** |

# EXHIBIT G

Opposition Letters

Nov. 12, 2013

Planning Commissioners  
City of Monterey Park  
320 West Newmark Ave.  
Monterey Park, California 91754-2896

Re: St. Gabriel Episcopal Church-133E. Graves Ave.

Dear Commissioners,

We are the two unfortunate families lived right next to the east side of the church for the last 20 years. The proposed permit changes the use to private middle school and preschool with extended child day care. It must also bring environment impacts, like traffic, congestion, safety, noise, and property value drop.

Since the church is 9 feet to the chicken-wired fence and the fence is 10 to our house(photo attached), we expect complete madness and crisis with 75 students screaming and yelling, because the church has no recreation area. They have used the small triangle parking as basketball court that fit about 5 people which is right next to our property.

We therefore request before the permit is granted, a 10' tall brick wall be built to replace the current chicken-wired fence, from Graves Ave. to the back fence.

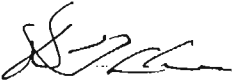
This will prevent students to climb over, reduce noise from their basket play, and define what is school and what is residence.

Also, There is similar wall currently exists to the Westside of the church. Further, The same school on 2009 S. Garfield Ave. has tall wall between school and Residence. We need one too. Since we did not request the change of use from church to school, the cost of the wall should be paid by school or church

We believe this change of use will lower the quality of life of nearby residents for the purpose of profitability of the School and Church.

We request the Planning Commission to disapprove this proposal.

Sincerely,



David Chow  
557 Cecil St.



Janet Guo  
559 Cecil St.

Nov. 8, 2013

Yahya Chan  
123 E Graves Ave  
Monterey Park, California 91755  
310-904-2000

RECEIVED

NOV 12 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Dear Commissioners at Monterey Park Planning,

We should all ask ourselves, **"Would I want this school next to my house?"**

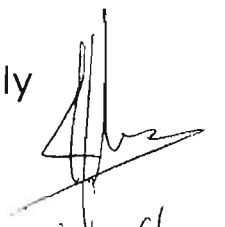
After reviewing all that complaints, what is your answer? What really matter is the opinion from the residents who lives around the school.

I hope you saw the streets on Graves, Cecil and Lincoln with hundreds of opposing signs voicing rejection from the people. It's real, not "misinformation", it's the truth.

I will introduce one of the many hidden costs and bondages we must burden for this school and church from this badly placed school location. In a real estate sale of a home, the seller (me) is required to fill out a form called a Property Disclosure form. It's legally binding and enforceable under California Real Estate Law up to 1 year after the sale. One of the questions I will be required to answer is:

**#11) are you (the seller) aware of any neighborhood noise problems or nuisances?**

This clearly means, by law, I must disclose ANY noise or disturbances that affect the property which will undoubtedly



Yahya Chan

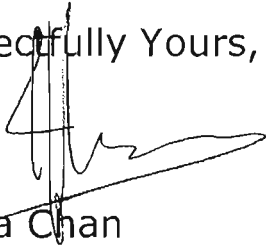


include the school student noise and drop off and pick up disturbances and the nightly garbage truck service. This materially affects my price and marketability of my home. Why do I need to bear the financial burden and risk the lost sale of my house because of a school that imposes that kind of force on my finances and freedom? Has John Page revealed this fact? **Again I ask you, "Do you want this school next to your house?"**

Also I am required to disclose any insurance incidents that occurred on the property which would include ANY 3<sup>rd</sup> party auto collision and personal injury, even if I'm not at fault. This disclosure will also affect my house salability when a student related liability action occurs. Being 30 feet away, my chances of increased liability are certain if this school is granted this permit according to state insurance surveys. Both disclosures mentioned above have an industry standard drop in price of \$30,000 - \$60,000. Commissioners, you are asking too much of us, let us live in peace, move this school to a better location, out of Graves where I guarantee everyone will be happy, and you will be celebrated as a commissioner for the people.

Please do not make life financially harder on us in this difficult economy. We like our peace, quiet, street parking and neighbors. A school of this financial status can be smarter and more conscious of it's location... relocate it!

Respectfully Yours,

A handwritten signature in black ink, appearing to read 'Yahya Chan', written over the printed name.

Yahya Chan

310-904-2000 (cell)

131 E. GRAVES AVE

Property Address:

Date:

B. Are you (Seller) aware of any significant defects/malfunctions in any of the following? ☐ Yes ☐ No. If yes, check appropriate space(s) below.

- ☐ Interior Walls ☐ Ceilings ☐ Floors ☐ Exterior Walls ☐ Insulation ☐ Roof(s) ☐ Windows ☐ Doors ☐ Foundation ☐ Slab(s)  
☐ Driveways ☐ Sidewalks ☐ Walls/Fences ☐ Electrical Systems ☐ Plumbing/Sewers/Septics ☐ Other Structural Components

(Describe: \_\_\_\_\_)

If any of the above is checked, explain. (Attach additional sheets if necessary.): \_\_\_\_\_

\*Installation of a listed appliance, device, or amenity is not a precondition of sale or transfer of the dwelling. The carbon monoxide device, garage door opener, or child-resistant pool barrier may not be in compliance with the safety standards relating to, respectively, carbon monoxide device standards of Chapter 8 (commencing with Section 13260) of Part 2 of Division 12 of, automatic reversing device standards of Chapter 12.5 (commencing with Section 19890) of Part 3 of Division 13 of, or the pool safety standards of Article 2.5 (commencing with Section 115920) of Chapter 5 of Part 10 of Division 104 of, the Health and Safety Code. Window security bars may not have quick-release mechanisms in compliance with the 1995 edition of the California Building Standards Code.

C. Are you (Seller) aware of any of the following:

1. Substances, materials, or products which may be an environmental hazard such as, but not limited to, asbestos, formaldehyde, radon gas, lead-based paint, mold, fuel or chemical storage tanks, and contaminated soil or water on the subject property ..... ☐ Yes ☐ No
2. Features of the property shared in common with adjoining landowners, such as walls, fences, and driveways, whose use or responsibility for maintenance may have an effect on the subject property ..... ☒ Yes ☐ No
3. Any encroachments, easements or similar matters that may affect your interest in the subject property ..... ☐ Yes ☐ No
4. Room additions, structural modifications, or other alterations or repairs made without necessary permits ..... ☐ Yes ☐ No
5. Room additions, structural modifications, or other alterations or repairs not in compliance with building codes ... ☐ Yes ☐ No
6. Fill (compacted or otherwise) on the property or any portion thereof ..... ☐ Yes ☐ No
7. Any settling from any cause, or slippage, sliding, or other soil problems ..... ☐ Yes ☐ No
8. Flooding, drainage or grading problems ..... ☐ Yes ☐ No
9. Major damage to the property or any of the structures from fire, earthquake, floods, or landslides ..... ☐ Yes ☐ No
10. Any zoning violations, nonconforming uses, violations of "setback" requirements ..... ☐ Yes ☐ No
11. Neighborhood noise problems or other nuisances ..... ☒ Yes ☐ No
12. CC&R's or other deed restrictions or obligations ..... ☐ Yes ☐ No
13. Homeowners' Association which has any authority over the subject property ..... ☐ Yes ☐ No
14. Any "common area" (facilities such as pools, tennis courts, walkways, or other areas co-owned in undivided interest with others) ..... ☐ Yes ☐ No
15. Any notices of abatement or citations against the property ..... ☐ Yes ☐ No
16. Any lawsuits by or against the Seller threatening to or affecting this real property, including any lawsuits alleging a defect or deficiency in this real property or "common areas" (facilities such as pools, tennis courts, walkways, or other areas co-owned in undivided interest with others) ..... ☐ Yes ☐ No

If the answer to any of these is yes, explain. (Attach additional sheets if necessary.): NOISY TRAFFIC,

NOISY SCHOOL CHILDREN, DROP OFF PICK UP NOISE, DAILY GARBAGE TRUCK, MORNING PARKING LOT CARS AND AFTERNOON AND EVENING

D. 1. The Seller certifies that the property, as of the date of escrow, will be in compliance with Section 13113.8 of the Health and Safety Code by having operable smoke detector(s) which are approved, listed, and installed in accordance with the State Fire Marshal's regulations and applicable local standards.

2. The Seller certifies that the property, as of the close of escrow, will be in compliance with Section 19211 of the Health and Safety Code by having the water heater tank(s) braced, anchored, or strapped in place in accordance with applicable law.

Seller certifies that the information herein is true and correct to the best of the Seller's knowledge as of the date signed by the Seller.

Seller \_\_\_\_\_ Date \_\_\_\_\_

Seller \_\_\_\_\_ Date \_\_\_\_\_

Buyer's Initials (\_\_\_\_)(\_\_\_\_)

Seller's Initials (\_\_\_\_)(\_\_\_\_)

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TDS REVISED 11/10 (PAGE 2 OF 3)

Reviewed by \_\_\_\_\_ Date \_\_\_\_\_



Nov, 10, 2013

Nathan Shimizu  
614 Craighurst Terr  
Monterey Park, CA 91755

RECEIVED

NOV 12 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Dear Planning Commission,

I became aware of this issue in May 2013. I cannot believe it has taken you this long to reject this application. Do you not see the elephant in the room? It is the wrong place for a school and definitely the wrong place to be adding a bunch of stop signs and no parking signs. Wrong, Wrong, Wrong!

You must decline this permit today because it will not live up to the school's so-called "facts." We do not want to be the testing ground on a whole bunch of traffic changes and safety promises. I've heard their speeches about how the church is "so beautiful" and the neighborhood is so great. That is true and we want to keep it that way. Find a new neighborhood that wants your school.

This school should do it's homework and choose a better location with the local people (who live here) in mind. We cannot afford to send our children to that school and it's just not cohesive to the area's make up in regards to safety, honesty, and peace. Don't force this on us, you will regret that decision, it will follow you around for a long long time.

Do not disrupt our neighborhood. We urge you to consider how this key decision will be stuck to your name as long as you serve Monterey Park.

Sincerely,



**NO NEW MIDDLE SCHOOL ON GRAVES AVE. - IT'S REALLY  
WHAT WE BELIEVE.**

Nathan Shimizu  
614 Craighurst Terr  
Monterey Park, CA 91755

11/5/13

Monterey Park  
Planning Commission  
City Hall

RECEIVED  
NOV 12 2013  
CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Dear Commissioners,

Please do not approve this school to open on 133 Graves Ave. I feel like city hall and your planning commission are not in touch with the daily experiences with Graves Ave traffic. If you ask any Graves morning driver, it's a lot traffic to handle each day and you should believe every word anyone says about it. Anybody can count cars and compare it to city data, but this is real life real people trying to get to work and school in "right now" traffic. The best thing you can do about the traffic on Graves is leave it alone and don't add more cars. That's the last thing we need.

If you add more cars to this area, it will not look good for your future and mine. Reject this permit and help them find a vacant school in a better location or put overflow classrooms on their current campus. There are other places that would want this school renting space from them. Please use your heads, don't put it on us, decline this permit.

Regards,



Nathan Shimizu

11/11/13

Martin Higuera  
525 South Russell Ave  
Monterey Park, California 91755

RECEIVED

NOV 12 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Dear Planning Commissioners,

I am a law enforcement veteran of 18 years and a resident of Monterey Park for over 45 years. I reside in the area near the new school's proposed location, which I am opposed.

I am writing to describe the standard procedure in which traffic accident reports are generally reported. An Officer assisted traffic report is not mandatory unless there is complained of personal injury at the scene of the traffic accident. All other traffic accidents involving property only are required to exchange license, registration and insurance information only.

Reported accidents will appear deceptively lower than the real number of accidents that occur because of this reporting procedure.

Sincerely,

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

Martin Higuera

11/11/2013

Micky Kwan  
645 Craighurst Ter.  
Monterey Park, CA 91755

Dear Monterey Park Planning Commissioners,

According to what my neighbors have told me, a school will be opened; the representatives of the school say there will be only 4 students, but their application on city file says 75. They also say there should be "over 50" parking spaces, but in reality, it could only provide less than 30. They refuse to tell public the truth.

The school did not tell us that we won't be able to park on Graves on weekdays anymore. The school also said that the noise won't bother us, but we were bothered by the noise of the children at Repetto Elementary School all day. With the current traffic on Graves, residents on Craighurst Terrace already have a hard time getting onto the street. I cannot imagine the flow of traffic if there is a school on Graves. This is also very dangerous, because the children will try to cross the streets or play close to the streets. Drivers coming up Graves from Garfield have difficulty noticing cars turning to or from Craighurst Terrace, so it will be very unlikely for them to see children until they reach the top of the slope.

I do not believe anything the school has claimed after reading information regarding their permit application. Hundreds of signs show "No new Middle School on Graves" in our neighborhood to state our grievances and objections to this proposal. The school should understand the residents' concerns and look for a different location somewhere else.

You cannot go against the concerns of the residents in this area. I strong demand this permit be denied and the school move to a better location.



Sincerely,

A handwritten signature in black ink, appearing to read "Micky Kwan", written over a horizontal line.

Micky Kwan

Attention Monterey Park Planning Commission:  
Graves Community is Against John Page Meher School.

I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
Graves Ave. Monterey Park, CA 91755

RECEIVED

NOV 12 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

|                                                                                          |                                                                                                          |
|------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|
| Ellie K-YU 626-203<br>323 Peach St #X 3392<br>Monterey Park, CA 91755                    | Leilani Morales (626)<br>1000 Fulton Ave. 673-5120<br>Monterey Park, CA 91755-1xm 89952lausd.ni          |
| THAO PHAM 626-8632078<br>627 S Russell Ave 91755                                         | Jorge Morales (626)<br>1000 Fulton Ave. 673-5120<br>Monterey Park, CA 91755                              |
| KURT HUYNH TTPHAM71<br>625 S. Russell Ave 91755                                          | OLGA JACQUEZ<br>1591 Lupine Ave<br>Monterey Park, CA 91754                                               |
| Say Long<br>1058 S. Grayfield Ave<br>Monterey Park, CA 91754                             | Jessica Brito<br>1591 Lupine Ave<br>Monterey Park, CA 91754                                              |
| Daniel Kamei<br>262 Lupine Place<br>Monterey Park, CA 91755                              | Rebeckah Lee 626-378-1000<br>1801 Fulton Ave scrubouibba2 charter.net<br>Monterey Park, CA 91755         |
| Jenny Wong<br>603 Russell Ave #C<br>Monterey Park CA 91755                               | James Villaroman 626-487-9057<br>1801 Fulton Ave. lakersbasketball80 Yahoo.ca<br>Monterey Park, CA 91755 |
| Alex Chao 626-8229846<br>660 Craighurst Ter. M.p.                                        | Rob Daltorio beltrunner2 sbegldal.n<br>1800 Fulton Ave.<br>Monterey Park, CA 91755                       |
| Polwin Chan 626-3202937<br>130 S. Nicholson Ave<br>Monterey Park, CA 91755               | Audrey Daltorio<br>1800 Fulton Ave.<br>Monterey Park, CA 91755                                           |
| SYLVIA POON<br>1048 Bradshaw Ave<br>Monterey Park, CA 91754<br>sylvia.poon-usa@yahoo.com | Diana Daltorio<br>1800 Fulton Ave.<br>Monterey Park, CA 91755                                            |
| Rosie Yocupicio<br>327 E. Graves Ave.<br>Monterey Park, CA 91755                         | Robert Daltorio<br>1800 Fulton Ave.<br>Monterey Park, CA 91755                                           |

Attention Monterey Park Planning Commission:

Graves Community is Against John Page Meher School.

I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E

Graves Ave. Monterey Park, CA 91755

|                                                                     |                                                                                               |
|---------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|
| Beatriz R. Carrion<br>649 Cecil St<br>Monterey Park CA 91755        | Geraldine Flood<br>311 E. GRAVES AVE<br>M.P., CA. 91755                                       |
| Tom Liu<br>583 Grandridge Ave<br>Monterey Park CA 91755             | Judy LARRO<br>300 E GRAVES AVE<br>Monterey Park, CA 91755                                     |
| Tamara T. G. Wood<br>433 E. 117th Wood<br>M.P. CA 91754             | Jenny Ni<br>608 Cecil<br>mont. pk.                                                            |
| Alex Chan<br>660 Craighurst Ter.<br>Monterey Park. 91755            | Swee Ling<br>cecil st.                                                                        |
| Albert Lugo<br>628 Craighurst Ter.<br>Monterey Park, CA 91755       | Yahya Chan 310-904-2000<br>123 East Graves Ave Yahya.chan@live.com<br>Monterey Park, CA 91755 |
| Angie Lugo<br>Cecil St. N. M.P.                                     | Jenny Hua<br>1152 FULTON AVE<br>MONTEREY PARK CA 91755                                        |
| John A. Valdez<br>181 E. GRAVES AVE.<br>MONTEREY PARK, CA.<br>91755 | ABEL ESTRADA JR. (626) 905-3221<br>978 S. GRANDRIDGE AVE<br>MONTEREY PARK CA. 91754           |
| Joseph Salazar<br>220 E GRAVES AVE<br>MONTEREY PARK. 91755          | Michael Lin<br>640 S Lincoln Ave<br>Monterey Park CA 91755                                    |
| Polly YOUNG<br>345 E. GRAVES AVE.<br>Monterey Park CA 91755         | Gene Mak<br>324 S Lincoln Ave<br>M.P. CA 91755                                                |
| 344 E. Graves Ave<br>Monterey Park CA 91755                         | John Mak<br>501 Taylor Dr<br>Monterey Park CA 91755                                           |



63

Attention Monterey Park Planning Commission:  
 Graves Community is Against John Page Meher School.  
 I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
 Graves Ave. Monterey Park, CA 91755

|                                                                       |                                                                               |
|-----------------------------------------------------------------------|-------------------------------------------------------------------------------|
| Ryohai Kawano pers<br>424 Granda St. Monterey                         | Barbara Z<br>Monterey Park<br>637 KEMPTON AVE NO. 91755.                      |
| Anacleto Ramos<br>406 E. Graves Ave.<br>Monterey Park, CA 91755       | 156 KEMPTON<br>MON 91755                                                      |
| Anacleto Ramos via gmail.com<br>310 829-5018                          | 295 S. Main<br>626 280 7989                                                   |
| 651 Craig St<br>SIV M. TUN                                            | 626 319 8226                                                                  |
| 645 CRAIGHURST<br>MIL                                                 | Susan note<br>626 319 8226                                                    |
| Virginia Zia-Lopez<br>625 Russell Ave<br>Monterey Park, CA 91755      | Que Huynh<br>625 S Russell Ave<br>Monterey Park CA 91755                      |
| Rosie Rosa<br>775 Sefton Ave.<br>Monterey Park.                       | MONROE 205<br>626 235-1710<br>EVERETT ST. daddygirl685@gmail.com              |
| Andrea Andrade<br>2016 S. Garfield Ave<br>Monterey Park Apt.          | RICHARD ODAGAWA<br>800 KEMPTON AVE                                            |
| MARY PROVENZ<br>301 W GRAVES BLVD.<br>MONTEREY PARK CA.               | George K. Endo<br>134 E. Graves Ave                                           |
| Esthella Zia 696880-6895<br>637 Kempton Ave<br>Monterey Park Ca 91755 | Linda Brown<br>156 E. Graves Ave<br>Monterey Park, CA 91755<br>(626) 821-5360 |

LINE CASE

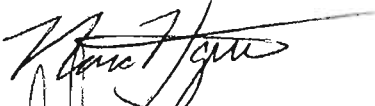
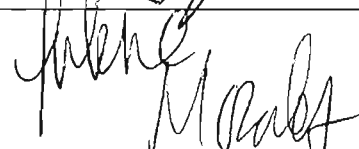
Attention Monterey Park Planning Commission:  
 Graves Community is Against John Page Meher School.  
 I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
 Graves Ave. Monterey Park, CA 91755

|                                                                      |                                                       |
|----------------------------------------------------------------------|-------------------------------------------------------|
| Robert (Soto) Soto<br>532 Everett                                    | Charles<br>606 S Sefton                               |
| Margo Soto<br>238734 533 Everett Ave                                 | 415 graves Ave<br>416                                 |
| 607 Sefton<br>Gore Gutierrez                                         | 191 East graves AVENUE                                |
| V. Gao<br>430 E graves ave                                           | 217 east graves                                       |
| Willard C. fernal<br>547 So Garfield Ave.                            | Yan Zhang<br>532 S. RUSSELL AVE<br>M. P. CA 91755     |
| PAUL + CYNTHIA POON<br>1721 FULTON AVE.<br>MONTEREY PARK, CA 91755   | Wei Zhang<br>532 S. RUSSELL AVE<br>M. P. CA 91755     |
| Jaime & Maria Topete<br>1044 Bradshaw Ave<br>Monterey Park, CA 91754 | Miguel Ching<br>536 Alhambra<br>Monterey Park 91755   |
| Chi Yang Guan<br>601 Lincoln Ave 91755                               | Borguez<br>364 E Graves Ave<br>Monterey Park Ca 91755 |
| Maurice Borguez<br>400 E Graves Ave<br>Monterey Park Ca 91755        | Jim Yee<br>615 Cecil St.<br>M. P. CA. 91755           |
| Claudia Kang<br>634 Cecil St MP 91755                                | Kooying Yung<br>628 Cecil St.                         |

\* meeting

2 to left  
Takes  
X  
sign

Attention Monterey Park Planning Commission:  
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 I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
 Graves Ave. Monterey Park, CA 91755

|                                                                    |                                                                                                        |
|--------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------|
| L. Felipe Delaney<br>343 E. Graves Ave.                            | <br>343 E Graves     |
| 1241 <del>W</del> LINCOLN AVE.                                     | <br>HENRY CAO         |
| Johnathan Silva<br>671 Kempton Ave<br>Monterey Park CA 91755       | Steve Yang<br>601 Craighurst Terrace<br>Monterey Park, CA 91755                                        |
| MARIA SQUIATE<br>600 CRAIGHURST TERRACE<br>Monterey Park CA        | LAURENCE Young<br>537 RUSSELL AVE<br>MONTEREY PARK CA 91755                                            |
| NORMA HIGUERA<br>5255 RUSSELL AV<br>MONTEREY PK CA 91755           |                    |
| Selene Morales<br>340 E. Graves Ave.<br>Monterey Park 91755        | <br>Selene Morales |
| Olimpia Morales<br>340 E. Graves Ave. MP, 91755<br>Olimpia Morales |                                                                                                        |
|                                                                    |                                                                                                        |
|                                                                    |                                                                                                        |
|                                                                    |                                                                                                        |

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**I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E**  
**Graves Ave. Monterey Park, CA 91755**

|                                                                   |                                                                            |
|-------------------------------------------------------------------|----------------------------------------------------------------------------|
| Frank Kuo<br>559 Cecil St<br>Monterey Park CA 91755               | BRICE WONG, <i>Brice Wong</i><br>992 FULTON AVE.<br>MONTEREY PARK CA 91755 |
| Frances J. Fukumoto<br>1001 Fulton Ave<br>Monterey Park, CA 91755 | Brice Wong<br>992 Fulton Ave<br>Monterey Park CA 91755                     |
| RICHARD T. FUKUMOTO<br>1001 FULTON AVE<br>MONTEREY PARK CA 91755  | Esterita S. Laureano<br>991 Fulton Ave.<br>Monterey Park, CA 91755         |
| Fernando Flores<br>1032 Fulton Ave.<br>Monterey Park, CA 91755    | Luis L. Law<br>941 FULTON AVE<br>MONTEREY PARK CA 91755                    |
| Leticia Flores<br>1032 Fulton Ave<br>Monterey Park, CA 91755      |                                                                            |
|                                                                   |                                                                            |
|                                                                   |                                                                            |
|                                                                   |                                                                            |
|                                                                   |                                                                            |
|                                                                   |                                                                            |

## Re: Reject School on Graves petition

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**From:** Steven Lee <stevenkarlee@yahoo.com>  
**To:** Nate  
**Subject:** Re: Reject School on Graves petition  
**Date:** Oct 17, 2013 9:41 PM

---

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

NAME: Steven Lee  
ADDRESS: 521 Everett Ave Monterey Park, Ca 91755  
PHONE: 626-221-5056

On Thursday, October 17, 2013 8:10 PM, Nate <n8@earthlink.net> wrote:  
Dear City of Monterey Park Planning Commission,

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

NAME:  
ADDRESS:  
PHONE:

Please return to [n8@earthlink.net](mailto:n8@earthlink.net) and inform your neighbors.



RejectGraves School <rejectgravesschool@gmail.com>

## Online Petition - Fill out & click reply

**Brian Shek** <bryanshek@gmail.com>

Sat, Nov 9, 2013 at 2:25 PM

To: RejectGraves School <rejectgravesschool@gmail.com>

On 11/9/13, RejectGraves School <rejectgravesschool@gmail.com> wrote:

>

>

> I reject the conditional permit application for John Page's Middle School to  
> open at 133 E Graves Ave.

>

> JUST CLICK "REPLY" TO THIS EMAIL THEN TYPE YOUR INFO BELOW & CLICK SEND.

>

> NAME: Brian Shek

> ADDRESS: 417 Mooney Drive Unit #B  
Monterey Park, CA 91755

> PHONE: (626) 321-1552

[Quoted text hidden]



RejectGraves School <rejectgravesschool@gmail.com>

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## Online Petition - Fill out & click reply

---

**Mike Palos** <m.palos@sbcglobal.net>

Thu, Nov 7, 2013 at 9:17 AM

To: RejectGraves School <rejectgravesschool@gmail.com>

Mike Palos

On Nov 7, 2013, at 9:14 AM, RejectGraves School <rejectgravesschool@gmail.com> wrote:

<sign5.jpg>

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

JUST CLICK "REPLY" TO THIS EMAIL THEN TYPE YOUR INFO BELOW & CLICK SEND.

NAME:haida palos

ADDRESS:1021 Isabella ave

PHONE:6267809251

Please click return to rejectgravesschool@gmail.com and inform your neighbors.



RejectGraves School <rejectgravesschool@gmail.com>

## Online Petition - Fill out & click reply

Mike Palos <m.palos@sbcglobal.net>

Thu, Nov 7, 2013 at 9:16 AM

To: RejectGraves School <rejectgravesschool@gmail.com>

Mike Palos

On Nov 7, 2013, at 9:14 AM, RejectGraves School <rejectgravesschool@gmail.com> wrote:

<sign5.jpg>

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

JUST CLICK "REPLY" TO THIS EMAIL THEN TYPE YOUR INFO BELOW & CLICK SEND.

NAME:mike palos

ADDRESS:1021 Isabella ave

PHONE:6267580595

Please click return to rejectgravesschool@gmail.com and inform your neighbors.





RejectGraves School < rejectgravesschool@gmail.com >

## Online Petition - No middle school on Graves Ave

Yahya Chan < yahya.chan@live.com >  
To: rejectgravesschool@gmail.com

Sat, Nov 2, 2013 at 5:21 PM

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

*\*unsafe  
\*more traffic  
\*accidents  
\*noisy*

**危機**

電話 213.300.4822 fight on!

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

NAME : YAHYA CHAN  
ADDRESS : 123 EAST GRAVES AVE., MONTEREY  
PARK, CA 91755  
PHONE : 310-904-2000



RejectGraves School <rejectgravesschool@gmail.com>

## Petition

Hanita Kusuma <grouphie@yahoo.com>

Tue, Nov 5, 2013 at 9:52 PM

To: "rejectgravesschool@gmail.com" <rejectgravesschool@gmail.com>

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

NAME: Hanita Susanto

ADDRESS: 123 East Graves  
Monterey Park, Ca 91755

PHONE: 626-278-9596

Please click return to [rejectgravesschool@gmail.com](mailto:rejectgravesschool@gmail.com) and inform your neighbors.

Sent from my iPhone



RejectGraves School <rejectgravesschool@gmail.com>

## Online Petition - Fill out & click reply

Maggie <maggie898@yahoo.com>

Sat, Nov 9, 2013 at 2:30 AM

To: RejectGraves School <rejectgravesschool@gmail.com>

Regards,

Maggie Kam

On Nov 9, 2013, at 1:03 AM, RejectGraves School <rejectgravesschool@gmail.com> wrote:

<sign5.jpg>

I reject the conditional permit application for John Page's Middle School to open at 133 E Graves Ave.

JUST CLICK "REPLY" TO THIS EMAIL THEN TYPE YOUR INFO BELOW & CLICK SEND.

NAME: Maggie kam

ADDRESS: 1255 vercoe pl Monterey park ca 91755

PHONE: 6266438000

Please click return to rejectgravesschool@gmail.com and inform your neighbors.

CITY OF MONTEREY PARK

NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING AT 133 EAST GRAVES AVENUE

NOTICE IS HEREBY GIVEN that a public hearing will be held before the City of Monterey Park Planning Commission to consider a request from the applicant, John F. Page of Meher Montessori School, Conditional Use Permit (CU-13-02) to permit private middle school with extended child day care within an existing building ("Montessori School") in the R-3 (High Density Residential) Zone. The property is located on the northwest corner of Graves Avenue and Cecil Street.

WHEN: November 12, 2013

WHERE: City Hall 320 West Newmark Avenue Monterey Park,

LAST  
CHANCE  
TO  
STOP  
THIS SCHOOL.

SHOW UP TO PUBLIC HEARING 11/12 TUES AT 6:45PM

危機

What is it?: John F Page operates several private middle and pre-schools in the Altadena area and Monterey Park, which brings students from outside Monterey Park age 2-15 yrs with up to 200 students. The city tried to approve it without your knowledge.

To be located at the old church between Garfield and Lincoln on top of Graves hill at Graves Ave / Cecil St. as early as 12/1/13. Once it's approved, it can never be reversed. We must stop this city & school from disrupting our right to peace, safety & freedom.

Why It's unsafe?: The school will add more dangerous Garfield / Graves Ave. traffic, pedestrians, accidents, loud noise, parked cars, road construction & delivery trucks. The school and city want to restrict your parking & add traffic signal/stops on Graves. The school does not have a security fence, security staff, crossing guards, or an emergency crisis action plan. The school specifically stated it will not have any on-site administrative staff.

Why haven't I heard about it?: The city tried to approve it in May, but us local residents showed up and objected. This permit was filed 11 months ago but the school & city never reached out to locals. We got organized and with your help, we'll stop this school on 11/12. All families will be negatively affected by this school and many have signed our petition and posted up lawn signs. Show up 11/12.

What can I do to stop it?: November 12, 2013 at 6:45pm come to the public hearing, show up, fill the room, voice your concerns, or bring written rejection statements. It's the final last chance. Sign our petition today of 200+ local families. Contact us (213)300-4822 REJECTGRAVESSCHOOL@GMAIL.COM Email us we have an easy 1-click email petition [www.facebook.com/gravesave]

親愛的市民們!! 蒙特利公園市政府即將批准一所新的私立學校在 Graves 路段的申請，該舉不但對學童安全造成影響而且產生更多交通延遲。而鄰近住戶的生活品質和房地產價值也因此造成衝擊下滑。於 11/12/13 開會討論開放初中學校，一但通過後將不可撤銷。如何能夠阻止該項提議？請於 Nov 12, 2013 晚間 6:45，前往市政府公聽會說出你的關心，提出反對的聲明。當天將會通過或否定該提議。請在反對提議請願書簽名，分享並告知其他 Repetto 的家長們共同參與。欲知更多詳情可經由信息，致電，郵箱取得 (213) 300-4822, REJECTGRAVESSCHOOL@GMAIL.COM [www.facebook.com/gravesave]

\*\*Please sign this quick petition and bring to city hall Tues 11/12 6:45pm or sign & put near your front door. We'll pick it up monday morning.

I reject the proposed school permit application at 133 E Graves Ave.

NAME: Don and Lynn Pearson  
ADDRESS: 690 Kempton Ave  
M.P.

NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.

unsafe  
more traffic  
accidents  
noisy

危機

SHOW UP TUES!  
11/12  
6:45pm

LAST CHANCE TO STOP THIS SCHOOL!

CITY OF MONTEREY PARK  
NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE  
PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL  
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I reject the proposed school permit application at 133 E Graves Ave.

NAME: Maria S. Sesti  
ADDRESS: 140 Diane Way  
Monterey Park, Ca. 91255

NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.

unsafe  
more traffic  
accidents  
noisy  
危機  
818 213-300-4822 Repetito

CITY OF MONTEREY PARK  
NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE  
PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL  
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NAME:

ADDRESS:

Alpha M. Hooks  
657 Cecil St.  
Monterey Park, Cal.  
91755

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

unsafe  
more traffic  
accidents  
noisy

危機

1213 113.300.4822 REJ M

SHOW  
UP  
TUES!  
11/12  
6:45pm

LAST  
CHANCE  
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CITY OF MONTEREY PARK  
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**I reject the proposed school permit application at 133 E Graves Ave.**

NAME: *Walter Heger*  
ADDRESS: 648 CECIL ST

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

\*unsafe  
\*more traffic  
\*accidents  
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**危機**

833 113.300.4822 8/31/13

SHOW  
UP  
TUES!  
11/12  
6:45pm

LAST  
CHANCE  
TO  
STOP  
THIS SCHOOL!

CITY OF MONTEREY PARK  
NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE  
PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL  
WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY  
USE BUILDING AT 133 EAST GRAVES AVENUE

NOTICE IS HEREBY GIVEN that a public hearing will be held before the City of  
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Page of Meher Montessori School, Conditional Use Permit (CU-13-02) to permit private  
middle school with extended child day care within an existing building ("Montessori  
School") in the R-3 (High Density Residential) Zone. The property is located on the  
northwest corner of Graves Avenue and Cecil Street.

WHEN: November 12, 2013  
WHERE: City Hall 320 West Newmark Avenue Monterey Park,

**SHOW UP TO PUBLIC HEARING 11/12 TUES AT 6:45PM**

危機

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**I reject the proposed school permit application at 133 E Graves Ave.**

NAME:

ADDRESS:



133 KUMPTON AVE

MONTEREY PARK CA 91755

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

unsafe  
more traffic  
accidents  
noisy

危機

820.313.300-4822 8:30 AM and



SHOW  
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NAME:

S. S. Chang

ADDRESS:

671 Cecil Street

Monterey Park

NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.

\*unsafe  
\*more traffic  
\*accidents  
\*noisy

危機

822 113-300-4822 8PM and

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unsafe  
more traffic  
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822.113.006/4822 Repetito

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NAME:

ADDRESS:

Yvonne Oppiger  
132 Diane Way  
Monterey Park CA 91755

**NO NEW MIDDLE  
SCHOOL ON  
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unsafe  
more traffic  
accidents  
noisy

危機

822 313.300.4822 Right and

CITY OF MONTEREY PARK

NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING AT 133 EAST GRAVES AVENUE

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NAME: JENNIE TA  
ADDRESS: 686 S. LINCOLN AVE  
MONTEREY PARK, CA 91775

NO NEW MIDDLE  
SCHOOL ON  
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unsafe  
more traffic  
accidents  
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危機

TEL 310.300.4822

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Gary R Morell

691 SOUTH LINCOLN AVE  
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put near your front door. We'll pick it up monday morning.

**I reject the proposed school permit application at 133 E Graves Ave.**

NAME:

CHRISTIAN + DENISE LPEZ

ADDRESS:

683 S. Lincoln Ave  
Monterey Park 91755

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

unsafe  
more traffic  
accidents  
noisy

危機  
822 113.300.4822

CITY OF MONTEREY PARK

NOTICE OF PUBLIC HEARING FOR PROPOSED CONDITIONAL USE PERMIT (CU-13-02) TO PERMIT A PRIVATE MIDDLE SCHOOL AND PRESCHOOL WITH EXTENDED CHILD DAY CARE WITHIN AN EXISTING ASSEMBLY USE BUILDING AT 133 EAST GRAVES AVENUE

NOTICE IS HEREBY GIVEN that a public hearing will be held before the City of Monterey Park Planning Commission to consider a request from the applicant, John F. Page of Meher Montessori School, Conditional Use Permit (CU-13-02) to permit private middle school with extended child day care within an existing building ("Montessori School") in the R-3 (High Density Residential) Zone. The property is located on the northwest corner of Graves Avenue and Cecil Street.

WHEN: November 12, 2013

WHERE: City Hall 320 West Newmark Avenue Monterey Park,

LAST  
CHANCE  
TO  
STOP  
THIS SCHOOL!

SHOW UP TO PUBLIC HEARING 11/12 TUES AT 6:45PM

危機

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I reject the proposed school permit application at 133 E Graves Ave.

NAME:

ADDRESS:

ATSUKO FUKUSHIMA

1098 Fulton Ave

Monterey Park, CA 91755

NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.

unsafe  
more traffic  
accidents  
noisy

危機

TEL 113.300.4822 FAX 113.300.4822

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NAME:

ADDRESS:

Ng-Wah Lee  
1076 Fulton Ave  
Monterey Park

NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.

\*unsafe  
\*more traffic  
\*accidents  
\*noisy

危機



CITY OF MONTEREY PARK  
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NAME: ① TOMMY F. WONG  
② MYRA MATSUMOTO-WONG  
ADDRESS: 649 S. LINCOLN AVE.  
MONTEREY PARK, CA, 91755

③ TIMOTHY M. WONG

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

unsafe  
more traffic  
accidents  
noisy

危機  
833.113.386.4822 RM and

CITY OF MONTEREY PARK  
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**I reject the proposed school permit application at 133 E Graves Ave.**

NAME:

RAYI Vazquez

ADDRESS:

341 E Graves Av  
MONTEREY PARK 91755

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

unsafe  
more traffic  
accidents  
noisy

危機

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**NAME:**

**ADDRESS:**

Jesus Gutierrez  
667 S. Lincoln Ave.  
Monterey Park, CA 91755

**NO NEW MIDDLE  
SCHOOL ON  
GRAVES AVE.**

•unsafe  
•more traffic  
•accidents  
•noisy

**危機**

REC 11/13/06 4:23 PM 1/1

RECEIVED

SEP 24 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

SEPTEMBER 24<sup>TH</sup> 2013

CITY CLERK

CITY OF MONTEREY PARK CA :

SUBJECT: PERMIT FOR PRIVATE MIDDLESCHOOL  
AND PRESCHOOL WITH EXTENDED CHILD DAY  
CARE WITHIN AN EXISTING ASSEMBLY USE  
BUILDING AT 133 EAST GRAVES AVE.

I STRONGLY OPPOSE THIS PERMIT FOR  
THE FOLLOWING REASONS:

THE DMV DEEMS A DRIVER IS SPEEDING  
TRAVELING 10 MPH OR MORE OF THE POSTED  
SPEED LIMIT.

THE WEST BOUND TRAFFIC ON GRAVES  
1 BLOCK EAST IS A STEEP DOWNHILL GRADE  
OF PERHAPS 10 TO 15 PERCENT.

MOST DRIVERS, PROBABLY OVER 50 PERCENT  
ARE VIOLATORS.

SO HERE YOU HAVE A SITUATION WHERE  
STUDENTS BEING DRIVEN TO SCHOOL EAST BOUND  
ON GRAVES TRYING TO ENTER THE SCHOOL  
PARKING LOT MUST MAKE A LEFT TURN  
DIRECTLY IN PATH OF SPEEDING WEST BOUND  
VEHICLES. THEN TO ANOTHER SCENARIO WOULD  
LIKELY BE THE STUDENTS DEBARK ON GARFIELD  
WALKING TO THE CHURCH PROBABLY JAYWALKING.

IF THIS PLAN IS ALLOWED TO  
SUCCEED IT WILL IN ALL LIKELY BE  
A DISASTER.

SINCERELY

PAUL VON GOGH

522 CECIL ST.

City of Monterey Park CA

To The attention of:

Community and Economic  
Development Department

In Reference To:

St. Gabriel's Christian Church  
and  
Meher Montessori School

Location:

133 E. Graves Avenue  
Monterey Park, CA. 91755

Sept. 24 - 2013

From:

Frances A. Deinde  
2029 So. Garfield Ave  
Monterey Park, CA 91754

RECEIVED  
SEP 24 2013  
CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT

To Whom This May Concern My  
Name is Frances A. Deinde, a Long Time Resident of  
Monterey Park, Since before 1950. Once a Homeowner, Now a  
Renter. I live within 70 ft from the Meher Montessori School  
within the grounds and near by St. Paul's Lutheran Church.  
Prior to this address I lived at 2027 So. Garfield and  
my bedroom was about 12 ft. from Retaining Wall of school,  
where the small children would play during their  
Recess. and they made a lot of noise, screaming and  
yelling at times crying. They were small children,  
on special diets. Parking is a problem. Because  
of Garfield St. Traffic is thick. Parents dropping their children  
off. (The purpose of this letter is to be a witness to the  
noise, during Recess of all the children attending  
this school, I have been informed in the past  
Residents did not want a school so close to their  
Property. The people spoke, they lost.

Now the People of Monterey Park CA.  
comes before, this meeting on Sept 24, 2013 for the People.

Page 1

F. D.

Cont. to page  
2.

Page 2.

Cont. from page I.

They<sup>are</sup> The Residents of Monterey Park CA. 91755 want to now take a stand, and voice out their concerns, and objections for the area of 133 E. Graves Ave. That this area is very hilly. It has a extra steady flow of heavy traffic. It's a short cut off of Graves. going to Garfield Ave. This area is very dangerous. Especially when it rains hard.

When this notice came out, from the City of Monterey Park for a Public Hearing for proposed Conditional Use with permit (CU-13-02) to permit a Private school, within an existing Assembly Use Building at 133 E. Graves. Never did mention it is a Christian Church. Failed to mention in a laymans language the reasons why. Was location being sold? Was it to be leased out? Also failed to mention it sits between To rather ~~high~~ hills on Graves Ave. Church Centers Location. This is a church. Meant to be a church.

has a very small parking area. No area for pick up or drop off. It is so dangerous. Because of heavy traffic. Why does this Private school want to open up another one, when it has one on<sup>st</sup> Garfield in Monterey. That area is also very busy traffic wise, and a poor parking area. St. Gabriel Church has no fence in area of parking it is opened up and it's right against apartments. It will cause a lot of problems for residents, Noisy wise, safety concerns etc. In case of fire or emergency's? How can the City allow this permit to come into play? The concerns are high here. This community wants their church left alone. It's not a place for a school. Not for small children. It's too hilly. It's not even a Christian school. That can cause confusion, and a great conflict of interest.

Page II

F.D.

Page: 3-

Cont. from Page 1

They want to speak out, as their American rights of freedom of speech. This is America that this County is one nation under God. And their main concern is to keep St. Gabriel's Church as just a church. It has history it's built between 2- Hilly areas. Where traffic flow is heavy. This area is not a good location for a school. It's meant to be for a church. It's a Christian Church. And the school that wants a permit to use this church is non-Christian. This can cause conflict of interest. This area is a dangerous area. Why would the people want to put a second school. When they already have one on So. of Garfield. In Monterey Park. Are they planning to lease property, or purchase property? In future. Monterey Park already has 3 private schools. St. Gabriel's Church has a very small parking area. As a witness each morning on So. Garfield watch young parents dropping their children off. Trying to remove them from their car seats can be dangerous. I can't imagine how it would be on East Main Ave. It's a very dangerous location. Traffic wise, emergency exit areas.

Many sex offenders live in this area and locations away from schools. This can be a area. No one knows facts.

And residents have right to voice out their concerns. And are aware there is noise when these small children have a recess. They are in class rooms for a few hrs and when they come out they yell, cry they fight. They are children.

This is a wrong location for this fine school. If the church is in the Red Room where there are Federal funds to help build them out or they can rent out their areas for a Sr. Center for counseling - And other needs in this community. Sr. Center -

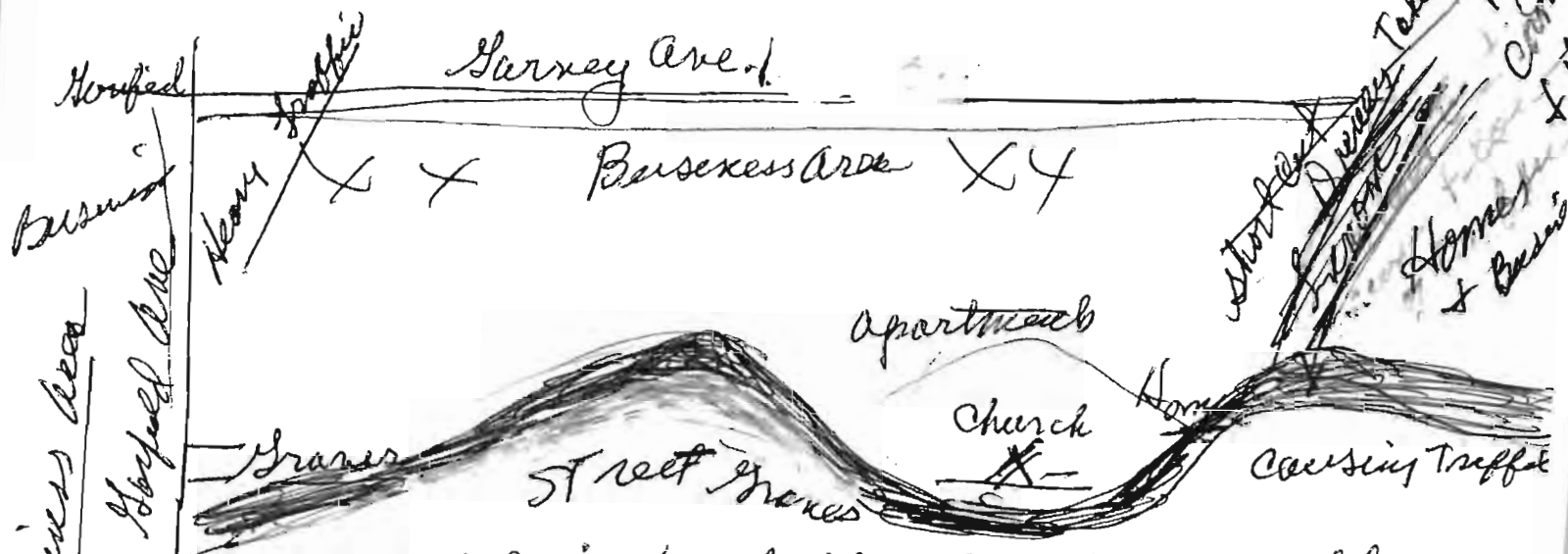


Page - 4 -

From: Frances Ann Nindia of Monterey Park, CA 91754

I am here Tonight By letter, And God willing in person.  
I did Visit Location of 133 E Graves. The Church is  
Lonely. It can be a Land Mark in its self.  
St. Gabriel has a Lot of True Meaning In our  
Christain Community. My Concerns are Great As a  
Parent, ~~Grandmother~~ & Great Grand parent.

I want To Give this a Closer View To what can  
occur here.



When it Rains hard there can be a problem  
its Very Blinding It can be Very Dangerous In  
This Location. The turn off into the church  
parking area is difficult As it is because  
of traffic. Its a Small area. parking lot has no way  
and if The Plan is To add on or Tear <sup>in and out</sup>  
down or is it being Sold. No there is  
stated all that is stated As a Permit <sup>to</sup> To  
Use This Property of 133 E. Graves. Not mention its a  
also There is a Earthquake Fault Then Rains on  
The East side of Garfield.

Thank you for attention  
& Love

- 4 -

Frances Ann Nindia  
of Monterey Park  
In the People of E. Graves...

All Copies are  
Legal!



**David Chow**

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**Subject:** 133 E. Grave Ave.

September 24, 2013

Planning Commissioners  
City of Monterey Park  
320 West Newmark Ave.  
Monterey Park, California 91754-2896

**RECEIVED**

SEP 24 2013

Re: St. Gabriel Episcopal Church-133E. Graves Ave.

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Dear Commissioners,

We are the two unfortunate families lived right next to the church for the last 20 years. The proposed permit changes the use to private middle school and preschool with extended child day care.

Since the church is 9 feet to the chicken-wired fence and the fence is 10 to our house(photo attached), we expect complete madness and crisis with 75 students screaming and yelling, because the church has no recreation area. They have used the small triangle parking as basketball court that fit about 5 people.

We therefore request before the permit is granted,

1-a copy of safety and building inspection report for the use of 75 students and staffs.

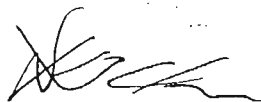
2-a copy of traffic analysis report by an independent organization, not a church hired consultant.

3-A 10' tall brick wall be built to replace the chicken-wired fence, from Grave Ave. to the back fence, to reduce noise level and prevent students to climb over.

We believe this change of use will lower the quality of life of nearby residents for the purpose of profitability of the Church.

We request the Planning Commission to disapprove this proposal.

Sincerely,



David Chow  
557 Cecil St.



Janet Guo  
559 Cecil St.

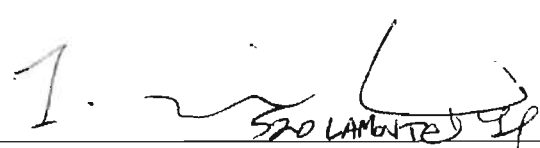
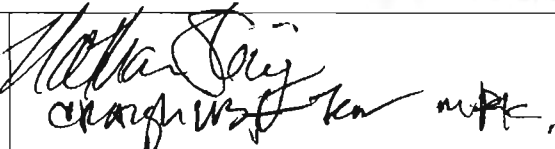
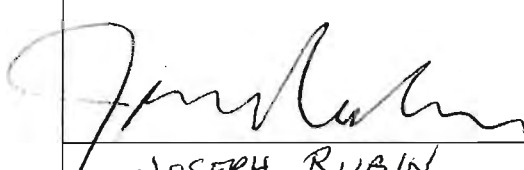
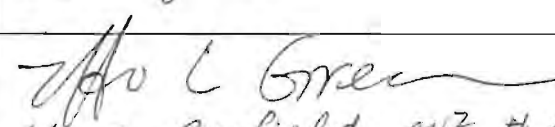
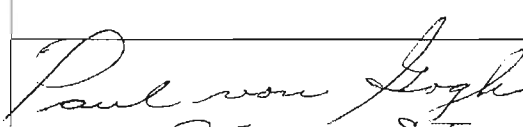
cc. Ms. Samantha Tawasart, Planner  
Robert Quintero, Director  
Paul Talbot, City Manager  
Teresa Real Sebastian, Mayor

Attention Monterey Park Planning Commission:  
 Graves Community is Against John Page Meher School.  
 I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
 Graves Ave. Monterey Park, CA 91755

RECEIVED

SEP 24 2013

CITY OF MONTEREY PARK  
 COMMUNITY DEVELOPMENT DEPT.

|                                                                                                                                          |                                                                                                                                                                                            |
|------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. <br>520 LAMONTE DR                                   | <br>Craig West Park                                                                                      |
| KEITH LEE<br>980 S. LINCOLN AVE<br>MONTEREY PARK, CA 91755                                                                               | Digby Roe<br>615 Craighurst                                                                                                                                                                |
| <br>JOSEPH RUBIN<br>521 Lamont Dr.<br>Monterey PK 91755 | <br>660 S. Garfield AVE #110<br>monterey park, CA 91754<br>M. LANCY<br>717 E GRAVES<br>Monterey PK 91755 |
| FERN<br>519 Lamonte                                                                                                                      | David Pedrosa<br>534 S. Garfield                                                                                                                                                           |
| Ching Wu<br>525 CECIL ST.                                                                                                                | Unil Brano<br>600 S. Lincoln Ave                                                                                                                                                           |
| <br>522 CECIL ST<br>2809071 9450066                   | Miguel A. De La Peña<br>683 Cecil Street<br>Monterey Park, CA 91754                                                                                                                        |
| Francis Salaiso<br>526 Cecil St                                                                                                          | Delphine Tran<br>695 S LINCOLN AVE<br>Monterey Park, CA 91755                                                                                                                              |
| Edna Salaiso                                                                                                                             | Francis A Mendez ISABELLA ST.<br>2029 So Santa Ana<br>323 728 1848 323 901 1088                                                                                                            |
| JACK WAN<br>530 CECIL ST,                                                                                                                | Angelzook@aol.com.<br>"zookie" ORATRICE<br>wky Amy Dindia                                                                                                                                  |

Cecilia Montanez  
 352 Graves Ave

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|                                                    |                                                                    |
|----------------------------------------------------|--------------------------------------------------------------------|
| <i>[Signature]</i><br>634 Cedar                    | <i>[Signature]</i><br>Ara Reyes<br>637 Kenton                      |
| <i>[Signature]</i><br>615 Cedar                    | Angel Jolley                                                       |
| * <i>[Signature]</i><br>188 year                   | James Lee Padgett<br>162 E. Graves Ave.<br>Monterey Park, CA 91755 |
| <i>[Signature]</i><br>605 Cedar                    | Onka Bumentos<br>Nicholson Ave                                     |
| * <i>[Signature]</i><br>150 Diane                  | Chupita Nambu                                                      |
| <i>[Signature]</i><br>145 Diane                    | Suzuko Herio<br>1533 So. McPherson Ave 91754<br>Monterey Park, CA  |
| <i>[Signature]</i><br>600 Cedar                    | Max Farada<br>1906 S. McPherson Ave M. Park 91754                  |
| <i>[Signature]</i>                                 | <i>[Signature]</i><br>13102a way monterey PK                       |
| Brian Lee<br>1611 Copa Way<br>Monterey PK CA 91754 |                                                                    |
| <i>[Signature]</i><br>2729 Prospect Ave.           | <i>[Signature]</i><br>Paul Pérez<br>402 So. Lincoln Ave            |

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|                                                                                       |                                                                           |
|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------|
| SAMUEL PARK<br>525 S. LINCOLN AVE<br><del>Monterey Park</del> MONTEREY PARK, CA 91755 | SINGH<br>COUNTRY STORE LIQUOR                                             |
| ANTONIO SALAZAR<br>530 LA MONT DR<br>ASO M.P. 91755                                   | Jack Daniels<br>Veteran '51-52                                            |
| A Sanchez<br>534 LA MONT DR MP<br>P.E.                                                | AMY NGU<br>SINGH                                                          |
| Yoko Endo<br>524 La Mont Dr. MT. PK<br>91755                                          | Michael Sepulveda<br>5318 Acacia ST San Gabriel<br>Ca, 91776 626 703 3494 |
| Amelia Ramirez                                                                        | AIDA MARTINEZ<br>Khalim                                                   |
| Grace Shimizu 709 GILBERT ST                                                          | ART MOY<br>540 Cecil ST<br>MP 91755                                       |
| Joe Roe<br>65 Craighurst Ter.                                                         | Sherry<br>306 Graves Ave                                                  |
| Maureen Annunzio Lancey<br>171 E. Graves Ave                                          | 305 Graves Ave<br>Robert                                                  |
| Anna Rico<br>763 Bradshaw Ave<br>MP                                                   | DAVID CHAVEZ<br>216 E. GRAVES AVE.                                        |
| Alfred 100<br>617 Cecil St.                                                           | MARIE S. CHAVEZ<br>216 E. Graves Ave<br>Marie S.                          |

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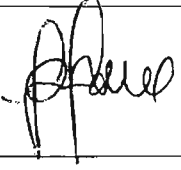
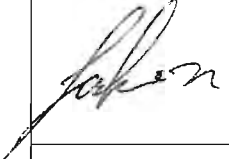
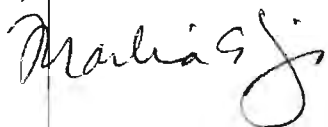
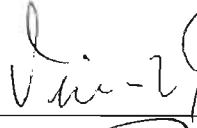
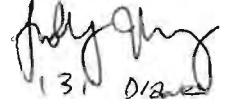
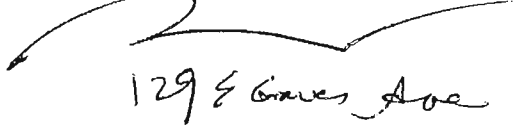
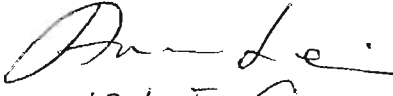
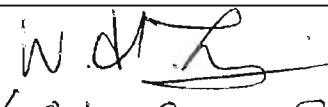
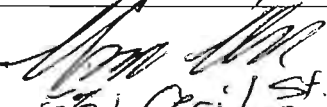
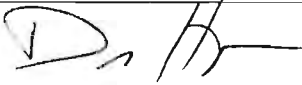
|                                                                   |                                                                |
|-------------------------------------------------------------------|----------------------------------------------------------------|
| Paul L. Linares                                                   | DON RODRIGUEZ<br>185 E. GRAVES AVE<br>MONTEREY PARK CA 91755   |
| Jacqueline Sencin<br>2031 S. 3rd St<br>Alhambra, CA               | THOMAS TRINHA<br>202 E. GRAVES AVE.<br>MONTEREY PARK, CA 91755 |
| MARISA HUERTA                                                     | Jane Weston                                                    |
| Kevin Young Please notify<br>622-569-0499 about school            | <del>M. Mantate</del> DTCHow                                   |
| MARTINA HIGUERA<br>525 S. RUSSELL AVE<br>MONTEREY PK 91755        | 557 CECIL ST<br>Monterey Park 91755                            |
| Cindy Zack<br>2008 Cedar St. #A<br>Alhambra, CA 91801             | 559 CECIL ST.<br>Monterey Park, 91755                          |
| Sandra Vathanaravee<br>661 Kempton Ave.<br>Monterey Park CA 91755 | 341 W. M. Guzman<br>635 Cridgeway Terr                         |
| Ed MENDOZA                                                        | Jean S. Hu<br>634 Cridgeway Terr                               |
| David BARCIA SR<br>410 N ALHAMBRA AVE<br>MONTEREY PARK.           | Kayla R. Nagar                                                 |
| PAUL BRISQ<br>1144 Wilcox Ave                                     | Willie W<br>633 Lamonte St                                     |

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|                                                                                                                               |                                                                                                                              |
|-------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------|
|  651 CRAIGHURST<br>MONTEREY PARK,<br>91755   | 651 Cecil St Honey Lam<br>Monterey Park CA 91755                                                                             |
|                                              |  677 Cecil                                 |
|  650 CRAIGHURST<br>MONTEREY PARK<br>CA 91755 | 691 Cecil St must be met<br>Monterey Park 91755                                                                              |
|  628 Craighurst<br>Monterey Park             | 680 Cecil<br>440 LAW PINCE                                                                                                   |
|  60<br>CRAIGHURST<br>Monterey Park         | CLARA GONG<br>676 CECIL                                                                                                      |
|  127 Graves Ave<br>Vine-2                  |  131 Diaz                                |
|  129 E Graves Ave                          | Jacqueline Ismen<br>650 Cecil St<br>Monterey Park, CA 91755                                                                  |
|  121 E Graves Ave.                         | Tadashi Kamei<br>618 Cecil St.<br>Monterey Park, CA 91755                                                                    |
|  601 Cecil St.                             |  550 Cecil St.<br>Monterey Park CA 91755 |
|  635 Cecil St                              |  602 Cecil St<br>Monterey CA 91755       |

(ALL GARFIELD APARTMENTS)

**SIGN TODAY! KEEP YOUR PARKING ACCESS SAFE**

Dear Resident,

A very expensive private school is trying to open across from our apartment building that will take away your safe access to your parking lot. (We all know how hard it is to access Cecil St. now!) The extra traffic cutting through Cecil St. will cause accidents and create delays and problems for everyone, especially in the morning and afternoon. Your signature today will stop Monterey Park from approving this project. Together we will stop them from taking away our right to safety and peace.

I do not want Meher School in my neighborhood. It brings more dangerous traffic, unsafe access and noise problems.

Keane Aharado

Sign Name Here

**Return to manager today or by Tuesday July 2. Please spread the word.  
(213)300-4822 Keep our driveways safe and the city representing our voices!**

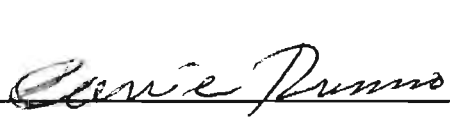
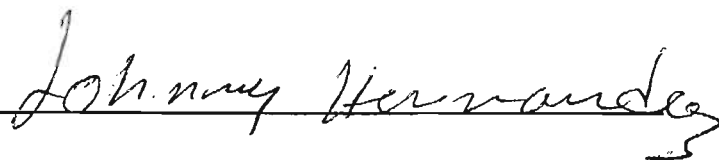
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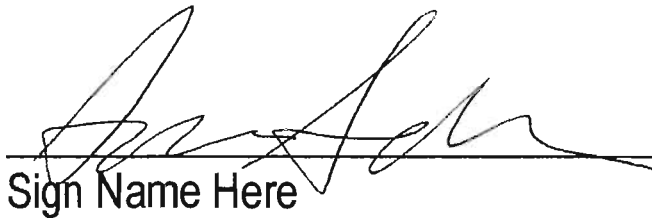


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A handwritten signature in dark ink, consisting of a long, sweeping horizontal line followed by a stylized, circular flourish on the right side.

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Sign Name Here

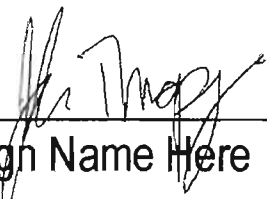
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Sign Name Here

John Thropay  
660 S. Garfield Ave #107  
Monterey Park, CA 91754

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I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.

*Josie E. Wana*  
\_\_\_\_\_  
Sign Name Here

*6-18-2013*

*Laura*  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
Please spread the word. (213)300-4822 Keep Graves Ave Safe!***

*CECIL NORTH  
EAST FIELD MOUNTAIN*

## ***SIGN TODAY! KEEP YOUR PARKING ACCESS SAFE***

Dear Resident,

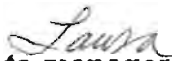
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I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.



Sign Name Here

L TIRTA



***Return to manager by Thursday June 20 or leave at your door for pick up.  
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I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.



apt #5

Sign Name Here

*Laura*  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
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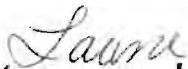
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---

Sign Name Here



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JOSÉ MOLINA   
Sign Name Here

*Lauren*  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
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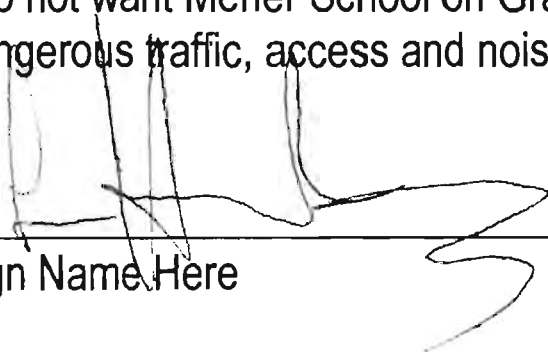


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 06/17/2013

---

Sign Name Here

*Laura*  
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JEFF & MONICA CHEN

650 #51

---

Sign Name Here

*Laura*  
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\_\_\_\_\_  
Sign Name Here

*Mulla Kas*

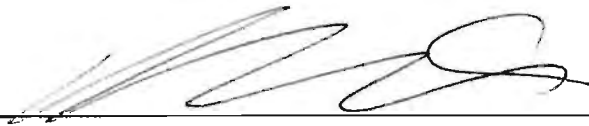
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A handwritten signature in black ink, appearing to be 'Lawn', written over a horizontal line.

Sign Name Here

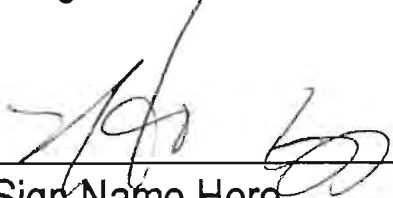
*Lawn*  
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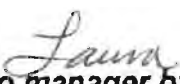
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I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.

   
Sign Name Here 660 S. Garfield Ave #110

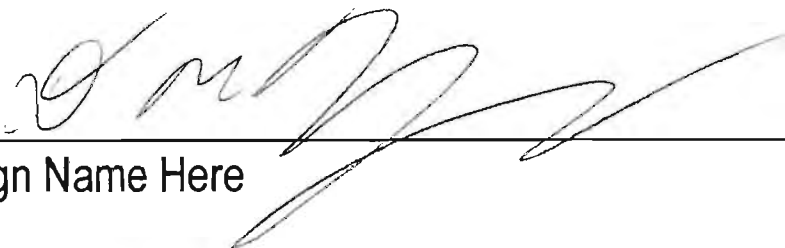
  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
Please spread the word. (213)300-4822 Keep Graves Ave Safe!***

## ***SIGN TODAY! KEEP YOUR PARKING ACCESS SAFE***

Dear Resident,

A very expensive private school is trying to open across from our driveway on Graves Ave that will take away your safe access to your parking lot. (We all know how hard it is to enter & exit on Graves Ave now!) The extra traffic will cause accidents on Graves hill and create delays and problems for everyone, especially in the morning. Your signature today will stop Monterey Park from approving this project. Together we will stop them from taking away our right to safety and peace.

I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.



---

Sign Name Here

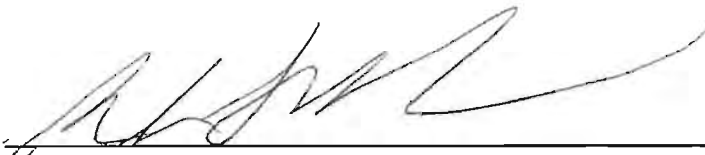
*Laura*  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
Please spread the word. (213)300-4822 Keep Graves Ave Safe!***

## ***SIGN TODAY! KEEP YOUR PARKING ACCESS SAFE***

Dear Resident,

A very expensive private school is trying to open across from our driveway on Graves Ave that will take away your safe access to your parking lot. (We all know how hard it is to enter & exit on Graves Ave now!) The extra traffic will cause accidents on Graves hill and create delays and problems for everyone, especially in the morning. Your signature today will stop Monterey Park from approving this project. Together we will stop them from taking away our right to safety and peace.

I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.



Sign Name Here

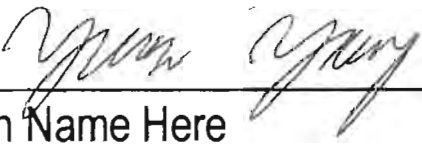
*Laura*  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
Please spread the word. (213)300-4822 Keep Graves Ave Safe!***

## ***SIGN TODAY! KEEP YOUR PARKING ACCESS SAFE***

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I do not want Meher School on Graves Ave. It brings more dangerous traffic, access and noise problems.

  
\_\_\_\_\_  
Sign Name Here

  
***Return to manager by Thursday June 20 or leave at your door for pick up.  
Please spread the word. (213)300-4822 Keep Graves Ave Safe!***



**Attention Monterey Park Planning Commission:  
Graves Community is Against John Page Meher School.  
I Reject the Proposed Conditional Use Permit CU-13-02 for 133 E  
Graves Ave. Monterey Park, CA 91755**

★

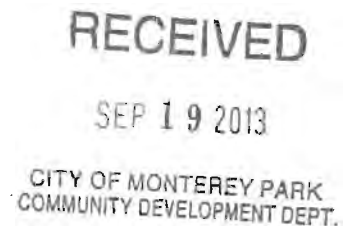
James Manque  
320 mooney Dr. Apt D  
Monterey Park CA. 91755

Turner 356 Grains are

Nathan and Grace Shimizu  
614 Craighurst Terr  
Monterey Park, CA 91755  
626-280-6568

5/7/2013

James Funk, Secretary  
City of Monterey Park  
320 W. Newmark Ave  
Monterey Park, CA 91755



**RE: Motion to immediately remove Larry Sullivan on pending conditional permit issue CU-13-02 (133 E Graves Ave)**

Dear Mr. Funk and Planning Division,

Larry Sullivan has publicly declared his direct affiliated association with the applicant which clearly disqualifies his ability to cast a fair and credible opinion on this conditional permit issue and must be removed. It is mandatory in order to continue Monterey Park's pursuit of excellence and untainted planning development.

Larry has publicly stated on record during the last traffic committee meeting that he holds an official office which bears an affiliated relationship to the proposed applicant. In addition, it is possible that he and his associates may receive unjust enrichment from the approval of this conditional permit at the expense of the residents most affected by the proposed school. We cannot sit idly in the consideration of this possibility.

It is clear that Larry's unusual affiliation to the applicant's business in this specific matter far exceeds any other standard citizen or committee member's involvement for him to apply fair discernment. I demand Larry's immediate removal from this specific issue regarding planning, public safety and neighborhood peace. The mere likelihood of unjust influence in one's

clarity of decision must be exceedingly pure and uninfluenced from civic, business, personal, or spiritual relationships. It is a matter of personal and civic integrity to serve our city with transparent honor to make a significant contribution. Everyone has a duty as servants to recognize our own existing relationships that may interfere with one's sound judgment before becoming a decision maker.

To add to Larry's comingling, it is also clear that Larry serves on more than one commission which violates Monterey Park's Civic Service Regulation which states, "No citizen may serve on more than one standing Board, Commission, or Committee at one time." Larry is a member of both Traffic and Planning Commissions which are both direct issues of concern here, which further demonstrates his lack of discernment on issues affecting Monterey Park residents the most. He should completely withdraw himself from the Planning commission, if not step down completely from all commissions in order to restore integrity throughout.

As servants, one should recuse one's self respectfully before inducing the public to expose the issue formally, as in this case. Indeed if this permit is approved with Larry voting to approve this issue, the forthcoming lawsuit from this approved permit will specifically name Mr. Sullivan and his affiliates in addition to the City of Monterey Park as defendants.

Sincerely,

A handwritten signature in cursive script, appearing to read "Nathan Shimizu".

Nathan Shimizu

CC: Samantha, Traffic Commission, Planning Commission, City Clerk

May 27, 2013

City of Monterey Park  
Planning Commission  
320 W. Newmark Avenue  
Monterey Park, CA 91754

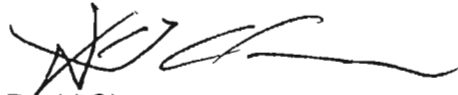
Subject: Conditional Use Permit – 133 East Graves Avenue (CU-13-02)  
Potential Conflict of Interest

Chair and Members of the Planning Commission:

It has come to my attention that Commissioner Larry Sullivan may have a conflict interest due to his activities on the Board of Directors of St. Paul's Lutheran Church. The Pastor of St. Paul's is the same individual that is proposing the expansion of his present Montessori School to the proposed St. James Episcopal Church site.

If this conflict exists, Mr. Sullivan should recuse himself from this case.

Sincerely,



David Chow  
557 Cecil Street  
Monterey Park, CA 91755  
(626)-307-4522

RECEIVED

MAY 30 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

J. C. Reichenberger P.E., BCEE  
529 LaMont Drive  
Monterey Park, CA 91755

May 8, 2013

City of Monterey Park  
Planning Commission  
320 W. Newmark Avenue  
Monterey Park, CA 91754

RECEIVED

MAY 30 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Subject: Conditional Use Permit – 133 East Graves Avenue (CU-13-02)

Chair and Members of the Planning Commission:

I am writing this as a long-time resident, having lived in my present home on LaMont Drive over 40 years, and as a professional civil engineer and Board Certified Environmental Engineer. In my profession I have working knowledge of the California Environmental Quality Act (CEQA) and I take exception to the findings by the City that the Conditional Use Permit referenced above is **categorically exempt** under CEQA as stated in the Planning Commission Agenda.

Reason #1. This is not an existing activity.

§15301 pertains to existing facilities or activities and is as follows:

*"Class 1 (activity) consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The types of "existing facilities" itemized below are not intended to be all-inclusive of the types of projects which might fall within Class 1. The key consideration is whether the project involves negligible or no expansion of an existing use."*

The key words here are "negligible or no expansion of use beyond that existing at the time of the lead agency's (City of Monterey Park's) determination." The letter from the Applicant uses the words "this proposed new school at St. Gabriel's..." It is clear this is not an existing activity or negligible expansion of an existing activity.

The Applicant and City may argue, as stated in the Conditional Use Permit Findings, that a Conditional Use Permit was approved in 1988 for a private preschool and elementary school. Unfortunately a "permit" is not an "existing use."

Reason #2. There is an impact on the environment.

*"§15300.2 (c): A categorical exemption shall not be used for an activity where there is a reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances."*

The key words here are "reasonable possibility" and "unusual circumstances." The new activity will have significant traffic impacts on an already impacted street. The fact that the City is considering a traffic study implies that there is a reasonable possibility the activity will have an impact.

Traffic is already impacted on Graves Avenue by the vehicles taking students to and from Repetto School from 7:45 am to about 8:15 am and again in the afternoon. Adding more traffic

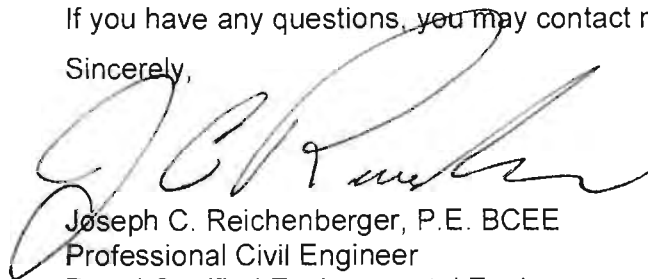
as a result of the new activity will make Graves Avenues virtually impassable during these times for the following reasons:

- 1) Inadequate driveway width (16 ft approx) and turning radius to permit one vehicle to turn into the driveway from Graves Avenue while another vehicle is trying to exit the driveway onto Graves Avenue.
- 2) Inadequate vehicle turn around and drop off space on the existing site. The paved area at the proposed drop off point is only 50 ft wide, and that assumes no cars are parked in the marked stalls. The design, center turning radius of a passenger car is 21 ft and the radius of the front overhang (when the car turns) is 25.5 ft per AASHTO Geometric Design of Streets and Highways. There is not enough room to make a 180 degree turn at the drop off point which will result in cars backing up onto Graves Avenue.
- 3) If cars trying to access the property are backed up on Graves Avenue, it will be next to impossible to make the right turn from Cecil Avenue onto Graves Avenue at that time. It is already a problem during the school drop off and pick up times at Repetto School.
- 4) With cars backing up on Graves Avenue, further exacerbated by someone trying to turn left into the driveway, the older children will be jumping out of their cars and dodging traffic (hopefully) to get into the school.

It is clear there is an impact. Calling the project categorically exempt under CEQA is challengeable.

If you have any questions, you may contact me at 626-437-2571.

Sincerely,



Joseph C. Reichenberger, P.E. BCEE  
Professional Civil Engineer  
Board Certified Environmental Engineer  
Professor of Civil Engineering and  
Environmental Science

*jreichenberger@LMU.edu*

cc.

Robert Quintero, Director

Peter Ruiz, Planning Commission

Michael Hammer, Planning Commission

Larry Sullivan, Planning Commission

Paul Talbot, City Manager

Teresa Real Sebastian, Mayor

April 28, 2013

Ms. Samantha Tewasart, Associate Planner  
City of Monterey Park  
320 West Newmark Ave.  
Monterey Park, California 91754-2896

RECEIVED

APR 30 2013

CITY OF MONTEREY PARK  
COMMUNITY DEVELOPMENT DEPT.

Re: St. Gabriel Episcopal Church-133E. Graves Ave.

Dear Ms. Tewasart,

Regarding the proposed permit private middle school and preschool with extended child day care at the referenced Church, we completely disagree what You declared that

- 1-There will not be increased traffic congestion
- 2-There will not be increased noises affecting neighbors and decrease the quality of life
- 3-There will not be decrease of Property value- We hope City of Monterey Park will take the liability and compensate for our loss
- 4-There will not be Fire and Safety issues for the children-This property had many fire and safety issues over the past years

We believe this request is lowering the quality of life of nearby residents for the purpose of profitability of the Church.

We request that You and the Planning Commission to disapprove this proposal.

Very gratefully yours,

*David Chow*  
David Chow  
557 Cecil St.  
*Janet Guo*  
Janet Guo  
559 Cecil St.  
*Mei Heung*  
600 Cecil St.  
(626) 571-8797

*Joseph C. Reichenberger*  
529 LaMont Dr.  
Monterey Park CA 91755  
(626)-437-2571  
*Jerry HA*

*Patricia M. Reichenberger*  
529 LaMont Dr.  
Monterey Park CA 91755  
*Patricia M. Reichenberger*

*Jerry HA*  
(JERRY HA)  
531 LAMONT DR.  
MPK CA 91755

*DEBORAH ALVERO*  
Deborah Alvero  
551 CECIL ST  
MONTEREY PARK, CA 91755

*Brel La Chin*  
552 Cecil St.  
Monterey Park

*George K. Endo*  
136 E. Graves Ave.  
Monterey Park





# City Council Staff Report

DATE: JANUARY 15, 2014

AGENDA ITEM NO: **Public Hearing**  
**Agenda Item 12**

TO: PAUL TALBOT, CITY MANAGER

FROM: MICHAEL HUNTLEY, COMMUNITY AND ECONOMIC  
DEVELOPMENT DIRECTOR  
JAMES BIRRELL, INTERIM FIRE CHIEF

BY: JON TRAW, CONTRACT BUILDING OFFICIAL

SUBJECT: URGENCY ORDINANCE AND "REGULAR" ORDINANCE  
ADOPTING BY REFERENCE AND AMENDING THE 2013  
CALIFORNIA CODES

Health & Safety Code § 17958 requires local governments to adopt the most recent editions of the California Building Standards Code ("CBSC"). The 2013 CBSC will become effective statewide on January 1, 2014.

## **RECOMMENDATION**

It is recommended that the City Council consider the following:

1. As to the urgency ordinance, open the public hearing; consider evidence received during the public hearing, and adopt the urgency ordinance upon a 4/5 vote for the reasons set forth in the draft ordinance;
2. As to the regular ordinance, introduce and waive first reading of the ordinance and schedule a public hearing for February 5, 2014; and
3. Take such additional, related, action that may be desirable.

## **BACKGROUND**

State building standards law established the adoption of a model building code in California with the creation of the California Building Standards Commission ("BSC") in 1953. The BSC is an independent commission with the California State and Consumer Services Agency. BSC Commission members are appointed by the Governor and confirmed by the State Senate. The California Legislature delegated authority to the BSC to develop and adopt statewide building standards. Building standards law requires the BSC to codify and publish a coordinated state building standards code. The CBSC is codified in Title 24 of the California Code of Regulations. Title 24 is comprised of 12 parts containing the regulations that govern

the construction of all buildings in California.

Every three years the BSC reviews the newest model codes that are published by the independent code developing bodies. The BSC incorporates the latest editions of selected model codes. These resulting building regulations have the same force of law, and take effect 180 days after their publication by the BSC. After publication, a city or county may establish more restrictive building standards reasonably necessary because of local climatic, geologic, or topographical conditions. Findings of the local condition(s) and the amendments of the adopted local building standards must be filed with the BSC to become effective. The BSC will reject the filings by local governments where no express findings are submitted to evidence the need to more restrictive building standards based upon local climatic, geologic, or topographical conditions.

The goal of the BSC is to have building standards with minimal amendments by state and local agencies so Title 24 is concise, coherent and consistent statewide so the public can design buildings and obtain permits to improve building performance. The CBSC is applicable to all occupancies throughout California. In addition, California law requires local building departments to enforce the CBSC and the implementing regulations of the Department of Housing and Community Development for residential structures. Accordingly, the City's Building Official is an officer of the State as it relates to implementing and enforcing the building codes.

Last year, the BSC promulgated the 2013 CBSC. With this action, all local governments, including Monterey Park, are now adopting these Codes with or without local amendments.

To maintain local consistency with State requirements, staff recommends the City Council adopt the 2013 CBSC into the Monterey Park Municipal Code to reflect the statewide update. The proposed Ordinance will bring the Monterey Park Municipal Code ("MPMC") into conformance with the 2013 CBSC by amending the relevant sections of the MPMC to reflect the 2013 editions and specifically reference each code's general purpose.

The 2013 California Codes do contain some significant changes and these are highlighted as follows:

California Green Building Standards Code — In 2009, California adopted guidelines for sustainable construction practices; these became mandatory regulations for new buildings in 2001. The 2013 California Green Building Standards Code applies to new buildings and residential additions and alterations where the renovation increases the building's area, volume or size by 1,000 square feet or more, and/or alterations with a permit valuation of \$200,000 or above.

Water Code — beginning January 1, 2014, Civil Code § 1101.1, *et seq.* requires property owners to replace all noncompliant plumbing fixtures with water conserving plumbing fixtures when seeking any

"building alteration" or "improvements" to single-family residences. This is required before the City can issue a certificate of occupancy or other final permit. While not technically part of the model codes, and not something the City can affect, this is a significant change in California law.

California Building Code Disabled Access Regulations — Since 1981, California has led the country in improving disabled accessibility to buildings. These requirements predate the Americans with Disabilities Act (ADA) that were adopted by the Federal government in 1990. The 2013 building codes were reorganized to reflect the ADA format to help ensure consistency between the federal and state regulations.

### **Local Amendments**

Health and Safety Code § 17958.7 allows the City to make amendments to the California Codes when "reasonably necessary because of local climatic, geological or topographical conditions." The modifications along with the justifications must be filed with the Building Standards Commission. As set forth in Attachment "A," to the draft regular ordinance, there are a number of amendments to the CBSC that are recommended based upon local conditions. In summary, these are:

1. Replace the administrative provisions scattered throughout the CBSC and the MPMC with a unified administrative chapter adopted in Title 16, Chapter 16.01. The new administrative chapter retains all currently applicable Monterey Park amendments.
2. Adopt 14 of the Building Code technical amendments recommended by the L. A. Regional Uniform Code Program (LARUCP), which is a consortium of 89 building departments in the L. A. County area trying to bring uniformity of building regulations to the region.
3. Adopt 23 amendments to the California Fire Code as recommended by the Fire Department.
4. Adopt the 2012 International Swimming Pool and Spa Code to provide appropriate regulations for the construction of pools and spas pursuant to the current safety standards for the protection of children.

### **Adopting 2013 CBSC by reference**

Government Code §§ 50022.1, *et seq.* provides the means by which the City may adopt the 2013 CBSC by reference. Generally, the ordinance adopting codes by reference is introduced; a public hearing is set; and, following the public hearing, the City Council may adopt the ordinance incorporating other codes by reference. This is the procedure

recommended for the "regular" ordinance included with this staff report.

In addition to the regular ordinance, however, staff also recommends that the City Council adopt an urgency ordinance pursuant to Government Code § 36937. As stated elsewhere, the CBSC became effective January 1, 2014 throughout the State. Regrettably, staff was delayed in bringing ordinances with local amendments to the City Council for consideration last year.

To ensure that there is no "gap" in regulating local construction, it is desirable to have the local amendments become effective immediately. In substance, there is no difference between the two draft ordinances. The combination of adopting both a regular and an urgency ordinance is a "belt and suspenders" approach that will ensure that the local regulations can be immediately enforced.

Because of the "two step" approach, the City Council will have two public hearings: one to consider adopting the urgency ordinance (at that meeting, the City Council will also consider introducing the "regular" ordinance); the second to consider adopting the "regular" ordinance. Both public hearings will be noticed in accordance with Government Code § 6066 which requires that notice be published once a week for two successive weeks. The first notice must be published at least 15 days before the public hearing. An urgency ordinance must be adopted upon 4/5 vote of the City Council and becomes effectively immediately upon adoption. The regular ordinance becomes effective 30 days after adoption.

### **CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA")**

The proposed ordinances are exempt from additional review under the California Environmental Quality Act (California Public Resources Code §§ 21000, *et seq.*, "CEQA") and the regulations promulgated thereunder (14 California Code of Regulations §§ 15000, *et seq.*, the "CEQA Guidelines") because they consists only of minor revisions and clarifications to an existing code of construction-related regulations and specification of procedures related thereto and will not have the effect of deleting or substantially changing any regulatory standards or findings required therefore. This ordinance, therefore, is an action being taken for enhanced protection of the environment and that does not have the potential to cause significant effects on the environment. Consequently, it is categorically exempt in accordance with CEQA Guidelines §§ 15301 as a minor alteration of existing public or private structures involving no expansion of use; 15305 as a minor alteration in land use limitations which do not result in any changes in land use or density; and 15308 as an action taken by a regulatory agency as authorized by California law to assure maintenance or protection of the environment.

### **FISCAL REVIEW**

As with all regulation, enforcing the CBSC will come with a cost. Much of this cost is paid for by applicants seeking ministerial and discretionary permits. Code enforcement costs are part of the City's budget. All costs were anticipated in the City's adopted budget including, without limitation, the costs for codifying the CBSC.

By:   
Michael Huntley, Director of  
Community and Economic Development

Approved:   
Paul Talbot, City Manager

By:   
James Birrell, Interim Fire Chief

By:   
Jon Traw, Contract Building Official

Reviewed:   
Karl H. Berger, Assistant City Attorney

**ATTACHMENTS**

Urgency Ordinance

Exhibit A

Regular Ordinance

Attachment A

**ORDINANCE NO. \_\_\_\_**

**AN URGENCY ORDINANCE ADOPTING THE 2013 EDITIONS OF THE CALIFORNIA MODEL CODES, MAKING CERTAIN AMENDMENTS BASED UPON LOCAL CONDITIONS, AND AMENDING THE MONTEREY PARK MUNICIPAL CODE TO REFLECT SUCH CHANGES.**

The City Council for the City of Monterey Park does ordain as follows:

**SECTION 1: Findings.** The City Council finds as follows:

- A. The City may adopt model codes by reference pursuant to Government Code §§ 50022.2, *et seq.*;
- B. Health and Safety Code § 17958 requires the City to adopt certain codes that are set forth in Health and Safety Code § 17922 and published in the California Code of Regulations;
- C. In accordance with Health and Safety Code § 17958.7, it is in the public interest to adopt the most recent codes published by the California Building Standards Commission;
- D. Notice of public hearing to consider the adoption of the codes was published pursuant to Government Code § 6066 and a duly noticed public hearing was held regarding the adoption of the Codes;
- E. Pursuant to § 50022.6 of the Government Code, at least one copy of all codes adopted by reference were filed with the City Clerk of the City and were available for public inspection for at least fifteen (15) days preceding the date of the hearing;
- F. Pursuant to Government Code § 50022.9, the City Council intends to incorporate by reference, with local amendments, the following 2013 codes in their entirety as if set forth in full herein:
  - 1. The California Building Code ("CBC"), California Residential Building Code, and California Green Building Standards Code, 2013 Editions, as published in Title 24, Part 2, Part 2.5, Part 11 and Part 12 of the California Code of Regulations;
  - 2. The California Electrical Code, 2013 Edition ("CEC"), as published in Title 24, Part 3 of the California Code of Regulations;
  - 3. The California Fire Code, 2013 Edition ("CFC"), as published in Title 24, Part 9 of the California Code of Regulations;
  - 4. The California Plumbing Code, 2013 Edition ("CPC"), as published in

Title 24, Part 5 of the California Code of Regulations;

5. The California Mechanical Code, 2013 Edition ("CMC"), as published in Title 24, Part 4 of the California Code of Regulations;
  6. California Historical Building Code, 2013 Edition ("CHBC"), as published in Title 24, Part 8 of the California Code of Regulations;
  7. California Existing Building Code, 2013 Edition ("CEBC"), as published in Title 24, Part 10 of the California Code of Regulations;
  8. California Referenced Standards Code, 2013 Edition ("CRSC"), as published at Title 24, Part 12, of the California Code of Regulations;
  9. International Pool and Space Code, 2012 Edition, as published by the International Code Council, Inc.; and
  10. The California Building Standards Administrative Code, 2013 Edition ("CAC"), as published in Title 24, Part 1 of the California Code of Regulations.
- G. In accordance with 14 California Code of Regulations § 15061(b)(3), adopting local amendments to the California Building Standards Code is exempt from additional environmental review under the California Environmental Quality Act.
- H. The California Building Standards Code must be in effect by January 1, 2014 pursuant to Health and Safety Code § 17958.
- I. Without the enactment of this Ordinance, the California Building Standards Code would not be adopted as required posing a threat to the public health, safety, and welfare because a building permit could be issued based on outdated model codes.
- J. In order to prevent frustration of the Health & Safety Code, the public interest, health, safety, and welfare require immediate enactment of this Ordinance. The absence of this Ordinance would impair the orderly and effective implementation of the Monterey Park Municipal Code.
- K. Based on the foregoing, the City finds that there is a current and immediate threat to the public health, safety, or welfare and that this Ordinance is necessary in order to protect the City from the potential effects and impacts of an outdated Monterey Park Municipal Code, which could adversely impact the quality of life in the City's neighborhoods.
- L. The City Council further finds that this interim ordinance is a matter of statewide, local, and City-wide importance and is not directed toward any

particular business that currently seeks to obtain a building permit under the existing model codes.

- M. The City Council finds that this Ordinance is authorized by the City's police powers. The City Council further finds that the requirement imposed by this Ordinance will not in any way deprive any person of rights granted by state or federal laws, because the moratorium is short in duration and essential to protect the public health, safety and welfare.

SECTION 2: In accordance with Health and Safety Code § 17958.7, the City Council finds that there are local climatic, geographic, and topographic conditions justifying the various local amendments to the California Building Standards Code as set forth in attached Exhibit "A," which is incorporated by reference.

SECTION 3: Chapter 16.01 of Monterey Park Municipal Code ("MPMC") is amended in its entirety to read as follows:

**"Chapter 16.01 ADOPTION OF TECHNICAL BUILDING CODES AND ADMINISTRATIVE PROVISIONS**

16.01.010 Adoption of specific Codes – Copies on file.

16.01.020 Definition of terms.

16.01.030 Resolution of conflicts in application.

16.01.040 Administrative provisions.

**16.01.010 Adoption of specific Codes--Copies on file.**

- A. Except as otherwise provided in this chapter, the following Codes are adopted by reference:
1. The 2013 California Building Code including Appendix F, I and J;
  2. The 2013 California Residential Code including Appendix H;
  3. The 2013 California Electrical Code;
  4. The 2013 California Mechanical Code;
  5. The 2013 California Plumbing Code including Appendix A and I;
  6. The 2013 California Historical Building Code;
  7. The 2013 California Existing Building Code;



8. The 2013 California Green Building Standards;
  9. The 2013 California Referenced Standards Code; and
  10. The 2012 International Pool and Spa Code.
- B. In accordance with Health and Safety Code § 18942, one copy of said Codes will remain on file in the office of the City Clerk.

#### **16.01.020 Definition of terms.**

Unless the contrary is stated or clearly appears from the context, the following definitions govern the construction of the words and phrases used in this Title. Words and phrases not defined by this chapter have the meanings set forth in the applicable Code as set forth in Title 24 of the Code of California Regulations. If the definition of any term contained in this Title conflicts with the definition of the same term in the applicable Code, then the definition contained in this Title governs.

“Building and Safety Division” means the Building Division, Community and Economic Development Department of the City of Monterey Park;

“Code” or “Codes” means the applicable 2013 code adopted by reference in this Title.

“Health office” means the Los Angeles County Department of health services.

#### **16.01.030 Resolution of conflicts in application.**

In the event of any conflict or ambiguity between any provision contained in the Codes and this Title, this Title will govern.

#### **16.01.040 Administrative provisions**

Add Chapter 1, Administrative Provisions to read as follows:

### **Chapter 1 ADMINISTRATIVE PROVISIONS**

#### **SECTION 100 CONTENTS**

Section 101 General  
Section 102 Applicability  
Section 103 Building and Safety  
Section 104 Duties and Powers of Building Official  
Section 105 Permits  
Section 106 Construction Documents

Section 107 Temporary Structures and Uses  
Section 108 Fees  
Section 109 Inspections  
Section 110 Certificate of Occupancy  
Section 111 Service Utilities  
Section 112 Board of Appeals  
Section 113 Violations and Penalties  
Section 114 Stop Work Order  
Section 115 Unsafe Structures and Buildings

## **SECTION 101 GENERAL**

**101.1 Title.** These regulations may referred to as the Administrative Provisions of the California Building Codes of the State of California and other Codes as adopted by Title 16 and 17 of the Monterey Park Municipal Code.

**101.2 Scope.** The provisions of the codes apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, used and occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures.

**101.2.1 Appendices.** Provisions in the appendices of the codes, do not apply unless specifically adopted.

**101.3 Intent.** The purpose of the codes is to establish the minimum requirements to safeguard the public health, safety and general welfare through structural strength, means of egress facilities, stability, sanitation, adequate light and ventilation, energy conservation, and safety to life and property from fire and other hazards attributed to the built environment and to provide safety to firefighters and emergency responders during emergency operations.

**101.4 Referenced codes.** Codes listed in Sections 101.4.1 through 101.4.10 and referenced elsewhere in the codes are part of the requirements of the codes to the prescribed extent of each such reference.

**101.4.1 Building Code.** The provision of the California Building Code as adopted in Section 16.01.010 apply to all buildings and structures other than those meeting the scoping limitations contained in the California Residential Code.

**101.4.2 Residential Code.** The provisions of the California Residential Code as adopted in Section 16.01.010 apply to detached one and two family dwellings and multiple single-family dwellings (townhomes) not more than three stories above grade plane in height with a separate means of egress and their accessory structures.

**101.4.3 Electrical Code.** The provisions of the California Electrical Code as adopted in Section 16.01.010 apply to the installation of electrical systems, including alterations,

repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances thereto.

**101.4.4 Mechanical Code.** The provisions of the California Mechanical Code as adopted in Section 16.01.010 apply to the installation, alterations, repairs and replacement of residential and commercial mechanical and gas systems, including equipment, appliances, fixtures, fittings and for appurtenances, including ventilating, heating, cooling, air-conditioning and refrigeration systems, incinerators and other energy-related systems. Where there is a conflict between the California Mechanical and Plumbing Codes, as related to chapters for gas or fuel, the provisions provided in the Plumbing Code will govern.

**101.4.5 Plumbing Code.** The provisions of the California Plumbing Code as adopted in Section 16.01.010 apply to the installation, alteration, repair, replacement of plumbing systems and gas delivery systems, including equipment, appliances, fixtures, fittings and appurtenances, and where connected to a water or sewage system and all aspects of a medical gas system. The provisions of the California Plumbing Code apply to private sewage disposal systems.

**101.4.6 Historic Building Code.** The provisions of the California Historic Building Code as adopted in Section 16.01.010 apply to the alteration and repair of historic buildings.

**101.4.7 Existing Building Code.** The provisions of the California Existing Building Code as adopted in Section 16.01.010 apply to maintenance of existing buildings.

**101.4.8 Green Building Standards Code.** The mandatory provisions of the California Green Building Standards Code as adopted in Section 16.01.010 apply to all new buildings and structures.

**101.4.9 Referenced Standards Code.** The provisions of the California Referenced Standards Code as adopted in Section 16.01.010 apply to all new buildings and structures.

**101.4.10 Pool and Spa Code.** The mandatory provisions of the International Pool and Spa Code as adopted in Section 16.01.010 apply to all pool and spas.

## **SECTION 102 APPLICABILITY**

**102.1 General.** Where, in any specific case, different sections of the codes specify different materials, methods of construction or other requirements, the most restrictive will govern. Where there is a conflict between a general requirement and a specific requirement, the specific requirement is applicable.

**102.2 Other laws.** The provisions of the codes cannot be deemed to nullify any provisions of local, state or federal law.

**102.3 Application of references.** References to chapter or section numbers, or to provisions not specifically identified by number are construed to refer to such chapter, section or provision of the codes.

**102.4 Referenced codes and standards.** The codes and standards referenced in the codes are considered part of the requirements of the codes to the prescribed extent of each such reference. Where differences occur between provisions of the codes and referenced codes and standards, the provisions of the codes apply.

**102.5 Partial invalidity.** In the event that any part or provision of the codes is held to be illegal or void, this does not have the effect of making void or illegal any of the other parts or provisions.

**102.6 Existing structures.** The legal occupancy of any structure existing on the date of adoption of the codes may continue without change, except as is specifically covered in the codes or as is deemed necessary by the Building Official for the general safety and welfare of the occupants and the public.

## **SECTION 103 BUILDING AND SAFETY**

### **103.1 [INTENTIONALLY BLANK]**

**103.2 Appointment.** The Building Official is appointed by the authorized representative of the authority having jurisdiction.

**103.3 Deputies.** In accordance with the prescribed procedures of this jurisdiction and with the concurrence of the appointing authority, the Building Official has the authority to appoint a deputy Building Official, the related technical officers, inspectors, plan examiners and other agents. Such appointed agents have powers as delegated by the Building Official.

## **SECTION 104 DUTIES AND POWERS OF BUILDING OFFICIAL**

**104.1 General.** The Building Official is authorized and directed to enforce the provisions of the codes. The Building Official has the authority to render interpretations of the codes and to adopt policies and procedures in order to clarify the application of its provisions. Such interpretations, policies and procedures must be in compliance with the intent and purpose of the codes. Such policies and procedures do not have the effect of waiving requirements specifically provided for in the codes.

**104.2 Applications and permits.** The Building Official will receive applications, review construction documents and issue permits for the erection, and alteration, demolition and moving of buildings and structures, grading, inspect the premises for which such permits are issued and enforce compliance with the provisions of the codes.

**104.3 Notices and orders.** The Building Official is authorized to issue all necessary notices or orders to ensure compliance with the codes.

**104.4 Inspections.** The Building Official is authorized to make all of the required inspections and the Building Official has authority to accept reports of inspection by approved agencies or individuals. Reports of such inspections must be in writing and be certified by a responsible officer of such approved agency or by the responsible individual. The Building Official is authorized to engage such expert opinion as deemed necessary to report upon unusual technical issues that arise, subject to the approval of the appointing authority.

**104.5 Identification.** The Building Official and appointees must carry proper identification when inspecting structures or premises in the performance of duties under the codes.

**104.6 Right of entry.** Where it is necessary to make an inspection to enforce the provisions of the codes or where the Building Official has reasonable cause to believe that there exists in a structure or upon a premises a condition which is contrary to or in violation of the codes which makes the structure or premises unsafe, dangerous or hazardous, the Building Official is authorized to enter the structure or premises at reasonable times to inspect or to perform the duties imposed by the codes, provided that if such structure or premises be occupied that credentials be presented to the occupant and entry requested. If such structure or premises is unoccupied, the Building Official must first make a reasonable effort to locate the owner or other person having charge or control of the structure or premises and request entry. If entry is refused, the Building Official may take additional legal actions to obtain entry to the premises.

**104.7 Department records.** The Building Official must keep official records of applications received, permits and certificates issued, fees collected, reports of inspections, and notices and orders issued. Such records must be retained in the official records for the period required for retention of public records.

**104.8 [INTENTIONALLY LEFT BLANK]**

**104.9 Approved materials and equipment.** Materials, equipment and devices approved by the Building Official must be constructed and installed in accordance with such approval.

**104.9.1 Used materials and equipment.** The use of used materials which meet the requirements of the codes for new materials is permitted. Used equipment and devices cannot be reused unless approved by the Building Official.

**104.10 Modifications.** Wherever there are practical difficulties involved in carrying out the provisions of the codes, the Building Official has the authority to grant modifications for individual cases, upon application of the owner or owner's representative, provided the Building Official must first find that special individual reason makes the strict letter of

the codes impractical and the modification is in compliance with the intent and purpose of the codes and that such modification does not lessen health, accessibility, life and fire safety, or structural requirements. The details of action granting modifications must be recorded and entered in the City's files.

**104.11 Alternative materials, design and methods of construction and equipment.**

The provisions of the codes are not intended to prevent the installation of any material or to prohibit any design or method of construction not specifically prescribed by the codes, provided that any such alternative has been approved. An alternative material, design or method of construction must be approved where the Building Official finds that the proposed design is satisfactory and complies with the intent of the provisions of the codes, and that the material, method or work offered is, for the purpose intended, at least the equivalent of that prescribed in the codes in quality, strength, effectiveness, fire resistance, durability and safety,

**104.11.1 Evaluation reports.** Supporting data, where necessary to assist in the approval of materials or assemblies not specifically provided for in the codes, consists of valid evaluation reports from approved sources.

**104.11.2 Tests.** Whenever there is insufficient evidence of compliance with the provisions of the codes, or evidence that a material or method does not conform to the requirements of the codes, or in order to substantiate claims for alternative materials or methods, the Building Official has the authority to require tests as evidence of compliance to be made at no expense to the jurisdiction. Test methods are as specified in the codes or by other recognized test standards. In the absence of recognized and accepted test methods, the Building Official may approve the testing procedures. Tests must be performed by an approved agency. Reports of such tests must be retained by the Building Official for the period required for retention of public records.

## **SECTION 105 PERMITS**

**105.1 Required.** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, grading on private property, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by the codes, or to cause any such work to be done, must obtain a valid permit from the Building Official.

Work performed without a permit is a misdemeanor. In addition, any such work constitutes a public nuisance and may be abated in accordance with the MPMC.

Incidental structures or improvements of a minor nature may be exempt from the city permit process upon the determination of the Building Official. In place of permits and inspections the Building Official may utilize alternate means, such as certifications, imaging or programs to track and verify compliance.

**105.1.1 Time based permit.** In lieu of an individual permit for each alteration to an already approved electrical, gas, mechanical or plumbing installation, the Building Official is authorized to issue a permit, valid for a specific time period not exceeding one year, upon application therefore to any person, firm or corporation regularly employing one or more qualified trade persons in the building, structure or on the premises owned or operated by the applicant for the permit.

The Building Official may detail the scope, parameters and conditions of this permit. The permit may be revoked when it is determined by the Building Official that the outlined scope, parameters, conditions or intent of the codes is not upheld by the permittee. The Building Official has access to such records at all times and such records must be filed with the Building Official as designated.

**105.2 Work exempt from permit.** Exemptions from permit requirements of the codes does not grant authorization for any work to be done in any manner in violation of the provisions of the codes or any other applicable law or policy. Except when otherwise subject to City review and approval or when otherwise required by State or local laws, regulations or standards, permits are not required for the following.

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area does not exceed 120 square feet and conforming to the zoning regulations of the MPMC.
2. Masonry walls or fences not over 4 feet high and other walls or fences not over 6 feet high. Walls supporting a surcharge or impounding Class I, II or III A liquids are not exempt from permit.
3. Retaining walls that are not over 4 feet in height measured from the bottom of the footing to the top of the wall
4. Oil derricks.
5. Water tanks supported directly on grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2:1.
6. Sidewalks and driveways that are not more than 30 inches above adjacent grade, not over any basement or story below, not part of an accessible route and not part of a commercial site.
7. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
8. Temporary motion picture, television and theater stage sets and scenery.

9. Prefabricated swimming pools accessory to a Group R-3 occupancy that are less than 18 inches deep, do not exceed 5,000 gallons and are installed entirely above ground.

10. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.

11. Swings and other playground equipment accessory to detached one-and two-family dwellings.

12. Window awnings supported by an exterior wall that do not project more than 54 inches from the exterior wall and do not require additional support of Group R-3 and U occupancies.

13. Non-fixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches in height.

14. Wood decks not over 30 inches above surrounding grade or finishes, not attached to a structure, or serving any part of the means of egress.

#### Electrical:

1. Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.

2. Radio and television transmitting stations: The provisions of the codes must not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas.

3. Temporary testing systems: A permit must not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus.

#### Gas:

1. Portable heating appliance.

2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.

#### Mechanical:

1. Portable heating appliance.



2. Portable ventilation equipment.
3. Portable cooling unit.
4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by the codes.
5. Replacement of any part that does not alter its approval or make it unsafe.
6. Portable evaporative cooler.
7. Self-contained refrigeration system containing 10 pounds or less of refrigerant and actuated by motors of 1 horsepower (746 W) or less.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste or vent pipe, provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with the new material, such work is considered new work and a permit must be obtained and inspection made as provided in the codes.
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.

**105.2.1 Emergency repairs.** Where equipment replacements and repairs are performed in an emergency situation, the permit application must be submitted within the next working business day to the Building Official.

**105.2.2 Repairs.** Application or notice to the Building Official is not required for ordinary repairs to structures, replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles. Such repairs do not include the cutting away of any wall, partition or portion thereof, the removal or cutting of any structural beam or load-bearing support, or the removal or change of any required means of egress, or rearrangement of parts of a structure affecting the egress requirements; nor do ordinary repairs include addition to, alteration of, replacement or relocation of any standpipe, water supply, sewer, drainage, drain leader, gas, soil, waste, vent or similar piping, electric wiring or mechanical or other work affecting public health or general safety.

**105.2.3 Public service agencies.** A permit is not required for installation, alteration or repair of generation, transmission, distribution or metering or other related equipment that is under the ownership and control of public service agencies by established right.

**105.3 Application for permit.** To obtain a permit, the applicant must first file an application therefore in writing on a form furnished by the Building Official for that purpose. Such application must:

1. Identify and describe the work to be covered by the permit for which application is made.
2. Describe the land on which the proposed work is to be done by legal description, street address or similar description that will readily identify and definitely locate the proposed building or work.
3. Indicate the use and occupancy for which the proposed work is intended.
4. Be accompanied by construction documents and other information as required in Section 106.
5. State the valuation of the proposed work.
6. Be signed by the applicant, or the applicant's authorized agent.
7. Give such other data and information as required by the Building Official.

**105.3.1 Action on application.** The Building Official will examine or cause to be examined applications for permits within a reasonable time after filing. If the application or the construction documents does not conform to the requirements of applicable, the Building Official must reject such application in writing.

No building permit or other similar applicable permit bearing on property development or use including additions, modifications or revisions may be issued unless and until the review and approval of all other departments and agencies having legal authority for review of construction projects have found the construction project to be in compliance with all applicable code provisions or entitlements.

When the Building Official is satisfied that the proposed work conforms to the requirements of applicable law, the Building Official must issue a permit in accordance with applicable law.

**105.3.2 Time limitation of application.** An application for a permit for any proposed work is deemed abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued. The Building Official is authorized to grant one or more extensions of time for additional periods not exceeding 180 days. The extension must be requested in writing and justifiable cause demonstrated.

Permit applications which were submitted as a result of a Code Enforcement notice of violation and subsequently not issued within 90 days of filing are deemed expired. The Building Official may authorize the extension of time for justifiable good cause.

**105.4 Permit issuance.** The application, plans, specifications, computations, and other data filed by an applicant for a permit will be reviewed by the Building Official. Such plans may be reviewed by other City officials to verify compliance with applicable law. If the Building Official finds that the work described in an application for a permit and the plans, specifications and other data filed therewith conform with applicable law, and that the specified fees have been paid, the permit must be issued.

When the Building Official issues the permit where plans are required, they must endorse in writing or stamp the plans and specifications "APPROVED FOR ISSUANCE" or "REVIEWED FOR CODE COMPLIANCE." Such approved plans and specifications cannot be changed, modified or altered without authorization from the Building Official, and all work regulated by the codes must be done in accordance with the approved plans.

The Building Official may issue a permit for the construction of part of the building or structure before the entire plans and specifications for the whole building or structure are submitted or approved, provided adequate information and detailed statements was filed complying with all pertinent requirements of the codes. The permittee may proceed at the permittee's own risk without assurance that the permit for the entire building or structure will be granted.

**105.5 Retention of plans.** One set of approved plans, specifications and computations must be retained by the Building Official for a period as detailed by the City's retention schedule and one set of approved plans and specifications must be returned to the applicant. The applicant's approved plans and specifications must be kept on the project site at all times during which the work authorized thereby is in progress.

**105.6 Validity of permit.** Issuing a permit or approving plans, specifications, and computations cannot be construed to be a permit for, or an approval of, any violation of applicable law. Permits presuming to give authority to violate or cancel the provisions of the codes or other ordinances of the jurisdiction are void.

Issuing a permit based on construction documents and other data does not prevent the Building Official from requiring the correction of errors in the construction document and other data. The Building Official is also authorized to prevent occupancy or use of a structure where in violation of the codes or of any other ordinances of this jurisdiction.

**105.7 Expiration.** Every permit issued by the Building Official under the provisions of the codes will expire by limitation and become null and void if the building or work authorized by such permit is not commenced within 180 days from the date of permit issuance, or if the building or work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 90 days. Before

such work can be commenced or recommenced, a permit must first be renewed or reissued.

For the purpose of this section, if an inspection approval is not recorded, the work authorized by the permit is deemed not commenced or recommenced.

(1) Requesting extension of an unexpired permit: Any permittee holding an unexpired permit may apply for an extension of time within which permittee may commence work under that permit when he is unable to commence or recommence work within the time required by this section for good and satisfactory reasons. The Building Official may extend the time for action by the permittee for a period not exceeding a total of one calendar year from the time of the initial permit application upon written request by the permittee showing that circumstances beyond the control of the permittee have prevented action from being taken. Subject to approval of the Building Official, permits extended in this manner do not require additional permit fees.

(2) Requesting reinstatement of a permit which was expired for less than 30 days. Any permittee holding a permit which was expired for less than 30 days may apply for a renewal of permit. Permit renewal fees must be paid in accordance with the fees established by the City Council.

(3) Requesting reissuance of a permit which has been expired for one year or more. Any permittee holding a permit which was expired for one year or more may apply for reissuance of the permit subject to compliance with current regulations and payment of full plan check and permit fees. Plans must be resubmitted for plan check. For the purpose of permit extension, renewal, and reissuance, multiple permits of the same structure such as building, foundation, retaining wall, plumbing, mechanical, and electrical permits are considered as one permit. Each separate permit with work completed entirely before suspension or abandonment is not subject to renewal or reissuance.

**105.8 Change of contractor or of ownership.** A valid permit terminates upon a change of ownership or a change of contractor regarding the building, structure or grading for which said permit was issued if the work is not complete. A new permit is required for the completion of the work. If no changes have been made to the plans and specifications last submitted to the Building Official, no charge, other than the permit issuance fee and applicable State fees, will be made for issuing a new permit under such circumstances. If, however, changes have been made to the plans and specifications last submitted to the Building Official, a permit fee based upon the proposed changes may be levied.

**105.9 Suspension or revocation.** The Building Official may, in writing, suspend or revoke a permit issued under provisions of the codes whenever the permit is issued in error or on the basis of incorrect information supplied or in violation of any ordinance or regulation or any of the provisions of the codes.

**105.10 Incomplete construction.** When a permit is revoked pursuant to 105.9, the incomplete construction for which the permit is issued constitutes a public nuisance and must be appropriately abated as determined by the Building Official.

**105.11 Placement of permit.** The building permit or copy thereof must be kept readily available on the site of the work until the completion of the project.

**105.12 Surrender of permit.** If a portion of the work or construction covered by the issued permit has not been commenced, the permittee may deliver such permit and approved documents to the Building Official with request that such permit is to be canceled. The Building Official will make note on the permit with or with like wording "Canceled at the request of the Permittee." Thereupon the permit and documents becomes null and void.

**105.13 Liens to be discharged.** A permit cannot be issued to any person or corporation under the provision of this Title in respect to any property where the cost of any building repair or abatement has been performed and a lien is recorded by the City , unless and until the amount of said lien with interest, has been paid in full.

## **SECTION 106 CONSTRUCTION DOCUMENTS**

**106.1 Submittal documents.** Construction documents, statement of special inspections, geotechnical reports and other data must be submitted in two or more sets with each permit application. The construction documents must be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the Building Official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The Building Official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if the Building Official finds that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with the codes.

**106.2 Expiration of plan review.** Reviews for which a permit is not issued within 180 days following the date of original submittal will expire, and plans and other data submitted for review may thereafter be returned to the applicant, if not stamped as approved for issuance, or may be destroyed by the Building Official.

Exception: The Building Official may authorize one or more extensions of periods not to exceed 180 days each. These extensions cannot exceed that of the related application as indicated in subsection 105.3.2.

**106.3 Information on construction documents.** Construction documents must be dimensioned and drawn upon suitable material. Electronic media documents are permit-

ted to be submitted when approved by the Building Official. Construction documents must be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that it will conform to the provisions of the codes and relevant laws, ordinances, rules and regulations, as determined by the Building Official.

**106.3.1 Fire protection system shop drawings.** Shop drawings for the fire protection system(s) must be submitted to indicate conformance with the codes and the construction documents and must be approved before the start of system installation. Shop drawings must contain all information as required by the referenced installation standards in Chapter 9.

**106.3.2 Means of egress.** The construction documents must show in sufficient detail the location, construction, size and character of all portions of the means of egress in compliance with the provisions of the codes. In other than occupancies in Groups R-2, R-3, and I-1, the construction documents must designate the number of occupants to be accommodated on every floor, and in all rooms and spaces.

**106.3.3 Exterior wall envelope.** Construction documents for all buildings must describe the exterior wall envelope in sufficient detail to determine compliance with the codes. The construction documents must provide details of the exterior wall envelope as required, including flashing, intersections with dissimilar materials, corners, end details, control joints, intersections at roof, eaves or parapets, means of drainage, water-resistive membrane and details around openings.

The construction documents must include manufacturer's installation instructions that provide supporting documentation that the proposed penetration and opening details described in the construction documents maintain the weather resistance of the exterior wall envelope. The supporting documentation must fully describe the exterior wall system which was tested, where applicable, as well as the test procedure used.

**106.4 Site plan.** The construction documents submitted with the application for permit must be accompanied by a site plan showing to scale the size and location of new construction and existing structures on the site, distances from lot lines, the established street grades and the proposed finished grades and, as applicable, flood hazard areas, floodways, and design flood elevations; and it must be drawn in accordance with an accurate boundary line survey. In the case of demolition, the site plan must show construction to be demolished and the location and size of existing structures and construction that are to remain on the site or plot. The Building Official is authorized to waive or modify the requirement for a site plan when the application for permit is for alteration or repair or when otherwise warranted.

**106.5 Examination of documents.** The Building Official must examine or cause to be examined the accompanying construction documents and must ascertain by such examinations whether the construction indicated and described is in accordance with the requirements of the codes and other applicable law.

**106.6 Approval of construction documents.** When the Building Official issues a permit, the construction documents must be approved, in writing or by stamp, as "Reviewed for Code Compliance." One set of construction documents so reviewed must be retained by the Building Official. The other set must be returned to the applicant, must be kept at the site of work and must be open to inspection by the Building Official or a duly authorized representative.

**106.6.1 Previous approvals.** The codes cannot require changes in the construction documents, construction or designated occupancy of a structure for which a lawful permit was previously issued or otherwise lawfully authorized, and the construction of which was pursued in good faith within 30 days after the effective date of the codes, has not been abandoned or the Building Official has not determined the permit was issued under false information.

**106.6.2 Phased approval.** The Building Official is authorized to issue a permit for the construction of foundations or any other part of a building or structure before the construction documents for the whole building or structure have been submitted, provided that adequate information and detailed statements are filed complying with pertinent requirements of the codes and the MPMC. The holder of such permit for the foundation or other parts of a building or structure must proceed at the holder's own risk with the building operation and without assurance that a permit for the entire structure will be granted.

## **106.7 Design professional in responsible charge.**

**106.7.1 General.** When it is required that documents be prepared by a registered design professional, the Building Official must be authorized to require the owner to engage and designate on the building permit application a registered design professional who must act as the registered design professional in responsible charge. If the circumstances require, the owner must designate a substitute registered design professional in responsible charge who must perform the duties required of the original registered design professional in responsible charge. The Building Official must be notified in writing by the owner if the registered design professional in responsible charge is changed or is unable to continue to perform the duties.

The registered design professional in responsible charge must be responsible for reviewing and coordinating submittal documents prepared by others, including phased and deferred submittal items, for compatibility with the design of the building.

Where structural observation is required, the statement of special inspections must name the individual or firms who are to perform structural observation and describe the stages of construction at which structural observation is to occur.

**106.7.2 Deferred submittals.** For the purposes of this section, deferred submittals are defined as those portions of the design that are not submitted at the time of the application and that are to be submitted to the Building Official within a specified period.

Deferral of any submittal items must have the prior approval of the Building Official. The registered design professional in responsible charge must list the deferred submittals on the construction documents for review by the Building Official.

Documents for deferred submittal items must be submitted to the registered design professional in responsible charge who must review them and forward them to the Building Official with a notation indicating that the deferred submittal documents have been reviewed and been found to be in general conformance to the design of the building. The deferred submittal items must not be installed until the design and submittal documents have been approved by the Building Official.

**106.8 Amended construction documents.** Work must be installed in accordance with the approved construction documents, and any changes made during construction that are not in compliance with the approved construction documents must be resubmitted for approval as an amended set of construction documents,

**106.9 Number of construction documents.** One set of approved construction documents must be retained by the Building Official for a period of not less than that required by state law and the city's retention policy.

## **SECTION 107 TEMPORARY STRUCTURES AND USES**

**107.1 General.** The Building Official is authorized to issue a permit for temporary structures and temporary uses. Such permits must be limited as to time of service, but cannot be permitted for more than 90 days. The Building Official is authorized to grant extensions for demonstrated good cause.

**107.2 Conformance.** Temporary structures and uses must conform to the structural strength, fire safety, means of egress, accessibility, light, ventilation and sanitary requirements of the codes as necessary to ensure public health, safety and general welfare,

**107.3 Temporary power.** The Building Official is authorized to give permission to temporarily supply and use power in part of an electric installation before such installation has been fully completed and the final certificate of completion has been issued. The part covered by the temporary certificate must comply with the requirements specified for temporary lighting, heat or power in the California Electrical Code.

**107.4 Termination of approval.** The Building Official is authorized to terminate such permit for a temporary structure or use and to order the temporary structure or use to be discontinued.

## **SECTION 108 FEES**



**108.1 General.** A fee as established by resolution of the City Council must be paid for each plan review when submitted and each permit at time of issuance.

**108.2 Permit fees.** A fee for each required permit must be assessed in accordance with the fee schedule adopted by City Council.

Failure to pay fees and obtain a permit before commencing work must be deemed a violation of the codes, except when a program is established by the Building Official and permit conditions are defined, or it can be proven to the satisfaction of the Building Official that an emergency existed which made it impractical to first obtain the permit. A violation must result in an assessment of an investigation fee in an amount equal to the permit fee for the work undertaken without permit. Payment of a double fee must not relieve any person from fully complying with the requirements of the codes nor from any other penalties prescribed herein.

**108.3 Plan review fees.** When a plan or other data is ready to be submitted by subsection 105.3 a plan-checking fee, in the amount as established by City Council must be paid to the Building Official at the time of submitting plans and specifications for checking. When submittal documents are incomplete or changes so as to require additional plan review or when the project involves differed submittal items an additional fee must be assessed in accordance with the fee schedule established by City Council.

**108.4 Investigation fee.** An investigation fee as established by Section 108.2 may be charged by the Building Official whenever work for which a permit is required by the codes has been commenced without first obtaining said permit. This fee must be paid and the investigation must be made before the issuance of any permit for said work. An investigation fee may be charged for any investigation of a building, structure, work reports, certification or any other related work requested by an owner or authorized agent of such owner.

**108.5 Fee Refunds.** The Building Official may authorize refunding of any fee paid hereunder which was erroneously paid or collected. The Building Official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with the codes, except that no refund will be made for less than \$100. The Building Official may authorize refunding of not more than 80 percent of the plan review fee paid when an application for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan reviewing is performed, except that no refund will be made for less than \$100. The Building Official cannot authorize refunding of any fee paid except on written application filed by the original permittee not later than 60 days after the date of fee payment.

Permit and plan check fees will be refunded in their entirety when inadvertently paid for a project outside the jurisdiction or as duplicate fees, except that no refund will be made if 60 days have elapsed from the date of payment.

**108.6 Additional plan review fees.** Where plans are incomplete or changed so as to require additional plan checking, an additional plan checking fee must be paid to the Building Official based upon the value of construction of the proposed change or redesign. In establishing said fee, no allowance for a decreased valuation is permitted due to the replacement, omission or lessening of any member or portion of the building shown in the original plans. Said fee may be waived when in the opinion of the Building Official the additional fee is not warranted. No additional fees can be charged for checking corrections required by the Building Official; except where excessive plan reviews are performed, additional fees may be levied as established by City Council.

**108.7 Change of Occupancy Investigation fee.** A fee as established by City Council resolution must be paid when an occupancy investigation inspection is required by the Building Official. Note: The occupancy investigation fees are in addition to other investigation fees and do not include the fees for the building permit, or fees for electrical, plumbing or heating and ventilating permits covering the alterations and/or repairs of the occupancy conversion.

## **SECTION 109 INSPECTIONS**

**109.1 General.** Construction or work for which a permit is required must be subject to inspection by the Building Official and such construction or work must remain accessible and exposed for inspection purposes until approved. Approval as a result of an inspection cannot be construed to approve violations of applicable law. It is the duty of the permit applicant to cause the work to remain accessible and exposed for inspection purposes. Neither the Building Official nor the jurisdiction is liable for expense entailed in the removal or replacement of any material required to allow inspection.

**109.2 Preliminary inspection.** Before issuing a permit, the Building Official is authorized to examine or cause to be examined buildings, structures and sites for which an application has been filed.

**109.3 Required inspections.** The Building Official, upon notification, must make the inspections set forth in Sections 109.3.1 through 109.3.10.

**109.3.1 Footing and foundation inspection.** Footing and foundation inspections must be made after excavations for footings are complete and any required reinforcing steel is in place. For concrete foundations, any required forms must be in place before inspection. Materials for the foundation must be on the job, except where concrete is ready mixed in accordance with ASTM C 94, the concrete need not be on the job.

**109.3.2 Concrete slab and under-floor inspection.** Concrete slab and under-floor inspections must be made after in-slab or under-floor reinforcing steel and building service equipment, conduit, piping accessories and other ancillary equipment items are in place, but before any concrete is placed or floor sheathing installed, including the subfloor.

**109.3.3 Lowest floor elevation.** In flood hazard areas, upon placement of the lowest floor, including the basement, and before further vertical construction, the elevation certification required in Section 1612.5 must be submitted to the Building Official.

**109.3.4 Frame inspection.** Framing inspections must be made after the roof deck or sheathing, all framing, fireblocking and bracing are in place and pipes, chimneys and vents to be concealed are complete and the rough electrical, plumbing, heating wires, pipes and ducts are approved,

**109.3.5 Lath and gypsum board inspection.** Lath and gypsum board inspections must be made after lathing and gypsum board, interior and exterior, is in place, but before any plastering is applied or gypsum board joints and fasteners are taped and finished.

**109.3.6 Fire-resistant penetrations.** Protection of joints and penetrations in fire-resistance-rated assemblies must not be concealed from view until inspected and approved.

**109.3.7 Energy efficiency inspections.** Inspections must be made to determine compliance with the California Energy, Green Building Standards Codes and must include, without limitation, inspections for: envelope insulation R and U-values, fenestration U-value, duct system R-value, and HVAC and water-heating equipment efficiency.

**109.3.8 Other inspections.** In addition to the inspections specified above, the Building Official is authorized to make or require other inspections of any construction work to ascertain compliance with the provisions of the codes, standards and other laws that are enforced by the jurisdiction having authority.

**109.3.9 Special inspections.** For special inspections, see Section 1704 of the California Building Code.

**109.3.10 Final inspection.** The final inspection must be made after all work required by the building permit is completed.

**109.4 Inspection agencies.** The Building Official is authorized to accept reports of approved inspection agencies, provided such agencies satisfy the requirements as to qualifications and reliability,

**109.5 Inspection requests.** It is the duty of the holder of the building permit or their duly authorized agent to notify the Building Official when work is ready for inspection. It is also the duty of the permit holder to provide access to and means for inspections of such work that are required by the codes.

**109.6 Approval required.** Work cannot be done beyond the point indicated in each successive inspection without first obtaining the approval of the Building Official. The

Building Official, upon notification, must make the requested inspections and must either indicate the portion of the construction that is satisfactory as completed, or notify the permit holder or their agent wherein the same fails to comply with the codes. Any portions that do not comply must be corrected and such portion must not be covered or concealed until authorized by the Building Official.

## **SECTION 110 CERTIFICATE OF OCCUPANCY**

**110.1 Use and occupancy.** No building or structure can be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof must be made until the Building Official has issued a certificate of occupancy therefore as provided herein.

**Exception:** The Building Official cannot issue Certificate of Occupancies for remodels and additions to owner-occupied dwellings, such as single-family homes, townhomes, Co-Op or condominiums and U occupancies.

A valid certificate of occupancy cannot be construed as approval for violating any applicable law. The Building Official cannot issue a Certificate of Occupancy to the builder upon the completion of a commercial structure where there is tenant spacing. Instead, a Certificate of Occupancy is issued to a business entity that is going to occupy the building, or a portion thereof.

**110.2 Certificate issued.** After the Building Official inspects the building or structure and finds no violations of the provisions of the codes or other laws that are enforced by the department of building safety, the Building Official must issue a certificate of occupancy that contains the following:

1. The building permit number.
2. The address of the structure.
3. The name and address of the owner.
4. A description of that portion of the structure for which the certificate is issued.
5. A statement that the described portion of the structure has been inspected for compliance with the requirements of the codes for the occupancy and division of occupancy and the use for which the proposed occupancy is classified.
6. The name of the Building Official.
7. The edition of the code under which the permit was issued.
8. The use and occupancy, in accordance with the provisions of Chapter 3.

9. The type of construction as defined in Chapter 6.
10. The design occupant load.
11. If an automatic sprinkler system is provided, whether the sprinkler system is required.
12. Any special stipulations and conditions of the building permit.

**110.3 Temporary occupancy.** The Building Official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions must be occupied safely. The Building Official must set a time period during which the temporary certificate of occupancy is valid.

In the event the building is not completed and ready for final inspection in the time prescribed by the Building Official, the building must be vacated and the utilities disconnected until such time the building is completed, final inspection is completed and a Certificate of Occupancy is issued.

**110.4 Revocation.** The Building Official is authorized to, in writing, suspend or revoke a certificate of occupancy or completion issued under the provisions of the codes wherever the certificate is issued in error, or on the basis of incorrect information supplied, or where it is determined that the building or structure or portion thereof is in violation of any ordinance or regulation or any of the provisions of the codes.

## **SECTION 111 SERVICE UTILITIES**

**111.1 Connection of service utilities.** Connections from a utility, source of energy, fuel or power to any building or system that is regulated by the codes for which a permit is required, must not be established until released by the Building Official.

**111.2 Temporary connection.** The Building Official has authority to authorize the temporary connection of the building or system to the utility source of energy, fuel or power.

Temporary connections may be terminated by the Building Official in the event the permit for such work expires, temporary occupancy is terminated, or it is determined by the Building Official that conditions associated with the connected utility are not met.

**111.3 Authority to disconnect service utilities.** The Building Official may authorize disconnection of utility service to the building, structure or system regulated by the codes and the codes referenced in case of emergency where necessary to eliminate an immediate hazard to life or property. The Building Official must notify the serving utility, and wherever possible the owner and occupant of the building, structure or service system of the decision to disconnect before taking such action. If not notified before

disconnecting, the owner or occupant of the building, structure or service system must be notified in writing, as soon as practical thereafter.

## **SECTION 112 BOARD OF APPEALS**

**112.1 General.** In order to hear and decide appeals of orders, decisions or determinations made by the Building Official relative to the application and interpretation of this code, there must be and is hereby created a board of appeals. The board of appeals must be appointed by the City Council and holds office at its pleasure. The board may adopt rules of procedure for conducting its business.

**112.2 Limitations on authority.** The Board of Appeals does not have authority relative to interpretation of the administrative provisions of the codes nor is the Board empowered to waive requirements of the codes. The application for appeal must be based on a claim that the true intent of the codes or the rules legally adopted thereunder have been incorrectly interpreted where the provision of the codes do not fully apply, or where an equally good or better form of construction is proposed.

**112.3 Qualifications.** The board of appeals must consist of members who are qualified by experience and training to pass on matters pertaining to building construction and are not employees of the jurisdiction.

**112.4 Applications, fees and findings.** Any person appealing the decision of the Building Official must file with the Building Official a written application accompanied by a filing fee in accordance with the fee schedule adopted by City Council resolution at any time not more than 20 calendar days after the decision of the Building Official.

The application must set forth and include any information as the Building Official may require.

Upon the filing of a verified application, the Building Official must transmit said application forthwith to the Board of Appeals, and such board must investigate, examine, review, hear testimony, from and on behalf of the applicant, and must render findings and decisions on the matter in writing to the applicant with a duplicate copy to the Building Official within 20 days after the conclusion of its proceedings, the Building Official must make all findings and decisions available to the public without fees.

## **SECTION 113 VIOLATIONS AND PENALTIES**

**113.1 General.** Violation of the codes constitutes a misdemeanor. In addition, such violation constitutes a public nuisance that may be abated in accordance with applicable law.

**113.2 Notice of violation.** The Building Official is authorized to serve a notice of violation or order on the person responsible for the erection, construction, alteration, extension, repair, moving, removal, demolition or occupancy of a building or structure in

violation of the provisions of the codes, or in violation of a permit or certificate issued under the provisions of the codes. Such order must direct the discontinuance of the illegal action or condition and the abatement of the violation.

## **SECTION 114 STOP WORK ORDER**

**114.1 Authority.** Whenever the Building Official finds any work regulated by the codes being performed in a manner either contrary to the provisions of the codes or dangerous or unsafe, the Building Official is authorized to issue a stop work order.

**114.2 Issuance.** The stop work order must be in writing and must be given to the owner of the property involved, or to the owner's agent, or to the person doing the work. Upon issuance of a stop work order, the cited work must immediately cease. The stop work order must state the reason for the order, and the conditions under which the cited work will be permitted to resume.

**114.3 Unlawful continuance.** Any person who must continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, must be subject to penalties as prescribed by law.

## **SECTION 115 UNSAFE STRUCTURES AND BUILDINGS**

**115.1 General.** All buildings or structures which are structurally unsafe or not provided with adequate egress, or which constitute a fire hazard, or are otherwise dangerous to human life, or which in relation to existing use constitute a hazard to safety or health or public welfare, by reason of inadequate maintenance, dilapidation, obsolescence, fire hazard, disaster damage, or abandonment, as specified in this Code or in any other effective ordinance or statute, are, for the purpose of this section, unsafe buildings and constitute an unsafe condition. All such unsafe buildings or conditions are public nuisances and must be abated by repair, rehabilitation, improvement, removal, or demolition, in whole or part. A vacant building or structure that is not secure against entry must be deemed unsafe."

SECTION 4: A new Chapter 16.05 is added to the MPMC to read as follows:

### **"Chapter 16.05 BUILDING CODE**

16.05.010 Documents—Adopted by reference.

16.05.020 Chapter 1—Administrative provisions.

16.05.030 Section 312.1 amended—Swimming pools, U occupancy.

16.05.040 Sections 504.2, 506.3, 506.4.1 and 506.5 amended—Heights and areas.

16.05.050 Sections 705.2.3 amended – Combustible eave projections.

16.05.060 Section 717.3.2 amended—Draftstopping

16.05.070 Section 717.3.3 amended--Draftstopping.

16.05.080 Section 717.4.3 amended--Draftstopping.

16.05.090 Section 901.1.1 added—Owner responsibility.

16.05.100 Section 901.4.5 added—Non-operational equipment.

16.05.110 Section 903 amended—Automatic sprinkler systems.

16.05.120 Section 905.3.11 added—Standpipes in residential complexes.

16.05.130 Section 907.1.6 added—Multiple fire alarm and detection systems.

16.05.140 Section 907.2 amended—Fire alarm systems in new buildings and structures.

16.05.150 Table 1505.1 amended—Roof coverings.

16.05.160 Section 1505.1.3 amended—Roof coverings.

16.05.170 Section 1705.3 amended—Special inspections.

16.05.180 Section 1710.1 amended—Structural observation.

16.05.190 Section 1710.2 amended—Structural observation.

16.05.200 Section 1807.1.6 amended—Concrete and masonry foundations.

16.05.210 Section 1809.7 and Table 1809.7 amended—Conventional footings.

16.05.220 Section 1908.1.8 amended—Plain concrete limitations.

16.05.230 Section 1909.4 amended—Plain concrete design.

16.05.240 Section 3109.1 amended—Public bodies of water exemption.

16.05.250 Section 3109.4.1.10 added—Prohibited activity.

16.05.260 Section 3109.4.4.1 amended—Private pool definition.

16.05.270 Section 109.4.4.2 amended—Pool enclosures.



16.05.280 Section 3109.6 added—Pool lighting restriction.

16.05.290 Section Appendix I, Section 1101.1 amended—Patio enclosures.

**16.05.010 Documents--Adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Building Code ("CBC"), 2013 Edition, as published in Title 24, Parts 2 and 2.5, of the California Code of Regulations.

**Sec. 16.05.020. Chapter 1, Division II Scope and Administration amended.**

The text within Chapter 1 Division II is deleted and replaced with the following:

**Division II  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16.05.030. Section 312.1 amended.**

Section 312.1 is amended to add "swimming pools" to the list of Group U occupancies such that the section reads as follows:

**312.1 General.** Buildings and structures of an accessory character and miscellaneous structures not classified in any specific occupancy will be constructed, equipped and maintained to conform to the requirements of the Codes commensurate with the fire and life hazard incidental to their occupancy. Group U will include, but not be limited to, the following:

- Agricultural buildings
- Aircraft hangars, accessory to a one-or two-family residence (see Section 412.3)
- Barns
- Carports
- Fences more than 6 feet (1,829 mm) high
- Grain silos, accessory to a residential occupancy
- Greenhouses
- Livestock shelters
- Private garages
- Retaining walls
- Sheds
- Stables
- Tanks
- Towers
- Swimming pools

**Sec. 16.05.040. Sections 504.2, 506.3 506.4.1 and 506.5 amended.**

Sections 504.2, 506.3 and 506.4.1 are deleted in their entirety and replaced to read as follows:

**504.2 Automatic sprinkler system increase.** Where a building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the value specified in Table 503 for maximum height is increased by 20 feet (6,096 mm) and the maximum number of stories is increased by one. These increases are permitted in addition to the area increase in accordance with Section 506.2.

Exceptions:

1. Fire areas with an occupancy in Group I-2 of Type IIB, III, IV and V construction.
2. Fire areas with an occupancy in Group H-1, H-2, H-3 or H-5.
3. Fire resistance rating substitution in accordance with Table 601, Note e.
4. [SFM] Fire areas with an occupancy in Group L.
5. [SFM] Fire areas with an occupancy in Licensed Group I-1 and R-4.

These increases are not permitted in addition to the area increase in accordance with 506.3.

For Group R-2 buildings of Type VA construction equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the value specified in Table 503 for maximum height is increased by 20 feet (6,096 mm) and the maximum number of stories is increased by one, but must not exceed 60 feet (18,288 mm) or four stories, respectively, these increases are permitted in addition to the area increase in accordance with Section 506.3.

**506.3 Automatic sprinkler system increase.** Where a building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the area limitation in Table 503 is permitted to be increased by an additional 200 percent ( $I_s = 2$ ) for buildings with more than one story above grade plane and an additional 300 percent ( $I_s = 3$ ) for buildings with no more than one story above grade plane.

**Exception:** The area limitation increases must not be permitted for the following conditions:

1. The automatic sprinkler system increase must not apply to buildings with an occupancy in Use Group H-1.
2. The automatic sprinkler system increase must not apply to the floor area of an occupancy in use Group H-2 or H-3. For mixed use buildings containing such occupancies, the allowable area must be calculated in accordance with Section 508.3.3.2, with the sprinkler increase applicable only to the portions of the building not classified as Use Group H-2 or H-3.
3. Fire-resistance rating substitution in accordance with Table 601, note e.
4. [SFM] The automatic sprinkler system increase must not apply to Group L occupancies.

These increases are not permitted in addition to the area increase in accordance with 504.2.

For Group R-2 buildings of Type VA construction equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, these increases are permitted in addition to the height increase in accordance with Section 504.2.

**506.4.1 Area determination.** The maximum area of a building with more than one story above grade plane must be determined by multiplying the allowable area of the first story ( $A_a$ ), as determined in Section 506.1, by the number of stories above grade plane as listed below:

1. For buildings with two or more stories above plane, multiply by (2);
2. No story must exceed the allowable area per story ( $A_a$ ), as determined in Section 506.1, for the occupancies on the story.

**Exception:** Unlimited area buildings in accordance with Section 507.

**506.5 Mixed occupancy area determination.** In buildings with mixed occupancies, the allowable area per story ( $A_a$ ) must be based on the most restrictive provisions for each occupancy when the mixed occupancies are treated according to Section 508.3.2. When the occupancies are treated according to Section 508.3.3 as separated occupancies, the maximum total building area must be such that the sum of the ratios for each such area on all floors as calculated according to Section 508.3.3.2 must comply with the following:

1. The sum must not exceed 2 for two-story buildings or higher.

**Sec. 16.05.050. Sections 717.3.2 amended.**

Section 705.2.3 amended by adding an exception to read as follows:

Type VB construction must be allowed for combustible projections for additions to existing R-3 occupancies not located in an area defined as a VHFHSZ provided the fire separation distance is greater than or equal to 2 feet and the floor area of the addition does not exceed 50 percent of the existing floor area of the R-3 occupancy.

**Sec. 16.05.060. Sections 717.3.2 amended.**

Section 717.3.2 is amended by deletion of Exceptions 1 and 2.

**Sec. 16.05.070. Sections 717.3.3 amended.**

Section 717.3.3 is amended by deletion of Exceptions 1 and 2, add a new exception to read as follows:

Exception: Where an automatic sprinkler system in accordance with Section 903.3.1.1 is installed, the area between draft stops may be 3,000 square feet (279 m<sup>2</sup>) and the greatest horizontal dimension may be 100 feet (30,480 mm).

**Sec. 16.05.080. Sections 717.4.3 amended.**

Section 717.4.3 is amended by deletion of Exceptions 1 and 2. Add a new exception to read as follows:

Exception: Where an automatic sprinkler system in accordance with Section 903.3.1.1 is installed, the area between draft stops may be 9,000 square feet (836 m<sup>2</sup>) and the greatest horizontal dimension may be 100 feet (30,480 mm).

**Sec. 16.05.090. Section 901.1.1 added.**

Section 901.1.1 is added to the California Building Code to read as follows:

**901.1.1 Owner Responsibility.** The owner of the protected premises will be responsible for all fire protection systems within the protected premises, whether existing or installed under the Codes.

**Section 16.05.100. Section 901.4.5 added.**

Section 901.4.5 is added to the California Building Code to read as follows:

**901.4.5 Non-operational equipment.** Any fire protection equipment that is no longer in service must be removed upon approval of the fire Code official.

**Section 16.05.110. Section 903 amended with additions, deletions and revisions.**

Section 903 of the California Building Code is added, amended and/or deleted as follows:

Amend Section 903.1 to read:

**903.1 General.** Automatic sprinkler systems must comply with this section.

Add new Section 903.1.1 to read:

**903.1.1 Alternative protection.** Alternative automatic fire-extinguishing systems complying with Section 904 will be permitted in lieu of automatic sprinkler protection where recognized by the applicable standard and approved by the fire code official.

Amend Section 903.1.4 to read:

#### **903.1.4 Partial Automatic Fire Suppression Systems Prohibited.**

Whenever an automatic fire suppression system is installed for any portion of any building or structure, an automatic fire suppression system must be installed for the entire building or structure.

Amend Section 903.2 in its entirety to read:

**903.2 Where required.** An approved automatic sprinkler systems must be installed in all new and existing buildings and structures as set forth in this section.

Exceptions:

1. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunication equipment, associated electrical power distribution equipment, batteries and standby engines, provided those spaces or areas are equipped throughout with an automatic fire alarm system and are separated from the remainder of the building by fire barriers consisting of not less than one-hour fire resistance-rated walls and two-hour fire-resistance-rated floor/ceiling assemblies.
2. Automatic fire sprinkler protection for fixed guideway transit systems must be as per 903.2.17

**903.2.1 New Occupancies.** An automatic sprinkler system will be installed in all new occupancies as follows:

1. Throughout all buildings or structures exceeding 6,000 square feet in total fire area except open parking garages, classified as Group S-2 occupancies.
2. Throughout all buildings or structures with an assembly area exceeding 2,250 square feet, except Group A-5 occupancies.
3. Throughout all buildings or structures, three or more stories in height regardless of occupancy classification.
4. For new residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 4.1 When there will be more than one residential unit on a lot.
  - 4.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 4.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 4.4 When there is inadequate fire flow.

**903.2.1.1 Group A.** An automatic sprinkler system must be provided throughout buildings and portions thereof used as Group A occupancies as provided in this section. For Group A-1, A-2, A-3 and A-4 occupancies, the automatic sprinkler system must be provided throughout the floor area where the Group A-1, A-2, A-3 or A-4 occupancy is located, and in all floors from the Group A occupancy to, and including, the nearest level

of exit discharge serving the Group A occupancy. For Group A-5 occupancies, the automatic sprinkler system must be provided in the spaces indicated in Section 903.2.1.1.5.

**903.2.1.1.1 Group A-1.** An automatic sprinkler system must be provided for Group A-1 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more;
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies; or
4. The fire area contains a multi-theater complex.

**903.2.1.1.2 Group A-2.** An automatic sprinkler system must be provided for Group A-2 occupancies where one of the following conditions exists:

1. The fire area exceeds 2,250 square feet.
2. The fire area has an occupant load of 100 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.3 Group A-3.** An automatic sprinkler system must be provided for Group A-3 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.4 Group A-4.** An automatic sprinkler system must be provided for Group A-4 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.5 Group A-5.** An automatic sprinkler system must be provided for Group A-5 occupancies in the following areas: concession stands, retail areas, press boxes and other accessory use areas in excess of 1,000 square feet.

**903.2.1.2 Group B ambulatory health care facilities.** An automatic sprinkler system must be installed throughout all fire areas containing a Group B ambulatory health care facility occupancy when either of the following conditions exists at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients who are incapable of self-preservation are located at other than the level of exit discharge serving such an occupancy.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in exempt amounts are used or stored.

4. Throughout any Group E structure greater than 20,000 square feet in area, which contains more than one fire area, and which is separated into two or more buildings by fire walls of less than four-hour fire resistance rating without openings.

**903.2.1.3 Group E.** Except as provided for in Section 903.2.1.3.1 for a new public school campus, an automatic sprinkler system must be provided for Group E occupancies as follows:

1. Throughout all Group E fire areas greater than 6,000 square feet in fire area or with an occupant load of one hundred (100) persons or more.
2. Throughout every portion of educational buildings below the lowest level of exit discharge serving that portion of the building.  
**Exception:** An automatic sprinkler system is not required in any area below the lowest level of exit discharge serving that area where every classroom throughout the building has at least one exterior exit door at ground level.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in quantities not exceeding the maximum allowable quantity are used or stored.

#### **903.2.1.3.1 Public schools—automatic sprinkler system requirements.**

**903.2.1.3.1.1 New public school campus.** An approved automatic sprinkler system must be provided in all buildings of a new public school campus as defined in Section 202 regardless of occupancy classification.

**Exceptions:**

1. Exempted portable buildings.
2. Ticket booths and athletic field storage buildings that are less than 500 square feet in floor area and located a minimum of 100 feet from all other buildings.
3. Shade or lunch shelters that are incapable of trapping heat, smoke or other by-products of combustion and located a minimum of 20 feet from all other buildings.
4. Shade or lunch shelters that are constructed of noncombustible materials and located a minimum of 20 feet from all other buildings.

**903.2.1.3.1.1.1** Sprinklers must be installed in spaces where the ceiling creates a "ceiling-plenum" or space above the ceiling is utilized for environmental air

**903.2.1.3.1.2 Permanent portable buildings.** A portable building that is used to serve or house students and is certified, as a permanent building on a new public school campus by the public school administration must comply with the requirements of Section 903.2.3.1.1.

**903.2.1.3.1.3 Fire-resistive substitution for new campus.** A new public school campus as defined in Section 202 must be entitled to include in the design and construction documents all of the applicable fire-resistive construction substitutions as permitted by this code.

**903.2.1.4 Group F-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group F-1 occupancy where one of the following conditions exists:

1. A Group F-1 fire area exceeds 6,000 square feet.
2. A Group F-1 fire area is located more than three stories above grade plane.

**903.2.1.4.1 Woodworking operations.** An automatic sprinkler system must be provided throughout all Group F-1 occupancy fire areas that contain woodworking operations in excess of 2,500 square feet in area which generate finely divided combustible waste or use finely divided combustible materials. [SFMJ A fire wall of less than four-hour fire-resistance rating, or any fire wall with openings, must not be used to establish separate fire areas without openings.

**903.2.1.5 Group H.** Automatic sprinkler systems must be provided in high-hazard occupancies as required in Sections 903.2.5.1 through 903.2.5.3.

**903.2.1.5.1 General.** An automatic sprinkler system must be installed in Group H occupancies.

**903.2.1.5.2 Group H-5.** An automatic sprinkler system must be installed throughout buildings containing Group H-5 occupancies. The design of the sprinkler system must not be less than that required by this code for the occupancy hazard classifications in accordance with Table 903.2.1.5.2. Where the design area of the sprinkler system consists of a corridor protected by one row of sprinklers, the maximum number of sprinklers required to be calculated is 13.

**[F] TABLE 903.2.1.5.2  
GROUP H-5 SPRINKLER DESIGN CRITERIA**

| <b>LOCATION</b>       | <b>OCCUPANCY HAZARD CLASSIFICATION</b> |
|-----------------------|----------------------------------------|
| Fabrication areas     | Ordinary Hazard Group 2                |
| Service corridors     | Ordinary Hazard Group 2                |
| Storage rooms without | Ordinary Hazard Group 2                |
| Storage rooms with    | Extra Hazard Group 2                   |
| Corridors             | Ordinary Hazard Group 2                |

**903.2.1.5.3 Pyroxylin plastics.** An automatic sprinkler system must be provided in buildings, or portions thereof, where cellulose nitrate film or pyroxylin plastics are manufactured, stored or handled in quantities exceeding 100 pounds.

**903.2.1.5.4 Group H occupancies located above the 10th story.** The fire sprinkler system must be designed and zoned to provide separate indication upon water flow for each side of the 2-hour fire-smoke barrier above the 10th story.



**903.2.1.6 Group I.** An automatic sprinkler system must be provided throughout buildings with a Group I fire area.

**Exceptions:**

Those areas exempted by Section 407.5 of the California Building Code.

Pursuant to Health and Safety Code § 13113 (d), Group I-2 occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972.

**903.2.1.6.1 Group I-2.** In an existing, unsprinklered Group 1-2, nurses' station open to fire-resistive exit access corridors must be protected by an automatic sprinkler system located directly above the nurses' station. It must be permitted to connect the automatic sprinkler system to the domestic water service.

**903.2.1.6.2 Group I-3.** Every building or portion thereof where inmates are restrained must be protected by an automatic sprinkler system conforming to NFPA 13. The main sprinkler control valve or valves and all other control valves in the system must be locked in the open position and electrically supervised so that at least an audible and visual alarm will sound at a constantly attended location when valves are closed. The sprinkler branch piping serving cells may be embedded in the concrete construction.

**Exception:** Sprinklers are not required in cells housing two or fewer inmates and the building must be considered sprinklered throughout when all the following criteria are met:

1. Automatic fire sprinklers must be mounted outside the cell a minimum of 6 feet on center and 12 inches from the wall with quick response sprinkler heads. Where spacing permits, the head must be centered over the cell door opening.
2. The maximum amount of combustibles, excluding linen and clothing, must be maintained at three pounds per inmate.
3. For local detention facilities, each individual housing cell must be provided with a two-way inmate or sound-actuated audio monitoring system for communication directly to the control station serving the cell(s).
4. The provisions of the exception in Section 804.4.2 must not apply.

**903.2.1.7 Group M.** An automatic sprinkler system must be provided throughout buildings containing a Group M occupancy where one of the following conditions exists:

1. A Group M fire area exceeds 6,000 square feet.
2. A Group M fire area is located more than three stories above grade plane.
3. A Group M occupancy is used for the display and sale of upholstered furniture.
4. A Group M occupancy used for the display and sale of upholstered furniture or mattresses exceeds 3,000 square feet.
5. The structure exceeds 12,000 square feet contains more than one fire area containing a Group M occupancy, and is separated into two or more buildings by fire walls of not less than a 4-hour fire-resistance rating.

**903.2.1.7.1 High-piled storage.** An automatic sprinkler system must be provided in accordance with the California Fire Code in all buildings of Group M where storage of merchandise is in high-piled or rack storage arrays.

**903.2.1.8 Group R.** An automatic sprinkler system installed in accordance with Section 903.3 must be provided throughout all buildings with a Group R fire area.

Exceptions:

Existing Group R-3 occupancies converted to Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor and not housing clients above the second floor.

Existing Group R-3 occupancies converted to Group R-3.1 occupancies housing only one bedridden client and complying with Section 425.8.3.3.

Pursuant to Health and Safety Code Section 13113 occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

Pursuant to Health and Safety Code Section 13143.6 occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

When not used in accordance with Section 504.2 or 506.3 an automatic sprinkler system installed in accordance with Section 903.3.1.2 must be allowed in Group R-2.1 occupancies.

An automatic sprinkler system designed in accordance with Section 903.3.1.3 must not be utilized in Group R-2.1 or R-4 occupancies.

**903.2.1.9 Group S-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group S-1 occupancy where one of the following conditions exists:

1. A Group S-1 fire area exceeds 6,000 square feet.
2. A Group S-1 fire area is located more than three stories above grade plane.
3. A Group S-1 fire area used for the storage of commercial trucks or buses where the fire area exceeds 3,000 square feet.
4. A Group S-1 occupancy used for the storage of upholstered furniture or mattresses exceeds 2,500 square feet.

**903.2.1.9.1 Repair garages.** An automatic sprinkler system must be provided throughout all buildings used as repair garages in accordance with Section 406, as shown:

1. Buildings two or more stories above grade plane, including basements, with a fire area containing a repair garage exceeding 6,000 square feet.
2. Buildings no more than one story above grade plane, with a fire area containing a repair garage exceeding 6,000 square feet.
3. Buildings with repair garages servicing vehicles parked in basements.
4. A Group S-1 fire area used for the repair of commercial trucks or buses where the fire area exceeds 3,000 square feet.

**903.2.1.9.2 Bulk storage of tires.** Buildings and structures where the area for the storage of tires exceeds 20,000 cubic feet must be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

**903.2.1.10 Group S-2 enclosed parking garages.** An automatic sprinkler system must be provided throughout buildings classified as enclosed parking garages in accordance with Section 406.4 as follows:

1. Where the fire area of the enclosed parking garage exceeds 6,000 square feet.
2. Where the enclosed parking garage is located beneath other groups.

**903.2.1.10.1 Commercial parking garages.** An automatic sprinkler system must be provided throughout buildings used for storage of commercial trucks or buses where the fire area exceeds 5,000 square feet.

**903.2.1.11 Specific building areas and hazards.** In all occupancies an automatic sprinkler system must be installed for building design or hazards in the locations set forth in Sections 903.2.1.11.1 through 903.2.1.11.6.

**903.2.1.11.1 Stories without openings.** An automatic sprinkler system must be installed throughout all stories, including basements, of all buildings where the floor area exceeds 1,500 square feet and where there is not provided at least one of the following types of exterior wall openings:

Openings below grade that lead directly to ground level by an exterior stairway complying with Section 1009 or an outside ramp complying with Section 1010.

Openings must be located in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

Openings entirely above the adjoining ground level totaling at least 20 square feet in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side.

The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

**903.2.1.11.1.1 Opening dimensions and access.** Openings must have a minimum dimension of not less than 30 inches. Such openings must be accessible to the fire department from the exterior and must not be obstructed in a manner that fire fighting or rescue cannot be accomplished from the exterior.

**903.2.1.11.1.2 Openings on one side only.** Where openings in a story are provided on only one side and the opposite wall of such story is more than 75 feet from such openings, the story must be equipped throughout with an approved automatic sprinkler system, or openings as specified above must be provided on at least two sides of the story.

**903.2.1.11.1.3 Basements.** Where any portion of a basement is located more than 75 feet (22 860 mm) from openings required by Section 903.2.11.1, the basement must be equipped throughout with an approved automatic sprinkler system.

**903.2.1.11.2 Rubbish and linen chutes.** An automatic sprinkler system must be installed at the top of rubbish and linen chutes and in their terminal rooms. Chutes

extending through three or more floors must have additional sprinkler heads installed within such chutes at alternate floors. Chute sprinklers must be accessible for servicing.

**903.2.1.11.3 Buildings 55 feet or more in height.** An automatic sprinkler system must be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet or more above the lowest level of fire department vehicle access.

**Exceptions:**

1. Airport control towers.
2. Open parking structures.

**903.2.1.11.4 Ducts conveying hazardous exhausts.** Where required by the California Mechanical Code, automatic sprinklers must be provided in ducts conveying hazardous exhaust, or flammable or combustible materials.

**Exception:** Ducts in which the largest cross-sectional diameter of the duct is less than 10 inches.

**903.2.1.11.5 Commercial cooking operations.** An automatic sprinkler system must be installed in commercial kitchen exhaust hood and duct system where an automatic sprinkler system is used to comply with Section 904.

**903.2.1.11.6 Other required suppression systems.** In addition to the requirements of Section 903.2, the provisions indicated in Table 903.2.1.11.6 also require the installation of a fire suppression system for certain buildings and areas.

[F] TABLE 903.2.1.11.6  
ADDITIONAL REQUIRED SUPPRESSION SYSTEMS  
(Table Unchanged)

**903.2.1.12 During construction.** Automatic sprinkler systems required during construction, alteration and demolition operations must be provided in accordance with Chapter 14 of the California Fire Code.

**903.2.1.13 Reserved.**

**903.2.1.14 Motion picture and television production studio sound stages, approved production facilities and production locations.**

**903.2.1.14.1 Existing sound stages and approved production facilities.** All existing sound stages and approved production facilities equipped with an automatic fire sprinkler system must be maintained in accordance with the provisions of California Fire Code Chapter 9.

**903.2.1.14.2 New sound stages.** All new sound stages must be equipped with an approved automatic fire sprinkler system. The system must be installed in accordance

with the provisions of the California Fire Code Chapter 9 and must meet the minimum design requirements of an Extra Hazard, Group 2 system.

**903.2.1.15 Automatic sprinkler system - existing high-rise buildings.** See Section 3414.27.

**903.2.1.15.1 Existing Group R-1 and R-2 high-rise buildings fire-extinguishing systems.** See Section 3413.13.3.3.

**903.2.1.16 Group L occupancies.** An automatic sprinkler system must be installed throughout buildings housing Group L occupancies. Sprinkler system design for research laboratories and similar areas of a Group L occupancy must not be less than that required for Ordinary Hazard Group 2 with a design area of not less than 3,000 square feet.

In mixed occupancies, portions of floors or buildings not classified as Group L occupancies must be provided with sprinkler protection designed of not less than that required for Ordinary Hazard Group 1 with a design area of not less than 3,000 square feet.

**903.2.1.16.1 Group L occupancies located above the 10th story.** The automatic sprinkler system must be designed and zoned to provide separate indication upon water-flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.17 Fixed guideway transit systems.**

**903.2.1.17.1 Automatic sprinkler system.** An automatic sprinkler system must be installed in all stations offixed guideway transit systems.

**Exceptions:**

1. Guideways when the closest sprinkler heads to the guideway are within 3 feet of the edge, over the platform, and spaced 6 feet on center parallel to the guideway
2. Station agent booths not exceeding 150 square feet in area, when provided with an approved smoke detector connected to the building fire alarm system
3. Power substations
4. Machinery rooms, electrical rooms and train control rooms protected by an approved automatic fixed fire-extinguishing system
5. Open stations
6. Station platform areas open to three or more sides

**903.2.1.17.2 Station guideway deluge system.** Underground stations and stations in open cuts with walls 5 feet above the top of the running rail and with a raised platform must be provided with an under-vehicle guideway manually activated deluge sprinkler system. In open cut stations, such system must be provided in guideways which are situated between a raised platform edge and a retaining wall.

**903.2.1.17.2.1** Systems must be provided along the entire length of track at each station platform.

903.2.1.17.2.2 Deluge nozzles with caps must be located in the approximate center of track with spacing designed to completely wet the undersides of the vehicle at the applied density.

903.2.1.17.2.3 System density must be a minimum of 0.19 gallon per minute (gpm) per square foot for the design area. When more than one zone is provided, two adjacent zones are required to be considered operating for calculating purposes.

903.2.1.17.2.4 Deluge systems must be directly connected to a water supply capable of supplying the required flow rate for a minimum 30-minute duration.

903.2.1.17.2.5 Controls or manually operable valves must be in a location acceptable to the Fire Code Official. All deluge systems must be monitored by the station fire alarm system.

903.2.1.17.2.6 Each valve must be monitored by a separate circuit. The alarm panel must be located in an area normally occupied by station personnel or signals must be transmitted to the operations control center (OCC).

**903.2.1.18 Group U private garages and carports accessory to Group R-3 occupancies.**

Carports with habitable space above and attached garages, accessory to Group R-3 occupancies, must be protected by residential fire sprinklers in accordance with this section. Residential fire sprinklers must be connected to, and installed in accordance with, an automatic residential fire sprinkler system that complies with Section R313 of the California Residential Code or with NFPA 13D. Fire sprinklers must be residential sprinklers or quick-response sprinklers, designed to provide a minimum density of 0.05 gpm/ft<sup>2</sup> over the area of the garage and/or carport, but not to exceed two sprinklers for hydraulic calculation purposes. Garage doors must not be considered obstructions with respect to sprinkler placement.

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic residential fire sprinkler system installed in accordance with this section.

**903.2.2 Existing Occupancies.** An automatic sprinkler system will be installed in existing occupancies as follows:

1. Throughout all existing buildings and new sections of any existing buildings and structures whenever total additional floor area results in an increase of 1,000 square feet in the floor area; including mezzanines or additional stories, regardless of the type of construction, type of occupancy or area.
2. Upon the occurrence of any of the following conditions:

- 2.1. Addition(s) to any building or structure creating a total area exceeding the areas set forth in this code.
- 2.2. Addition(s) to any building or structure causing a building to become three or more stories in height.
- 2.3. Alteration(s) or repair(s) to any existing building or structure, exceeding fifty percent (50%) of the value of the building or fifty percent (50%) of the existing floor area within any twelve (12) month period, when the total building area is in excess of the areas set forth in this code.
- 2.4 Throughout existing and new sections of any building for which there is an occupancy classification change to a more hazardous use, or use increases the fire hazard to the building, structure or life safety of the occupants, as determined by the Fire Code Official.
- 2.5 When an addition, alternation or repair is equal to 1,000 square feet in fire area or more, or exceeds fifty percent (50%) of the area of the building within any twelve month period, the entire building will be provided with an approved automatic sprinkler system.
- 2.5 Throughout any existing Group R Division 2 occupancy being subdivided to condominium units.
- 2.6 Owners of buildings which have received final map approval for condominium conversion from the City Council that are not fire sprinklered throughout, and in which rental units have not been sold as condominium units, will cause such buildings to be provided with a complete automatic fire sprinkler system throughout before sale of the first condominium unit. The system design, installation, and permits will be in accordance with the applicable standards and provision of this code for new buildings.
3. For existing residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 3.1 When there will be more than one residential unit on a lot.
  - 3.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 3.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 3.4 When there is inadequate fire flow.

For the purpose of applying this subsection, additions must be cumulative with each application for a building permit within the previous five years.

Subsection 903.2.2 must not apply to attached additions to unsprinklered Group R, Division 3, Group R-3.1 and Group R-4 occupancies.

Amend Section 903.3 to read as follows:

**903.3. Installation requirements.** Automatic sprinkler systems will be designated and installed in accordance with Sections 903.3.1 through 903.3.7.

Add Section 903.3.1.1.2 to read as follows:

**903.3.1.1.2. Detailed requirements.** In other than residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with the NFPA 13, 2010 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. In buildings three or more stories in height and with a common stairway, separate control valve(s) capable of independently controlling the fire sprinkler system on each floor and each basement level will be provided and installed in the stairway.
2. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.

Amend Section 903.3.1.2 to read as follows:

**903.3.1.2. NFPA 13R sprinkler systems.** Where allowed in buildings of Group R, up to and including two stories in height, automatic sprinkler systems will be installed throughout in accordance with NFPA 13R, 2013 Edition.

Amend Section 903.3.1.2.1 to read as follows:

**903.3.1.2.1. Balconies and decks.** Sprinkler protection will be provided for exterior balconies, decks and ground floor patios of dwelling units where the building is of Type V construction. Sidewall sprinklers that are used to protect such areas will be permitted to be located such that their deflectors are within 1 inch to 6 inches below the structural members and a maximum distance of 14 inches below the deck of the exterior balconies and docks that are constructed of open wood joist construction.

Add new Section 903.3.1.2.2 to read as follows:

**903.3.1.2.2. Detailed requirements.** In residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with NFPA 13R, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.
2. All fire areas will be sprinklered including attached carports, garages, corridors, penthouse equipment rooms, elevator machine rooms, storage rooms, covered driveways and usable space underneath stairways.
3. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, will be installed above the mechanical unit.



Amend Section 903.3.1.3 to read as follows:

**903.3.1.3. NFPA 13D sprinkler systems.** Where allowed, automatic sprinkler systems will be installed in one- and two-family dwellings will be installed throughout in accordance with NFPA 13D.

Add new Section 903.3.1.3.1 to read as follows:

**903.3.1.3.1. Detailed requirements.** Automatic sprinkler system protection for one and two-family dwellings will be designed and installed in accordance with NFPA 13D, 2013 Edition with the conditions, restrictions and modifications as set forth in the following subsections:

1. A common water supply connection serving one or more dwelling units, 5 gallons per minute, per unit will be added to the sprinkler system demand to determine the size of common piping, the total water supply requirements, and the size of the water meter.
2. Sprinklers connected to a water supply upstream of the domestic shutoff valve must be provided with a main shutoff valve to control both the fire sprinkler and the domestic systems. The fire sprinkler system piping cannot have a separate control valve.
3. Local water flow alarms must be provided on all sprinkler systems. The alarm must be of sufficient intensity to be clearly audible in all rooms over background noise levels with all intervening doors closed.
4. Sprinklers must be required in all attached garages and detached garages that are 1,000 square feet or more. Sprinklers located in garages must be listed residential sprinklers or quick response sprinklers having the same orifice size as the sprinklers in the dwelling unit.
5. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, must be installed above the mechanical unit.
6. A ten percent (10%) safety factor from static pressure must be included in the hydraulic calculations.
7. All overhead piping must be hydrostatically tested for leakage at 150 psi for two hours and inspected before drywall or insulation installation.

Amend Section 903.3.2 to read as follows:

**903.3.2. Quick-response and residential sprinklers.** Where automatic sprinkler systems are required by the Codes, quick-response and residential automatic sprinklers must be installed in the following areas in accordance with Section 903.3.1 and their listings.

Amend Section 903.3.5 to read as follows:

**903.3.5 Water Supplies.** Water supplies for automatic sprinkler systems must

comply with this section and the standards referenced in section 903.3.1. The potable water supply must be protected against backflow in accordance with the Health and Safety Code Hydraulic calculations will include a ten percent (10%) reduction from the source.

Amend Section 903.3.5.1.2 to read as follows:

**903.3.5.1.2. Residential combination services.** A single combination water supply must be allowed provided that the domestic demand is added to the sprinkler demand as required by NFPA 13R.

Amend Section 903.3.5.2 to read as follows:

**903.3.5.2. Secondary water supply.** A secondary on-site water supply equal to the hydraulically calculated sprinkler demand, including the hose stream requirement, must be provided for high-rise buildings in Seismic Design Category C, D, E or F as determined by the California Building Code. The secondary water supply must have a duration of not less than 30 minutes as determined by the occupancy hazard classification in accordance with NFPA 13.

**Exception:** Existing buildings.

Add a new Section 903.3.9 to read as follows:

**903.3.9. Access difficulty.** When the fire Code official determines that access for fire apparatus and equipment is unduly difficult to serve any building and structure not otherwise required to be sprinklered, the installation of an automatic fire sprinkler system may be required.

**Sec. 16.05.120. Section 905.3.11 added.**

Section 905.3.11 added to read as follows:

**905.3.11 Standpipes in residential complexes.** All residential complexes which cause unusual fire fighting problems due to size, configuration, location, and/or lack of access must be equipped at the discretion of the fire Code official with one or more 2 1/2-inch-valved standpipe(s).

**Sec. 16.05.130. Section 907.1.6 added.**

Section 907.1.6 added to read as follows:

**907.1.6 Multiple Fire Alarm Systems.** Multiple fire alarm systems within single protected premises are not permitted, unless specifically authorized by the fire Code official.

**Sec. 16.05.140. Section 907.2 amended.**

Section 907.2 amended to read as follows:

**907.2 Where required -- new buildings and structures.** An approved manual, automatic, or manual and automatic fire alarm system installed in accordance with the provisions of this Code and NFPA 72 will be provided in new buildings and structures in accordance with Section 907.2.1 through 907.2.23 and provide occupant notification in accordance with Section 907.10, unless other requirements are provided by another section of this Code. Where automatic sprinkler protection installed in accordance with Section 903.3.1.1 or 903.3.1.2 is provided and connected to the building fire alarm system, automatic heat detection required by this section will not be required. The automatic fire detectors will be smoke detectors unless otherwise permitted by the fire Code official. Where ambient conditions prohibit installation of automatic smoke detection, other automatic fire detection will be allowed.

**Sec. 16.05.150. Table 1505.1 amended.**

Table 1505.1 amended, by the deletion of Table 1505.1 and the addition of a new Table 1505.1 thereto, to read as follows:

**TABLE 1505.1  
MINIMUM ROOF COVERING CLASSIFICATIONS**

| TYPES OF CONSTRUCTION |    |     |     |      |      |    |    |    |
|-----------------------|----|-----|-----|------|------|----|----|----|
| IA                    | IB | IIA | IIB | IIIA | IIIB | IV | VA | VB |
| A                     | A  | A   | A   | A    | A    | A  | A  | A  |

**Sec. 16.05.160. Sections 1505.1.3 amended.**

Section 1505.1.3 amended, by the deletion of the entire section and the addition of a new section thereto, to read as follows:

**1505.1.3. Roof coverings within all other areas.** The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, will be a fire-retardant roof covering that is at least Class A."

**Sec. 16.05.170. Section 1705.3 amended.**

Section 1705.3 amended to read as follows:

**1705.3 Seismic resistance.** The statement of special inspections will include seismic requirements for cases covered in Sections 1705.3.1 through 1705.3.5.

**Exception:** Seismic requirements are permitted to be excluded from the statement of special inspections for structures designed and constructed in accordance with the following:

1. The structure consists of light-frame construction; the design spectral response acceleration at short periods,  $S_{DS}$ , as determined in Section 1613.5.4, does not exceed 0.5g; and the height of the structure does not exceed 35 feet (10 668 mm) above grade plane; or
2. The structure is constructed using a reinforced masonry structural system or reinforced concrete structural system; the design spectral response acceleration at short periods,  $S_{DS}$ , as determined in Section 1613.5.4, does not exceed 0.5g, and the height of the structure does not exceed 25 feet (7620 mm) above grade plane; or
3. Detached one- or two-family dwellings not exceeding two stories above grade plane, provided the structure is not assigned to Seismic Design Category D, E or F and does not have any of the following plan or vertical irregularities in accordance with Section 12.3.2 of ASCE 7:
  - 3.1 Torsional irregularity.
  - 3.2 Nonparallel systems.
  - 3.3 Stiffness irregularity—extreme soft story and soft story.
  - 3.4 Discontinuity in capacity—weak story.

**Sec. 16.05.180. Section 1710.1 amended.**

Section 1710.1 amended to read as follows:

**1710.1 General.** Where required by the provisions of Section 1710.2 or 1710.3, the owner will employ a structural observer to perform structural observations as defined in Section 1702. The structural observer will be one of the following individuals:

1. The registered design professional responsible for the structural design, or
2. A registered design professional designated by the registered design professional responsible for the structural design.

Before the commencement of observations, the structural observer will submit to the Building Official a written statement identifying the frequency and extent of structural observations.

The owner or owner's representative will coordinate and call a preconstruction meeting between the structural observer, contractors, affected subcontractors and special inspectors. The structural observer will preside over the meeting. The purpose of the meeting will be to identify the major structural elements and connections that affect the vertical and lateral load resisting systems of the structure and to review scheduling of the required observations. A record of the meeting will be included in the report submitted to the Building Official.

Observed deficiencies will be reported in writing to the owner or owner's representative, special inspector, contractor and the Building Official. Upon the form prescribed by the

Building Official, the structural observer will submit to the Building Official a written statement at each significant construction stage stating that the site visits have been made and identifying any reported deficiencies which, to the best of the structural observer's knowledge, have not been resolved. A final report by the structural observer which states that all observed deficiencies have been resolved is required before acceptance of the work by the Building Official.

**Sec. 16.05.190. Section 1710.2 amended.**

Section 1710.2 amended to read as follows:

**1710.2 Structural observations for seismic resistance.** Structural observations will be provided for those structures assigned to Seismic Design Category D, E or F, as determined in Section 1613, where one or more of the following conditions exist:

1. The structure is classified as Occupancy Category III or IV in accordance with Table 1604.5.
2. The height of the structure is greater than 75 feet (22860 mm) above the base.
3. The structure is classified as Occupancy Category I or II in accordance with Table 1604.5, and a lateral design is required for the structure or portion thereof.

**Exception:** One-story wood framed Group R-3 and Group U Occupancies less than 2,000 square feet in area, provided the adjacent grade is not steeper than 1 unit vertical in 10 units horizontal (10% sloped), assigned to Seismic Design Category D.

4. When so designated by the registered design professional responsible for the structural design.
5. When such observation is specifically required by the Building Official.

**Sec. 16.05.200. Section 1807.1.6 amended.**

Section 1807.1.6 amended to read as follows:

**1807.1.6 Prescriptive design of concrete and masonry foundation walls.** Concrete and masonry foundation walls that are laterally supported at the top and bottom will be permitted to be designed and constructed in accordance with this section. Prescriptive design of foundation walls will not be used for structures assigned to Seismic Design Category D, E or F.

**Sec. 16.05.210. Section 1809.7 and Table 1809.7 amended.**

Section 1809.7 and Table 1809.7 are amended to read as follows:

**1809.7 Prescriptive footings for light-frame construction.** Where a specific design is not provided, concrete or masonry-unit footings supporting walls of light-frame construction will be permitted to be designed in accordance with Table 1809.7. Prescriptive footings in Table 1809.7 will not exceed one story above grade plane for structures assigned to Seismic Design Category D, E or F.



**TABLE 1809.7**  
**PRESCRIPTIVE FOOTINGS SUPPORTING WALLS OF**  
**LIGHT-FRAME CONSTRUCTION** <sup>a, b, c, d, e</sup>

| NUMBER OF FLOORS<br>SUPPORTED BY THE<br>FOOTING <sup>f</sup> | WIDTH OF<br>FOOTING<br>(inches) | THICKNESS OF<br>FOOTING (inches) |
|--------------------------------------------------------------|---------------------------------|----------------------------------|
| 1                                                            | 12                              | 6                                |
| 2                                                            | 15                              | 6                                |
| 3                                                            | 18                              | 8                                |

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm

- a. Depth of footings will be in accordance with Section 1809.4.
- b. The ground under the floor will be permitted to be excavated to the elevation of the top of the footing.
- c. See Section 1908 for additional requirements for concrete footings of structures assigned to Seismic Design Category C, D, E or F.
- d. For thickness of foundation walls, see Section 1807.1.6.
- e. Footings will be permitted to support a roof addition to the stipulated number of floors. Footings supporting roof only will be as required for supporting one floor.

**Sec. 16.05.220. Section 1908.1.8 amended.**

Section 1905.1.8 amended to read as follows:

**1905.1.8 ACI 318, Section 22.10.** Delete ACI 318, Section 22.10, and replace with the following:

**22.10** – Plain concrete in structures assigned to Seismic Design Category C, D, E or F.

**22.10.1** – Structures assigned to Seismic Design Category C, D, E or F will not have elements of structural plain concrete, except as follows:

- (a) Concrete used for fill with a minimum cement content of two (2) sacks of Portland cement per cubic yard.
- (b) Isolated footings of plain concrete supporting pedestals or columns are permitted, provided the projection of the footing beyond the face of the supported member does not exceed the footing thickness.
- (c) Plain concrete footings supporting walls are permitted provided the footings have at least two continuous longitudinal reinforcing bars. Bars will not be smaller than No. 4 and will have a total area of not less than 0.002 times the gross cross-sectional area of the footing. A minimum of one bar will be provided at the top and bottom of the footing. Continuity of reinforcement will be provided at corners and intersections.

**Exception:**

In detached one- and two-family dwellings three stories or less in height and constructed with stud-bearing walls, plain concrete footings with at least two continuous longitudinal reinforcing bars not smaller than No. 4 are permitted to have a total area of less than 0.002 times the gross cross-sectional area of the footing.

**Sec. 16.05.230. Section 1909.4 amended.**

Section 1909.1 amended to read as follows:

**1909.1 Design.** Structural plain concrete walls, footings and pedestals will be designed for adequate strength in accordance with ACI 318, Section 22.4 through 22.8.

**Exception:** For Group R-3 occupancies and buildings or other occupancies less than two stories above grade plane of light-frame construction, the required edge thickness of ACI 318 is permitted to be reduced to 6 inches (152 mm), provided that the footing does not extend more than 4 inches (102 mm) on either side of the supported wall. This exception will not apply to structural elements designed to resist seismic lateral forces for structures assigned to Seismic Design Category D, E or F.

**Sec. 16.05.240. Section 3109.1 amended.**

Section 3109.1 is amended by adding an exception to read as follows:

**Exception:**

**Exemption of public bodies of water.** Where bodies of water are located on public land within the City of Monterey Park, this section need not be complied with where it has been determined by the Building Official that dispensing with any or all of the provisions of this section will adequately protect the public health, safety and welfare. This section will not apply to public bodies of water located on land owned, possessed or under control of the State, County, Municipal or other governmental entities or their lessees or assigns.

**Sec. 16.05.250. Section 3109.4 amended.**

Section 3109.4.1.10 is added to read as follows:

**3109.4.1.10 Prohibited activity adjacent to pools regulated by this section.** Every person in possession of land within the City of Monterey Park, either as owner, purchaser under contract, or otherwise, fee holder, lessee, tenant, or licensee, adjacent to land coming within the definition of this section upon which there is located a swimming pool, will not alter, change or increase the level of the underlying ground in possession of said person and adjacent to any fence or structure required under this section so as to place the possessor of said land upon which exists a swimming pool, in violation of this section, without a permit to do so from the Building Official. Said permit will be subject to provisions of this section.

**Sec. 16.05.260. Sections 3109.4.4.1 amended.**

Section 3109.4.4.1 is amended by adding the following definition.



“PRIVATE POOL”, is any constructed pool, permanent or portable, and over 18 inches deep which is intended for non-commercial use as swimming pool by not more than three owner families and their guests.

**Sec. 16.05.270. Sections 3109.4.4.2 amended.**

Section 3109.4.4.2 is modified by deleting the first paragraph in its entirety and a new paragraph is substituted to read as follows:

**3109.4.4.2 Construction permit; safety features required.** Commencing, January 1, 1998 except as provided in Section 3109.4.4.5, whenever a construction permit is issued for construction of a new private pool at a residence, it will have an enclosure complying with 3109.4.4.3 and, it will be equipped with at least one of the following safety features.

**Sec. 16.05.280. Section 3109.6 added.**

Section 3109.6 is added to read as follows:

**3109.6 Lights.** Any lights used to illuminate a swimming pool will be so arranged and shaded as to reflect light away from any adjoining premises.

**Sec. 16.05.290. Appendix I, Section 1101.1 amended.**

Section 1101.1 of Appendix I is deleted in its entirety and a new section is added to read as follows:

**1101.1 General.** Patio covers will be permitted to be detached from or attached to dwelling units. Patio covers will be used only for recreational, outdoor living purposes and not as carports, garages, storage rooms or habitable rooms. Openings will be permitted to be enclosed with insect screening, approved translucent or transparent plastic not more than 0.125 inch (3.2 mm) in thickness or glass conforming to the provisions of Chapter 24. Dual glazed windows are not permitted to be installed in patio cover enclosures constructed under the provisions of this appendix.

SECTION 5: A new Chapter 16.06 is added to the MPMC to read as follows:

**Chapter 16.06 RESIDENTIAL CODE**

16.06.010 Document adopted by reference.

16. 06.020 Reference to administrative provisions.

16. 06.030 Table R301.2(1) amended – Design criteria.

16.06.040 Section R302.1 amended– Combustible eave projections.

16. 06.050 Section R309.6 exception amended – Fire sprinkler.

16. 06.060 Section R313.1 exception amended – Fire sprinkler.

16. 06.070 Section R313.2 exception amended – Fire sprinkler.

16. 06.080 Section R313.3.6.2.2 amended – Calculation procedure.

16. 06.090 Section R319 amended – Site address.

16. 06.100 Section R403.1 amended – Masonry stem walls.

16. 06.110 Section R405.1 amended – Foundation drainage system.

16. 06.120 Table R602.10.3(3) amended – Wall seismic bracing.

16. 06.130 Section R902.1 amended – Roof coverings.

16. 06.140 Section R902.1.3 amended – Roof coverings.

16. 06.150 Section R902.2 amended – Roof coverings.

**16.06.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Residential Building Code, 2013 Edition, as published in Title 24, Part 11 of the California Code of Regulations.

**Sec. 16. 06.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1**

**Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16. 06.030. Table R301.2(1) amended.**

Table R301.2(1) amended to read as follows:

**TABLE R301.2(1)  
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA**

| GRO<br>UND<br>SNO | WIND<br>DESIGN<br>SpeTopogra | SEISMI<br>C<br>DESIG | SUBJECT TO<br>DAMAGE FROM<br>WeatheFroTer | WINT<br>ER<br>DESI | ICE<br>BARRIER<br>UNDERLAY | FLOO<br>D<br>HAZA | AIR<br>FREEZ<br>ING | MEA<br>N<br>ANN |
|-------------------|------------------------------|----------------------|-------------------------------------------|--------------------|----------------------------|-------------------|---------------------|-----------------|
|-------------------|------------------------------|----------------------|-------------------------------------------|--------------------|----------------------------|-------------------|---------------------|-----------------|

| W<br>LOAD | ed <sup>d</sup><br>(mph) | phic<br>effects <sup>k</sup> | N<br>CATEG<br>ORY <sup>f</sup> | ring <sup>a</sup> | st<br>line<br>Dep<br>th <sup>b</sup> | mite <sup>c</sup> | GN<br>TEM<br>P <sup>e</sup> | MENT<br>REQUIRED <sup>h</sup> | RDS <sup>g</sup> | INDEX <sup>i</sup> | UAL<br>TEMP <sup>j</sup> |
|-----------|--------------------------|------------------------------|--------------------------------|-------------------|--------------------------------------|-------------------|-----------------------------|-------------------------------|------------------|--------------------|--------------------------|
| Zero      | 85                       | No                           | D <sub>2</sub> or E            | Negligible        | 12-24"                               | Very Heavy        | 43                          | No                            | See Exhibit B    | 0                  | 60                       |

For SI: 1 pound per square foot = 0.0479 kPa, 1 mile per hour = 0.447 m/s.

- Weathering may require a higher strength concrete or grade of masonry than necessary to satisfy the structural requirements of this code. The weathering column must be filled in with the weathering index (i.e., "negligible," "moderate" or "severe") for concrete as determined from the Weathering Probability Map [Figure R301.2(3)]. The grade of masonry units must be determined from ASTM C 34, C 55, C 62, C 73, C 90, C 129, C 145, C 216 or C 652.
- The frost line depth may require deeper footings than indicated in Figure R403.1(1). The jurisdiction must fill in the frost line depth column with the minimum depth of footing below finish grade.
- The jurisdiction must fill in this part of the table to indicate the need for protection depending on whether there has been a history of local subterranean termite damage.
- The jurisdiction must fill in this part of the table with the wind speed from the basic wind speed map [Figure R301.2(4)]. Wind exposure category must be determined on a site-specific basis in accordance with Section R301.2.1.4.
- The outdoor design dry-bulb temperature must be selected from the columns of 97 1/2-percent values for winter from Appendix D of the *California Plumbing Code*. Deviations from the Appendix D temperatures must be permitted to reflect local climates or local weather experience as determined by the building official.
- The jurisdiction must fill in this part of the table with the seismic design category determined from Section R301.2.2.1.
- The jurisdiction must fill in this part of the table with (a) the date of the jurisdiction's entry into the National Flood Insurance Program (date of adoption of the first code or ordinance for management of flood hazard areas), (b) the date(s) of the Flood Insurance Study and (c) the panel numbers and dates of all currently effective FIRMs and FBFMs or other flood hazard map adopted by the authority having jurisdiction, as amended.
- In accordance with Sections R905.2.7.1, R905.4.3.1, R905.5.3.1, R905.6.3.1, R905.7.3.1 and R905.8.3.1, where there has been a history of local damage from the effects of ice damming, the jurisdiction must fill in this part of the table with "YES." Otherwise, the jurisdiction must fill in this part of the table with "NO."
- The jurisdiction must fill in this part of the table with the 100-year return period air freezing index (BF-days) from Figure R403.3(2) or from the 100-year (99%) value on the National Climatic Data Center data table "Air Freezing Index- USA Method (Base 32°)" at [www.ncdc.noaa.gov/fpsf.html](http://www.ncdc.noaa.gov/fpsf.html).

- j. The jurisdiction must fill in this part of the table with the mean annual temperature from the National Climatic Data Center data table "Air Freezing Index-USA Method (Base 32°F)" at [www.ncdc.noaa.gov/fpsf.html](http://www.ncdc.noaa.gov/fpsf.html).
- k. In accordance with Section R301.2.1.5, where there is local historical data documenting structural damage to buildings due to topographic wind speed-up effects, the jurisdiction must fill in this part of the table with "YES." Otherwise, the jurisdiction must indicate "NO" in this part of the table.

**Sec. 16.06.040. Section R302.1 amended.**

Section R302.1 amended by adding an Exception 6 to read as follows:

6. Type VB construction must be allowed for combustible projections for additions to existing R-3 occupancies not located in an area defined as a VHFHSZ provided the fire separation distance is greater than or equal to 2 feet and the floor area of the addition does not exceed 50 percent of the existing floor area of the R-3 occupancy.

**Sec. 16. 06.05. Section R309.6 exception amended.**

Section R309.6 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.060. Section R313.1 exception amended.**

Section R313.1 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing townhouses that do not have an automatic fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.070. Section R313.2 exception amended.**

Section R313.2 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required for additions or alterations to existing buildings that are not already provided with an automatic sprinkler system unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.080. Section R313.3.6.2.2 amended.**

Section R313.3.6.2.2 amended to read as follows:

**Section R313.3.6.2.2 Calculation procedure.** Determination of the required size for water distribution piping must be in accordance with the following procedure and California Fire Code Section 903.3.5.3.

**Sec. 16. 06.090 Section R319 amended.**

Section R319 amended to read as follows:

**R319 Site Address.** New and existing buildings must have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers must contrast with their background. Where required by the fire code official, address numbers must be provided in additional approved locations to facilitate emergency response. Address numbers must be Arabic numbers or alphabetical letters. Numbers must be a minimum of 4 inches (101.6 mm) high with a minimum stroke width of 0.5 inch (12.7 mm). Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole or other sign or means must be used to identify the structure. Address numbers must be maintained.

**Sec. 16. 06.100. Section R403.1 amended.**

Section R403.1.3 amended by deleting the exception for masonry stem walls.

**Sec. 16. 06.110. Section R405.1 amended.**

Section R405.1 amended by deleting the exception.

**Sec. 16. 06.120. Table R602.10.3(3) amended.**

Table R602.10.3(3) amended to read as follows:

TABLE R602.10.3(3)  
BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY

| <ul style="list-style-type: none"> <li>• SOIL CLASS D<sup>a</sup></li> <li>• WALL HEIGHT = 10 FEET</li> <li>• 10 PSF FLOOR DEAD LOAD</li> <li>• 15 PSF ROOF/CEILING DEAD LOAD</li> <li>• BRACED WALL LINE SPACING ≤ 25 FEET</li> </ul> |                                                                                     |                                | MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE <sup>a</sup> |                        |                                                         |            |                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|--------------------------------|-----------------------------------------------------------------------------------------------------|------------------------|---------------------------------------------------------|------------|----------------------|
| Seismic Design Category                                                                                                                                                                                                                | Story Location                                                                      | Braced Wall Line Length (feet) | Method LIB <sup>c</sup>                                                                             | Method GB <sup>d</sup> | Methods DWB, SFB, PBS, PCP, HPS, CS-SFB <sup>d, e</sup> | Method WSP | Methods CS-WSP, CS-G |
| C<br>(townhouses only)                                                                                                                                                                                                                 |    | 10                             | 2.5                                                                                                 | 2.5                    | 2.5                                                     | 1.6        | 1.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | 5.0                                                                                                 | 5.0                    | 5.0                                                     | 3.2        | 2.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | 7.5                                                                                                 | 7.5                    | 7.5                                                     | 4.8        | 4.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | 10.0                                                                                                | 10.0                   | 10.0                                                    | 6.4        | 5.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | 12.5                                                                                                | 12.5                   | 12.5                                                    | 8.0        | 6.8                  |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | 4.5                    | 4.5                                                     | 3.0        | 2.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | 9.0                    | 9.0                                                     | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | 13.5                   | 13.5                                                    | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | 18.0                   | 18.0                                                    | 12.0       | 10.2                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | 22.5                   | 22.5                                                    | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | 6.0                    | 6.0                                                     | 4.5        | 3.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | 12.0                   | 12.0                                                    | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | 18.0                   | 18.0                                                    | 13.5       | 11.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | 24.0                   | 24.0                                                    | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | 30.0                   | 30.0                                                    | 22.5       | 19.1                 |
| D <sub>0</sub>                                                                                                                                                                                                                         |  | 10                             | NP                                                                                                  | <del>2.8</del> 5.6     | <del>2.8</del> 5.6                                      | 1.8        | 1.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>5.5</del> 11.0    | <del>5.5</del> 11.0                                     | 3.6        | 3.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>8.3</del> 16.6    | <del>8.3</del> 16.6                                     | 5.4        | 4.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>11.0</del> 22.0   | <del>11.0</del> 22.0                                    | 7.2        | 6.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>13.8</del> 27.6   | <del>13.8</del> 27.6                                    | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>5.3</del> NP      | <del>5.3</del> NP                                       | 3.8        | 3.2                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>10.5</del> NP     | <del>10.5</del> NP                                      | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>15.8</del> NP     | <del>15.8</del> NP                                      | 11.3       | 9.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>21.0</del> NP     | <del>21.0</del> NP                                      | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>26.3</del> NP     | <del>26.3</del> NP                                      | 18.8       | 16.0                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>7.3</del> NP      | <del>7.3</del> NP                                       | 5.3        | 4.5                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>14.5</del> NP     | <del>14.5</del> NP                                      | 10.5       | 9.0                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>21.8</del> NP     | <del>21.8</del> NP                                      | 15.8       | 13.4                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>29.0</del> NP     | <del>29.0</del> NP                                      | 21.0       | 17.9                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>36.3</del> NP     | <del>36.3</del> NP                                      | 26.3       | 22.3                 |

(continued)

**TABLE R602.10.2(3)—continued**  
**BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY**

| <ul style="list-style-type: none"> <li>• SOIL CLASS D<sup>a</sup></li> <li>• WALL HEIGHT ≤ 10 FEET</li> <li>• 10 PSF FLOOR DEAD LOAD</li> <li>• 15 PSF ROOF/CEILING DEAD LOAD</li> <li>• BRACED WALL LINE SPACING ≤ 25 FEET</li> </ul> |                                                                                     |                                | MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE <sup>a</sup> |                        |                                                        |            |                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|--------------------------------|-----------------------------------------------------------------------------------------------------|------------------------|--------------------------------------------------------|------------|----------------------|
| Seismic Design Category                                                                                                                                                                                                                | Story Location                                                                      | Braced Wall Line Length (feet) | Method LIB <sup>c</sup>                                                                             | Method GB <sup>e</sup> | Methods DWB, SFB, PBS, PCP, HPS, CS-SFB <sup>d,e</sup> | Method WSP | Methods CS-WSP, CS-G |
| D <sub>1</sub>                                                                                                                                                                                                                         |    | 10                             | NP                                                                                                  | <del>3.0</del> 6.0     | <del>3.0</del> 6.0                                     | 2.0        | 1.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>6.0</del> 12.0    | <del>6.0</del> 12.0                                    | 4.0        | 3.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>9.0</del> 18.0    | <del>9.0</del> 18.0                                    | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>12.0</del> 24.0   | <del>12.0</del> 24.0                                   | 8.0        | 6.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>15.0</del> 30.0   | <del>15.0</del> 30.0                                   | 10.0       | 8.5                  |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | <del>6.0</del> NP      | <del>6.0</del> NP                                      | 4.5        | 3.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>12.0</del> NP     | <del>12.0</del> NP                                     | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>18.0</del> NP     | <del>18.0</del> NP                                     | 13.5       | 11.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>24.0</del> NP     | <del>24.0</del> NP                                     | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>30.0</del> NP     | <del>30.0</del> NP                                     | 22.5       | 19.1                 |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | <del>8.5</del> NP      | <del>8.5</del> NP                                      | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>17.0</del> NP     | <del>17.0</del> NP                                     | 12.0       | 10.2                 |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>25.5</del> NP     | <del>25.5</del> NP                                     | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>34.0</del> NP     | <del>34.0</del> NP                                     | 24.0       | 20.4                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>42.5</del> NP     | <del>42.5</del> NP                                     | 30.0       | 25.5                 |
| D <sub>2</sub>                                                                                                                                                                                                                         |   | 10                             | NP                                                                                                  | <del>4.0</del> 8.0     | <del>4.0</del> 8.0                                     | 2.5        | 2.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>8.0</del> 16.0    | <del>8.0</del> 16.0                                    | 5.0        | 4.3                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>12.0</del> 24.0   | <del>12.0</del> 24.0                                   | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>16.0</del> 32.0   | <del>16.0</del> 32.0                                   | 10.0       | 8.5                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>20.0</del> 40.0   | <del>20.0</del> 40.0                                   | 12.5       | 10.6                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>7.5</del> NP      | <del>7.5</del> NP                                      | 5.5        | 4.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>15.0</del> NP     | <del>15.0</del> NP                                     | 11.0       | 9.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>22.5</del> NP     | <del>22.5</del> NP                                     | 16.5       | 14.0                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>30.0</del> NP     | <del>30.0</del> NP                                     | 22.0       | 18.7                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>37.5</del> NP     | <del>37.5</del> NP                                     | 27.5       | 23.4                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        | Cripple wall below one- or two-story dwelling                                       | 10                             | NP                                                                                                  | NP                     | NP                                                     | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | NP                     | NP                                                     | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | NP                     | NP                                                     | 22.5       | 19.1                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | NP                     | NP                                                     | 30.0       | 25.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | NP                     | NP                                                     | 37.5       | 31.9                 |

For S1: 1 inch = 25.4 mm, 1 foot = 305 mm, 1 pound per square foot = 0.0479 kPa.

a. Linear interpolation shall be permitted.

b. Wall bracing lengths are based on a soil site class "D." Interpolation of bracing length between the  $S_{ds}$  values associated with the Seismic Design Categories shall be permitted when a site-specific  $S_{ds}$  value is determined in accordance with Section 1613.3 of the *International Building Code*.

c. Method LIB shall have gypsum board fastened to at least one side with nails or screws per Table R602.3(1) for exterior sheathing or Table R702.3.5 for interior gypsum board. Spacing of fasteners at panel edges shall not exceed 8 inches.

d. Method CS-SFB applies in SDC C only.

e. Methods GB and PCP braced wall panel h/w ratio shall not exceed 1:1 in SDC D0, D1 or D2. Methods DWB, SFB, PBS, and HPS are not permitted in SDC D0, D1, or D2.

## Sec. 16. 06.130. Section R902.1 amended.

Section R902.1 amended to allow only class A or B roofs as follows:

**R902.1 Roofing covering materials.** Roofs must be covered with materials as set forth in Sections R904 and R905. A minimum Class A or B roofing must be installed in areas designated by this section. Classes A or B roofing required by this section to be listed must be tested in accordance with UL 790 or ASTM E 108.

**Exceptions:**

1. Class A roof assemblies include those with coverings of brick, masonry and exposed concrete roof deck.
2. Class A roof assemblies also include ferrous or copper shingles or sheets, metal sheets and shingles, clay or concrete roof tile, or slate installed on noncombustible decks.

**Sec. 16. 06.140. Section R902.1.3 amended.**

Section R902.1.3 amended to require a minimum Class B roof as follows:

**R902.1.3 Roof coverings within all other areas.** The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, must be a fire-retardant roof covering that is at least Class B.

**Sec. 16. 06.150. Section R902.2 amended.**

Section R902.2, first paragraph amended to allow only Class A or B treated wood roofs as follows:

**R902.2 Fire-retardant-treated shingles and shakes.** Fire-retardant-treated wood shakes and shingles are wood shakes and shingles complying with UBC Standard 15-3 or 15-4 which are impregnated by the full-cell vacuum-pressure process with fire-retardant chemicals, and which have been qualified by UBC Standard 15-2 for use on Class A or B roofs."

SECTION 6: A new Chapter 16.07 is added to the MPMC to read as follows:

**"Chapter 16.07 ELECTRICAL CODE**

16.07.010 Document adopted by reference.

16.07.020 Reference to administrative provisions.

16.07.030 Article 310.2(B) amended – Aluminum wiring restriction.

16.07.040 Article 310. added – Aluminum wiring, continuous inspection.



**Sec. 16.07.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Electrical Code, 2013 Edition ("CEC"), as published in Title 24, Part 3 of the California Code of Regulations.

**Sec. 16.07.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16.07.030. Article 310.2(B) amended.**

Article 310.2(B) is hereby amended, by the addition of a second paragraph, to read as follows:

"Copper wire will be used for wiring No. 6 and smaller in all installation. Consideration for use of aluminum wiring can be made by the Public Works Director for feeder lines only on an individual basis where adequate safety measures can be ensured."

**Sec. 16.07.040. Article 310 amended.**

Article 310 is amended, by addition of a new Article 310.121, to read as follows:

"310-121 Continuous inspection of aluminum wiring.

Aluminum conductors of No. six (6) or smaller used for branch circuits will require continuous inspection by an independent testing agency approved by the Building Official for proper torquing of connections at their termination point."

SECTION 7: A new Chapter 16.08 is added to the MPMC to read as follows:

**"Chapter 16.08 MECHANICAL CODE**

16.08.010 Document adopted by reference.

16.08.020 Reference to administrative provisions.

**16.08.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Mechanical Code, 2013 Edition ("CMC"), as published in Title 24, Part 4 of the California Code of Regulations.

**Sec. 16.08.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 8: A new Chapter 16.09 is added to the MPMC to read as follows:

**"Chapter 16.09 PLUMBING CODE**

16.09.010 Document adopted by reference.

16.09.020 Reference to administrative provisions.

**16.09.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Plumbing Code, 2013 Edition ("CPC"), as published in Title 24, Part 5 of the California Code of Regulations.

**Sec. 16.09.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 9: A new Chapter 16.10 is added to the MPMC to read as follows:

**"Chapter 16.10 HISTORIC BUILDING CODE**

16.10.010 Document adopted by reference.

16.10.020 Reference to administrative provisions.

**16.10.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Historical Building Code, 2013 Edition ("CHBC"), as published in Title 24, Part 8 of the California Code of Regulations.

**Sec. 16.10.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1**  
**Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 10:Chapter 16.12 of the MPMC is amended in its entirety to read as follows:

**"Chapter 16.12 GREEN BUILDING STANDARDS CODE**

16.12.010 Document adopted by reference.

16.12.020 Reference to administrative provisions.

16.12.030 Section 202 amended – Low rise residential definition.

16.12.040 Section 202 amended – Sustainability definition.

16.12.050 Section 4.304.1 amended – Irrigation controllers.

16.12.060 Section A4.103 amended – Site selection.

16.12.070 Section A4.105 amended – Deconstruction and Reuse of Existing Materials

16.12.080 Section A4.106 amended – Site selection.

16.12.090 Section A4.201 amended – General.

16.12.100 Section A4.206 amended – Air sealing package.

16.12.110 Section A4.207 amended – Residential HVAC.

16.12.120 Section A4.211 amended – Renewable energy alternative.

16.12.130 Section A4.304 deleted.

16.12.140 Section A4.305, A 4.403.1, A4.404, A4.405 and A4.407 deleted.

16.12.150 Section A4.408.1 amended – Construction waste reduction.

16.12.160 Section A4.5 deleted.

16.12.170 Section A5.103 amended – Site selection.

16.12.180 Section A5.104 deleted.

16.12.190 Section A5.106.4 amended

16.12.200 Section A5.106.5.1 amended. – Fuel efficient vehicles

16.12.210 Sections A5.106.6 and A5.106.6.1 deleted.

16.12.220 Section A5.106.9 amended. – Building orientation.

16.12.230 Section A5.201.1 amended – Energy efficiency scope.

16.12.240 Section A5.204.1 Energy star equipment.

16.12.250 Sections A5.204.2 through A5.204.5 deleted..

16.12.260 Section A5.204.6 amended.

16.12.270 Sections A5.212 and A5.213 deleted.

16.12.280 Section A5.303.2.3.1 amended. – Building orientation

16.12.290 Section A5.304 deleted.

16.12.300 Sections A5.404, A5.405, A5.406 and A5.407 deleted.

16.12.310 Section A5.408.3.1 amended– Compliance verification.

16.12.320 Sections A5.409 and A5.410 deleted.

16.12.330 Division A5.5 deleted.

**16.12.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Green Building Standards Code, 2013 Edition ("CHBC"), as published in Title 24, Part 11, of the California Code of Regulations.

**Sec. 16.12.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**16.12.030 Section 202 amended.**

Section 202 amended to read as follows:

**Low-rise residential building.** A building that is of Occupancy Group R and is six stories or less, or that is a one- or two-family dwelling or townhouse.

**16.12.040 Section 202 amended.**

Section 202 amended to read as follows:

**Sustainability.** Consideration of present development and construction impacts on the community, the economy, and the environment without compromising the needs of the future.

**16.12.050 Section 4.304.1 amended.**

Section 4.304.1 amended to read as follows:

**4.403.1 Irrigation controllers.** Automatic irrigation system controllers for landscaping provided and installed at the time of final inspection and must comply with the following:

1. Controllers must be weather- or soil moisture-based controllers that automatically adjust irrigation in response to changes in plants' needs as weather conditions change.
2. Weather-based controllers without integral rain sensors or communication systems that account for local rainfall must have a separate wired or wireless rain sensor which connects or communicates with the controller(s). Soil moisture-based controllers are not required to have rain sensor input.

**16.12.060 Section A4.103 amended.**

Section A4.103 amended to read as follows:

## **Section 4.103**

### **Site Selection**

**4.103.1 Selection.** A site which complies with at least one of the following characteristics is selected:

1. An infill site is selected.
2. A greyfield site is selected.
3. An EPA-recognized and remediated brownfield site is selected.

This section does not apply to existing buildings.

### **16.12.070 Section A4.105 amended.**

Section A4.105 amended to read as follows:

## **Section 4.105**

### **Deconstruction and Reuse of Existing Materials**

**4.105.1 General.** When a new building is to be constructed and existing buildings on the site are to be deconstructed and the salvaged materials are to be reused, the reused materials or products must comply with current building standards requirements or be an accepted alternate method or material.

This section does not apply to additions or alteration to existing buildings where a new building is not being constructed.

**4.105.2 Reuse of materials.** Materials which can be easily reused include, without limitation, the following:

1. Light fixtures
2. Plumbing fixtures
3. Doors and trim
4. Masonry
5. Electrical devices
6. Appliances
7. Foundations or portions of foundations

**Note:** Reused material must be in compliance with the appropriate Title 24 requirements.

### **16.12.080 Section A4.106 amended.**

Section A4.106.1 amended to read as follows:

**Section A4.106**  
**Site Development**

**A4.106.1 Building orientation.** Whenever feasible, orient buildings to optimize the use of solar energy with the long side of the house oriented within 30° of south.

**16.12.090 Section A4.201 amended.**

Section A4.201 amended to read as follows:

**Section A4.201**  
**General**

**A4.201.1 Scope.** For the purposes of energy efficiency standards, a green building should achieve at least a 15 percent reduction in energy usage when compared to the State's mandatory energy efficiency standards.

This section does not apply to existing buildings.

**16.12.100 Section A4.206.1 amended.**

Section A4.206.1 amended to read as follows:

**Section A4.206**  
**Air Sealing Package**

**A4.206.1 Reduced infiltration.** Infiltration is reduced and verified by third party testing to comply with requirements contained in the California Energy Code. This section does not apply to existing buildings unless twenty (20) feet or more of ducting is replaced or added.

**16.12.110 Section A4.207.1 amended.**

Section A4.207.1 amended to read as follows:

**Section A4.207**  
**HVAC Design, Equipment and Installation for New Residential Buildings**

**A4.207.1 Innovative systems.** For new buildings, radiant, hydronic, ground source and other innovative space heating and cooling systems included in the proposed design must be designed using generally accepted industry-approved guidelines and design criteria.

**16.12.120 Section A4.211.1 amended.**

Section A4.211.1 amended to read as follows:

**Section A4.211**

## **Renewable Energy Alternative**

**A4.211.1 New solar homes partnership.** A solar photovoltaic (PV) system in compliance with the California Energy Commission New Solar Homes Partnership (NSHP) 1, 2 is permitted to be used as an alternative to the above energy efficiency measures provided the system can be demonstrated to achieve the equivalent energy savings performance objectives of 15 percent above the 2008 Energy Efficiency Standards.

**16.12.130 Section A4.304 deleted.**

Section A4.304 deleted.

**16.12.140 Sections A4.305, A4.403.1, A4.404, A4.405 and A4.407 deleted.**

Sections A4.305, A4.403.1, A4.404, A4.405 and A4.407 deleted.

**16.12.150 Section A4.408.1 is amended**

Section A4.408.1 amended to read as follows:

**A4.408.1 Construction waste reduction of at least 60 percent.** Recycle and/or salvage for reuse a minimum of 60 percent of the nonhazardous construction and demolition debris, or meet a local construction and demolition waste management ordinance, whichever is more stringent.

### **Exceptions:**

1. Excavated soil and land-clearing debris.
2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist or are not located reasonably close to the jobsite.

**16.12.160 Division A4.5 deleted.**

Division A4.5 deleted.

**16.12.170 Section A5.103 amended.**

Section A5.103 amended to read as follows:

## **Section A5.103**

### **Site Selection**

**A5.103.1 Community connectivity.** Where feasible, locate project on a previously developed site within a 1/2 mile radius of at least ten basic services, readily accessible by pedestrians, including, but not limited, to one each of bank, place of worship, convenience grocery, day care, cleaners, fire station, barber shop, beauty shop,



hardware store, laundry, library, medical clinic, dental clinic, senior care facility, park, pharmacy, post office, restaurant (two may be counted), school, supermarket, theater, community center, fitness center, museum or farmers market. Other services may be considered on a case-by-case basis.

**A5.103.2 Brownfield or greyfield site redevelopment or infill area development.** If feasible, select for development a brownfield in accordance with Section A5.103.2.1 or on a greyfield or infill site as defined in Section A5.102.

**A5.103.2.1 Brownfield redevelopment.** Develop a site documented as contaminated by means of an ASTM E1903-97 Phase II Environmental Site Assessment or on a site defined as a brownfield by a local, state or federal government agency. The site must be fully remediated in accordance with EPA regulations to the level required of the anticipated land use.

This section does not apply to existing buildings.

**16.12.180 Section A5.104 deleted.**

Section A5.104 deleted.

**16.12.190 Section A5.106.4 amended.**

Section A5.106.4 amended to read as follows:

**A5.106.4 Bicycle parking and changing rooms.** Comply with Sections A5.106.4.1 through A5.106.4.2 on Sustainable Practices, whichever is stricter.

**A5.106.4.1 Bicycle parking.** Bicycle parking must be provided in accordance with Section A5.106.4.1.1 for new buildings and Section A5.106.4.1.2 for existing buildings.

**A5.106.4.1.1 New buildings.** For new buildings, bicycle parking capacity cannot be less than 5 percent of motorized vehicle parking capacity, with a minimum of one two-bike capacity rack. The bicycle parking racks are readily visible, located on the same property and within 200 feet of the building main entrance. Acceptable parking facilities must be convenient from the street and may include, without limitation:

1. Covered, lockable enclosures with permanently anchored racks for bicycles;
2. Lockable bicycle rooms with permanently anchored racks; and
3. Lockable, permanently anchored bicycle lockers.

**A5.106.4.1.2 Existing buildings.** For existing buildings, secured bicycle parking must be provided in accordance with Table A5.106.4.1.2 when floor area is added to the existing building or there is a change in occupancy classification under the 2010 California Building Code. The bicycle parking racks must be located within 200 feet of the building main entrance and readily visible. Acceptable parking facilities must be convenient from the street and may include, without limitation:

1. Covered, lockable enclosures with permanently anchored racks for bicycles;

2. Lockable bicycle rooms with permanently anchored racks; and
3. Lockable, permanently anchored bicycle lockers.

Bicycle parking is not required for alterations to an existing building wherein the existing building floor area is not increased or a change in occupancy classification does not occur.

**TABLE A5.106.4.1.2**

**BICYCLE PARKING FOR EXISTING BUILDINGS**

| <b>ADDITIONS</b>                                                                                                                                                                                                                             | <b>CHANGE IN OCCUPANCY CLASSIFICATION</b>                                                                                                                                                                             |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Required bicycle parking must be provided in accordance with the total number of employees for the existing building including the addition as follows:<br>1-10 employees—2 bikes<br>11-49 employees—4 bikes<br>50 or more employees—6 bikes | Required bicycle parking must be provided in accordance with the total number of employees for the existing building as follows:<br>1-10 employees—2 bikes<br>11-49 employees—4 bikes<br>50 or more employees—6 bikes |

**A5.106.4.2 Changing rooms.** For buildings with over 10 tenants within the building, provide changing/shower facilities for tenant employees only in accordance with Table 5.106.4.3 A for new buildings and Table 5.106.4.3B for existing buildings or document arrangements with nearby changing/shower facilities.

**TABLE A5.106.4.3A**

**NEW BUILDINGS**

| <b>NUMBER OF TENANT</b> | <b>SHOWER/ CHANGING</b> | <b>2-TIER (12" X 15" X 72")</b> |
|-------------------------|-------------------------|---------------------------------|
|-------------------------|-------------------------|---------------------------------|

| <b>EMPLOYEES<br/>WITHIN THE<br/>BUILDING</b> | <b>FACILITIES<br/>REQUIRED<sup>2</sup></b>                                           | <b>PERSONAL<br/>EFFECTS<br/>LOCKERS<sup>1,2</sup><br/>REQUIRED</b>    |
|----------------------------------------------|--------------------------------------------------------------------------------------|-----------------------------------------------------------------------|
| 0-10                                         | 0                                                                                    | 0                                                                     |
| 11-50                                        | 1 unisex<br>shower                                                                   | 2                                                                     |
| 51-100                                       | 1 unisex<br>shower                                                                   | 3                                                                     |
| 101-200                                      | 1 shower<br>stall per<br>gender                                                      | 4                                                                     |
| Over 200                                     | 1 shower<br>stall per<br>gender for<br>each 200<br>additional<br>tenant<br>employees | One 2-tier<br>locker for each<br>50 additional<br>tenant<br>employees |

1. One 2-tier locker serves two people. Lockers must be lockable with either padlock or combination lock.
2. Tenant spaces housing more than 10 tenant employees within buildings sharing common toilet facilities need not comply. However, such common shower facilities must accommodate the total number of tenant employees served by the toilets and include a minimum of one unisex shower and two 2-tier lockers.

**TABLE A5.106.4.3B**

**EXISTING BUILDINGS**

| <b>NUMBER OF<br/>TENANT<br/>EMPLOYEES</b> | <b>SHOWER/CHANGING<br/>FACILITIES<br/>REQUIRED</b> |
|-------------------------------------------|----------------------------------------------------|
| 0-50                                      | 0                                                  |
| 50 or more                                | 1 unisex shower                                    |

**16.12.200 Section A5.106.5.1 amended.**

Section A5.106.5.1 of the 2010 Edition of the California Green Building Standards Code is amended to read as follows:

**A5.106.5.1 Designated parking for fuel-efficient vehicles.** For new buildings, provide designated parking for any combination of low-emitting, fuel-efficient and carpool/van pool vehicles as shown in Table A5.106.5.1.1

**16.12.210 Sections A5.106.6 and A5.106.6.1 deleted.**

Sections A5.106.6 and A5.106.6.1 deleted.

**16.12.220 Section A5.106.9 amended.**

Section A5.106.9 amended to read as follows:

**A5.106.9 Building orientation.** For new buildings, locate and orient the building as follows:

1. When site and location permit orient the building with the long sides facing north and south.
2. Protect the building from thermal loss, drafts and degradation of the building envelope caused by wind and wind-driven materials such as dust, sand, snow and leaves with building orientation and landscape features.

**Note:** For information on sun angles and shading, visit:  
<http://www2.aud.ucla.edu/energy-design-tools/>. Calculations may be made using the Solar-2 tool.

**16.12.230 Section A5.201.1 amended.**

Section A5.201.1 amended to read as follows:

**A5.201.1 Scope.** For the purposes of energy efficiency standards, a new green building should achieve at least a 15 percent reduction in energy usage when compared to the State's mandatory energy efficiency standards.

**16.12.240 Section A5.204.1 amended.**

Section A5.204.1 amended to read as follows:

**A5.204.1 Energy Star equipment and appliances.** For new and existing buildings, all equipment and appliances must be Energy Star labeled if Energy Star is applicable to that equipment or appliance.

**16.12.250 Sections A5.204.2 through A5.204.5 deleted.**

Sections A5.204.2 through A5.204.5 deleted.

**16.12.260 Section A5.204.6 amended.**

Section A5.204.6 amended to read as follows:

**A5.204.6 Building orientation and shading.** For new buildings, locate, orient and shade the building as required in Section A5.106.9.

**16.12.270 Sections A5.212 and A5.213 deleted.**

Sections A5.212 and A5.213 deleted.

**16.12.280 Section A5.303.2.3.1 is amended.**

Section A5.303.2.3.1 amended to read as follows:

**A5.303.2.3.1 30 percent savings.** A schedule of plumbing fixtures and fixture fittings that will reduce the overall use of potable water within the building by 30 percent must be provided for all new buildings and existing buildings where a change in the occupancy classification occurs as determined by the 2010 CBC, as adopted by the Monterey Park Municipal Code. The reduction must be based on the maximum allowable water use per plumbing fixture and fittings as required by the California Building Standards Code.

The 30 percent reduction in potable water use must be demonstrated by one of the following methods:

1. Each plumbing fixture and fitting must meet the 30 percent reduced flow rate specified in Table A5.303.2.3.1; or
2. A calculation demonstrating a 30 percent reduction in the building “water use baseline” as established in Table A5.303.2.2 must be provided.

**16.12.290 Section A5.304 deleted.**

Section A5.304 deleted.

**16.12.300 Sections A5.404, A5.405, A5.406 and A5.407 deleted.**

Sections A5.404, A5.405, A5.406 and A5.407 deleted.

**16.12.310 Section A5.408.3.1 is amended**

Section A4.408.3.1 amended to read as follows:

**A5.408.3.1 Enhanced construction waste reduction.** Divert to recycle or salvage a minimum of 60 percent of the non-hazardous construction and demolition debris generated at the site in compliance with one of the following:

**A5.408.3.1.1 Verification of compliance.** A copy of the completed waste management report must be provided.

**Exceptions:**

1. Excavated soil and land-clearing debris.
2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist.

**16.12.320 Sections A5.409 and A5.410 deleted.**

Sections A5.409 and A5.410 deleted.

**16.12.330 Division A5.5 deleted.**

Division A5.5 deleted.”

SECTION 11:Chapter 16.13 of the MPMC is amended in its entirety to read as follows:

**“Chapter 16.13 REFERENCED STANDARDS CODE**

16.13.010 Document adopted by reference.

16.13.020 Reference to administrative provisions.

**16.13.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Referenced Standards Code, 2013 Edition (“CRSC”), as published at Title 24, Part 12, of the California Code of Regulations.

**Sec. 16.13.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1**

**Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.”

SECTION 12:Chapter 16.14 of the MPMC is amended in its entirety to read as follows:

**“Chapter 16.14 POOL AND SPA CODE**

16.14.010 Document adopted by reference.

16.14.020 Reference to administrative provisions.

**16.14.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the International Pool and Space Code, 2012 Edition, as published by the International Code Council, Inc.

**Sec. 16.14.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.”

SECTION 13: Title 17 of the MPMC is amended in its entirety as follows:

**“Chapter 17.01. Code Adoption.**

**17.01.010 Adoption of the California Fire Code, 2013 Edition.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Fire Code, 2013 Edition (“CFC”), as published at Title 24, Part 9, of the California Code of Regulations. The CFC, as adopted by the MPMC, includes Appendices Chapter 4, B, C, D, E, F, G, I, J and K.

**Chapter 17.02 LOCAL AMENDMENTS TO CALIFORNIA FIRE CODE**

17.02.010 Section 1.11.2.5 amended—Appeals.

17.02.020 Section 102.5 amended—Application of Residential Code.

17.02.030 Section 103.5 added—Police Powers.

17.02.040 Section 108 deleted—Board of Appeals.

17.02.050 Section 202 amended—Definitions added.

17.02.060 Section 202 amended—Definitions revised.

17.02.070. Section 304.1.2 amended—Combustible Waste Material.

17.02.080 Section 307.1 amended—Open burning.

17.02.090 Section 901.1 added—Owner responsibility.

17.02.100 Section 903 amended—Automatic sprinkler systems.

17.02.110 Section 905.3.11 added—Standpipes in residential complexes.

17.02.120 Section 907.1.6 added—Multiple fire alarm and detection systems.

17.02.130 Section 907.2 amended—Fire alarm systems in new buildings and structures.

17.02.140 Section 1103.2 amended — Emergency responder radio coverage.

17.02.150 Section 3301.1 and 3301.2 amended—Explosive materials.

17.02.160 Section 3308 amended—Fireworks display.

17.02.170 Section 3309 amended—Fireworks manufacturing.

17.02.180 Section 3310 added—Sale of fireworks.

17.02.190 Section 3404.2.9.6.1 added—Locations where aboveground tanks are prohibited.

17.02.200 Section 3804.1 added—Liquefied petroleum gases—Location of containers.

17.02.210 Section B105.2, Exception 1, Appendix Chapter B amended—Fire-flow requirements for buildings.

17.02.220 Section D104.4, Appendix Chapter D amended—Dead ends.

17.02.230 Section K101.2, Appendix Chapter K amended—Haunted Houses

### **17.02.010 Amendment—Appeals.**

Section 1.11.2.5, including its subparts amended in its entirety to reads as follows:

**1.11.2.5.1 Grounds for Appeal.** Any aggrieved party may appeal any of the following decisions of the Fire Chief:

1. Disapproval of any application.
2. Refusal to grant any permit applied for when it is claimed that the provisions of this California Fire Code do not apply.
3. Interpretation of this California Fire Code.
4. Determination of suitability of alternate materials or types of construction or materials to types of construction or methods.

**1.11.2.5.2 Written Decision.** Any such decision must be in writing and a copy thereof will be served upon the applicant, if any, by mail. Any such decision will be final, unless an appeal will be filed there from, within the time and in the manner prescribed by this section.

**1.11.2.5.3 Appeal Procedure.** Any person dissatisfied with any such determination or decision of the Fire Chief has the right of appeal via the Administrative Civil Review



Process established under the provisions of Chapter 5.48 of the Monterey Park Municipal Code.

**1.11.2.5.4 Notice of Appeal.** Any person desiring to take such an appeal must, within five days after receipt of the written decision of the Fire Chief, file a written notice of appeal with the Fire Chief for further review through an Administrative Hearing. Such written notice of appeal must be on a form provided by the Monterey Park Fire Department and contain such information as may be required for the Administrative Review.

**1.11.2.5.5 Hearing.** Each such appeal will be set for hearing for the Administrative Review. Not less than five days before the date of such hearing, written notice of the time and place of the hearing will be given to the applicant.

**1.11.2.5.6 Hearing Procedure.** At the time of the hearing, the Hearing Examiner will consider the evidence of the appellant, of the Fire Chief, or their authorized representative, and any other evidence, which may be presented.

**1.11.2.5.7 Final Decision.** At or after the conclusion of the hearing, the Hearing Examiner will render its findings of fact and its decision in writing, and will furnish a copy thereof to the Fire Chief, and will also serve a copy thereof upon the appellant by mail.

#### **17.02.020 Amendment—Application of Residential Code.**

Section 102.5 amended to read as follows:

**102.5 Application of Residential Code.** Where structures are designed and constructed in accordance with the International Residential Code, the provisions of this code apply as follows:

1. Construction and designed provisions: Provisions of this code pertaining to the exterior of the structure will apply including, without limitation, premises identification, fire apparatus access and water supplies. Provisions of this code pertaining to the interior of the structure when specifically required by this code including, without limitation, Section 903.1 where interior or exterior systems or devices are installed, construction permits required by Section 105.7 of this code will also apply.
2. Administrative, operational, and maintenance provisions: All such provisions of this code will apply.

#### **17.02.030 Amendment—Police Powers.**

Section 103.5 added to read as follows:

**103.5 Police Powers.** The fire code official and deputies have the powers of police officers in performing their duties under this code. When requested to do so by the fire code official, the chief of police of the jurisdiction is authorized to assign such available

police officers as necessary to assist the fire code official in enforcing the provisions of this code.

**17.02.040 Amendment—Board of Appeals.**

Section 108 of Chapter 1 of the California Fire Code is deleted in its entirety.

**17.02.050 Amendment—Definitions added.**

Section 202 amended by adding the following definitions:

**ALL WEATHER SURFACE.** A road surface constructed to the minimum standards approved by the jurisdiction capable of supporting loads of 80,000 pounds.

**UNPERMITTED STRUCTURES.** Means any structure, or portion thereof, that was erected, constructed, enlarged, altered, repaired, moved, improved, removed, connected, converted, demolished, or equipped, at any point in time, without bonafide city permit(s) having first been obtained from the Fire Chief and/or Building Official or any unfinished work for which a permit has expired.

**17.02.060 Amendment—Definitions revised.**

Section 202 amended by revising the following definitions:

**FIRE CHIEF.** The Chief Officer of the City of Monterey Park Fire Department.

**FIRE CODE OFFICIAL.** The Fire Chief or other member of the fire service appointed by the Fire Chief, charged with the administration and enforcement of the Code.

**17.02.070. Amendment — Combustible Waste Material.**

Section 304.1.2 amended to read as follows:

**304.1.2 Vegetation.** Weeds, grass, vines or other growth that is capable of being ignited and endangering property, must be cut down and removed by the owner or occupant of the premises. Vegetation clearance requirements in areas deemed a fire hazard by the Fire Chief or Fire Code Official must maintain a defensible space around all buildings and structures as follows:

(b) Ground clearance. The space surrounding every building or structure must be maintained in accordance with the following:

Any person that owns, leases, controls, operates, or maintains any building or structure in, upon, or adjoining any mountainous area or forest-covered lands, brush covered lands, or grass-covered lands, or any land which is covered with flammable material, must at all times do the following:

(1) Maintain around and adjacent to such building or structure a firebreak made by

removing and clearing away, for a distance of not less than 30 feet on each side thereof or to the property line, whichever is nearer, all flammable vegetation or other combustible growth. This section does not apply to single specimens of trees, ornamental shrubbery, or similar plants which are used as ground cover, if they do not form a means of rapidly transmitting fire from the native growth to any building or structure.

- (2) Maintain around and adjacent to any such building or structure additional fire protection or fire-break made by removing all bush, flammable vegetation, or combustible growth which is located from 30 to 100 feet from such building or structure or to the property line, whichever is nearer, as required by the enforcing agency if he finds that, because of extra hazardous conditions, a fire break of only 30 feet around such building or structure is not sufficient to provide reasonable fire safety. Grass and other vegetation located more than 30 feet from such building or structure and less than 18 inches in height above the ground may be maintained where necessary to stabilize the soil and prevent erosion.
- (3) The fire code official may require an additional 100 feet of thinning or removal, for a total of 200 feet due to high fire hazards.

#### **17.02.080 Amendment—Open burning.**

Section 307.1 of the California Fire Code is amended in its entirety now reads as follows:

##### **307.1 Bonfires, Weed Abatement, Religious Burning, and Outdoor Rubbish Fires.**

No person may build, light, maintain, or cause or permit to be built, lighted or maintained, any open or outdoor fire; use, or cause or permit to be used, any fire for clearing land; burn or cause or permit to be burned, any brush, trash, rubbish, stubble, or other flammable or combustible material, unless he complies with the regulations set forth in this section as follows:

1. Applicant must first secure from the Fire Chief, or their authorized representative, a written permit for such burning.
2. Such burning must be in accordance with the following:
  - a. Each recipient of a written permit for burning must follow all rules shown. Acceptance of a burning permit will constitute an agreement that the holder will be responsible for all damages resulting from burning.
  - b. Any such fire must be maintained in one small pile or area that can be readily controlled.
  - c. At least one adult person must be in actual attendance and in charge of such fire at all times during its burning. He/she must have on hand at all such times water, garden hose, shovels, or other fire extinguishing equipment.
  - d. Such burning will be permitted only at a safe distance from all structures or other combustible material.

- e. Burning will be permitted only if there is no appreciable wind.
  - f. Upon completion of any such burning, all resultant embers must be extinguished and hot ashes must be thoroughly wet down.
3. The Fire Chief may prohibit any or all outdoor fires or burning at any time he/she deems that atmospheric conditions or local circumstances will make such a fire hazardous.

**17.02.090 Amendment—Owner responsibility.**

Section 901.1.1 added to read as follows:

**901.1.1 Owner Responsibility.** The owner of the protected premises will be responsible for all fire protection systems within the protected premises, whether existing or installed under this code.

**17.02.100 Amendment—Automatic sprinkler systems.**

Section 903 of the California Fire Code is added, amended and/or deleted as follows:

Amend Section 903.1 to read:

**903.1 General.** Automatic sprinkler systems must comply with this section.

Add new Section 903.1.1 to read:

**903.1.1 Alternative protection.** Alternative automatic fire-extinguishing systems complying with Section 904 will be permitted in lieu of automatic sprinkler protection where recognized by the applicable standard and approved by the fire code official.

Amend Section 903.1.4 to read:

**903.1.4 Partial Automatic Fire Suppression Systems Prohibited.**

Whenever an automatic fire suppression system is installed for any portion of any building or structure, an automatic fire suppression system must be installed for the entire building or structure.

Amend Section 903.2 in its entirety to read:

**903.2 Where required.** An approved automatic sprinkler systems must be installed in all new and existing buildings and structures as set forth in this section.

Exceptions:

1. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunication

equipment, associated electrical power distribution equipment, batteries and standby engines, provided those spaces or areas are equipped throughout with an automatic fire alarm system and are separated from the remainder of the building by fire barriers consisting of not less than one-hour fire resistance-rated walls and two-hour fire-resistance-rated floor/ceiling assemblies.

2. Automatic fire sprinkler protection for fixed guideway transit systems must be as per 903.2.17

**903.2.1 New Occupancies.** An automatic sprinkler system will be installed in all new occupancies as follows:

1. Throughout all buildings or structures exceeding 6,000 square feet in total fire area except open parking garages, classified as Group S-2 occupancies.
2. Throughout all buildings or structures with an assembly area exceeding 2,250 square feet, except Group A-5 occupancies.
3. Throughout all buildings or structures, three or more stories in height regardless of occupancy classification.
4. For new residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 4.1 When there will be more than one residential unit on a lot.
  - 4.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 4.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 4.4 When there is inadequate fire flow.

**903.2.1.1 Group A.** An automatic sprinkler system must be provided throughout buildings and portions thereof used as Group A occupancies as provided in this section. For Group A-1, A-2, A-3 and A-4 occupancies, the automatic sprinkler system must be provided throughout the floor area where the Group A-1, A-2, A-3 or A-4 occupancy is located, and in all floors from the Group A occupancy to, and including, the nearest level of exit discharge serving the Group A occupancy. For Group A-5 occupancies, the automatic sprinkler system must be provided in the spaces indicated in Section 903.2.1.1.5.

**903.2.1.1.1 Group A-1.** An automatic sprinkler system must be provided for Group A-1 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more;
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies; or
4. The fire area contains a multi-theater complex.

**903.2.1.1.2 Group A-2.** An automatic sprinkler system must be provided for Group A-2 occupancies where one of the following conditions exists:

1. The fire area exceeds 2,250 square feet.

2. The fire area has an occupant load of 100 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.3 Group A-3.** An automatic sprinkler system must be provided for Group A-3 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.4 Group A-4.** An automatic sprinkler system must be provided for Group A-4 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.5 Group A-5.** An automatic sprinkler system must be provided for Group A-5 occupancies in the following areas: concession stands, retail areas, press boxes and other accessory use areas in excess of 1,000 square feet.

**903.2.1.2 Group B ambulatory health care facilities.** An automatic sprinkler system must be installed throughout all fire areas containing a Group B ambulatory health care facility occupancy when either of the following conditions exists at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients who are incapable of self-preservation are located at other than the level of exit discharge serving such an occupancy.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in exempt amounts are used or stored.
4. Throughout any Group E structure greater than 20,000 square feet in area, which contains more than one fire area, and which is separated into two or more buildings by fire walls of less than four-hour fire resistance rating without openings.

**903.2.1.3 Group E.** Except as provided for in Section 903.2.1.3.1 for a new public school campus, an automatic sprinkler system must be provided for Group E occupancies as follows:

1. Throughout all Group E fire areas greater than 6,000 square feet in fire area or with an occupant load of one hundred (100) persons or more.
2. Throughout every portion of educational buildings below the lowest level of exit discharge serving that portion of the building.

**Exception:** An automatic sprinkler system is not required in any area below the lowest level of exit discharge serving that area where every classroom throughout the building has at least one exterior exit door at ground level.

3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in quantities not exceeding the maximum allowable quantity are used or stored.

#### **903.2.1.3.1 Public schools—automatic sprinkler system requirements.**

**903.2.1.3.1.1 New public school campus.** An approved automatic sprinkler system must be provided in all buildings of a new public school campus as defined in Section 202 regardless of occupancy classification.

**Exceptions:**

1. Exempted portable buildings.
2. Ticket booths and athletic field storage buildings that are less than 500 square feet in floor area and located a minimum of 100 feet from all other buildings.
3. Shade or lunch shelters that are incapable of trapping heat, smoke or other by-products of combustion and located a minimum of 20 feet from all other buildings.
4. Shade or lunch shelters that are constructed of noncombustible materials and located a minimum of 20 feet from all other buildings.

**903.2.1.3.1.1.1** Sprinklers must be installed in spaces where the ceiling creates a "ceiling-plenum" or space above the ceiling is utilized for environmental air

**903.2.1.3.1.2 Permanent portable buildings.** A portable building that is used to serve or house students and is certified, as a permanent building on a new public school campus by the public school administration must comply with the requirements of Section 903.2.3.1.1.

**903.2.1.3.1.3 Fire-resistive substitution for new campus.** A new public school campus as defined in Section 202 must be entitled to include in the design and construction documents all of the applicable fire-resistive construction substitutions as permitted by this code.

**903.2.1.4 Group F-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group F-1 occupancy where one of the following conditions exists:

1. A Group F-1 fire area exceeds 6,000 square feet.
2. A Group F-1 fire area is located more than three stories above grade plane.

**903.2.1.4.1 Woodworking operations.** An automatic sprinkler system must be provided throughout all Group F-1 occupancy .fire areas that contain woodworking operations in excess of 2,500 square feet in area which generate finely divided combustible waste or use finely divided combustible materials. [SFMJ A fire wall of less than four-hour fire-resistance rating, or any fire wall with openings, must not be used to establish separate fire areas without openings.

**903.2.1.5 Group H.** Automatic sprinkler systems must be provided in high-hazard occupancies as required in Sections 903.2.5.1 through 903.2.5.3.

**903.2.1.5.1 General.** An automatic sprinkler system must be installed in Group H occupancies.

**903.2.1.5.2 Group H-5.** An automatic sprinkler system must be installed throughout buildings containing Group H-5 occupancies. The design of the sprinkler system must not be less than that required by this code for the occupancy hazard classifications in accordance with Table 903.2.1.5.2. Where the design area of the sprinkler system consists of a corridor protected by one row of sprinklers, the maximum number of sprinklers required to be calculated is 13.

**[F] TABLE 903.2.1.5.2  
GROUP H-5 SPRINKLER DESIGN CRITERIA**

| <b>LOCATION</b>       | <b>OCCUPANCY HAZARD CLASSIFICATION</b> |
|-----------------------|----------------------------------------|
| Fabrication areas     | Ordinary Hazard Group 2                |
| Service corridors     | Ordinary Hazard Group 2                |
| Storage rooms without | Ordinary Hazard Group 2                |
| Storage rooms with    | Extra Hazard Group 2                   |
| Corridors             | Ordinary Hazard Group 2                |

**903.2.1.5.3 Pyroxylin plastics.** An automatic sprinkler system must be provided in buildings, or portions thereof, where cellulose nitrate film or pyroxylin plastics are manufactured, stored or handled in quantities exceeding 100 pounds.

**903.2.1.5.4 Group H occupancies located above the 10th story.** The fire sprinkler system must be designed and zoned to provide separate indication upon water flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.6 Group I.** An automatic sprinkler system must be provided throughout buildings with a Group I fire area.

**Exceptions:**

Those areas exempted by Section 407.5 of the California Building Code.

Pursuant to Health and Safety Code Section 13113 (d), Group I-2 occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972.

**903.2.1.6.1 Group I-2.** In an existing, unsprinklered Group 1-2, nurses' station open to fire-resistive exit access corridors must be protected by an automatic sprinkler system located directly above the nurses' station. It must be permitted to connect the automatic sprinkler system to the domestic water service.

**903.2.1.6.2 Group I-3.** Every building or portion thereof where inmates are restrained must be protected by an automatic sprinkler system conforming to NFPA 13. The main



sprinkler control valve or valves and all other control valves in the system must be locked in the open position and electrically supervised so that at least an audible and visual alarm will sound at a constantly attended location when valves are closed. The sprinkler branch piping serving cells may be embedded in the concrete construction.

**Exception:** Sprinklers are not required in cells housing two or fewer inmates and the building must be considered sprinklered throughout when all the following criteria are met:

1. Automatic fire sprinklers must be mounted outside the cell a minimum of 6 feet on center and 12 inches from the wall with quick response sprinkler heads. Where spacing permits, the head must be centered over the cell door opening.
2. The maximum amount of combustibles, excluding linen and clothing, must be maintained at three pounds per inmate.
3. For local detention facilities, each individual housing cell must be provided with a two-way inmate or sound-actuated audio monitoring system for communication directly to the control station serving the cell(s).
4. The provisions of the exception in Section 804.4.2 must not apply.

**903.2.1.7 Group M.** An automatic sprinkler system must be provided throughout buildings containing a Group M occupancy where one of the following conditions exists:

1. A Group M fire area exceeds 6,000 square feet.
2. A Group M fire area is located more than three stories above grade plane.
3. A Group M occupancy is used for the display and sale of upholstered furniture.
4. A Group M occupancy used for the display and sale of upholstered furniture or mattresses exceeds 3,000 square feet.
5. The structure exceeds 12,000 square feet contains more than one fire area containing a Group M occupancy, and is separated into two or more buildings by fire walls of not less than a 4-hour fire-resistance rating.

**903.2.1.7.1 High-piled storage.** An automatic sprinkler system must be provided in accordance with the California Fire Code in all buildings of Group M where storage of merchandise is in high-piled or rack storage arrays.

**903.2.1.8 Group R.** An automatic sprinkler system installed in accordance with Section 903.3 must be provided throughout all buildings with a Group R fire area.

Exceptions:

Existing Group R-3 occupancies converted to Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor and not housing clients above the second floor.

Existing Group R-3 occupancies converted to Group R-3.1 occupancies housing only one bedridden client and complying with Section 425.8.3.3.

Pursuant to Health and Safety Code Section 13113 occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

Pursuant to Health and Safety Code Section 13143.6 occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

When not used in accordance with Section 504.2 or 506.3 an automatic sprinkler system installed in accordance with Section 903.3.1.2 must be allowed in Group R-2.1 occupancies.

An automatic sprinkler system designed in accordance with Section 903.3.1.3 must not be utilized in Group R-2.1 or R-4 occupancies.

**903.2.1.9 Group S-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group S-1 occupancy where one of the following conditions exists:

1. A Group S-1 fire area exceeds 6,000 square feet.
2. A Group S-1 fire area is located more than three stories above grade plane.
3. A Group S-1 fire area used for the storage of commercial trucks or buses where the fire area exceeds 3,000 square feet.
4. A Group S-1 occupancy used for the storage of upholstered furniture or mattresses exceeds 2,500 square feet.

**903.2.1.9.1 Repair garages.** An automatic sprinkler system must be provided throughout all buildings used as repair garages in accordance with Section 406, as shown:

1. Buildings two or more stories above grade plane, including basements, with a fire area containing a repair garage exceeding 6,000 square feet.
2. Buildings no more than one story above grade plane, with a fire area containing a repair garage exceeding 6,000 square feet.
3. Buildings with repair garages servicing vehicles parked in basements.
4. A Group S-1 fire area used for the repair of commercial trucks or buses where the fire area exceeds 3,000 square feet.

**903.2.1.9.2 Bulk storage of tires.** Buildings and structures where the area for the storage of tires exceeds 20,000 cubic feet must be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

**903.2.1.10 Group S-2 enclosed parking garages.** An automatic sprinkler system must be provided throughout buildings classified as enclosed parking garages in accordance with Section 406.4 as follows:

1. Where the fire area of the enclosed parking garage exceeds 6,000 square feet.
2. Where the enclosed parking garage is located beneath other groups.

**903.2.1.10.1 Commercial parking garages.** An automatic sprinkler system must be provided throughout buildings used for storage of commercial trucks or buses where the fire area exceeds 5,000 square feet.

**903.2.1.11 Specific building areas and hazards.** In all occupancies an automatic sprinkler system must be installed for building design or hazards in the locations set forth in Sections 903.2.1.11.1 through 903.2.1.11.6.

**903.2.1.11.1 Stories without openings.** An automatic sprinkler system must be installed throughout all stories, including basements, of all buildings where the floor area exceeds 1,500 square feet and where there is not provided at least one of the following types of exterior wall openings:

Openings below grade that lead directly to ground level by an exterior stairway complying with Section 1009 or an outside ramp complying with Section 1010.

Openings must be located in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

Openings entirely above the adjoining ground level totaling at least 20 square feet in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

**903.2.1.11.1.1 Opening dimensions and access.** Openings must have a minimum dimension of not less than 30 inches. Such openings must be accessible to the fire department from the exterior and must not be obstructed in a manner that fire fighting or rescue cannot be accomplished from the exterior.

**903.2.1.11.1.2 Openings on one side only.** Where openings in a story are provided on only one side and the opposite wall of such story is more than 75 feet from such openings, the story must be equipped throughout with an approved automatic sprinkler system, or openings as specified above must be provided on at least two sides of the story.

**903.2.1.11.1.3 Basements.** Where any portion of a basement is located more than 75 feet (22 860 mm) from openings required by Section 903.2.11.1, the basement must be equipped throughout with an approved automatic sprinkler system.

**903.2.1.11.2 Rubbish and linen chutes.** An automatic sprinkler system must be installed at the top of rubbish and linen chutes and in their terminal rooms. Chutes extending through three or more floors must have additional sprinkler heads installed within such chutes at alternate floors. Chute sprinklers must be accessible for servicing.

**903.2.1.11.3 Buildings 55 feet or more in height.** An automatic sprinkler system must be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet or more above the lowest level of fire department vehicle access.

**Exceptions:**

1. Airport control towers.
2. Open parking structures.

**903.2.1.11.4 Ducts conveying hazardous exhausts.** Where required by the California Mechanical Code, automatic sprinklers must be provided in ducts conveying hazardous exhaust, or flammable or combustible materials.

**Exception:** Ducts in which the largest cross-sectional diameter of the duct is less than 10 inches.

**903.2.1.11.5 Commercial cooking operations.** An automatic sprinkler system must be installed in commercial kitchen exhaust hood and duct system where an automatic sprinkler system is used to comply with Section 904.

**903.2.1.11.6 Other required suppression systems.** In addition to the requirements of Section 903.2, the provisions indicated in Table 903.2.1.11.6 also require the installation of a fire suppression system for certain buildings and areas.

[F] TABLE 903.2.1.11.6  
ADDITIONAL REQUIRED SUPPRESSION SYSTEMS  
(Table Unchanged)

**903.2.1.12 During construction.** Automatic sprinkler systems required during construction, alteration and demolition operations must be provided in accordance with Chapter 14 of the California Fire Code.

**903.2.1.13 Reserved.**

**903.2.1.14 Motion picture and television production studio sound stages, approved production facilities and production locations.**

**903.2.1.14.1 Existing sound stages and approved production facilities.** All existing sound stages and approved production facilities equipped with an automatic fire sprinkler system must be maintained in accordance with the provisions of California Fire Code Chapter 9.

**903.2.1.14.2 New sound stages.** All new sound stages must be equipped with an approved automatic fire sprinkler system. The system must be installed in accordance with the provisions of the California Fire Code Chapter 9 and must meet the minimum design requirements of an Extra Hazard, Group 2 system.

**903.2.1.15 Automatic sprinkler system - existing high-rise buildings.** See Section 3414.27.

**903.2.1.15.1 Existing Group R-1 and R-2 high-rise buildings fire-extinguishing systems.** See Section 3413.13.3.3.

**903.2.1.16 Group L occupancies.** An automatic sprinkler system must be installed throughout buildings housing Group L occupancies. Sprinkler system design for research laboratories and similar areas of a Group L occupancy must not be less than

that required for Ordinary Hazard Group 2 with a design area of not less than 3,000 square feet.

In mixed occupancies, portions of floors or buildings not classified as Group L occupancies must be provided with sprinkler protection designed of not less than that required for Ordinary Hazard Group 1 with a design area of not less than 3,000 square feet.

**903.2.1.16.1 Group L occupancies located above the 10th story.** The automatic sprinkler system must be designed and zoned to provide separate indication upon water-flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.17 Fixed guideway transit systems.**

**903.2.1.17.1 Automatic sprinkler system.** An automatic sprinkler system must be installed in all stations offixed guideway transit systems.

**Exceptions:**

1. Guideways when the closest sprinkler heads to the guideway are within 3 feet of the edge, over the platform, and spaced 6 feet on center parallel to the guideway
2. Station agent booths not exceeding 150 square feet in area, when provided with an approved smoke detector connected to the building fire alarm system
3. Power substations
4. Machinery rooms, electrical rooms and train control rooms protected by an approved automatic fixed fire-extinguishing system
5. Open stations
6. Station platform areas open to three or more sides

**903.2.1.17.2 Station guideway deluge system.** Underground stations and stations in open cuts with walls 5 feet above the top of the running rail and with a raised platform must be provided with an under-vehicle guideway manually activated deluge sprinkler system. In open cut stations, such system must be provided in guideways which are situated between a raised platform edge and a retaining wall.

**903.2.1.17.2.1** Systems must be provided along the entire length of track at each station platform.

**903.2.1.17.2.2** Deluge nozzles with caps must be located in the approximate center of track with spacing designed to completely wet the undersides of the vehicle at the applied density.

**903.2.1.17.2.3** System density must be a minimum of 0.19 gallon per minute (gpm) per square foot for the design area. When more than one zone is provided, two adjacent zones are required to be considered operating for calculating purposes.

**903.2.1.17.2.4** Deluge systems must be directly connected to a water supply capable of supplying the required flow rate for a minimum 30-minute duration.

**903.2.1.17.2.5** Controls or manually operable valves must be in a location acceptable to the Fire Code Official. All deluge systems must be monitored by the station fire alarm system.

**903.2.1.17.2.6** Each valve must be monitored by a separate circuit. The alarm panel must be located in an area normally occupied by station personnel or signals must be transmitted to the operations control center (OCC).

**903.2.1.18 Group U private garages and carports accessory to Group R-3 occupancies.**

Carports with habitable space above and attached garages, accessory to Group R-3 occupancies, must be protected by residential fire sprinklers in accordance with this section. Residential fire sprinklers must be connected to, and installed in accordance with, an automatic residential fire sprinkler system that complies with Section R313 of the California Residential Code or with NFPA 13D. Fire sprinklers must be residential sprinklers or quick-response sprinklers, designed to provide a minimum density of 0.05 gpm/ft<sup>2</sup> over the area of the garage and/or carport, but not to exceed two sprinklers for hydraulic calculation purposes. Garage doors must not be considered obstructions with respect to sprinkler placement.

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic residential fire sprinkler system installed in accordance with this section.

**903.2.2 Existing Occupancies.** An automatic sprinkler system will be installed in existing occupancies as follows:

1. Throughout all existing buildings and new sections of any existing buildings and structures whenever total additional floor area results in an increase of 1,000 square feet in the floor area, including mezzanines or additional stories, regardless of the type of construction, type of occupancy or area.
2. Upon the occurrence of any of the following conditions:
  - 2.1. Addition(s) to any building or structure creating a total area exceeding the areas set forth in this code.
  - 2.2. Addition(s) to any building or structure causing a building to become three or more stories in height.
  - 2.3. Alteration(s) or repair(s) to any existing building or structure, exceeding fifty percent (50%) of the value of the building or fifty percent (50%) of the existing floor area within any twelve (12) month period, when the total building area is in excess of the areas set forth in this code.
  - 2.4 Throughout existing and new sections of any building for which there is an occupancy classification change to a more hazardous use, or use increases the fire hazard to the building, structure or life safety of the occupants, as determined by the Fire Code Official.
  - 2.5 When an addition, alternation or repair is equal to 1,000 square feet in fire area or more, or exceeds fifty percent (50%) of the area of the building within any

- twelve month period, the entire building will be provided with an approved automatic sprinkler system.
- 2.6 Throughout any existing Group R Division 2 occupancy being subdivided to condominium units.
  - 2.7 Owners of buildings which have received final map approval for condominium conversion from the City Council that are not fire sprinklered throughout, and in which rental units have not been sold as condominium units, will cause such buildings to be provided with a complete automatic fire sprinkler system throughout before sale of the first condominium unit. The system design, installation, and permits will be in accordance with the applicable standards and provision of this code for new buildings.
3. For existing residential occupancies, throughout the buildings or structures when any of the following conditions occur:
- 3.1 When there will be more than one residential unit on a lot.
  - 3.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 3.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 3.4 When there is inadequate fire flow.

For the purpose of applying this subsection, additions must be cumulative with each application for a building permit within the previous five years.

Subsection 903.2.2 must not apply to attached additions to unsprinklered Group R, Division 3, Group R-3.1 and Group R-4 occupancies.

Amend Section 903.3 to read as follows:

**903.3. Installation requirements.** Automatic sprinkler systems will be designated and installed in accordance with Sections 903.3.1 through 903.3.7.

Add Section 903.3.1.1.2 to read as follows:

**903.3.1.1.2. Detailed requirements.** In other than residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with the NFPA 13, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

- 1. In buildings three or more stories in height and with a common stairway, separate control valve(s) capable of independently controlling the fire sprinkler system on each floor and each basement level will be provided and installed in the stairway.
- 2. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.

Amend Section 903.3.1.2 to read as follows:

**903.3.1.2. NFPA 13R sprinkler systems.** Where allowed in buildings of Group R, up to and including two stories in height, automatic sprinkler systems will be installed throughout in accordance with NFPA 13R, 2013 Edition.

Amend Section 903.3.1.2.1 to read as follows:

**903.3.1.2.1. Balconies and decks.** Sprinkler protection will be provided for exterior balconies, decks and ground floor patios of dwelling units where the building is of Type V construction. Sidewall sprinklers that are used to protect such areas will be permitted to be located such that their deflectors are within 1 inch to 6 inches below the structural members and a maximum distance of 14 inches below the deck of the exterior balconies and docks that are constructed of open wood joist construction.

Add new Section 903.3.1.2.2 to read as follows:

**903.3.1.2.2. Detailed requirements.** In residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with NFPA 13R, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.
2. All fire areas will be sprinklered including attached carports, garages, corridors, penthouse equipment rooms, elevator machine rooms, storage rooms, covered driveways and usable space underneath stairways.
3. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, will be installed above the mechanical unit.

Amend Section 903.3.1.3 to read as follows:

**903.3.1.3. NFPA 13D sprinkler systems.** Where allowed, automatic sprinkler systems will be installed in one- and two-family dwellings will be installed throughout in accordance with NFPA 13D, 2013 Edition.

Add new Section 903.3.1.3.1 to read as follows:

**903.3.1.3.1. Detailed requirements.** Automatic sprinkler system protection for one and two-family dwellings will be designed and installed in accordance with NFPA 13D, 2013 Edition with the conditions, restrictions and modifications as set forth in the following subsections:

1. A common water supply connection serving one or more dwelling units, 5 gallons per minute, per unit will be added to the sprinkler system demand to determine the size of common piping, the total water supply requirements, and the size of the



water meter.

2. Sprinklers connected to a water supply upstream of the domestic shutoff valve must be provided with a main shutoff valve to control both the fire sprinkler and the domestic systems. The fire sprinkler system piping cannot have a separate control valve.
3. Local water flow alarms must be provided on all sprinkler systems. The alarm must be of sufficient intensity to be clearly audible in all rooms over background noise levels with all intervening doors closed. A horn/strobe must be required inside the dwelling unit for the hearing impaired.
4. Sprinklers must be required in all attached garages and detached garages that are 1,000 square feet or more. Sprinklers located in garages must be listed residential sprinklers or quick response sprinklers having the same orifice size as the sprinklers in the dwelling unit.
5. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, must be installed above the mechanical unit.
6. A ten percent (10%) safety factor from static pressure must be included in the hydraulic calculations.
7. All overhead piping must be hydrostatically tested for leakage at 150 psi for two hours and inspected before drywall or insulation installation.

Amend Section 903.3.2 to read as follows:

**903.3.2. Quick-response and residential sprinklers.** Where automatic sprinkler systems are required by the Codes, quick-response and residential automatic sprinklers must be installed in the following areas in accordance with Section 903.3.1 and their listings.

Amend Section 903.3.5 to read as follows:

**903.3.5 Water Supplies.** Water supplies for automatic sprinkler systems must comply with this section and the standards referenced in section 903.3.1. The potable water supply must be protected against backflow in accordance with *Health and Safety Code*. Hydraulic calculations will include a ten percent (10%) reduction from the source.

Amend Section 903.3.5.1.2 to read as follows:

**903.3.5.1.2. Residential combination services.** A single combination water supply must be allowed provided that the domestic demand is added to the sprinkler demand as required by NFPA 13R.

Amend Section 903.3.5.2 to read as follows:

**903.3.5.2. Secondary water supply.** A secondary on-site water supply equal to

the hydraulically calculated sprinkler demand, including the hose stream requirement, must be provided for high-rise buildings in Seismic Design Category C, D, E or F as determined by the California Building Code. The secondary water supply must have a duration of not less than 30 minutes as determined by the occupancy hazard classification in accordance with NFPA 13.

**Exception:** Existing buildings.

Add a new Section 903.3.9 to read as follows:

**903.3.9. Access difficulty.** When the fire Code official determines that access for fire apparatus and equipment is unduly difficult to serve any building and structure not otherwise required to be sprinklered, the installation of an automatic fire sprinkler system may be required.

**17.02.110 Amendment—Standpipes in residential complexes.**

Section 905.3.11 added to read as follows:

**905.3.11 Standpipes in residential complexes.** All residential complexes which cause unusual fire fighting problems due to size, configuration, location, and/or lack of access must be equipped at the discretion of the fire Code official with one or more 2 1/2-inch-valved standpipe(s).

**17.02.120 Amendment—Multiple fire alarm and detection systems.**

Section 907.1.6 added to read as follows:

**907.1.6 Multiple Fire Alarm Systems.** Multiple fire alarm systems within single protected premises are not permitted, unless specifically authorized by the fire Code official.

**17.02.130 Amendment—Fire alarm systems in new buildings and structures.**

Section 907.2 amended to read as follows:

**907.2 Where required -- new buildings and structures.** An approved manual, automatic, or manual and automatic fire alarm system installed in accordance with the provisions of this Code and NFPA 72 will be provided in new buildings and structures in accordance with Section 907.2.1 through 907.2.23 and provide occupant notification in accordance with Section 907.10, unless other requirements are provided by another section of this Code. Where automatic sprinkler protection installed in accordance with Section 903.3.1.1 or 903.3.1.2 is provided and connected to the building fire alarm system, automatic heat detection required by this section will not be required. The automatic fire detectors will be smoke detectors unless otherwise permitted by the fire Code official. Where ambient conditions prohibit installation of automatic smoke detection, other automatic fire detection will be allowed.

## **17.02.140 Amendment — Emergency Responder Radio Coverage**

Section 1103.2 amended to read as follows:

**1103.2 Emergency responder radio coverage in existing buildings.** Existing buildings that do not have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems of the jurisdiction at the exterior of the building, must be equipped with such coverage according to one of the following:

1. Whenever an existing wired communication system cannot be repaired or is being replaced, or where not approved in accordance with Section 5101, Exception 1.
2. Whenever total additions result in an increase of more than 6,000 square feet in the total floor area, including mezzanines or additional stories, regardless of ownership. Additions must be cumulative with each application for a building permit from January 1, 2011.
3. Whenever the value of alternations requiring permits exceed \$500,000 in valuation. Alterations values must be cumulative with each application for a building permit from January 1, 2011.

## **17.02.150 Amendment—Explosive materials.**

Sections 3301.1 and 3301.2 added to read as follows:

**3301.1** The manufacture, possession, storage, sale, transportation and use of explosive materials will be prohibited, unless it is authorized by the State Fire Marshal. This will not apply to hand loading of small arms ammunition for personal use when not for resale.

**3301.2** No explosive materials must be bolts, explosive rivets or cartridges for explosive-actuated power task in quantities involving less than 500 pounds.

## **17.02.160 Amendment—Fireworks display.**

Section 3308 amended by adding the following:

**3308.1.2 Permits.** It is unlawful for any person to present or conduct any public display of fireworks within the City of Monterey Park without first having obtained a permit there from the Fire Chief or their representative.

**3308.1.3 Detailed Requirements.** The public display of fireworks within the City of Monterey Park must be in accord with Section 3308.1 of this Code and all of the following:

1. The Fire Chief is authorized to grant permits for supervised public displays of fireworks to be conducted by the city or by other organizations. Every such display

must be personally supervised by a competent, licensed pyrotechnic operator approved by the Fire Chief. Each such display must be held at an approved location and must be so discharged or fired as, in the opinion of the Fire Chief after proper investigation, not to be hazardous to property or to endanger any person.

2. Applications for permit must be made in writing at least ten days in advance of the date of the display. After such permit will have been granted, the sale, possession, use, and/or distribution of fireworks for such display will be lawful for the permitted activity and time frame only. No permit granted under this code will be transferable.
3. The permittee must furnish a bond or certificate of insurance in an amount deemed adequate by the Fire Chief for the payment of all damages which may be caused either to a person or persons or to property by reason of the permitted display and arising from any acts of the permittee, agents, employees, or subcontractors.
4. When required by the Chief, the pyrotechnic operator will employ and provide additional personnel whose sole duty will be the enforcement of crowd control around the display area. Unauthorized persons will not be allowed to enter the discharge site until the site has been inspected and cleared after conclusion of the display by the pyrotechnic operator.
5. The Fire Chief is authorized to require rope barriers, fences, signs or other devices to be installed around the display area to aid in crowd control.
6. The Fire Chief is authorized to adopt such additional rules and regulations not inconsistent herewith as are reasonably required to prevent injury to persons and/or property, including without limitation the requirement for standby fire personnel or apparatus at the firing site.
7. If the Fire Chief or appointed designee determines that there is a lack of crowd control or that the crowd is in danger, the display will be immediately discontinued. If at any time high winds or wet weather creates a danger, the display will be postponed until weather conditions are acceptable to the Chief.
8. The entire firing site must be inspected immediately following a display and before allowing public access for the purpose of locating unexploded aerial shells and/or hazardous debris. Unexploded shells will not be handled within 15 minutes after the time of their firing. Such shells must then be doused thoroughly with water, allowed to stand for at least 5 minutes, and then be submersed in a full bucket of water.

#### **17.02.170 Amendment—Fireworks manufacturing.**

Section 3309 added to read as follows:

### **SECTION 3309 FIREWORKS MANUFACTURING**

**3309.1** It is unlawful to manufacture fireworks within the City of Monterey Park.

**3309.2** The Chief is authorized to seize, take, remove or cause to be removed, at the expense of the owner, all stocks of fireworks or explosives offered or exposed for sale, or stored or held in violation of this section.

#### **17.02.180 Amendment—Sale of fireworks.**

Section 3310 added to read as follows:

### **SECTION 3310 SALE OF FIREWORKS**

**3310.1 Sales of Fireworks.** The sale of “Safe and Sane” fireworks within the City of Monterey Park city limits will be in accordance with Section 3301 of the Code and all of the following:

**3310.1.1** It is unlawful for any person to sell, or to cause or permit to be sold, within the city, any fireworks at retail without first securing a permit to do so from the Fire Chief. A separate permit must be obtained for each separate or distinct place of business or stand. Any person having a permit, who fails to comply with the conditions of the permit as provided for by this section, will be deemed to be operating without a permit. Application must be made no earlier than April 1 and no later than May 15 of each calendar year.

**3310.1.2** The maximum number of permits, which may be issued will be (25) during any one calendar year.

If the number of applications exceed the number of permits to be issued, the permittees, who did not violate any requirements of this chapter during the preceding year, will have first priority for the available permits until April 15, provided each permittee represents the same participating organization which operated under the permit during the preceding year.

If there are any additional permits available, such additional permits will be granted by a drawing supervised by the license officer, or other municipal officer designated by the City Council.

1. The following qualifications must be met by each application for a permit:
  - a. No permit will be issued to any person, firm, or corporation, except any veterans organization or any auxiliary of such organization chartered by the Congress of the United States, maintaining a charter and meeting place in the City whose membership is composed of members now and/or heretofore serving in the armed forces of the United States; or, any nonprofit associations or corporations organized primarily for civic betterment or youth activities, charitable, or religious purposes.
  - b. Each such organization must have its principal and permanent meeting place within the city limits of Monterey Park, and must have been organized and established within the city limits of Monterey Park, and must have been organized and established within such city limits for a minimum of one year continuously preceding the filing of an application for a permit.

- c. No organization may receive more than one permit for fireworks sales during any one calendar year.
- d. No stand will be within 500 feet of another stand.
- 2. Each applicant for a permit must take out and maintain in force, while any such fireworks stand is open, public liability insurance in an amount of not less than \$1,000,000 for injury to one person, and not less than \$1,000,000 for any one occurrence, and one million dollars (\$1,000,000) for damage to property. The City of Monterey Park must be named as "additional insured" on all policies required hereunder. Before the issuance of a permit hereunder, each applicant must furnish evidence satisfactory in form and substance to the city that such insurance is in force, and adequate legal assurance that the carrier will give the city at least thirty days prior written notice of the cancellation of the policy, during the effective period of the permit.
- 3. Applicants for a permit hereunder must pay a permit fee in accordance with the City of Monterey Park Master Schedule of Fees and Charges for each fireworks stand.
- 4. It will be unlawful for any person to sell at retail "dangerous fireworks," as defined in the California State Fireworks Law.
- 5. No "safe and sane" fireworks, as defined in the California State Fireworks Law, will be sold or offered for sale at retail within the city, except from 12:00 noon on June 28 to 12:00 11:00 p.m. on July 4 of each year.
- 6. No "safe and sane" fireworks will be sold or offered for sale at retail unless the fuses or other igniting devices are protected by approved protective caps, or each item or group of items is enclosed or sealed in a package bearing the California State Fire Marshal's Seal of Registration, upon which the wholesaler's license number appears.
- 7. The Fire Chief is authorized to promulgate reasonable additional rules and regulations for the operation of fireworks stands, in order to eliminate or reduce to a minimum the risk of fire or injury to persons or damage to property. A copy of any such rules and regulations must be posted in a prominent place in each fireworks stand. Failure to comply with said rules and regulations will be grounds for the immediate revocation of any permit granted under this section.

#### **17.02.190 Amendment—Locations where aboveground tanks are prohibited.**

Section 3404.2.9.6.1 added to read as follows:

**3404.2.9.6.1** The storage of Class I and II liquids in above ground tanks outside of buildings is prohibited within the limits established by law as the limits of districts in which such storage is prohibited.

- 1. Class I and II liquids must be stored in above ground tanks outside of buildings only at locations in the city zoned or used for Manufacturing purposes, as designated in the Monterey Park Municipal Code and the zoning map of the City of Monterey Park.  
Exception: Above ground storage tanks dispensing Class I and II liquids will not be allowed in motor fuel service stations.

2. The storage of Class I and II liquids in above ground tanks may be permitted in other zones if the Fire Chief finds that such use in a particular installation will not create an unreasonable risk of injury to person or property after consideration of special factors; such as, topographical conditions, nature of occupancy and proximity to buildings or adjoining property, and height and character of construction of such buildings, capacity and construction of proposed tanks and character of liquids to be stored, degree of private fire protection to be provided, and facilities of the Fire Department available to cope with flammable or combustible liquid fires.

#### **17.02.200 Amendment—Liquefied petroleum gases—Location of containers.**

Section 3804.1 added to read as follows:

**3804.1** Liquefied petroleum gas may be stored only at locations zoned or used for Manufacturing Development purposes, as designated in the Monterey Park Municipal Code and the zoning map of the City of Monterey Park.

Such storage, however, may be permitted in other zones if the fire code official finds that such use in a particular installation will not create an unreasonable risk of injury to person or property, after consideration of the special features; such as, topographical conditions, nature of occupancy and proximity to building or adjoining property and height and character of construction of such buildings, capacity and construction of proposed tanks, and character of liquids to be stored, degree of private fire protection to be provided, and facilities of the Fire Department to cope with flammable or combustible liquid fires.

#### **17.02.210 Amendment—Appendix Chapter B—Fire-flow requirements for buildings.**

Section B105.2, Exception 1 of Appendix Chapter B amended to read as follows:

##### **B105.2 Buildings other than one- and two-family dwellings.**

1. A reduction in required fire-flow of up to 50 percent, as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with Section 903.3.1.1 or 903.3.1.2. The resulting fire-flow will not be less than 1,500 gallons per hour (56,578 L/min) for the prescribed duration as specified in Table B105.1

#### **17.02.220 Amendment—Appendix Chapter D—Dead ends.**

Section D104.4 of Appendix Chapter D amended to read as follows:

**D103.4 Dead Ends.** Dead-end fire apparatus access roads in excess of 150 feet must be provided with width and turnaround provisions to the minimum standards adopted by the jurisdiction.

## **17.02.230 Amendment — Appendix Chapter K Haunted Houses**

Section K101.2 of Appendix Chapter K amended to read as follows:

**K101.2 Permits.** An operational permit must be required for haunted houses, ghost walks, or similar amusement uses in accordance with Appendix K101.2.

EXCEPTION: Haunted houses, ghost walks, or similar amusement uses in Group R-3 occupancies.”

SECTION 14: Chapters 16.02, 16.03, 16.04, 16.11, 16.15, 16.16, 16.17, and 16.22 are repealed.

SECTION 15: **Construction.** This Ordinance must be broadly construed in order to achieve the purposes stated in this Ordinance. It is the City Council's intent that the provisions of this Ordinance be interpreted or implemented by the City and others in a manner that facilitates the purposes set forth in this Ordinance.

SECTION 16: **Enforceability.** Repeal of any provision of the Monterey Park Municipal Code does not affect any penalty, forfeiture, or liability incurred before, or preclude prosecution and imposition of penalties for any violation occurring before this Ordinance's effective date. Any such repealed part will remain in full force and effect for sustaining action or prosecuting violations occurring before the effective date of this Ordinance.

SECTION 17: **Validity of Previous Code Sections.** If this entire Ordinance or its application is deemed invalid by a court of competent jurisdiction, any repeal or amendment of the MPMC or other city ordinance by this Ordinance will be rendered void and cause such previous MPMC provision or other the city ordinance to remain in full force and effect for all purposes.

SECTION 18: **Severability.** If any part of this Ordinance or its application is deemed invalid by a court of competent jurisdiction, the city council intends that such invalidity will not affect the effectiveness of the remaining provisions or applications and, to this end, the provisions of this Ordinance are severable.

SECTION 19: **Publication.** The City Clerk is directed to certify the passage and adoption of this Ordinance; cause it to be entered into the City of Monterey Park's book of original ordinances; make a note of the passage and adoption in the records of this meeting; and, within fifteen (15) days after the passage and adoption of this Ordinance, cause it to be published or posted in accordance with California law.



**SECTION 20:**        ***Effective Date.*** This Ordinance will become effective immediately upon adoption pursuant to Government Code §§ 36937(b) and 65858 for the immediate preservation of the public peace, health, safety, and welfare. Pursuant to that statute, and Government Code § 65858, this Ordinance is adopted by a four-fifths vote.

**SECTION 21:*****Filing with Building Standards Commission.*** The City Clerk must file a certified copy of this Ordinance with the California Building Standards Commission.

PASSED AND ADOPTED at a regular meeting of the City Council of the City of Monterey Park, held on the \_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Teresa Real Sebastian, Mayor

ATTEST:

\_\_\_\_\_  
Vincent D. Chang, City Clerk

I HEREBY CERTIFY that the above and foregoing ordinance was duly passed and adopted by the Monterey Park City Council at its regular meeting held on \_\_\_\_ of \_\_\_\_\_, 2014, by the following vote, to wit:

AYES;  
NOES;  
ABSENT:

APPROVED AS TO FORM:  
MARK D. HENSLEY, City Attorney

By: \_\_\_\_\_  
Karl H. Berger, Assistant City Attorney

## EXHIBIT A

### **Local Amendments To The 2013 California Codes**

The City Council finds as follows:

SECTION 1: Pursuant to the requirements of Health and Safety Code § 17958.7, the City Council finds that there are local climatic, geographic, and topographic conditions justifying the various local amendments to the California Building Standards Code as set forth herein.

SECTION 2: Specifically, the City Council finds:

#### A. Climatic Conditions

1. Hot, dry Santa Ana winds are common to all areas within the City of Monterey Park. These winds, which can cause small fires which spread quickly, are a contributing factor to the high fire danger in the area, and create the need for an increased level of fire protection. This added protection will supplement normal fire department response available and provide immediate protection for life and safety of multiple occupancy occupants during fire occurrences.
2. Los Angeles County and the City of Monterey Park are located in a semi-arid Mediterranean type climate which predisposes all fuels, including wood shingles to rapid ignition and spread of fire. Therefore, there exists a need for additional fire protection measures.
3. The warm, dry climate is conducive to swimming pools which creates a higher probability of child drowning where pools are unprotected.

#### B. Geological Conditions

1. The City of Monterey Park and the greater Los Angeles region is a densely populated area having buildings and structures constructed over and near a vast array of fault systems capable of producing major earthquakes including, without limitation, the 1994 Northridge Earthquake. The proposed modifications emphasize that the design concern is for seismic-force-resisting elements and therefore need to be incorporated into the code to ensure that new buildings

and structures and additions or alterations to existing buildings or structures are designed and constructed in accordance with the scope and objectives of the CBSC. Experts predict a major earthquake in the Southern California area within the next 50 years. This situation creates the need for both additional fire protection measures and automatic on-site fire protection of building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake.

2. The October 17, 1989, Santa Cruz earthquake resulted in only one major San Francisco fire in the Marina district. But, when combined with the 34 other fires and over 500 responses, the department was taxed to its full capabilities. The Marina fire was difficult to contain because mains supplying water to the district burst during the earthquake. If more fires had been ignited by the earthquake, it would have been difficult for the fire department to contain them. This situation creates the need for both additional fire protection measures and automatic on-site fire protection for building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake. As noted by "Planning Scenario on a Major Earthquake Department on of the Newport-Inglewood Fault Zone, 1988, State Conservation," "unfortunately meeting the minimum earthquake standards of building codes barely places a building on the verge of being legally unsafe."
3. Traffic and circulation congestion presently existing in the City of Monterey Park often challenges fire department response times. This condition will be exacerbated by any major disaster, including any earthquake wherein damage to the highway system will occur. This condition makes the need for additional on-site protection for property occupants necessary.
4. Placement of multiple occupancy buildings, location of arterial roads, and fire department staffing constraints due to recent revenue-limiting state legislation have made it difficult for the fire department to locate additional fire stations and provide manpower sufficient to concentrate fire companies and personnel to control fires in high density apartment or condominium buildings. Fire Department equipment does not allow easy access to areas of buildings greater than 55 feet above the level of Fire Department vehicle access. These conditions create the need for built-in onsite fire protection systems to protect occupants and property until

firefighting apparatus and personnel arrive on the scene.

5. The City of Monterey Park is located in an area subject to a climatic condition of high winds and low humidity. This combination of events creates an environment which is conducive to rapidly spreading fires. Control of such fires requires rapid response. Obstacles generated by a strong wind, such as fallen trees, street lights and utility poles, and the requirement to climb 75 feet vertically up flights of stairs will greatly impact the response time to reach an incident scene. Additionally, ASCE-7, Section 6, Figure 6 - 2 Height Adjustment Table identifies a significant increase in the amount of wind force at 60 feet above the ground. Use of aerial type firefighting apparatus above this height would place rescue personnel at increased risk of injury.
6. The City of Monterey Park is located in the middle of a seismically active area. The viability of the public water system would be questionable at best after a major seismic event. This would leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of any available water to floors above the 55-foot level. A severe seismic event has the potential to negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. With the probability of strong aftershocks, there exists a need to provide increased protection for anyone on upper floors.
7. Untreated wood roofs cause or contribute to serious fire hazard and to the rapid spread of fires when such fires are accompanied by high winds. Pieces of burning wooden roofs become flying brands and are carried by the wind to other locations and thereby spread fire quickly.

C. Topographic Conditions

1. The City of Monterey Park is in an area with a high percentage of structures on hillsides. Access for fire or rescue response and staging for firefighting are made difficult due to the terrain.

SECTION 3: Because of the local climatic, geologic and topographic conditions, the following local amendments are needed:

| <b>2013 California Building Code</b> |                                         |                    |
|--------------------------------------|-----------------------------------------|--------------------|
| <b>Code Section</b>                  | <b>Topic</b>                            | <b>Finding</b>     |
| Chapter 1                            | Administrative Provisions               | Administrative     |
| 312.1                                | Swimming Pool Occupancy Classification  | A-3                |
| 504.2, 506.3 and 506.4.1             | Heights and Area                        | B-1, B-2, B-3, C-1 |
| 705.2.3                              | Combustible Eave Projections            | A-1, A-2, B-4, C-1 |
| 717.3.2                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 717.3.3                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 717.4.3                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 901.1.1                              | Automatic Fire Sprinklers               | Administrative     |
| 901.4.5                              | Automatic Fire Sprinklers               | Administrative     |
| 903                                  | Automatic Fire Sprinklers               | Administrative     |
| 905.3.11                             | Standpipes                              | Administrative     |
| 907.1.6                              | Fire Alarms                             | Administrative     |
| 907.2                                | Fire Alarms                             | Administrative     |
| Table 1505.1                         | Roof Covering                           | A-1, A-2, B-4, C-1 |
| 1505.1.3                             | Roof Covering                           | A-1, A-2, B-4, C-1 |
| 1705.3                               | Seismic Resistance Inspection           | B-1                |
| 1710.1                               | Structural Observations General         | B-1                |
| 1710.2                               | Structural Observations Seismic         | B-1                |
| 1807.1.6                             | Prescriptive Design of Foundation Walls | B-1                |
| 1809.7 & Table 1809.7                | Prescriptive Footings                   | B-1                |
| 1908.1.8                             | Minimum Reinforcement                   | B-1                |
| 1909.4                               | Structural Plain Concrete Design        | B-1                |
| 3109.1                               | Public bodies of water exemption        | Administrative     |
| 3109.4.1.10                          | Prohibited activity adjacent to pools   | Administrative     |
| 3109.4.4.1                           | Private pool definition                 | Administrative     |
| 3901.4.4.2                           | Pool safety feature required            | Administrative     |
| 3109.6                               | Pool lighting restriction               | Administrative     |
| Appendix I                           | Patio cover enclosure restriction       | Administrative     |

| <b>2013 California Residential Code</b> |                              |                    |
|-----------------------------------------|------------------------------|--------------------|
| <b>Code Section</b>                     | <b>Topic</b>                 | <b>Finding</b>     |
| Table 301.2(1)                          | Design Criteria              | Administrative     |
| R302.1                                  | Combustible Eave Projections | A-1, A-2, B-4, C-1 |
| R309.6                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.1                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.2                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.3.6.2.2                            | Calculation Procedure        | A-1, A-2, B-4, C-1 |
| R319                                    | Site Address                 | A-1, A-2, B-4, C-1 |
| R403.1                                  | General Footings             | B-1                |

|                    |                     |                    |
|--------------------|---------------------|--------------------|
| R405.1             | Foundation Drainage | B-1                |
| Table R602.10.3(3) | Bracing Requirement | B-1                |
| R902.1             | Roof Covering       | A-1, A-2, B-4, C-1 |
| R902.1.3           | Roof Covering       | A-1, A-2, B-4, C-1 |
| R902.2             | Roof Covering       | A-1, A-2, B-4, C-1 |

| <b>2013 California Green Building Standards Code</b> |                                                |                |
|------------------------------------------------------|------------------------------------------------|----------------|
| <b>Code Section</b>                                  | <b>Topic</b>                                   | <b>Finding</b> |
| 202                                                  | Low-Rise Residential Building Definition       | Administrative |
| 202                                                  | Sustainability Definition                      | Administrative |
| 4.304.1                                              | Irrigation Controller                          | Administrative |
| A4.103                                               | Site Selection                                 | Administrative |
| A4.105                                               | Deconstruction and Reuse of Existing Materials | Administrative |
| A4.106                                               | Site Selection                                 | Administrative |
| A4.201                                               | General                                        | Administrative |
| A4.206                                               | Air Sealing Package                            | Administrative |
| A4.207                                               | Residential HVAC                               | Administrative |
| A4.211                                               | Renewable Energy Alternative                   | Administrative |
| A4.304                                               | Deleted                                        | Administrative |
| A4.305                                               | Deleted                                        | Administrative |
| A 4.403.1                                            | Deleted                                        | Administrative |
| A4.404                                               | Deleted                                        | Administrative |
| A4.405                                               | Deleted                                        | Administrative |
| A4.407                                               | Deleted                                        | Administrative |
| A4.408.1                                             | Construction Waste Reduction                   | Administrative |
| A4.5                                                 | Deleted                                        | Administrative |
| A5.103                                               | Site Selection                                 | Administrative |
| A5.104                                               | Deleted                                        | Administrative |
| A5.106.4                                             | General                                        | Administrative |
| A5.106.5.1                                           | Fuel Efficient Vehicles                        | Administrative |
| A5.106.6                                             | Deleted                                        | Administrative |
| A5.106.6.1                                           | Deleted                                        | Administrative |
| A5.106.9                                             | Building Orientation                           | Administrative |
| A5.201.1                                             | Energy Efficiency Scope                        | Administrative |
| A5.204.1                                             | Energy Star Equipment                          | Administrative |
| A5.204.2 through A5.204.5                            | Deleted                                        | Administrative |
| A5.204.6                                             | General                                        | Administrative |
| A5.212                                               | Deleted                                        | Administrative |
| A5.213                                               | Deleted                                        | Administrative |
| A5.303.2.3.1                                         | Building Orientation                           | Administrative |
| A5.304                                               | Deleted                                        | Administrative |
| A5.404                                               | Deleted                                        | Administrative |
| A5.405                                               | Deleted                                        | Administrative |

|            |                         |                |
|------------|-------------------------|----------------|
| A5.406     | Deleted                 | Administrative |
| A5.407     | Deleted                 | Administrative |
| A5.408.3.1 | Compliance Verification | Administrative |
| A5.409     | Deleted                 | Administrative |
| A5.410     | Deleted                 | Administrative |
| A5.5       | Deleted                 | Administrative |

| <b>2013 California Fire Code</b> |                                            |                    |
|----------------------------------|--------------------------------------------|--------------------|
| <b>Code Section</b>              | <b>Topic</b>                               | <b>Finding</b>     |
| 1.11.2.5                         | Appeals                                    | Administrative     |
| 102.5                            | Application of Residential Code            | Administrative     |
| 103.5                            | Police Powers                              | Administrative     |
| 108                              | Deleted                                    | Administrative     |
| 202                              | Definitions                                | Administrative     |
| 304.1.2                          | Vegetation                                 | A-1, A-2, B-4, C-1 |
| 307.1                            | Open Burning                               | A-1, A-2, B-4, C-1 |
| 901.1                            | Owners Responsibility                      | Administrative     |
| 903                              | Fire Sprinklers                            | A-1, A-2, B-4, C-1 |
| 905.3.11                         | Standpipes in Residential Complexes        | A-1, A-2, B-4, C-1 |
| 907.1.6                          | Multiple Fire Alarm and Detections Systems | A-1, A-2, B-4, C-1 |
| 907.2                            | Fire Alarms Systems                        | A-1, A-2, B-4, C-1 |
| 1103.2                           | Emergency Radios                           | A-1, A-2, B-4, C-1 |
| 3301.1 and 3301.2                | Explosive Materials                        | A-1, A-2, B-4, C-1 |
| 3308                             | Fireworks Displays                         | A-1, A-2, B-4, C-1 |
| 3309                             | Fireworks Manufacturing                    | A-1, A-2, B-4, C-1 |
| 3310                             | Fireworks Sales                            | A-1, A-2, B-4, C-1 |
| 3404.2.9.6.1                     | Above Ground Tanks                         | A-1, A-2, B-4, C-1 |
| 3804.1                           | Liquefied Petroleum Gases                  | A-1, A-2, B-4, C-1 |
| B105.2                           | Fire Flow                                  | A-1, A-2, B-4, C-1 |
| D104.4                           | Dead Ends                                  | A-1, A-2, B-4, C-1 |
| K101.2                           | Haunted Houses                             | A-1, A-2, B-4, C-1 |

**ORDINANCE NO. \_\_\_\_**

**AN ORDINANCE ADOPTING THE 2013 EDITIONS OF THE CALIFORNIA  
MODEL CODES, MAKING CERTAIN AMENDMENTS BASED UPON  
LOCAL CONDITIONS, AND AMENDING THE MONTEREY PARK  
MUNICIPAL CODE TO REFLECT SUCH CHANGES.**

The City Council for the City of Monterey Park does ordain as follows:

**SECTION 1:** *Findings.* The City Council finds as follows:

- A. The City may adopt model codes by reference pursuant to Government Code §§ 50022.2, *et seq.*;
- B. Health and Safety Code § 17958 requires the City to adopt certain codes that are set forth in Health and Safety Code § 17922 and published in the California Code of Regulations;
- C. In accordance with Health and Safety Code § 17958.7, it is in the public interest to adopt the most recent codes published by the California Building Standards Commission;
- D. Notice of public hearing to consider the adoption of the codes was published pursuant to Government Code § 6066 and a duly noticed public hearing was held regarding the adoption of the Codes;
- E. Pursuant to § 50022.6 of the Government Code, at least one copy of all codes adopted by reference were filed with the City Clerk of the City and were available for public inspection for at least fifteen (15) days preceding the date of the hearing;
- F. Pursuant to Government Code § 50022.9, the City Council intends to incorporate by reference, with local amendments, the following 2013 codes in their entirety as if set forth in full herein:
  - 1. The California Building Code ("CBC"), California Residential Building Code, and California Green Building Standards Code, 2013 Editions, as published in Title 24, Part 2, Part 2.5, Part 11 and Part 12 of the California Code of Regulations;
  - 2. The California Electrical Code, 2013 Edition ("CEC"), as published in Title 24, Part 3 of the California Code of Regulations;
  - 3. The California Fire Code, 2013 Edition ("CFC"), as published in Title 24, Part 9 of the California Code of Regulations;
  - 4. The California Plumbing Code, 2013 Edition ("CPC"), as published in



Title 24, Part 5 of the California Code of Regulations;

5. The California Mechanical Code, 2013 Edition ("CMC"), as published in Title 24, Part 4 of the California Code of Regulations;
6. California Historical Building Code, 2013 Edition ("CHBC"), as published in Title 24, Part 8 of the California Code of Regulations;
7. California Referenced Standards Code, 2013 Edition ("CRSC"), as published at Title 24, Part 12, of the California Code of Regulations;
8. California Existing Building Code, 2013 Edition ("CEBC"), as published in Title 24, Part 10 of the California Code of Regulations;
9. International Pool and Space Code, 2012 Edition, as published by the International Code Council, Inc.; and
10. The California Building Standards Administrative Code, 2013 Edition ("CAC"), as published in Title 24, Part 1 of the California Code of Regulations.

- G. In accordance with 14 California Code of Regulations § 15061(b)(3), adopting local amendments to the California Building Standards Code is exempt from additional environmental review under the California Environmental Quality Act.

**SECTION 2:** In accordance with Health and Safety Code § 17958.7, the City Council finds that there are local climatic, geographic, and topographic conditions justifying the various local amendments to the California Building Standards Code as set forth in attached Exhibit "A," which is incorporated by reference.

**SECTION 3:** Chapter 16.01 of Monterey Park Municipal Code ("MPMC") is amended in its entirety to read as follows:

**"Chapter 16.01 ADOPTION OF TECHNICAL BUILDING CODES AND ADMINISTRATIVE PROVISIONS**

16.01.010 Adoption of specific Codes – Copies on file.

16.01.020 Definition of terms.

16.01.030 Resolution of conflicts in application.

16.01.040 Administrative provisions.

#### **16.01.010 Adoption of specific Codes--Copies on file.**

- A. Except as otherwise provided in this chapter, the following Codes are adopted by reference:
  - 1. The 2013 California Building Code including Appendix F, I and J;
  - 2. The 2013 California Residential Code including Appendix H;
  - 3. The 2013 California Electrical Code;
  - 4. The 2013 California Mechanical Code;
  - 5. The 2013 California Plumbing Code including Appendix A and I;
  - 6. The 2013 California Historical Building Code;
  - 7. The 2013 California Existing Building Code;
  - 8. The 2013 California Green Building Standards;
  - 9. The 2013 California Referenced Standards Code; and
  - 10. The 2012 International Pool and Spa Code.
- B. In accordance with Health and Safety Code § 18942, one copy of said Codes will remain on file in the office of the City Clerk.

#### **16.01.020 Definition of terms.**

Unless the contrary is stated or clearly appears from the context, the following definitions govern the construction of the words and phrases used in this Title. Words and phrases not defined by this chapter have the meanings set forth in the applicable Code as set forth in Title 24 of the Code of California Regulations. If the definition of any term contained in this Title conflicts with the definition of the same term in the applicable Code, then the definition contained in this Title governs.

“Building and Safety Division” means the Building Division, Community and Economic Development Department of the City of Monterey Park;

“Code” or “Codes” means the applicable 2013 code adopted by reference in this Title.

“Health office” means the Los Angeles County Department of health services.

#### **16.01.030 Resolution of conflicts in application.**

In the event of any conflict or ambiguity between any provision contained in the Codes and this Title, this Title will govern.

#### **16.01.040 Administrative provisions**

Add Chapter 1, Administrative Provisions to read as follows:

### **Chapter 1 ADMINISTRATIVE PROVISIONS**

#### **SECTION 100 CONTENTS**

- Section 101 General
- Section 102 Applicability
- Section 103 Building and Safety
- Section 104 Duties and Powers of Building Official
- Section 105 Permits
- Section 106 Construction Documents
- Section 107 Temporary Structures and Uses
- Section 108 Fees
- Section 109 Inspections
- Section 110 Certificate of Occupancy
- Section 111 Service Utilities
- Section 112 Board of Appeals
- Section 113 Violations and Penalties
- Section 114 Stop Work Order
- Section 115 Unsafe Structures and Buildings

#### **SECTION 101 GENERAL**

**101.1 Title.** These regulations may referred to as the Administrative Provisions of the California Building Codes of the State of California and other Codes as adopted by Title 16 and 17 of the Monterey Park Municipal Code.

**101.2 Scope.** The provisions of the codes apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, used and occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures.

**101.2.1 Appendices.** Provisions in the appendices of the codes, do not apply unless specifically adopted.

**101.3 Intent.** The purpose of the codes is to establish the minimum requirements to safeguard the public health, safety and general welfare through structural strength, means of egress facilities, stability, sanitation, adequate light and ventilation, energy conservation, and safety to life and property from fire and other hazards attributed to the

built environment and to provide safety to firefighters and emergency responders during emergency operations.

**101.4 Referenced codes.** Codes listed in Sections 101.4.1 through 101.4.10 and referenced elsewhere in the codes are part of the requirements of the codes to the prescribed extent of each such reference.

**101.4.1 Building Code.** The provision of the California Building Code as adopted in Section 16.01.010 apply to all buildings and structures other than those meeting the scoping limitations contained in the California Residential Code.

**101.4.2 Residential Code.** The provisions of the California Residential Code as adopted in Section 16.01.010 apply to detached one and two family dwellings and multiple single-family dwellings (townhomes) not more than three stories above grade plane in height with a separate means of egress and their accessory structures.

**101.4.3 Electrical Code.** The provisions of the California Electrical Code as adopted in Section 16.01.010 apply to the installation of electrical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances thereto.

**101.4.4 Mechanical Code.** The provisions of the California Mechanical Code as adopted in Section 16.01.010 apply to the installation, alterations, repairs and replacement of residential and commercial mechanical and gas systems, including equipment, appliances, fixtures, fittings and for appurtenances, including ventilating, heating, cooling, air-conditioning and refrigeration systems, incinerators and other energy-related systems. Where there is a conflict between the California Mechanical and Plumbing Codes, as related to chapters for gas or fuel, the provisions provided in the Plumbing Code will govern.

**101.4.5 Plumbing Code.** The provisions of the California Plumbing Code as adopted in Section 16.01.010 apply to the installation, alteration, repair, replacement of plumbing systems and gas delivery systems, including equipment, appliances, fixtures, fittings and appurtenances, and where connected to a water or sewage system and all aspects of a medical gas system. The provisions of the California Plumbing Code apply to private sewage disposal systems.

**101.4.6 Historic Building Code.** The provisions of the California Historic Building Code as adopted in Section 16.01.010 apply to the alteration and repair of historic buildings.

**101.4.7 Existing Building Code.** The provisions of the California Existing Building Code as adopted in Section 16.01.010 apply to maintenance of existing buildings.

**101.4.8 Green Building Standards Code.** The mandatory provisions of the California Green Building Standards Code as adopted in Section 16.01.010 apply to all new buildings and structures.

**101.4.9 Referenced Standards Code.** The provisions of the California Referenced Standards Code as adopted in Section 16.01.010 apply to all new buildings and structures.

**101.4.10 Pool and Spa Code.** The mandatory provisions of the International Pool and Spa Code as adopted in Section 16.01.010 apply to all pool and spas.

## **SECTION 102 APPLICABILITY**

**102.1 General.** Where, in any specific case, different sections of the codes specify different materials, methods of construction or other requirements, the most restrictive will govern. Where there is a conflict between a general requirement and a specific requirement, the specific requirement is applicable.

**102.2 Other laws.** The provisions of the codes cannot be deemed to nullify any provisions of local, state or federal law.

**102.3 Application of references.** References to chapter or section numbers, or to provisions not specifically identified by number are construed to refer to such chapter, section or provision of the codes.

**102.4 Referenced codes and standards.** The codes and standards referenced in the codes are considered part of the requirements of the codes to the prescribed extent of each such reference. Where differences occur between provisions of the codes and referenced codes and standards, the provisions of the codes apply.

**102.5 Partial invalidity.** In the event that any part or provision of the codes is held to be illegal or void, this does not have the effect of making void or illegal any of the other parts or provisions.

**102.6 Existing structures.** The legal occupancy of any structure existing on the date of adoption of the codes may continue without change, except as is specifically covered in the codes or as is deemed necessary by the Building Official for the general safety and welfare of the occupants and the public.

## **SECTION 103 BUILDING AND SAFETY**

### **103.1 [INTENTIONALLY BLANK]**

**103.2 Appointment.** The Building Official is appointed by the authorized representative of the authority having jurisdiction.

**103.3 Deputies.** In accordance with the prescribed procedures of this jurisdiction and with the concurrence of the appointing authority, the Building Official has the authority to appoint a deputy Building Official, the related technical officers, inspectors, plan

examiners and other agents. Such appointed agents have powers as delegated by the Building Official.

## **SECTION 104 DUTIES AND POWERS OF BUILDING OFFICIAL**

**104.1 General.** The Building Official is authorized and directed to enforce the provisions of the codes. The Building Official has the authority to render interpretations of the codes and to adopt policies and procedures in order to clarify the application of its provisions. Such interpretations, policies and procedures must be in compliance with the intent and purpose of the codes. Such policies and procedures do not have the effect of waiving requirements specifically provided for in the codes.

**104.2 Applications and permits.** The Building Official will receive applications, review construction documents and issue permits for the erection, and alteration, demolition and moving of buildings and structures, grading, inspect the premises for which such permits are issued and enforce compliance with the provisions of the codes.

**104.3 Notices and orders.** The Building Official is authorized to issue all necessary notices or orders to ensure compliance with the codes.

**104.4 Inspections.** The Building Official is authorized to make all of the required inspections and the Building Official has authority to accept reports of inspection by approved agencies or individuals. Reports of such inspections must be in writing and be certified by a responsible officer of such approved agency or by the responsible individual. The Building Official is authorized to engage such expert opinion as deemed necessary to report upon unusual technical issues that arise, subject to the approval of the appointing authority.

**104.5 Identification.** The Building Official and appointees must carry proper identification when inspecting structures or premises in the performance of duties under the codes.

**104.6 Right of entry.** Where it is necessary to make an inspection to enforce the provisions of the codes or where the Building Official has reasonable cause to believe that there exists in a structure or upon a premises a condition which is contrary to or in violation of the codes which makes the structure or premises unsafe, dangerous or hazardous, the Building Official is authorized to enter the structure or premises at reasonable times to inspect or to perform the duties imposed by the codes, provided that if such structure or premises be occupied that credentials be presented to the occupant and entry requested. If such structure or premises is unoccupied, the Building Official must first make a reasonable effort to locate the owner or other person having charge or control of the structure or premises and request entry. If entry is refused, the Building Official may take additional legal actions to obtain entry to the premises.

**104.7 Department records.** The Building Official must keep official records of applications received, permits and certificates issued, fees collected, reports of

inspections, and notices and orders issued. Such records must be retained in the official records for the period required for retention of public records.

#### **104.8 [INTENTIONALLY LEFT BLANK]**

**104.9 Approved materials and equipment.** Materials, equipment and devices approved by the Building Official must be constructed and installed in accordance with such approval.

**104.9.1 Used materials and equipment.** The use of used materials which meet the requirements of the codes for new materials is permitted. Used equipment and devices cannot be reused unless approved by the Building Official.

**104.10 Modifications.** Wherever there are practical difficulties involved in carrying out the provisions of the codes, the Building Official has the authority to grant modifications for individual cases, upon application of the owner or owner's representative, provided the Building Official must first find that special individual reason makes the strict letter of the codes impractical and the modification is in compliance with the intent and purpose of the codes and that such modification does not lessen health, accessibility, life and fire safety, or structural requirements. The details of action granting modifications must be recorded and entered in the City's files.

**104.11 Alternative materials, design and methods of construction and equipment.** The provisions of the codes are not intended to prevent the installation of any material or to prohibit any design or method of construction not specifically prescribed by the codes, provided that any such alternative has been approved. An alternative material, design or method of construction must be approved where the Building Official finds that the proposed design is satisfactory and complies with the intent of the provisions of the codes, and that the material, method or work offered is, for the purpose intended, at least the equivalent of that prescribed in the codes in quality, strength, effectiveness, fire resistance, durability and safety,

**104.11.1 Evaluation reports.** Supporting data, where necessary to assist in the approval of materials or assemblies not specifically provided for in the codes, consists of valid evaluation reports from approved sources.

**104.11.2 Tests.** Whenever there is insufficient evidence of compliance with the provisions of the codes, or evidence that a material or method does not conform to the requirements of the codes, or in order to substantiate claims for alternative materials or methods, the Building Official has the authority to require tests as evidence of compliance to be made at no expense to the jurisdiction. Test methods are as specified in the codes or by other recognized test standards. In the absence of recognized and accepted test methods, the Building Official may approve the testing procedures. Tests must be performed by an approved agency. Reports of such tests must be retained by the Building Official for the period required for retention of public records.

## SECTION 105 PERMITS

**105.1 Required.** Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, grading on private property, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by the codes, or to cause any such work to be done, must obtain a valid permit from the Building Official.

Work performed without a permit is a misdemeanor. In addition, any such work constitutes a public nuisance and may be abated in accordance with the MPMC.

Incidental structures or improvements of a minor nature may be exempt from the city permit process upon the determination of the Building Official. In place of permits and inspections the Building Official may utilize alternate means, such as certifications, imaging or programs to track and verify compliance.

**105.1.1 Time based permit.** In lieu of an individual permit for each alteration to an already approved electrical, gas, mechanical or plumbing installation, the Building Official is authorized to issue a permit, valid for a specific time period not exceeding one year, upon application therefore to any person, firm or corporation regularly employing one or more qualified trade persons in the building, structure or on the premises owned or operated by the applicant for the permit.

The Building Official may detail the scope, parameters and conditions of this permit. The permit may be revoked when it is determined by the Building Official that the outlined scope, parameters, conditions or intent of the codes is not upheld by the permittee. The Building Official has access to such records at all times and such records must be filed with the Building Official as designated.

**105.2 Work exempt from permit.** Exemptions from permit requirements of the codes does not grant authorization for any work to be done in any manner in violation of the provisions of the codes or any other applicable law or policy. Except when otherwise subject to City review and approval or when otherwise required by State or local laws, regulations or standards, permits are not required for the following.

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area does not exceed 120 square feet and conforming to the zoning regulations of the MPMC.
2. Masonry walls or fences not over 4 feet high and other walls or fences not over 6 feet high. Walls supporting a surcharge or impounding Class I, II or III A liquids are not exempt from permit.



3. Retaining walls that are not over 4 feet in height measured from the bottom of the footing to the top of the wall
4. Oil derricks.
5. Water tanks supported directly on grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2:1.
6. Sidewalks and driveways that are not more than 30 inches above adjacent grade, not over any basement or story below, not part of an accessible route and not part of a commercial site.
7. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
8. Temporary motion picture, television and theater stage sets and scenery.
9. Prefabricated swimming pools accessory to a Group R-3 occupancy that are less than 18 inches deep, do not exceed 5,000 gallons and are installed entirely above ground.
10. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.
11. Swings and other playground equipment accessory to detached one-and two-family dwellings.
12. Window awnings supported by an exterior wall that do not project more than 54 inches from the exterior wall and do not require additional support of Group R-3 and U occupancies.
13. Non-fixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches in height.
14. Wood decks not over 30 inches above surrounding grade or finishes, not attached to a structure, or serving any part of the means of egress.

Electrical:

1. Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.
2. Radio and television transmitting stations: The provisions of the codes must not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas.

3. Temporary testing systems: A permit must not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus.

Gas:

1. Portable heating appliance.
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.

Mechanical:

1. Portable heating appliance.
2. Portable ventilation equipment.
3. Portable cooling unit.
4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by the codes.
5. Replacement of any part that does not alter its approval or make it unsafe.
6. Portable evaporative cooler.
7. Self-contained refrigeration system containing 10 pounds or less of refrigerant and actuated by motors of 1 horsepower (746 W) or less.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste or vent pipe, provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with the new material, such work is considered new work and a permit must be obtained and inspection made as provided in the codes.
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.

**105.2.1 Emergency repairs.** Where equipment replacements and repairs are performed in an emergency situation, the permit application must be submitted within the next working business day to the Building Official.

**105.2.2 Repairs.** Application or notice to the Building Official is not required for ordinary repairs to structures, replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles. Such repairs do not include the cutting away of any wall, partition or portion thereof, the removal or cutting of any structural beam or load-bearing support, or the removal or change of any required means of egress, or rearrangement of parts of a structure affecting the egress requirements; nor do ordinary repairs include addition to, alteration of, replacement or relocation of any standpipe, water supply, sewer, drainage, drain leader, gas, soil, waste, vent or similar piping, electric wiring or mechanical or other work affecting public health or general safety.

**105.2.3 Public service agencies.** A permit is not required for installation, alteration or repair of generation, transmission, distribution or metering or other related equipment that is under the ownership and control of public service agencies by established right.

**105.3 Application for permit.** To obtain a permit, the applicant must first file an application therefore in writing on a form furnished by the Building Official for that purpose. Such application must:

1. Identify and describe the work to be covered by the permit for which application is made.
2. Describe the land on which the proposed work is to be done by legal description, street address or similar description that will readily identify and definitely locate the proposed building or work.
3. Indicate the use and occupancy for which the proposed work is intended.
4. Be accompanied by construction documents and other information as required in Section 106.
5. State the valuation of the proposed work.
6. Be signed by the applicant, or the applicant's authorized agent.
7. Give such other data and information as required by the Building Official.

**105.3.1 Action on application.** The Building Official will examine or cause to be examined applications for permits within a reasonable time after filing. If the application or the construction documents does not conform to the requirements of applicable, the Building Official must reject such application in writing.

No building permit or other similar applicable permit bearing on property development or use including additions, modifications or revisions may be issued unless and until the review and approval of all other departments and agencies having legal authority for

review of construction projects have found the construction project to be in compliance with all applicable code provisions or entitlements.

When the Building Official is satisfied that the proposed work conforms to the requirements of applicable law, the Building Official must issue a permit in accordance with applicable law.

**105.3.2 Time limitation of application.** An application for a permit for any proposed work is deemed abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued. The Building Official is authorized to grant one or more extensions of time for additional periods not exceeding 180 days. The extension must be requested in writing and justifiable cause demonstrated.

Permit applications which were submitted as a result of a Code Enforcement notice of violation and subsequently not issued within 90 days of filing are deemed expired. The Building Official may authorize the extension of time for justifiable good cause.

**105.4 Permit issuance.** The application, plans, specifications, computations, and other data filed by an applicant for a permit will be reviewed by the Building Official. Such plans may be reviewed by other City officials to verify compliance with applicable law. If the Building Official finds that the work described in an application for a permit and the plans, specifications and other data filed therewith conform with applicable law, and that the specified fees have been paid, the permit must be issued.

When the Building Official issues the permit where plans are required, they must endorse in writing or stamp the plans and specifications "APPROVED FOR ISSUANCE" or "REVIEWED FOR CODE COMPLIANCE." Such approved plans and specifications cannot be changed, modified or altered without authorization from the Building Official, and all work regulated by the codes must be done in accordance with the approved plans.

The Building Official may issue a permit for the construction of part of the building or structure before the entire plans and specifications for the whole building or structure are submitted or approved, provided adequate information and detailed statements was filed complying with all pertinent requirements of the codes. The permittee may proceed at the permittee's own risk without assurance that the permit for the entire building or structure will be granted.

**105.5 Retention of plans.** One set of approved plans, specifications and computations must be retained by the Building Official for a period as detailed by the City's retention schedule and one set of approved plans and specifications must be returned to the applicant. The applicant's approved plans and specifications must be kept on the project site at all times during which the work authorized thereby is in progress.

**105.6 Validity of permit.** Issuing a permit or approving plans, specifications, and computations cannot be construed to be a permit for, or an approval of, any violation of applicable law. Permits presuming to give authority to violate or cancel the provisions of the codes or other ordinances of the jurisdiction are void.

Issuing a permit based on construction documents and other data does not prevent the Building Official from requiring the correction of errors in the construction document and other data. The Building Official is also authorized to prevent occupancy or use of a structure where in violation of the codes or of any other ordinances of this jurisdiction.

**105.7 Expiration.** Every permit issued by the Building Official under the provisions of the codes will expire by limitation and become null and void if the building or work authorized by such permit is not commenced within 180 days from the date of permit issuance, or if the building or work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 90 days. Before such work can be commenced or recommenced, a permit must first be renewed or reissued.

For the purpose of this section, if an inspection approval is not recorded, the work authorized by the permit is deemed not commenced or recommenced.

(1) Requesting extension of an unexpired permit: Any permittee holding an unexpired permit may apply for an extension of time within which permittee may commence work under that permit when he is unable to commence or recommence work within the time required by this section for good and satisfactory reasons. The Building Official may extend the time for action by the permittee for a period not exceeding a total of one calendar year from the time of the initial permit application upon written request by the permittee showing that circumstances beyond the control of the permittee have prevented action from being taken. Subject to approval of the Building Official, permits extended in this manner do not require additional permit fees.

(2) Requesting reinstatement of a permit which was expired for less than 30 days. Any permittee holding a permit which was expired for less than 30 days may apply for a renewal of permit. Permit renewal fees must be paid in accordance with the fees established by the City Council.

(3) Requesting reissuance of a permit which has been expired for one year or more. Any permittee holding a permit which was expired for one year or more may apply for reissuance of the permit subject to compliance with current regulations and payment of full plan check and permit fees. Plans must be resubmitted for plan check. For the purpose of permit extension, renewal, and reissuance, multiple permits of the same structure such as building, foundation, retaining wall, plumbing, mechanical, and electrical permits are considered as one permit. Each separate permit with work completed entirely before suspension or abandonment is not subject to renewal or reissuance.

**105.8 Change of contractor or of ownership.** A valid permit terminates upon a change of ownership or a change of contractor regarding the building, structure or grading for which said permit was issued if the work is not complete. A new permit is required for the completion of the work. If no changes have been made to the plans and specifications last submitted to the Building Official, no charge, other than the permit issuance fee and applicable State fees, will be made for issuing a new permit under such circumstances. If, however, changes have been made to the plans and specifications last submitted to the Building Official, a permit fee based upon the proposed changes may be levied.

**105.9 Suspension or revocation.** The Building Official may, in writing, suspend or revoke a permit issued under provisions of the codes whenever the permit is issued in error or on the basis of incorrect information supplied or in violation of any ordinance or regulation or any of the provisions of the codes.

**105.10 Incomplete construction.** When a permit is revoked pursuant to 105.9, the incomplete construction for which the permit is issued constitutes a public nuisance and must be appropriately abated as determined by the Building Official.

**105.11 Placement of permit.** The building permit or copy thereof must be kept readily available on the site of the work until the completion of the project.

**105.12 Surrender of permit.** If a portion of the work or construction covered by the issued permit has not been commenced, the permittee may deliver such permit and approved documents to the Building Official with request that such permit is to be canceled. The Building Official will make note on the permit with or with like wording "Canceled at the request of the Permittee." Thereupon the permit and documents becomes null and void.

**105.13 Liens to be discharged.** A permit cannot be issued to any person or corporation under the provision of this Title in respect to any property where the cost of any building repair or abatement has been performed and a lien is recorded by the City , unless and until the amount of said lien with interest, has been paid in full.

## **SECTION 106 CONSTRUCTION DOCUMENTS**

**106.1 Submittal documents.** Construction documents, statement of special inspections, geotechnical reports and other data must be submitted in two or more sets with each permit application. The construction documents must be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the Building Official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The Building Official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design

professional if the Building Official finds that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with the codes.

**106.2 Expiration of plan review.** Reviews for which a permit is not issued within 180 days following the date of original submittal will expire, and plans and other data submitted for review may thereafter be returned to the applicant, if not stamped as approved for issuance, or may be destroyed by the Building Official.

Exception: The Building Official may authorize one or more extensions of periods not to exceed 180 days each. These extensions cannot exceed that of the related application as indicated in subsection 105.3.2.

**106.3 Information on construction documents.** Construction documents must be dimensioned and drawn upon suitable material. Electronic media documents are permitted to be submitted when approved by the Building Official. Construction documents must be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that it will conform to the provisions of the codes and relevant laws, ordinances, rules and regulations, as determined by the Building Official.

**106.3.1 Fire protection system shop drawings.** Shop drawings for the fire protection system(s) must be submitted to indicate conformance with the codes and the construction documents and must be approved before the start of system installation. Shop drawings must contain all information as required by the referenced installation standards in Chapter 9.

**106.3.2 Means of egress.** The construction documents must show in sufficient detail the location, construction, size and character of all portions of the means of egress in compliance with the provisions of the codes. In other than occupancies in Groups R-2, R-3, and I-I, the construction documents must designate the number of occupants to be accommodated on every floor, and in all rooms and spaces.

**106.3.3 Exterior wall envelope.** Construction documents for all buildings must describe the exterior wall envelope in sufficient detail to determine compliance with the codes. The construction documents must provide details of the exterior wall envelope as required, including flashing, intersections with dissimilar materials, corners, end details, control joints, intersections at roof, eaves or parapets, means of drainage, water-resistive membrane and details around openings.

The construction documents must include manufacturer's installation instructions that provide supporting documentation that the proposed penetration and opening details described in the construction documents maintain the weather resistance of the exterior wall envelope. The supporting documentation must fully describe the exterior wall system which was tested, where applicable, as well as the test procedure used.

**106.4 Site plan.** The construction documents submitted with the application for permit must be accompanied by a site plan showing to scale the size and location of new construction and existing structures on the site, distances from lot lines, the established street grades and the proposed finished grades and, as applicable, flood hazard areas, floodways, and design flood elevations; and it must be drawn in accordance with an accurate boundary line survey. In the case of demolition, the site plan must show construction to be demolished and the location and size of existing structures and construction that are to remain on the site or plot. The Building Official is authorized to waive or modify the requirement for a site plan when the application for permit is for alteration or repair or when otherwise warranted.

**106.5 Examination of documents.** The Building Official must examine or cause to be examined the accompanying construction documents and must ascertain by such examinations whether the construction indicated and described is in accordance with the requirements of the codes and other applicable law.

**106.6 Approval of construction documents.** When the Building Official issues a permit, the construction documents must be approved, in writing or by stamp, as "Reviewed for Code Compliance." One set of construction documents so reviewed must be retained by the Building Official. The other set must be returned to the applicant, must be kept at the site of work and must be open to inspection by the Building Official or a duly authorized representative.

**106.6.1 Previous approvals.** The codes cannot require changes in the construction documents, construction or designated occupancy of a structure for which a lawful permit was previously issued or otherwise lawfully authorized, and the construction of which was pursued in good faith within 30 days after the effective date of the codes, has not been abandoned or the Building Official has not determined the permit was issued under false information.

**106.6.2 Phased approval.** The Building Official is authorized to issue a permit for the construction of foundations or any other part of a building or structure before the construction documents for the whole building or structure have been submitted, provided that adequate information and detailed statements are filed complying with pertinent requirements of the codes and the MPMC. The holder of such permit for the foundation or other parts of a building or structure must proceed at the holder's own risk with the building operation and without assurance that a permit for the entire structure will be granted.

**106.7 Design professional in responsible charge.**

**106.7.1 General.** When it is required that documents be prepared by a registered design professional, the Building Official must be authorized to require the owner to engage and designate on the building permit application a registered design professional who must act as the registered design professional in responsible charge. If the circumstances require, the owner must designate a substitute registered design



professional in responsible charge who must perform the duties required of the original registered design professional in responsible charge. The Building Official must be notified in writing by the owner if the registered design professional in responsible charge is changed or is unable to continue to perform the duties.

The registered design professional in responsible charge must be responsible for reviewing and coordinating submittal documents prepared by others, including phased and deferred submittal items, for compatibility with the design of the building.

Where structural observation is required, the statement of special inspections must name the individual or firms who are to perform structural observation and describe the stages of construction at which structural observation is to occur.

**106.7.2 Deferred submittals.** For the purposes of this section, deferred submittals are defined as those portions of the design that are not submitted at the time of the application and that are to be submitted to the Building Official within a specified period.

Deferral of any submittal items must have the prior approval of the Building Official. The registered design professional in responsible charge must list the deferred submittals on the construction documents for review by the Building Official.

Documents for deferred submittal items must be submitted to the registered design professional in responsible charge who must review them and forward them to the Building Official with a notation indicating that the deferred submittal documents have been reviewed and been found to be in general conformance to the design of the building. The deferred submittal items must not be installed until the design and submittal documents have been approved by the Building Official.

**106.8 Amended construction documents.** Work must be installed in accordance with the approved construction documents, and any changes made during construction that are not in compliance with the approved construction documents must be resubmitted for approval as an amended set of construction documents,

**106.9 Number of construction documents.** One set of approved construction documents must be retained by the Building Official for a period of not less than that required by state law and the city's retention policy.

## **SECTION 107 TEMPORARY STRUCTURES AND USES**

**107.1 General.** The Building Official is authorized to issue a permit for temporary structures and temporary uses. Such permits must be limited as to time of service, but cannot be permitted for more than 90 days. The Building Official is authorized to grant extensions for demonstrated good cause.

**107.2 Conformance.** Temporary structures and uses must conform to the structural strength, fire safety, means of egress, accessibility, light, ventilation and sanitary

requirements of the codes as necessary to ensure public health, safety and general welfare,

**107.3 Temporary power.** The Building Official is authorized to give permission to temporarily supply and use power in part of an electric installation before such installation has been fully completed and the final certificate of completion has been issued. The part covered by the temporary certificate must comply with the requirements specified for temporary lighting, heat or power in the California Electrical Code.

**107.4 Termination of approval.** The Building Official is authorized to terminate such permit for a temporary structure or use and to order the temporary structure or use to be discontinued.

## **SECTION 108 FEES**

**108.1 General.** A fee as established by resolution of the City Council must be paid for each plan review when submitted and each permit at time of issuance.

**108.2 Permit fees.** A fee for each required permit must be assessed in accordance with the fee schedule adopted by City Council.

Failure to pay fees and obtain a permit before commencing work must be deemed a violation of the codes, except when a program is established by the Building Official and permit conditions are defined, or it can be proven to the satisfaction of the Building Official that an emergency existed which made it impractical to first obtain the permit. A violation must result in an assessment of an investigation fee in an amount equal to the permit fee for the work undertaken without permit. Payment of a double fee must not relieve any person from fully complying with the requirements of the codes nor from any other penalties prescribed herein.

**108.3 Plan review fees.** When a plan or other data is ready to be submitted by subsection 105.3 a plan-checking fee, in the amount as established by City Council must be paid to the Building Official at the time of submitting plans and specifications for checking. When submittal documents are incomplete or changes so as to require additional plan review or when the project involves differed submittal items an additional fee must be assessed in accordance with the fee schedule established by City Council.

**108.4 Investigation fee.** An investigation fee as established by Section 108.2 may be charged by the Building Official whenever work for which a permit is required by the codes has been commenced without first obtaining said permit. This fee must be paid and the investigation must be made before the issuance of any permit for said work. An investigation fee may be charged for any investigation of a building, structure, work reports, certification or any other related work requested by an owner or authorized agent of such owner.

**108.5 Fee Refunds.** The Building Official may authorize refunding of any fee paid hereunder which was erroneously paid or collected. The Building Official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with the codes, except that no refund will be made for less than \$100. The Building Official may authorize refunding of not more than 80 percent of the plan review fee paid when an application for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan reviewing is performed, except that no refund will be made for less than \$100. The Building Official cannot authorize refunding of any fee paid except on written application filed by the original permittee not later than 60 days after the date of fee payment.

Permit and plan check fees will be refunded in their entirety when inadvertently paid for a project outside the jurisdiction or as duplicate fees, except that no refund will be made if 60 days have elapsed from the date of payment.

**108.6 Additional plan review fees.** Where plans are incomplete or changed so as to require additional plan checking, an additional plan checking fee must be paid to the Building Official based upon the value of construction of the proposed change or redesign. In establishing said fee, no allowance for a decreased valuation is permitted due to the replacement, omission or lessening of any member or portion of the building shown in the original plans. Said fee may be waived when in the opinion of the Building Official the additional fee is not warranted. No additional fees can be charged for checking corrections required by the Building Official; except where excessive plan reviews are performed, additional fees may be levied as established by City Council.

**108.7 Change of Occupancy Investigation fee.** A fee as established by City Council resolution must be paid when an occupancy investigation inspection is required by the Building Official. Note: The occupancy investigation fees are in addition to other investigation fees and do not include the fees for the building permit, or fees for electrical, plumbing or heating and ventilating permits covering the alterations and/or repairs of the occupancy conversion.

## **SECTION 109 INSPECTIONS**

**109.1 General.** Construction or work for which a permit is required must be subject to inspection by the Building Official and such construction or work must remain accessible and exposed for inspection purposes until approved. Approval as a result of an inspection cannot be construed to approve violations of applicable law. It is the duty of the permit applicant to cause the work to remain accessible and exposed for inspection purposes. Neither the Building Official nor the jurisdiction is liable for expense entailed in the removal or replacement of any material required to allow inspection.

**109.2 Preliminary inspection.** Before issuing a permit, the Building Official is authorized to examine or cause to be examined buildings, structures and sites for which an application has been filed.

**109.3 Required inspections.** The Building Official, upon notification, must make the inspections set forth in Sections 109.3.1 through 109.3.10.

**109.3.1 Footing and foundation inspection.** Footing and foundation inspections must be made after excavations for footings are complete and any required reinforcing steel is in place. For concrete foundations, any required forms must be in place before inspection. Materials for the foundation must be on the job, except where concrete is ready mixed in accordance with ASTM C 94, the concrete need not be on the job.

**109.3.2 Concrete slab and under-floor inspection.** Concrete slab and under-floor inspections must be made after in-slab or under-floor reinforcing steel and building service equipment, conduit, piping accessories and other ancillary equipment items are in place, but before any concrete is placed or floor sheathing installed, including the subfloor.

**109.3.3 Lowest floor elevation.** In flood hazard areas, upon placement of the lowest floor, including the basement, and before further vertical construction, the elevation certification required in Section 1612.5 must be submitted to the Building Official.

**109.3.4 Frame inspection.** Framing inspections must be made after the roof deck or sheathing, all framing, fireblocking and bracing are in place and pipes, chimneys and vents to be concealed are complete and the rough electrical, plumbing, heating wires, pipes and ducts are approved,

**109.3.5 Lath and gypsum board inspection.** Lath and gypsum board inspections must be made after lathing and gypsum board, interior and exterior, is in place, but before any plastering is applied or gypsum board joints and fasteners are taped and finished.

**109.3.6 Fire-resistant penetrations.** Protection of joints and penetrations in fire-resistance-rated assemblies must not be concealed from view until inspected and approved.

**109.3.7 Energy efficiency inspections.** Inspections must be made to determine compliance with the California Energy, Green Building Standards Codes and must include, without limitation, inspections for: envelope insulation R and U-values, fenestration U-value, duct system R-value, and HVAC and water-heating equipment efficiency.

**109.3.8 Other inspections.** In addition to the inspections specified above, the Building Official is authorized to make or require other inspections of any construction work to ascertain compliance with the provisions of the codes, standards and other laws that are enforced by the jurisdiction having authority.

**109.3.9 Special inspections.** For special inspections, see Section 1704 of the California Building Code.

**109.3.10 Final inspection.** The final inspection must be made after all work required by the building permit is completed.

**109.4 Inspection agencies.** The Building Official is authorized to accept reports of approved inspection agencies, provided such agencies satisfy the requirements as to qualifications and reliability,

**109.5 Inspection requests.** It is the duty of the holder of the building permit or their duly authorized agent to notify the Building Official when work is ready for inspection. It is also the duty of the permit holder to provide access to and means for inspections of such work that are required by the codes.

**109.6 Approval required.** Work cannot be done beyond the point indicated in each successive inspection without first obtaining the approval of the Building Official. The Building Official, upon notification, must make the requested inspections and must either indicate the portion of the construction that is satisfactory as completed, or notify the permit holder or their agent wherein the same fails to comply with the codes. Any portions that do not comply must be corrected and such portion must not be covered or concealed until authorized by the Building Official.

## **SECTION 110 CERTIFICATE OF OCCUPANCY**

**110.1 Use and occupancy.** No building or structure can be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof must be made until the Building Official has issued a certificate of occupancy therefore as provided herein.

**Exception:** The Building Official cannot issue Certificate of Occupancies for remodels and additions to owner-occupied dwellings, such as single-family homes, townhomes, Co-Op or condominiums and U occupancies.

A valid certificate of occupancy cannot be construed as approval for violating any applicable law. The Building Official cannot issue a Certificate of Occupancy to the builder upon the completion of a commercial structure where there is tenant spacing. Instead, a Certificate of Occupancy is issued to a business entity that is going to occupy the building, or a portion thereof.

**110.2 Certificate issued.** After the Building Official inspects the building or structure and finds no violations of the provisions of the codes or other laws that are enforced by the department of building safety, the Building Official must issue a certificate of occupancy that contains the following:

1. The building permit number.
2. The address of the structure.

3. The name and address of the owner.
4. A description of that portion of the structure for which the certificate is issued.
5. A statement that the described portion of the structure has been inspected for compliance with the requirements of the codes for the occupancy and division of occupancy and the use for which the proposed occupancy is classified.
6. The name of the Building Official.
7. The edition of the code under which the permit was issued.
8. The use and occupancy, in accordance with the provisions of Chapter 3.
9. The type of construction as defined in Chapter 6.
10. The design occupant load.
11. If an automatic sprinkler system is provided, whether the sprinkler system is required.
12. Any special stipulations and conditions of the building permit.

**110.3 Temporary occupancy.** The Building Official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions must be occupied safely. The Building Official must set a time period during which the temporary certificate of occupancy is valid.

In the event the building is not completed and ready for final inspection in the time prescribed by the Building Official, the building must be vacated and the utilities disconnected until such time the building is completed, final inspection is completed and a Certificate of Occupancy is issued.

**110.4 Revocation.** The Building Official is authorized to, in writing, suspend or revoke a certificate of occupancy or completion issued under the provisions of the codes wherever the certificate is issued in error, or on the basis of incorrect information supplied, or where it is determined that the building or structure or portion thereof is in violation of any ordinance or regulation or any of the provisions of the codes.

## **SECTION 111 SERVICE UTILITIES**

**111.1 Connection of service utilities.** Connections from a utility, source of energy, fuel or power to any building or system that is regulated by the codes for which a permit is required, must not be established until released by the Building Official.

**111.2 Temporary connection.** The Building Official has authority to authorize the temporary connection of the building or system to the utility source of energy, fuel or power.

Temporary connections may be terminated by the Building Official in the event the permit for such work expires, temporary occupancy is terminated, or it is determined by the Building Official that conditions associated with the connected utility are not met.

**111.3 Authority to disconnect service utilities.** The Building Official may authorize disconnection of utility service to the building, structure or system regulated by the codes and the codes referenced in case of emergency where necessary to eliminate an immediate hazard to life or property. The Building Official must notify the serving utility, and wherever possible the owner and occupant of the building, structure or service system of the decision to disconnect before taking such action. If not notified before disconnecting, the owner or occupant of the building, structure or service system must be notified in writing, as soon as practical thereafter.

## **SECTION 112 BOARD OF APPEALS**

**112.1 General.** In order to hear and decide appeals of orders, decisions or determinations made by the Building Official relative to the application and interpretation of this code, there must be and is hereby created a board of appeals. The board of appeals must be appointed by the City Council and holds office at its pleasure. The board may adopt rules of procedure for conducting its business.

**112.2 Limitations on authority.** The Board of Appeals does not have authority relative to interpretation of the administrative provisions of the codes nor is the Board empowered to waive requirements of the codes. The application for appeal must be based on a claim that the true intent of the codes or the rules legally adopted thereunder have been incorrectly interpreted where the provision of the codes do not fully apply, or where an equally good or better form of construction is proposed.

**112.3 Qualifications.** The board of appeals must consist of members who are qualified by experience and training to pass on matters pertaining to building construction and are not employees of the jurisdiction.

**112.4 Applications, fees and findings.** Any person appealing the decision of the Building Official must file with the Building Official a written application accompanied by a filing fee in accordance with the fee schedule adopted by City Council resolution at any time not more than 20 calendar days after the decision of the Building Official.

The application must set forth and include any information as the Building Official may require.

Upon the filing of a verified application, the Building Official must transmit said application forthwith to the Board of Appeals, and such board must investigate,

examine, review, hear testimony, from and on behalf of the applicant, and must render findings and decisions on the matter in writing to the applicant with a duplicate copy to the Building Official within 20 days after the conclusion of its proceedings, the Building Official must make all findings and decisions available to the public without fees.

## **SECTION 113 VIOLATIONS AND PENALTIES**

**113.1 General.** Violation of the codes constitutes a misdemeanor. In addition, such violation constitutes a public nuisance that may be abated in accordance with applicable law.

**113.2 Notice of violation.** The Building Official is authorized to serve a notice of violation or order on the person responsible for the erection, construction, alteration, extension, repair, moving, removal, demolition or occupancy of a building or structure in violation of the provisions of the codes, or in violation of a permit or certificate issued under the provisions of the codes. Such order must direct the discontinuance of the illegal action or condition and the abatement of the violation.

## **SECTION 114 STOP WORK ORDER**

**114.1 Authority.** Whenever the Building Official finds any work regulated by the codes being performed in a manner either contrary to the provisions of the codes or dangerous or unsafe, the Building Official is authorized to issue a stop work order.

**114.2 Issuance.** The stop work order must be in writing and must be given to the owner of the property involved, or to the owner's agent, or to the person doing the work. Upon issuance of a stop work order, the cited work must immediately cease. The stop work order must state the reason for the order, and the conditions under which the cited work will be permitted to resume.

**114.3 Unlawful continuance.** Any person who must continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, must be subject to penalties as prescribed by law.

## **SECTION 115 UNSAFE STRUCTURES AND BUILDINGS**

**115.1 General.** All buildings or structures which are structurally unsafe or not provided with adequate egress, or which constitute a fire hazard, or are otherwise dangerous to human life, or which in relation to existing use constitute a hazard to safety or health or public welfare, by reason of inadequate maintenance, dilapidation, obsolescence, fire hazard, disaster damage, or abandonment, as specified in this Code or in any other effective ordinance or statute, are, for the purpose of this section, unsafe buildings and constitute an unsafe condition. All such unsafe buildings or conditions are public nuisances and must be abated by repair, rehabilitation, improvement, removal, or



demolition, in whole or part. A vacant building or structure that is not secure against entry must be deemed unsafe.”

SECTION 4: A new Chapter 16.05 is added to the MPMC to read as follows:

**“Chapter 16.05 BUILDING CODE**

16.05.010 Documents--Adopted by reference.

16.05.020 Chapter 1—Administrative provisions.

16.05.030 Section 312.1 amended—Swimming pools, U occupancy.

16.05.040 Sections 504.2, 506.3, 506.4.1 and 506.5 amended—Heights and areas.

16.05.050 Sections 705.2.3 amended – Combustible eave projections.

16.05.060 Section 717.3.2 amended—Draftstopping

16.05.070 Section 717.3.3 amended--Draftstopping.

16.05.080 Section 717.4.3 amended--Draftstopping.

16.05.090 Section 901.1.1 added—Owner responsibility.

16.05.100 Section 901.4.5 added—Non-operational equipment.

16.05.110 Section 903 amended—Automatic sprinkler systems.

16.05.120 Section 905.3.11 added—Standpipes in residential complexes.

16.05.130 Section 907.1.6 added—Multiple fire alarm and detection systems.

16.05.140 Section 907.2 amended—Fire alarm systems in new buildings and structures.

16.05.150 Table 1505.1 amended—Roof coverings.

16.05.160 Section 1505.1.3 amended—Roof coverings.

16.05.170 Section 1705.3 amended—Special inspections.

16.05.180 Section 1710.1 amended—Structural observation.

16.05.190 Section 1710.2 amended—Structural observation.

16.05.200 Section 1807.1.6 amended—Concrete and masonry foundations.

16.05.210 Section 1809.7 and Table 1809.7 amended—Conventional footings.

16.05.220 Section 1908.1.8 amended—Plain concrete limitations.

16.05.230 Section 1909.4 amended—Plain concrete design.

16.05.240 Section 3109.1 amended—Public bodies of water exemption.

16.05.250 Section 3109.4.1.10 added—Prohibited activity.

16.05.260 Section 3109.4.4.1 amended—Private pool definition.

16.05.270 Section 109.4.4.2 amended—Pool enclosures.

16.05.280 Section 3109.6 added—Pool lighting restriction.

16.05.290 Section Appendix I, Section 1101.1 amended—Patio enclosures.

**16.05.010 Documents--Adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Building Code ("CBC"), 2013 Edition, as published in Title 24, Parts 2 and 2.5, of the California Code of Regulations.

**Sec. 16.05.020. Chapter 1, Division II Scope and Administration amended.**

The text within Chapter 1 Division II is deleted and replaced with the following:

**Division II  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16.05.030. Section 312.1 amended.**

Section 312.1 is amended to add "swimming pools" to the list of Group U occupancies such that the section reads as follows:

**312.1 General.** Buildings and structures of an accessory character and miscellaneous structures not classified in any specific occupancy will be constructed, equipped and maintained to conform to the requirements of the Codes commensurate with the fire and life hazard incidental to their occupancy. Group U will include, but not be limited to, the following:

Agricultural buildings  
Aircraft hangars, accessory to a one-or two-family residence (see Section 412.3)  
Barns  
Carports  
Fences more than 6 feet (1,829 mm) high  
Grain silos, accessory to a residential occupancy  
Greenhouses  
Livestock shelters  
Private garages  
Retaining walls  
Sheds  
Stables  
Tanks  
Towers  
Swimming pools

**Sec. 16.05.040. Sections 504.2, 506.3 506.4.1 and 506.5 amended.**

Sections 504.2, 506.3 and 506.4.1 are deleted in their entirety and replaced to read as follows:

504.2 Automatic sprinkler system increase. Where a building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the value specified in Table 503 for maximum height is increased by 20 feet (6,096 mm) and the maximum number of stories is increased by one. These increases are permitted in addition to the area increase in accordance with Section 506.2.

Exceptions:

1. Fire areas with an occupancy in Group I-2 of Type IIB, III, IV and V construction.
2. Fire areas with an occupancy in Group H-1, H-2, H-3 or H-5.
3. Fire resistance rating substitution in accordance with Table 601, Note e.
4. [SFM] Fire areas with an occupancy in Group L.
5. [SFM] Fire areas with an occupancy in Licensed Group I-1 and R-4.

These increases are not permitted in addition to the area increase in accordance with 506.3.

For Group R-2 buildings of Type VA construction equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the value specified in Table 503 for maximum height is increased by 20 feet (6,096 mm) and the maximum number of stories is increased by one, but must not exceed 60 feet (18,288 mm) or four stories, respectively, these increases are permitted in addition to the area increase in accordance with Section 506.3.

**506.3 Automatic sprinkler system increase.** Where a building is equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, the area limitation in Table 503 is permitted to be increased by an additional 200 percent ( $I_s = 2$ ) for buildings with more than one story above grade plane and an additional 300 percent ( $I_s = 3$ ) for buildings with no more than one story above grade plane.

**Exception:** The area limitation increases must not be permitted for the following conditions:

1. The automatic sprinkler system increase must not apply to buildings with an occupancy in Use Group H-1.
2. The automatic sprinkler system increase must not apply to the floor area of an occupancy in use Group H-2 or H-3. For mixed use buildings containing such occupancies, the allowable area must be calculated in accordance with Section 508.3.3.2, with the sprinkler increase applicable only to the portions of the building not classified as Use Group H-2 or H-3.
3. Fire-resistance rating substitution in accordance with Table 601, note e.
4. [SFM] The automatic sprinkler system increase must not apply to Group L occupancies.

These increases are not permitted in addition to the area increase in accordance with 504.2.

For Group R-2 buildings of Type VA construction equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, these increases are permitted in addition to the height increase in accordance with Section 504.2.

**506.4.1 Area determination.** The maximum area of a building with more than one story above grade plane must be determined by multiplying the allowable area of the first story ( $A_a$ ), as determined in Section 506.1, by the number of stories above grade plane as listed below:

1. For buildings with two or more stories above plane, multiply by (2);
2. No story must exceed the allowable area per story ( $A_a$ ), as determined in Section 506.1, for the occupancies on the story.

**Exception:** Unlimited area buildings in accordance with Section 507.

**506.5 Mixed occupancy area determination.** In buildings with mixed occupancies, the allowable area per story ( $A_a$ ) must be based on the most restrictive provisions for each occupancy when the mixed occupancies are treated according to Section 508.3.2. When the occupancies are treated according to Section 508.3.3 as separated occupancies, the maximum total building area must be such that the sum of the ratios for each such area on all floors as calculated according to Section 508.3.3.2 must comply with the following:

1. The sum must not exceed 2 for two-story buildings or higher.

**Sec. 16.05.050. Sections 717.3.2 amended.**

Section 705.2.3 amended by adding an exception to read as follows:

Type VB construction must be allowed for combustible projections for additions to existing R-3 occupancies not located in an area defined as a VHFHSZ provided the fire separation distance is greater than or equal to 2 feet and the floor area of the addition does not exceed 50 percent of the existing floor area of the R-3 occupancy.

**Sec. 16.05.060. Sections 717.3.2 amended.**

Section 717.3.2 is amended by deletion of Exceptions 1 and 2.

**Sec. 16.05.070. Sections 717.3.3 amended.**

Section 717.3.3 is amended by deletion of Exceptions 1 and 2, add a new exception to read as follows:

Exception: Where an automatic sprinkler system in accordance with Section 903.3.1.1 is installed, the area between draft stops may be 3,000 square feet (279 m<sup>2</sup>) and the greatest horizontal dimension may be 100 feet (30,480 mm).

**Sec. 16.05.080. Sections 717.4.3 amended.**

Section 717.4.3 is amended by deletion of Exceptions 1 and 2. Add a new exception to read as follows:

Exception: Where an automatic sprinkler system in accordance with Section 903.3.1.1 is installed, the area between draft stops may be 9,000 square feet (836 m<sup>2</sup>) and the greatest horizontal dimension may be 100 feet (30,480 mm).

**Sec. 16.05.090. Section 901.1.1 added.**

Section 901.1.1 is added to the California Building Code to read as follows:

**901.1.1 Owner Responsibility.** The owner of the protected premises will be responsible for all fire protection systems within the protected premises, whether existing or installed under the Codes.

**Section 16.05.100. Section 901.4.5 added.**

Section 901.4.5 is added to the California Building Code to read as follows:

**901.4.5 Non-operational equipment.** Any fire protection equipment that is no longer in service must be removed upon approval of the fire Code official.

**Section 16.05.110. Section 903 amended with additions, deletions and revisions.**

Section 903 of the California Building Code is added, amended and/or deleted as follows:

Amend Section 903.1 to read:

**903.1 General.** Automatic sprinkler systems must comply with this section.

Add new Section 903.1.1 to read:

**903.1.1 Alternative protection.** Alternative automatic fire-extinguishing systems complying with Section 904 will be permitted in lieu of automatic sprinkler protection where recognized by the applicable standard and approved by the fire code official.

Amend Section 903.1.4 to read:

**903.1.4 Partial Automatic Fire Suppression Systems Prohibited.**

Whenever an automatic fire suppression system is installed for any portion of any building or structure, an automatic fire suppression system must be installed for the entire building or structure.

Amend Section 903.2 in its entirety to read:

**903.2 Where required.** An approved automatic sprinkler systems must be installed in all new and existing buildings and structures as set forth in this section.

Exceptions:

1. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunication equipment, associated electrical power distribution equipment, batteries and standby engines, provided those spaces or areas are equipped throughout with an automatic fire alarm system and are separated from the remainder of the building by fire barriers consisting of not less than one-hour fire resistance-rated walls and two-hour fire-resistance-rated floor/ceiling assemblies.
2. Automatic fire sprinkler protection for fixed guideway transit systems must be as per 903.2.17

**903.2.1 New Occupancies.** An automatic sprinkler system will be installed in all new occupancies as follows:

1. Throughout all buildings or structures exceeding 6,000 square feet in total fire area except open parking garages, classified as Group S-2 occupancies.
2. Throughout all buildings or structures with an assembly area exceeding 2,250 square feet, except Group A-5 occupancies.

3. Throughout all buildings or structures, three or more stories in height regardless of occupancy classification.
4. For new residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 4.1 When there will be more than one residential unit on a lot.
  - 4.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 4.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 4.4 When there is inadequate fire flow.

**903.2.1.1 Group A.** An automatic sprinkler system must be provided throughout buildings and portions thereof used as Group A occupancies as provided in this section. For Group A-1, A-2, A-3 and A-4 occupancies, the automatic sprinkler system must be provided throughout the floor area where the Group A-1, A-2, A-3 or A-4 occupancy is located, and in all floors from the Group A occupancy to, and including, the nearest level of exit discharge serving the Group A occupancy. For Group A-5 occupancies, the automatic sprinkler system must be provided in the spaces indicated in Section 903.2.1.1.5.

**903.2.1.1.1 Group A-1.** An automatic sprinkler system must be provided for Group A-1 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more;
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies; or
4. The fire area contains a multi-theater complex.

**903.2.1.1.2 Group A-2.** An automatic sprinkler system must be provided for Group A-2 occupancies where one of the following conditions exists:

1. The fire area exceeds 2,250 square feet.
2. The fire area has an occupant load of 100 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.3 Group A-3.** An automatic sprinkler system must be provided for Group A-3 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.4 Group A-4.** An automatic sprinkler system must be provided for Group A-4 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or

3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.5 Group A-5.** An automatic sprinkler system must be provided for Group A-5 occupancies in the following areas: concession stands, retail areas, press boxes and other accessory use areas in excess of 1,000 square feet.

**903.2.1.2 Group B ambulatory health care facilities.** An automatic sprinkler system must be installed throughout all fire areas containing a Group B ambulatory health care facility occupancy when either of the following conditions exists at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients who are incapable of self-preservation are located at other than the level of exit discharge serving such an occupancy.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in exempt amounts are used or stored.
4. Throughout any Group E structure greater than 20,000 square feet in area, which contains more than one fire area, and which is separated into two or more buildings by fire walls of less than four-hour fire resistance rating without openings.

**903.2.1.3 Group E.** Except as provided for in Section 903.2.1.3.1 for a new public school campus, an automatic sprinkler system must be provided for Group E occupancies as follows:

1. Throughout all Group E fire areas greater than 6,000 square feet in fire area or with an occupant load of one hundred (100) persons or more.
2. Throughout every portion of educational buildings below the lowest level of exit discharge serving that portion of the building.  
**Exception:** An automatic sprinkler system is not required in any area below the lowest level of exit discharge serving that area where every classroom throughout the building has at least one exterior exit door at ground level.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in quantities not exceeding the maximum allowable quantity are used or stored.

#### **903.2.1.3.1 Public schools—automatic sprinkler system requirements.**

**903.2.1.3.1.1 New public school campus.** An approved automatic sprinkler system must be provided in all buildings of a new public school campus as defined in Section 202 regardless of occupancy classification.

**Exceptions:**

1. Exempted portable buildings.
2. Ticket booths and athletic field storage buildings that are less than 500 square feet in floor area and located a minimum of 100 feet from all other buildings.
3. Shade or lunch shelters that are incapable of trapping heat, smoke or other by-products of combustion and located a minimum of 20 feet from all other



buildings.

4. Shade or lunch shelters that are constructed of noncombustible materials and located a minimum of 20 feet from all other buildings.

**903.2.1.3.1.1.1** Sprinklers must be installed in spaces where the ceiling creates a "ceiling-plenum" or space above the ceiling is utilized for environmental air

**903.2.1.3.1.2 Permanent portable buildings.** A portable building that is used to serve or house students and is certified, as a permanent building on a new public school campus by the public school administration must comply with the requirements of Section 903.2.3.1.1.

**903.2.1.3.1.3 Fire-resistive substitution for new campus.** A new public school campus as defined in Section 202 must be entitled to include in the design and construction documents all of the applicable fire-resistive construction substitutions as permitted by this code.

**903.2.1.4 Group F-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group F-1 occupancy where one of the following conditions exists:

1. A Group F-1 fire area exceeds 6,000 square feet.
2. A Group F-1 fire area is located more than three stories above grade plane.

**903.2.1.4.1 Woodworking operations.** An automatic sprinkler system must be provided throughout all Group F-1 occupancy fire areas that contain woodworking operations in excess of 2,500 square feet in area which generate finely divided combustible waste or use finely divided combustible materials. [SFMJ A fire wall of less than four-hour fire-resistance rating, or any fire wall with openings, must not be used to establish separate fire areas without openings.

**903.2.1.5 Group H.** Automatic sprinkler systems must be provided in high-hazard occupancies as required in Sections 903.2.5.1 through 903.2.5.3.

**903.2.1.5.1 General.** An automatic sprinkler system must be installed in Group H occupancies.

**903.2.1.5.2 Group H-5.** An automatic sprinkler system must be installed throughout buildings containing Group H-5 occupancies. The design of the sprinkler system must not be less than that required by this code for the occupancy hazard classifications in accordance with Table 903.2.1.5.2. Where the design area of the sprinkler system consists of a corridor protected by one row of sprinklers, the maximum number of sprinklers required to be calculated is 13.

**[F] TABLE 903.2.1.5.2  
GROUP H-5 SPRINKLER DESIGN CRITERIA**

| LOCATION              | OCCUPANCY HAZARD CLASSIFICATION |
|-----------------------|---------------------------------|
| Fabrication areas     | Ordinary Hazard Group 2         |
| Service corridors     | Ordinary Hazard Group 2         |
| Storage rooms without | Ordinary Hazard Group 2         |
| Storage rooms with    | Extra Hazard Group 2            |
| Corridors             | Ordinary Hazard Group 2         |

**903.2.1.5.3 Pyroxylin plastics.** An automatic sprinkler system must be provided in buildings, or portions thereof, where cellulose nitrate film or pyroxylin plastics are manufactured, stored or handled in quantities exceeding 100 pounds.

**903.2.1.5.4 Group H occupancies located above the 10th story.** The fire sprinkler system must be designed and zoned to provide separate indication upon water flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.6 Group I.** An automatic sprinkler system must be provided throughout buildings with a Group I fire area.

**Exceptions:**

Those areas exempted by Section 407.5 of the California Building Code.

Pursuant to Health and Safety Code § 13113 (d), Group I-2 occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972.

**903.2.1.6.1 Group I-2.** In an existing, unsprinklered Group 1-2, nurses' station open to fire-resistive exit access corridors must be protected by an automatic sprinkler system located directly above the nurses' station. It must be permitted to connect the automatic sprinkler system to the domestic water service.

**903.2.1.6.2 Group I-3.** Every building or portion thereof where inmates are restrained must be protected by an automatic sprinkler system conforming to NFPA 13. The main sprinkler control valve or valves and all other control valves in the system must be locked in the open position and electrically supervised so that at least an audible and visual alarm will sound at a constantly attended location when valves are closed. The sprinkler branch piping serving cells may be embedded in the concrete construction.

**Exception:** Sprinklers are not required in cells housing two or fewer inmates and the building must be considered sprinklered throughout when all the following criteria are met:

1. Automatic fire sprinklers must be mounted outside the cell a minimum of 6 feet on center and 12 inches from the wall with quick response sprinkler heads. Where spacing permits, the head must be centered over the cell door opening.
2. The maximum amount of combustibles, excluding linen and clothing, must be maintained at three pounds per inmate.
3. For local detention facilities, each individual housing cell must be provided with a two-way inmate or sound-actuated audio monitoring system for communication directly to the control station serving the cell(s).

4. The provisions of the exception in Section 804.4.2 must not apply.

**903.2.1.7 Group M.** An automatic sprinkler system must be provided throughout buildings containing a Group M occupancy where one of the following conditions exists:

1. A Group M fire area exceeds 6,000 square feet.
2. A Group M fire area is located more than three stories above grade plane.
3. A Group M occupancy is used for the display and sale of upholstered furniture.
4. A Group M occupancy used for the display and sale of upholstered furniture or mattresses exceeds 3,000 square feet.
5. The structure exceeds 12,000 square feet contains more than one fire area containing a Group M occupancy, and is separated into two or more buildings by fire walls of not less than a 4-hour fire-resistance rating.

**903.2.1.7.1 High-piled storage.** An automatic sprinkler system must be provided in accordance with the California Fire Code in all buildings of Group M where storage of merchandise is in high-piled or rack storage arrays.

**903.2.1.8 Group R.** An automatic sprinkler system installed in accordance with Section 903.3 must be provided throughout all buildings with a Group R fire area.

Exceptions:

Existing Group R-3 occupancies converted to Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor and not housing clients above the second floor.

Existing Group R-3 occupancies converted to Group R-3.1 occupancies housing only one bedridden client and complying with Section 425.8.3.3.

Pursuant to Health and Safety Code Section 13113 occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

Pursuant to Health and Safety Code Section 13143.6 occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

When not used in accordance with Section 504.2 or 506.3 an automatic sprinkler system installed in accordance with Section 903.3.1.2 must be allowed in Group R-2.1 occupancies.

An automatic sprinkler system designed in accordance with Section 903.3.1.3 must not be utilized in Group R-2.1 or R-4 occupancies.

**903.2.1.9 Group S-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group S-1 occupancy where one of the following conditions exists:

1. A Group S-1 fire area exceeds 6,000 square feet.
2. A Group S-1 fire area is located more than three stories above grade plane.
3. A Group S-1 fire area used for the storage of commercial trucks or buses where the fire area exceeds 3,000 square feet.

4. A Group S-I occupancy used for the storage of upholstered furniture or mattresses exceeds 2,500 square feet.

**903.2.1.9.1 Repair garages.** An automatic sprinkler system must be provided throughout all buildings used as repair garages in accordance with Section 406, as shown:

1. Buildings two or more stories above grade plane, including basements, with a fire area containing a repair garage exceeding 6,000 square feet.
2. Buildings no more than one story above grade plane, with a fire area containing a repair garage exceeding 6,000 square feet.
3. Buildings with repair garages servicing vehicles parked in basements.
4. A Group S-1 fire area used for the repair of commercial trucks or buses where the fire area exceeds 3,000 square feet.

**903.2.1.9.2 Bulk storage of tires.** Buildings and structures where the area for the storage of tires exceeds 20,000 cubic feet must be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

**903.2.1.10 Group S-2 enclosed parking garages.** An automatic sprinkler system must be provided throughout buildings classified as enclosed parking garages in accordance with Section 406.4 as follows:

1. Where the fire area of the enclosed parking garage exceeds 6,000 square feet.
2. Where the enclosed parking garage is located beneath other groups.

**903.2.1.10.1 Commercial parking garages.** An automatic sprinkler system must be provided throughout buildings used for storage of commercial trucks or buses where the fire area exceeds 5,000 square feet.

**903.2.1.11 Specific building areas and hazards.** In all occupancies an automatic sprinkler system must be installed for building design or hazards in the locations set forth in Sections 903.2.1.11.1 through 903.2.1.11.6.

**903.2.1.11.1 Stories without openings.** An automatic sprinkler system must be installed throughout all stories, including basements, of all buildings where the floor area exceeds 1,500 square feet and where there is not provided at least one of the following types of exterior wall openings:

Openings below grade that lead directly to ground level by an exterior stairway complying with Section 1009 or an outside ramp complying with Section 1010.

Openings must be located in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

Openings entirely above the adjoining ground level totaling at least 20 square feet in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

**903.2.1.11.1.1 Opening dimensions and access.** Openings must have a minimum dimension of not less than 30 inches. Such openings must be accessible to the fire department from the exterior and must not be obstructed in a manner that fire fighting or rescue cannot be accomplished from the exterior.

**903.2.1.11.1.2 Openings on one side only.** Where openings in a story are provided on only one side and the opposite wall of such story is more than 75 feet from such openings, the story must be equipped throughout with an approved automatic sprinkler system, or openings as specified above must be provided on at least two sides of the story.

**903.2.1.11.1.3 Basements.** Where any portion of a basement is located more than 75 feet (22 860 mm) from openings required by Section 903.2.11.1, the basement must be equipped throughout with an approved automatic sprinkler system.

**903.2.1.11.2 Rubbish and linen chutes.** An automatic sprinkler system must be installed at the top of rubbish and linen chutes and in their terminal rooms. Chutes extending through three or more floors must have additional sprinkler heads installed within such chutes at alternate floors. Chute sprinklers must be accessible for servicing.

**903.2.1.11.3 Buildings 55 feet or more in height.** An automatic sprinkler system must be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet or more above the lowest level of fire department vehicle access.

**Exceptions:**

1. Airport control towers.
2. Open parking structures.

**903.2.1.11.4 Ducts conveying hazardous exhausts.** Where required by the California Mechanical Code, automatic sprinklers must be provided in ducts conveying hazardous exhaust, or flammable or combustible materials.

**Exception:** Ducts in which the largest cross-sectional diameter of the duct is less than 10 inches.

**903.2.1.11.5 Commercial cooking operations.** An automatic sprinkler system must be installed in commercial kitchen exhaust hood and duct system where an automatic sprinkler system is used to comply with Section 904.

**903.2.1.11.6 Other required suppression systems.** In addition to the requirements of Section 903.2, the provisions indicated in Table 903.2.1.11.6 also require the installation of a fire suppression system for certain buildings and areas.

[F] TABLE 903.2.1.11.6  
ADDITIONAL REQUIRED SUPPRESSION SYSTEMS  
(Table Unchanged)

**903.2.1.12 During construction.** Automatic sprinkler systems required during construction, alteration and demolition operations must be provided in accordance with Chapter 14 of the California Fire Code.

**903.2.1.13 Reserved.**

**903.2.1.14 Motion picture and television production studio sound stages, approved production facilities and production locations.**

**903.2.1.14.1 Existing sound stages and approved production facilities.** All existing sound stages and approved production facilities equipped with an automatic fire sprinkler system must be maintained in accordance with the provisions of California Fire Code Chapter 9.

**903.2.1.14.2 New sound stages.** All new sound stages must be equipped with an approved automatic fire sprinkler system. The system must be installed in accordance with the provisions of the California Fire Code Chapter 9 and must meet the minimum design requirements of an Extra Hazard, Group 2 system.

**903.2.1.15 Automatic sprinkler system - existing high-rise buildings.** See Section 3414.27.

**903.2.1.15.1 Existing Group R-1 and R-2 high-rise buildings fire-extinguishing systems.** See Section 3413.13.3.3.

**903.2.1.16 Group L occupancies.** An automatic sprinkler system must be installed throughout buildings housing Group L occupancies. Sprinkler system design for research laboratories and similar areas of a Group L occupancy must not be less than that required for Ordinary Hazard Group 2 with a design area of not less than 3,000 square feet.

In mixed occupancies, portions of floors or buildings not classified as Group L occupancies must be provided with sprinkler protection designed of not less than that required for Ordinary Hazard Group 1 with a design area of not less than 3,000 square feet.

**903.2.1.16.1 Group L occupancies located above the 10th story.** The automatic sprinkler system must be designed and zoned to provide separate indication upon water-flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.17 Fixed guideway transit systems.**

**903.2.1.17.1 Automatic sprinkler system.** An automatic sprinkler system must be installed in all stations offixed guideway transit systems.

**Exceptions:**

1. Guideways when the closest sprinkler heads to the guideway are within 3 feet of the edge, over the platform, and spaced 6 feet on center parallel to the guideway

2. Station agent booths not exceeding 150 square feet in area, when provided with an approved smoke detector connected to the building fire alarm system
3. Power substations
4. Machinery rooms, electrical rooms and train control rooms protected by an approved automatic fixed fire-extinguishing system
5. Open stations
6. Station platform areas open to three or more sides

**903.2.1.17.2 Station guideway deluge system.** Underground stations and stations in open cuts with walls 5 feet above the top of the running rail and with a raised platform must be provided with an under-vehicle guideway manually activated deluge sprinkler system. In open cut stations, such system must be provided in guideways which are situated between a raised platform edge and a retaining wall.

**903.2.1.17.2.1** Systems must be provided along the entire length of track at each station platform.

**903.2.1.17.2.2** Deluge nozzles with caps must be located in the approximate center of track with spacing designed to completely wet the undersides of the vehicle at the applied density.

**903.2.1.17.2.3** System density must be a minimum of 0.19 gallon per minute (gpm) per square foot for the design area. When more than one zone is provided, two adjacent zones are required to be considered operating for calculating purposes.

**903.2.1.17.2.4** Deluge systems must be directly connected to a water supply capable of supplying the required flow rate for a minimum 30-minute duration.

**903.2.1.17.2.5** Controls or manually operable valves must be in a location acceptable to the Fire Code Official. All deluge systems must be monitored by the station fire alarm system.

**903.2.1.17.2.6** Each valve must be monitored by a separate circuit. The alarm panel must be located in an area normally occupied by station personnel or signals must be transmitted to the operations control center (OCC).

**903.2.1.18 Group U private garages and carports accessory to Group R-3 occupancies.**

Carports with habitable space above and attached garages, accessory to Group R-3 occupancies, must be protected by residential fire sprinklers in accordance with this section. Residential fire sprinklers must be connected to, and installed in accordance with, an automatic residential fire sprinkler system that complies with Section R313 of the California Residential Code or with NFPA 13D. Fire sprinklers must be residential sprinklers or quick-response sprinklers, designed to provide a minimum density of 0.05 gpm/ft<sup>2</sup> over the area of the garage and/or carport, but not to exceed two sprinklers for

hydraulic calculation purposes. Garage doors must not be considered obstructions with respect to sprinkler placement.

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic residential fire sprinkler system installed in accordance with this section.

**903.2.2 Existing Occupancies.** An automatic sprinkler system will be installed in existing occupancies as follows:

1. Throughout all existing buildings and new sections of any existing buildings and structures whenever total additional floor area results in an increase of 1,000 square feet in the floor area; including mezzanines or additional stories, regardless of the type of construction, type of occupancy or area.
2. Upon the occurrence of any of the following conditions:
  - 2.1. Addition(s) to any building or structure creating a total area exceeding the areas set forth in this code.
  - 2.2. Addition(s) to any building or structure causing a building to become three or more stories in height.
  - 2.3. Alteration(s) or repair(s) to any existing building or structure, exceeding fifty percent (50%) of the value of the building or fifty percent (50%) of the existing floor area within any twelve (12) month period, when the total building area is in excess of the areas set forth in this code.
  - 2.4 Throughout existing and new sections of any building for which there is an occupancy classification change to a more hazardous use, or use increases the fire hazard to the building, structure or life safety of the occupants, as determined by the Fire Code Official.
  - 2.5 When an addition, alternation or repair is equal to 1,000 square feet in fire area or more, or exceeds fifty percent (50%) of the area of the building within any twelve month period, the entire building will be provided with an approved automatic sprinkler system.
  - 2.5 Throughout any existing Group R Division 2 occupancy being subdivided to condominium units.
  - 2.6 Owners of buildings which have received final map approval for condominium conversion from the City Council that are not fire sprinklered throughout, and in which rental units have not been sold as condominium units, will cause such buildings to be provided with a complete automatic fire sprinkler system throughout before sale of the first condominium unit. The system design, installation, and permits will be in accordance with the applicable standards and provision of this code for new buildings.
3. For existing residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 3.1 When there will be more than one residential unit on a lot.
  - 3.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 3.3 When the side or rear yard access is hindered by terrain or barrier such as



without limitation a building on a steep hillside.  
3.4 When there is inadequate fire flow.

For the purpose of applying this subsection, additions must be cumulative with each application for a building permit within the previous five years.

Subsection 903.2.2 must not apply to attached additions to unsprinklered Group R, Division 3, Group R-3.1 and Group R-4 occupancies.

Amend Section 903.3 to read as follows:

**903.3. Installation requirements.** Automatic sprinkler systems will be designated and installed in accordance with Sections 903.3.1 through 903.3.7.

Add Section 903.3.1.1.2 to read as follows:

**903.3.1.1.2. Detailed requirements.** In other than residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with the NFPA 13, 2010 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. In buildings three or more stories in height and with a common stairway, separate control valve(s) capable of independently controlling the fire sprinkler system on each floor and each basement level will be provided and installed in the stairway.
2. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.

Amend Section 903.3.1.2 to read as follows:

**903.3.1.2. NFPA 13R sprinkler systems.** Where allowed in buildings of Group R, up to and including two stories in height, automatic sprinkler systems will be installed throughout in accordance with NFPA 13R, 2013 Edition.

Amend Section 903.3.1.2.1 to read as follows:

**903.3.1.2.1. Balconies and decks.** Sprinkler protection will be provided for exterior balconies, decks and ground floor patios of dwelling units where the building is of Type V construction. Sidewall sprinklers that are used to protect such areas will be permitted to be located such that their deflectors are within 1 inch to 6 inches below the structural members and a maximum distance of 14 inches below the deck of the exterior balconies and docks that are constructed of open wood joist construction.

Add new Section 903.3.1.2.2 to read as follows:

**903.3.1.2.2. Detailed requirements.** In residential buildings that are not over two

stories in height, automatic sprinkler systems will be designed and installed in accordance with NFPA 13R, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.
2. All fire areas will be sprinklered including attached carports, garages, corridors, penthouse equipment rooms, elevator machine rooms, storage rooms, covered driveways and usable space underneath stairways.
3. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, will be installed above the mechanical unit.

Amend Section 903.3.1.3 to read as follows:

**903.3.1.3. NFPA 13D sprinkler systems.** Where allowed, automatic sprinkler systems will be installed in one- and two-family dwellings will be installed throughout in accordance with NFPA 13D.

Add new Section 903.3.1.3.1 to read as follows:

**903.3.1.3.1. Detailed requirements.** Automatic sprinkler system protection for one and two-family dwellings will be designed and installed in accordance with NFPA 13D, 2013 Edition with the conditions, restrictions and modifications as set forth in the following subsections:

1. A common water supply connection serving one or more dwelling units, 5 gallons per minute, per unit will be added to the sprinkler system demand to determine the size of common piping, the total water supply requirements, and the size of the water meter.
2. Sprinklers connected to a water supply upstream of the domestic shutoff valve must be provided with a main shutoff valve to control both the fire sprinkler and the domestic systems. The fire sprinkler system piping cannot have a separate control valve.
3. Local water flow alarms must be provided on all sprinkler systems. The alarm must be of sufficient intensity to be clearly audible in all rooms over background noise levels with all intervening doors closed.
4. Sprinklers must be required in all attached garages and detached garages that are 1,000 square feet or more. Sprinklers located in garages must be listed residential sprinklers or quick response sprinklers having the same orifice size as the sprinklers in the dwelling unit.
5. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, must be installed above the mechanical unit.
6. A ten percent (10%) safety factor from static pressure must be included in the

hydraulic calculations.

7. All overhead piping must be hydrostatically tested for leakage at 150 psi for two hours and inspected before drywall or insulation installation.

Amend Section 903.3.2 to read as follows:

**903.3.2. Quick-response and residential sprinklers.** Where automatic sprinkler systems are required by the Codes, quick-response and residential automatic sprinklers must be installed in the following areas in accordance with Section 903.3.1 and their listings.

Amend Section 903.3.5 to read as follows:

**903.3.5 Water Supplies.** Water supplies for automatic sprinkler systems must comply with this section and the standards referenced in section 903.3.1. The potable water supply must be protected against backflow in accordance with the Health and Safety Code. Hydraulic calculations will include a ten percent (10%) reduction from the source.

Amend Section 903.3.5.1.2 to read as follows:

**903.3.5.1.2. Residential combination services.** A single combination water supply must be allowed provided that the domestic demand is added to the sprinkler demand as required by NFPA 13R.

Amend Section 903.3.5.2 to read as follows:

**903.3.5.2. Secondary water supply.** A secondary on-site water supply equal to the hydraulically calculated sprinkler demand, including the hose stream requirement, must be provided for high-rise buildings in Seismic Design Category C, D, E or F as determined by the California Building Code. The secondary water supply must have a duration of not less than 30 minutes as determined by the occupancy hazard classification in accordance with NFPA 13.

**Exception:** Existing buildings.

Add a new Section 903.3.9 to read as follows:

**903.3.9. Access difficulty.** When the fire Code official determines that access for fire apparatus and equipment is unduly difficult to serve any building and structure not otherwise required to be sprinklered, the installation of an automatic fire sprinkler system may be required.

**Sec. 16.05.120. Section 905.3.11 added.**

Section 905.3.11 added to read as follows:

**905.3.11 Standpipes in residential complexes.** All residential complexes which cause unusual fire fighting problems due to size, configuration, location, and/or lack of access must be equipped at the discretion of the fire Code official with one or more 2 1/2-inch-valved standpipe(s).

**Sec. 16.05.130. Section 907.1.6 added.**

Section 907.1.6 added to read as follows:

**907.1.6 Multiple Fire Alarm Systems.** Multiple fire alarm systems within single protected premises are not permitted, unless specifically authorized by the fire Code official.

**Sec. 16.05.140. Section 907.2 amended.**

Section 907.2 amended to read as follows:

**907.2 Where required -- new buildings and structures.** An approved manual, automatic, or manual and automatic fire alarm system installed in accordance with the provisions of this Code and NFPA 72 will be provided in new buildings and structures in accordance with Section 907.2.1 through 907.2.23 and provide occupant notification in accordance with Section 907.10, unless other requirements are provided by another section of this Code. Where automatic sprinkler protection installed in accordance with Section 903.3.1.1 or 903.3.1.2 is provided and connected to the building fire alarm system, automatic heat detection required by this section will not be required. The automatic fire detectors will be smoke detectors unless otherwise permitted by the fire Code official. Where ambient conditions prohibit installation of automatic smoke detection, other automatic fire detection will be allowed.

**Sec. 16.05.150. Table 1505.1 amended.**

Table 1505.1 amended, by the deletion of Table 1505.1 and the addition of a new Table 1505.1 thereto, to read as follows:

**TABLE 1505.1  
MINIMUM ROOF COVERING CLASSIFICATIONS**

| TYPES OF CONSTRUCTION |    |     |     |      |      |    |    |    |
|-----------------------|----|-----|-----|------|------|----|----|----|
| IA                    | IB | IIA | IIB | IIIA | IIIB | IV | VA | VB |
| A                     | A  | A   | A   | A    | A    | A  | A  | A  |

**Sec. 16.05.160. Sections 1505.1.3 amended.**

Section 1505.1.3 amended, by the deletion of the entire section and the addition of a new section thereto, to read as follows:

**1505.1.3. Roof coverings within all other areas.** The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, will be a fire-retardant roof covering that is at least Class A.”

**Sec. 16.05.170. Section 1705.3 amended.**

Section 1705.3 amended to read as follows:

**1705.3 Seismic resistance.** The statement of special inspections will include seismic requirements for cases covered in Sections 1705.3.1 through 1705.3.5.

**Exception:** Seismic requirements are permitted to be excluded from the statement of special inspections for structures designed and constructed in accordance with the following:

1. The structure consists of light-frame construction; the design spectral response acceleration at short periods,  $S_{DS}$ , as determined in Section 1613.5.4, does not exceed 0.5g; and the height of the structure does not exceed 35 feet (10 668 mm) above grade plane; or
2. The structure is constructed using a reinforced masonry structural system or reinforced concrete structural system; the design spectral response acceleration at short periods,  $S_{DS}$ , as determined in Section 1613.5.4, does not exceed 0.5g, and the height of the structure does not exceed 25 feet (7620 mm) above grade plane; or
3. Detached one- or two-family dwellings not exceeding two stories above grade plane, provided the structure is not assigned to Seismic Design Category D, E or F and does not have any of the following plan or vertical irregularities in accordance with Section 12.3.2 of ASCE 7:
  - 3.1 Torsional irregularity.
  - 3.2 Nonparallel systems.
  - 3.3 Stiffness irregularity—extreme soft story and soft story.
  - 3.4 Discontinuity in capacity—weak story.

**Sec. 16.05.180. Section 1710.1 amended.**

Section 1710.1 amended to read as follows:

**1710.1 General.** Where required by the provisions of Section 1710.2 or 1710.3, the owner will employ a structural observer to perform structural observations as defined in Section 1702. The structural observer will be one of the following individuals:

1. The registered design professional responsible for the structural design, or
2. A registered design professional designated by the registered design professional responsible for the structural design.

Before the commencement of observations, the structural observer will submit to the Building Official a written statement identifying the frequency and extent of structural observations.

The owner or owner's representative will coordinate and call a preconstruction meeting between the structural observer, contractors, affected subcontractors and special inspectors. The structural observer will preside over the meeting. The purpose of the meeting will be to identify the major structural elements and connections that affect the vertical and lateral load resisting systems of the structure and to review scheduling of the required observations. A record of the meeting will be included in the report submitted to the Building Official.

Observed deficiencies will be reported in writing to the owner or owner's representative, special inspector, contractor and the Building Official. Upon the form prescribed by the Building Official, the structural observer will submit to the Building Official a written statement at each significant construction stage stating that the site visits have been made and identifying any reported deficiencies which, to the best of the structural observer's knowledge, have not been resolved. A final report by the structural observer which states that all observed deficiencies have been resolved is required before acceptance of the work by the Building Official.

**Sec. 16.05.190. Section 1710.2 amended.**

Section 1710.2 amended to read as follows:

**1710.2 Structural observations for seismic resistance.** Structural observations will be provided for those structures assigned to Seismic Design Category D, E or F, as determined in Section 1613, where one or more of the following conditions exist:

1. The structure is classified as Occupancy Category III or IV in accordance with Table 1604.5.
2. The height of the structure is greater than 75 feet (22860 mm) above the base.
3. The structure is classified as Occupancy Category I or II in accordance with Table 1604.5, and a lateral design is required for the structure or portion thereof.

**Exception:** One-story wood framed Group R-3 and Group U Occupancies less than 2,000 square feet in area, provided the adjacent grade is not steeper than 1 unit vertical in 10 units horizontal (10% sloped), assigned to Seismic Design Category D.

4. When so designated by the registered design professional responsible for the structural design.
5. When such observation is specifically required by the Building Official.

**Sec. 16.05.200. Section 1807.1.6 amended.**

Section 1807.1.6 amended to read as follows:

**1807.1.6 Prescriptive design of concrete and masonry foundation walls.** Concrete and masonry foundation walls that are laterally supported at the top and bottom will be permitted to be designed and constructed in accordance with this section. Prescriptive design of foundation walls will not be used for structures assigned to Seismic Design Category D, E or F.

**Sec. 16.05.210. Section 1809.7 and Table 1809.7 amended.**

Section 1809.7 and Table 1809.7 are amended to read as follows:

**1809.7 Prescriptive footings for light-frame construction.** Where a specific design is not provided, concrete or masonry-unit footings supporting walls of light-frame construction will be permitted to be designed in accordance with Table 1809.7. Prescriptive footings in Table 1809.7 will not exceed one story above grade plane for structures assigned to Seismic Design Category D, E or F.

**TABLE 1809.7**  
**PRESCRIPTIVE FOOTINGS SUPPORTING WALLS OF**  
**LIGHT-FRAME CONSTRUCTION** <sup>a, b, c, d, e</sup>

| NUMBER OF FLOORS<br>SUPPORTED BY THE<br>FOOTING <sup>f</sup> | WIDTH OF<br>FOOTING<br>(inches) | THICKNESS OF<br>FOOTING (inches) |
|--------------------------------------------------------------|---------------------------------|----------------------------------|
| 1                                                            | 12                              | 6                                |
| 2                                                            | 15                              | 6                                |
| 3                                                            | 18                              | 8                                |

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm

- a. Depth of footings will be in accordance with Section 1809.4.
- b. The ground under the floor will be permitted to be excavated to the elevation of the top of the footing.
- c. See Section 1908 for additional requirements for concrete footings of structures assigned to Seismic Design Category C, D, E or F.
- d. For thickness of foundation walls, see Section 1807.1.6.
- e. Footings will be permitted to support a roof addition to the stipulated number of floors. Footings supporting roof only will be as required for supporting one floor.

**Sec. 16.05.220. Section 1908.1.8 amended.**

Section 1905.1.8 amended to read as follows:

**1905.1.8 ACI 318, Section 22.10.** Delete ACI 318, Section 22.10, and replace with the following:

**22.10** – Plain concrete in structures assigned to Seismic Design Category C, D, E or F.

**22.10.1** – Structures assigned to Seismic Design Category C, D, E or F will not have elements of structural plain concrete, except as follows:

- (a) Concrete used for fill with a minimum cement content of two (2) sacks of Portland cement per cubic yard.
- (b) Isolated footings of plain concrete supporting pedestals or columns are permitted, provided the projection of the footing beyond the face of the supported member does not exceed the footing thickness.
- (c) Plain concrete footings supporting walls are permitted provided the footings have at least two continuous longitudinal reinforcing bars. Bars will not be smaller than No. 4 and will have a total area of not less than 0.002 times the gross cross-sectional area of the footing. A minimum of one bar will be provided at the top and bottom of the footing. Continuity of reinforcement will be provided at corners and intersections.

**Exception:**

In detached one- and two-family dwellings three stories or less in height and constructed with stud-bearing walls, plain concrete footings with at least two continuous longitudinal reinforcing bars not smaller than No. 4 are permitted to have a total area of less than 0.002 times the gross cross-sectional area of the footing.



**Sec. 16.05.230. Section 1909.4 amended.**

Section 1909.1 amended to read as follows:

**1909.1 Design.** Structural plain concrete walls, footings and pedestals will be designed for adequate strength in accordance with ACI 318, Section 22.4 through 22.8.

**Exception:** For Group R-3 occupancies and buildings or other occupancies less than two stories above grade plane of light-frame construction, the required edge thickness of ACI 318 is permitted to be reduced to 6 inches (152 mm), provided that the footing does not extend more than 4 inches (102 mm) on either side of the supported wall. This exception will not apply to structural elements designed to resist seismic lateral forces for structures assigned to Seismic Design Category D, E or F.

**Sec. 16.05.240. Section 3109.1 amended.**

Section 3109.1 is amended by adding an exception to read as follows:

**Exception:**

**Exemption of public bodies of water.** Where bodies of water are located on public land within the City of Monterey Park, this section need not be complied with where it has been determined by the Building Official that dispensing with any or all of the provisions of this section will adequately protect the public health, safety and welfare. This section will not apply to public bodies of water located on land owned, possessed or under control of the State, County, Municipal or other governmental entities or their lessees or assigns.

**Sec. 16.05.250. Section 3109.4 amended.**

Section 3109.4.1.10 is added to read as follows:

**3109.4.1.10 Prohibited activity adjacent to pools regulated by this section.** Every person in possession of land within the City of Monterey Park, either as owner, purchaser under contract, or otherwise, fee holder, lessee, tenant, or licensee, adjacent to land coming within the definition of this section upon which there is located a swimming pool, will not alter, change or increase the level of the underlying ground in possession of said person and adjacent to any fence or structure required under this section so as to place the possessor of said land upon which exists a swimming pool, in violation of this section, without a permit to do so from the Building Official. Said permit will be subject to provisions of this section.

**Sec. 16.05.260. Sections 3109.4.4.1 amended.**

Section 3109.4.4.1 is amended by adding the following definition.

“PRIVATE POOL”, is any constructed pool, permanent or portable, and over 18 inches deep which is intended for non-commercial use as swimming pool by not more than three owner families and their guests.

**Sec. 16.05.270. Sections 3109.4.4.2 amended.**

Section 3109.4.4.2 is modified by deleting the first paragraph in its entirety and a new paragraph is substituted to read as follows:

**3109.4.4.2 Construction permit; safety features required.** Commencing, January 1, 1998 except as provided in Section 3109.4.4.5, whenever a construction permit is issued for construction of a new private pool at a residence, it will have an enclosure complying with 3109.4.4.3 and, it will be equipped with at least one of the following safety features.

**Sec. 16.05.280. Section 3109.6 added.**

Section 3109.6 is added to read as follows:

**3109.6 Lights.** Any lights used to illuminate a swimming pool will be so arranged and shaded as to reflect light away from any adjoining premises.

**Sec. 16.05.290. Appendix I, Section 1101.1 amended.**

Section 1101.1 of Appendix I is deleted in its entirety and a new section is added to read as follows:

**1101.1 General.** Patio covers will be permitted to be detached from or attached to dwelling units. Patio covers will be used only for recreational, outdoor living purposes and not as carports, garages, storage rooms or habitable rooms. Openings will be permitted to be enclosed with insect screening, approved translucent or transparent plastic not more than 0.125 inch (3.2 mm) in thickness or glass conforming to the provisions of Chapter 24. Dual glazed windows are not permitted to be installed in patio cover enclosures constructed under the provisions of this appendix.

SECTION 5: A new Chapter 16.06 is added to the MPMC to read as follows:

**Chapter 16.06 RESIDENTIAL CODE**

16.06.010 Document adopted by reference.

16. 06.020 Reference to administrative provisions.

16. 06.030 Table R301.2(1) amended – Design criteria.

16.06.040 Section R302.1 amended– Combustible eave projections.

16. 06.050 Section R309.6 exception amended – Fire sprinkler.

16. 06.060 Section R313.1 exception amended – Fire sprinkler.

16. 06.070 Section R313.2 exception amended – Fire sprinkler.

16. 06.080 Section R313.3.6.2.2 amended – Calculation procedure.

16. 06.090 Section R319 amended – Site address.

16. 06.100 Section R403.1 amended – Masonry stem walls.

16. 06.110 Section R405.1 amended – Foundation drainage system.

16. 06.120 Table R602.10.3(3) amended – Wall seismic bracing.

16. 06.130 Section R902.1 amended – Roof coverings.

16. 06.140 Section R902.1.3 amended – Roof coverings.

16. 06.150 Section R902.2 amended – Roof coverings.

**16.06.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Residential Building Code, 2013 Edition, as published in Title 24, Part 11 of the California Code of Regulations.

**Sec. 16. 06.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16. 06.030. Table R301.2(1) amended.**

Table R301.2(1) amended to read as follows:

**TABLE R301.2(1)  
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA**

| GRO<br>UND<br>SNO | WIND<br>DESIGN |         | SEISMI<br>C<br>DESIG | SUBJECT TO<br>DAMAGE FROM |     |     | WINT<br>ER<br>DESI | ICE<br>BARRIER<br>UNDERLAY | FLOO<br>D<br>HAZA | AIR<br>FREEZ<br>ING | MEA<br>N<br>ANN |
|-------------------|----------------|---------|----------------------|---------------------------|-----|-----|--------------------|----------------------------|-------------------|---------------------|-----------------|
|                   | Spe            | Topogra |                      | Weathe                    | Fro | Ter |                    |                            |                   |                     |                 |

| W<br>LOAD | ed <sup>d</sup><br>(mph) | phic<br>effects <sup>k</sup> | N<br>CATEG<br>ORY <sup>f</sup> | ring <sup>a</sup> | st<br>line<br>Dep<br>th <sup>b</sup> | mite <sup>c</sup> | GN<br>TEM<br>P <sup>e</sup> | MENT<br>REQUIRED <sup>h</sup> | RDS <sup>g</sup>     | INDEX <sup>i</sup> | UAL<br>TEMP <sup>j</sup> |
|-----------|--------------------------|------------------------------|--------------------------------|-------------------|--------------------------------------|-------------------|-----------------------------|-------------------------------|----------------------|--------------------|--------------------------|
| Zero      | 85                       | No                           | D <sub>2</sub> or E            | Negligi<br>ble    | 12-<br>24"                           | Very<br>Heav<br>y | 43                          | No                            | See<br>Exhibi<br>t B | 0                  | 60                       |

For SI: 1 pound per square foot = 0.0479 kPa, 1 mile per hour = 0.447 m/s.

- Weathering may require a higher strength concrete or grade of masonry than necessary to satisfy the structural requirements of this code. The weathering column must be filled in with the weathering index (i.e., "negligible," "moderate" or "severe") for concrete as determined from the Weathering Probability Map [Figure R301.2(3)]. The grade of masonry units must be determined from ASTM C 34, C 55, C 62, C 73, C 90, C 129, C 145, C 216 or C 652.
- The frost line depth may require deeper footings than indicated in Figure R403.1(1). The jurisdiction must fill in the frost line depth column with the minimum depth of footing below finish grade.
- The jurisdiction must fill in this part of the table to indicate the need for protection depending on whether there has been a history of local subterranean termite damage.
- The jurisdiction must fill in this part of the table with the wind speed from the basic wind speed map [Figure R301.2(4)]. Wind exposure category must be determined on a site-specific basis in accordance with Section R301.2.1.4.
- The outdoor design dry-bulb temperature must be selected from the columns of 97 1/2-percent values for winter from Appendix D of the *California Plumbing Code*. Deviations from the Appendix D temperatures must be permitted to reflect local climates or local weather experience as determined by the building official.
- The jurisdiction must fill in this part of the table with the seismic design category determined from Section R301.2.2.1.
- The jurisdiction must fill in this part of the table with (a) the date of the jurisdiction's entry into the National Flood Insurance Program (date of adoption of the first code or ordinance for management of flood hazard areas), (b) the date(s) of the Flood Insurance Study and (c) the panel numbers and dates of all currently effective FIRMs and FBFMs or other flood hazard map adopted by the authority having jurisdiction, as amended.
- In accordance with Sections R905.2.7.1, R905.4.3.1, R905.5.3.1, R905.6.3.1, R905.7.3.1 and R905.8.3.1, where there has been a history of local damage from the effects of ice damming, the jurisdiction must fill in this part of the table with "YES." Otherwise, the jurisdiction must fill in this part of the table with "NO."
- The jurisdiction must fill in this part of the table with the 100-year return period air freezing index (BF-days) from Figure R403.3(2) or from the 100-year (99%) value on the National Climatic Data Center data table "Air Freezing Index- USA Method (Base 32°)" at [www.ncdc.noaa.gov/fpsf.html](http://www.ncdc.noaa.gov/fpsf.html).

- j. The jurisdiction must fill in this part of the table with the mean annual temperature from the National Climatic Data Center data table "Air Freezing Index-USA Method (Base 32°F)" at [www.ncdc.noaa.gov/fpsf.html](http://www.ncdc.noaa.gov/fpsf.html).
- k. In accordance with Section R301.2.1.5, where there is local historical data documenting structural damage to buildings due to topographic wind speed-up effects, the jurisdiction must fill in this part of the table with "YES." Otherwise, the jurisdiction must indicate "NO" in this part of the table.

**Sec. 16.06.040. Section R302.1 amended.**

Section R302.1 amended by adding an Exception 6 to read as follows:

6. Type VB construction must be allowed for combustible projections for additions to existing R-3 occupancies not located in an area defined as a VHFHSZ provided the fire separation distance is greater than or equal to 2 feet and the floor area of the addition does not exceed 50 percent of the existing floor area of the R-3 occupancy.

**Sec. 16. 06.05. Section R309.6 exception amended.**

Section R309.6 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.060. Section R313.1 exception amended.**

Section R313.1 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing townhouses that do not have an automatic fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.070. Section R313.2 exception amended.**

Section R313.2 exception amended to read as follows:

**Exception:** An automatic residential fire sprinkler system must not be required for additions or alterations to existing buildings that are not already provided with an automatic sprinkler system unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

**Sec. 16. 06.080. Section R313.3.6.2.2 amended.**

Section R313.3.6.2.2 amended to read as follows:

**Section R313.3.6.2.2 Calculation procedure.** Determination of the required size for water distribution piping must be in accordance with the following procedure and California Fire Code Section 903.3.5.3.

**Sec. 16. 06.090 Section R319 amended.**

Section R319 amended to read as follows:

**R319 Site Address.** New and existing buildings must have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers must contrast with their background. Where required by the fire code official, address numbers must be provided in additional approved locations to facilitate emergency response. Address numbers must be Arabic numbers or alphabetical letters. Numbers must be a minimum of 4 inches (101.6 mm) high with a minimum stroke width of 0.5 inch (12.7 mm). Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole or other sign or means must be used to identify the structure. Address numbers must be maintained.

**Sec. 16. 06.100. Section R403.1 amended.**

Section R403.1.3 amended by deleting the exception for masonry stem walls.

**Sec. 16. 06.110. Section R405.1 amended.**

Section R405.1 amended by deleting the exception.

**Sec. 16. 06.120. Table R602.10.3(3) amended.**

Table R602.10.3(3) amended to read as follows:

**TABLE R602.10.3(3)**  
**BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY**

| <ul style="list-style-type: none"> <li>• SOIL CLASS D<sup>a</sup></li> <li>• WALL HEIGHT = 10 FEET</li> <li>• 10 PSF FLOOR DEAD LOAD</li> <li>• 15 PSF ROOF/CEILING DEAD LOAD</li> <li>• BRACED WALL LINE SPACING ≤ 25 FEET</li> </ul> |                                                                                     |                                | MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE <sup>a</sup> |                        |                                                        |            |                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|--------------------------------|-----------------------------------------------------------------------------------------------------|------------------------|--------------------------------------------------------|------------|----------------------|
| Seismic Design Category                                                                                                                                                                                                                | Story Location                                                                      | Braced Wall Line Length (feet) | Method LIB <sup>c</sup>                                                                             | Method GB <sup>c</sup> | Methods DWB, SFB, PBS, PCP, HPS, CS-SFB <sup>d,e</sup> | Method WSP | Methods CS-WSP, CS-G |
| C<br>(townhouses only)                                                                                                                                                                                                                 |    | 10                             | 2.5                                                                                                 | 2.5                    | 2.5                                                    | 1.6        | 1.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | 5.0                                                                                                 | 5.0                    | 5.0                                                    | 3.2        | 2.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | 7.5                                                                                                 | 7.5                    | 7.5                                                    | 4.8        | 4.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | 10.0                                                                                                | 10.0                   | 10.0                                                   | 6.4        | 5.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | 12.5                                                                                                | 12.5                   | 12.5                                                   | 8.0        | 6.8                  |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | 4.5                    | 4.5                                                    | 3.0        | 2.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | 9.0                    | 9.0                                                    | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | 13.5                   | 13.5                                                   | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | 18.0                   | 18.0                                                   | 12.0       | 10.2                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | 22.5                   | 22.5                                                   | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | 6.0                    | 6.0                                                    | 4.5        | 3.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | 12.0                   | 12.0                                                   | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | 18.0                   | 18.0                                                   | 13.5       | 11.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | 24.0                   | 24.0                                                   | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | 30.0                   | 30.0                                                   | 22.5       | 19.1                 |
| D <sub>0</sub>                                                                                                                                                                                                                         |  | 10                             | NP                                                                                                  | <del>2.8</del> 5.6     | <del>2.8</del> 5.6                                     | 1.8        | 1.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>5.5</del> 11.0    | <del>5.5</del> 11.0                                    | 3.6        | 3.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>8.3</del> 16.6    | <del>8.3</del> 16.6                                    | 5.4        | 4.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>11.0</del> 22.0   | <del>11.0</del> 22.0                                   | 7.2        | 6.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>13.8</del> 27.6   | <del>13.8</del> 27.6                                   | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>5.3</del> NP      | <del>5.3</del> NP                                      | 3.8        | 3.2                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>10.5</del> NP     | <del>10.5</del> NP                                     | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>15.8</del> NP     | <del>15.8</del> NP                                     | 11.3       | 9.6                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>21.0</del> NP     | <del>21.0</del> NP                                     | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>26.3</del> NP     | <del>26.3</del> NP                                     | 18.8       | 16.0                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>7.3</del> NP      | <del>7.3</del> NP                                      | 5.3        | 4.5                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>14.5</del> NP     | <del>14.5</del> NP                                     | 10.5       | 9.0                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>21.8</del> NP     | <del>21.8</del> NP                                     | 15.8       | 13.4                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>29.0</del> NP     | <del>29.0</del> NP                                     | 21.0       | 17.9                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>36.3</del> NP     | <del>36.3</del> NP                                     | 26.3       | 22.3                 |

(continued)

**TABLE R602.10.3(3)—continued**  
**BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY**

| <ul style="list-style-type: none"> <li>• SOIL CLASS D<sup>a</sup></li> <li>• WALL HEIGHT ≤ 10 FEET</li> <li>• 10 PSF FLOOR DEAD LOAD</li> <li>• 15 PSF ROOF/CEILING DEAD LOAD</li> <li>• BRACED WALL LINE SPACING ≤ 25 FEET</li> </ul> |                                                                                     |                                | MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE <sup>a</sup> |                        |                                                        |            |                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|--------------------------------|-----------------------------------------------------------------------------------------------------|------------------------|--------------------------------------------------------|------------|----------------------|
| Seismic Design Category                                                                                                                                                                                                                | Story Location                                                                      | Braced Wall Line Length (feet) | Method LIB <sup>c</sup>                                                                             | Method GB <sup>e</sup> | Methods DWB, SFB, PBS, PCP, HPS, CS-SFB <sup>d,e</sup> | Method WSP | Methods CS-WSP, CS-G |
| D <sub>1</sub>                                                                                                                                                                                                                         |    | 10                             | NP                                                                                                  | <del>3.0</del> 6.0     | <del>3.0</del> 6.0                                     | 2.0        | 1.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>6.0</del> 12.0    | <del>6.0</del> 12.0                                    | 4.0        | 3.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>9.0</del> 18.0    | <del>9.0</del> 18.0                                    | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>12.0</del> 24.0   | <del>12.0</del> 24.0                                   | 8.0        | 6.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>15.0</del> 30.0   | <del>15.0</del> 30.0                                   | 10.0       | 8.5                  |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | <del>6.0</del> NP      | <del>6.0</del> NP                                      | 4.5        | 3.8                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>12.0</del> NP     | <del>12.0</del> NP                                     | 9.0        | 7.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>18.0</del> NP     | <del>18.0</del> NP                                     | 13.5       | 11.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>24.0</del> NP     | <del>24.0</del> NP                                     | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>30.0</del> NP     | <del>30.0</del> NP                                     | 22.5       | 19.1                 |
|                                                                                                                                                                                                                                        |    | 10                             | NP                                                                                                  | <del>8.5</del> NP      | <del>8.5</del> NP                                      | 6.0        | 5.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>17.0</del> NP     | <del>17.0</del> NP                                     | 12.0       | 10.2                 |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>25.5</del> NP     | <del>25.5</del> NP                                     | 18.0       | 15.3                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>34.0</del> NP     | <del>34.0</del> NP                                     | 24.0       | 20.4                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>42.5</del> NP     | <del>42.5</del> NP                                     | 30.0       | 25.5                 |
| D <sub>2</sub>                                                                                                                                                                                                                         |   | 10                             | NP                                                                                                  | <del>4.0</del> 8.0     | <del>4.0</del> 8.0                                     | 2.5        | 2.1                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>8.0</del> 16.0    | <del>8.0</del> 16.0                                    | 5.0        | 4.3                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>12.0</del> 24.0   | <del>12.0</del> 24.0                                   | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>16.0</del> 32.0   | <del>16.0</del> 32.0                                   | 10.0       | 8.5                  |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>20.0</del> 40.0   | <del>20.0</del> 40.0                                   | 12.5       | 10.6                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | <del>7.5</del> NP      | <del>7.5</del> NP                                      | 5.5        | 4.7                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | <del>15.0</del> NP     | <del>15.0</del> NP                                     | 11.0       | 9.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | <del>22.5</del> NP     | <del>22.5</del> NP                                     | 16.5       | 14.0                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | <del>30.0</del> NP     | <del>30.0</del> NP                                     | 22.0       | 18.7                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | <del>37.5</del> NP     | <del>37.5</del> NP                                     | 27.5       | 23.4                 |
|                                                                                                                                                                                                                                        |  | 10                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | NP                     | NP                                                     | NP         | NP                   |
|                                                                                                                                                                                                                                        | Cripple wall below one- or two-story dwelling                                       | 10                             | NP                                                                                                  | NP                     | NP                                                     | 7.5        | 6.4                  |
|                                                                                                                                                                                                                                        |                                                                                     | 20                             | NP                                                                                                  | NP                     | NP                                                     | 15.0       | 12.8                 |
|                                                                                                                                                                                                                                        |                                                                                     | 30                             | NP                                                                                                  | NP                     | NP                                                     | 22.5       | 19.1                 |
|                                                                                                                                                                                                                                        |                                                                                     | 40                             | NP                                                                                                  | NP                     | NP                                                     | 30.0       | 25.5                 |
|                                                                                                                                                                                                                                        |                                                                                     | 50                             | NP                                                                                                  | NP                     | NP                                                     | 37.5       | 31.9                 |

For SI: 1 inch = 25.4 mm, 1 foot = 305 mm, 1 pound per square foot = 0.0479 kPa.

a. Linear interpolation shall be permitted.

b. Wall bracing lengths are based on a soil site class "D." Interpolation of bracing length between the  $S_{ds}$  values associated with the Seismic Design Categories shall be permitted when a site-specific  $S_{ds}$  value is determined in accordance with Section 1613.3 of the *International Building Code*.

c. Method LIB shall have gypsum board fastened to at least one side with nails or screws per Table R602.3(1) for exterior sheathing or Table R702.3.5 for interior gypsum board. Spacing of fasteners at panel edges shall not exceed 8 inches.

d. Method CS-SFB applies in SDC C only.

e. Methods GB and PCP braced wall panel h/w ratio shall not exceed 1:1 in SDC D0, D1 or D2. Methods DWB, SFB, PBS, and HPS are not permitted in SDC D0, D1, or D2.

## Sec. 16.06.130. Section R902.1 amended.

Section R902.1 amended to allow only class A or B roofs as follows:



**R902.1 Roofing covering materials.** Roofs must be covered with materials as set forth in Sections R904 and R905. A minimum Class A or B roofing must be installed in areas designated by this section. Classes A or B roofing required by this section to be listed must be tested in accordance with UL 790 or ASTM E 108.

**Exceptions:**

1. Class A roof assemblies include those with coverings of brick, masonry and exposed concrete roof deck.
2. Class A roof assemblies also include ferrous or copper shingles or sheets, metal sheets and shingles, clay or concrete roof tile, or slate installed on noncombustible decks.

**Sec. 16. 06.140. Section R902.1.3 amended.**

Section R902.1.3 amended to require a minimum Class B roof as follows:

**R902.1.3 Roof coverings within all other areas.** The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, must be a fire-retardant roof covering that is at least Class B.

**Sec. 16. 06.150. Section R902.2 amended.**

Section R902.2, first paragraph amended to allow only Class A or B treated wood roofs as follows:

**R902.2 Fire-retardant-treated shingles and shakes.** Fire-retardant-treated wood shakes and shingles are wood shakes and shingles complying with UBC Standard 15-3 or 15-4 which are impregnated by the full-cell vacuum-pressure process with fire-retardant chemicals, and which have been qualified by UBC Standard 15-2 for use on Class A or B roofs.”

SECTION 6: A new Chapter 16.07 is added to the MPMC to read as follows:

**“Chapter 16.07 ELECTRICAL CODE**

16.07.010 Document adopted by reference.

16.07.020 Reference to administrative provisions.

16.07.030 Article 310.2(B) amended – Aluminum wiring restriction.

16.07.040 Article 310. added – Aluminum wiring, continuous inspection.

**Sec. 16.07.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Electrical Code, 2013 Edition ("CEC"), as published in Title 24, Part 3 of the California Code of Regulations.

**Sec. 16.07.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**Sec. 16.07.030. Article 310.2(B) amended.**

Article 310.2(B) is hereby amended, by the addition of a second paragraph, to read as follows:

"Copper wire will be used for wiring No. 6 and smaller in all installation. Consideration for use of aluminum wiring can be made by the Public Works Director for feeder lines only on an individual basis where adequate safety measures can be ensured."

**Sec. 16.07.040. Article 310 amended.**

Article 310 is amended, by addition of a new Article 310.121, to read as follows:

"310-121 Continuous inspection of aluminum wiring.

Aluminum conductors of No. six (6) or smaller used for branch circuits will require continuous inspection by an independent testing agency approved by the Building Official for proper torquing of connections at their termination point."

SECTION 7: A new Chapter 16.08 is added to the MPMC to read as follows:

**"Chapter 16.08 MECHANICAL CODE**

16.08.010 Document adopted by reference.

16.08.020 Reference to administrative provisions.

**16.08.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Mechanical Code, 2013 Edition ("CMC"), as published in Title 24, Part 4 of the California Code of Regulations.

**Sec. 16.08.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 8: A new Chapter 16.09 is added to the MPMC to read as follows:

**"Chapter 16.09 PLUMBING CODE**

16.09.010 Document adopted by reference.

16.09.020 Reference to administrative provisions.

**16.09.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Plumbing Code, 2013 Edition ("CPC"), as published in Title 24, Part 5 of the California Code of Regulations.

**Sec. 16.09.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 9: A new Chapter 16.10 is added to the MPMC to read as follows:

**"Chapter 16.10 HISTORIC BUILDING CODE**

16.10.010 Document adopted by reference.

16.10.020 Reference to administrative provisions.

**16.10.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Historical Building Code, 2013 Edition ("CHBC"), as published in Title 24, Part 8 of the California Code of Regulations.

**Sec. 16.10.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1**  
**Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040."

SECTION 10:Chapter 16.12 of the MPMC is amended in its entirety to read as follows:

**"Chapter 16.12 GREEN BUILDING STANDARDS CODE**

16.12.010 Document adopted by reference.

16.12.020 Reference to administrative provisions.

16.12.030 Section 202 amended – Low rise residential definition.

16.12.040 Section 202 amended – Sustainability definition.

16.12.050 Section 4.304.1 amended – Irrigation controllers.

16.12.060 Section A4.103 amended – Site selection.

16.12.070 Section A4.105 amended – Deconstruction and Reuse of Existing Materials

16.12.080 Section A4.106 amended – Site selection.

16.12.090 Section A4.201 amended – General.

16.12.100 Section A4.206 amended – Air sealing package.

16.12.110 Section A4.207 amended – Residential HVAC.

16.12.120 Section A4.211 amended – Renewable energy alternative.

16.12.130 Section A4.304 deleted.

16.12.140 Section A4.305, A 4.403.1, A4.404, A4.405 and A4.407 deleted.

16.12.150 Section A4.408.1 amended – Construction waste reduction.

16.12.160 Section A4.5 deleted.

16.12.170 Section A5.103 amended – Site selection.

16.12.180 Section A5.104 deleted.

16.12.190 Section A5.106.4 amended

16.12.200 Section A5.106.5.1 amended. – Fuel efficient vehicles

16.12.210 Sections A5.106.6 and A5.106.6.1 deleted.

16.12.220 Section A5.106.9 amended. – Building orientation.

16.12.230 Section A5.201.1 amended – Energy efficiency scope.

16.12.240 Section A5.204.1 Energy star equipment.

16.12.250 Sections A5.204.2 through A5.204.5 deleted..

16.12.260 Section A5.204.6 amended.

16.12.270 Sections A5.212 and A5.213 deleted.

16.12.280 Section A5.303.2.3.1 amended. – Building orientation

16.12.290 Section A5.304 deleted.

16.12.300 Sections A5.404, A5.405, A5.406 and A5.407 deleted.

16.12.310 Section A5.408.3.1 amended– Compliance verification.

16.12.320 Sections A5.409 and A5.410 deleted.

16.12.330 Division A5.5 deleted.

**16.12.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Green Building Standards Code, 2013 Edition ("CHBC"), as published in Title 24, Part 11, of the California Code of Regulations.

**Sec. 16.12.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.

**16.12.030 Section 202 amended.**

Section 202 amended to read as follows:

**Low-rise residential building.** A building that is of Occupancy Group R and is six stories or less, or that is a one- or two-family dwelling or townhouse.

**16.12.040 Section 202 amended.**

Section 202 amended to read as follows:

**Sustainability.** Consideration of present development and construction impacts on the community, the economy, and the environment without compromising the needs of the future.

**16.12.050 Section 4.304.1 amended.**

Section 4.304.1 amended to read as follows:

**4.403.1 Irrigation controllers.** Automatic irrigation system controllers for landscaping provided and installed at the time of final inspection and must comply with the following:

1. Controllers must be weather- or soil moisture-based controllers that automatically adjust irrigation in response to changes in plants' needs as weather conditions change.
2. Weather-based controllers without integral rain sensors or communication systems that account for local rainfall must have a separate wired or wireless rain sensor which connects or communicates with the controller(s). Soil moisture-based controllers are not required to have rain sensor input.

**16.12.060 Section A4.103 amended.**

Section A4.103 amended to read as follows:

## **Section 4.103**

### **Site Selection**

**4.103.1 Selection.** A site which complies with at least one of the following characteristics is selected:

1. An infill site is selected.
2. A greyfield site is selected.
3. An EPA-recognized and remediated brownfield site is selected.

This section does not apply to existing buildings.

### **16.12.070 Section A4.105 amended.**

Section A4.105 amended to read as follows:

## **Section 4.105**

### **Deconstruction and Reuse of Existing Materials**

**4.105.1 General.** When a new building is to be constructed and existing buildings on the site are to be deconstructed and the salvaged materials are to be reused, the reused materials or products must comply with current building standards requirements or be an accepted alternate method or material.

This section does not apply to additions or alteration to existing buildings where a new building is not being constructed.

**4.105.2 Reuse of materials.** Materials which can be easily reused include, without limitation, the following:

1. Light fixtures
2. Plumbing fixtures
3. Doors and trim
4. Masonry
5. Electrical devices
6. Appliances
7. Foundations or portions of foundations

**Note:** Reused material must be in compliance with the appropriate Title 24 requirements.

### **16.12.080 Section A4.106 amended.**

Section A4.106.1 amended to read as follows:

**Section A4.106**  
**Site Development**

**A4.106.1 Building orientation.** Whenever feasible, orient buildings to optimize the use of solar energy with the long side of the house oriented within 30° of south.

**16.12.090 Section A4.201 amended.**

Section A4.201 amended to read as follows:

**Section A4.201**  
**General**

**A4.201.1 Scope.** For the purposes of energy efficiency standards, a green building should achieve at least a 15 percent reduction in energy usage when compared to the State's mandatory energy efficiency standards.

This section does not apply to existing buildings.

**16.12.100 Section A4.206.1 amended.**

Section A4.206.1 amended to read as follows:

**Section A4.206**  
**Air Sealing Package**

**A4.206.1 Reduced infiltration.** Infiltration is reduced and verified by third party testing to comply with requirements contained in the California Energy Code. This section does not apply to existing buildings unless twenty (20) feet or more of ducting is replaced or added.

**16.12.110 Section A4.207.1 amended.**

Section A4.207.1 amended to read as follows:

**Section A4.207**  
**HVAC Design, Equipment and Installation for New Residential Buildings**

**A4.207.1 Innovative systems.** For new buildings, radiant, hydronic, ground source and other innovative space heating and cooling systems included in the proposed design must be designed using generally accepted industry-approved guidelines and design criteria.

**16.12.120 Section A4.211.1 amended.**

Section A4.211.1 amended to read as follows:

**Section A4.211**



## **Renewable Energy Alternative**

**A4.211.1 New solar homes partnership.** A solar photovoltaic (PV) system in compliance with the California Energy Commission New Solar Homes Partnership (NSHP) 1, 2 is permitted to be used as an alternative to the above energy efficiency measures provided the system can be demonstrated to achieve the equivalent energy savings performance objectives of 15 percent above the 2008 Energy Efficiency Standards.

### **16.12.130 Section A4.304 deleted.**

Section A4.304 deleted.

### **16.12.140 Sections A4.305, A4.403.1, A4.404, A4.405 and A4.407 deleted.**

Sections A4.305, A4.403.1, A4.404, A4.405 and A4.407 deleted.

### **16.12.150 Section A4.408.1 is amended**

Section A4.408.1 amended to read as follows:

**A4.408.1 Construction waste reduction of at least 60 percent.** Recycle and/or salvage for reuse a minimum of 60 percent of the nonhazardous construction and demolition debris, or meet a local construction and demolition waste management ordinance, whichever is more stringent.

#### **Exceptions:**

1. Excavated soil and land-clearing debris.
2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist or are not located reasonably close to the jobsite.

### **16.12.160 Division A4.5 deleted.**

Division A4.5 deleted.

### **16.12.170 Section A5.103 amended.**

Section A5.103 amended to read as follows:

## **Section A5.103**

### **Site Selection**

**A5.103.1 Community connectivity.** Where feasible, locate project on a previously developed site within a 1/2 mile radius of at least ten basic services, readily accessible by pedestrians, including, but not limited, to one each of bank, place of worship, convenience grocery, day care, cleaners, fire station, barber shop, beauty shop,

hardware store, laundry, library, medical clinic, dental clinic, senior care facility, park, pharmacy, post office, restaurant (two may be counted), school, supermarket, theater, community center, fitness center, museum or farmers market. Other services may be considered on a case-by-case basis.

**A5.103.2 Brownfield or greyfield site redevelopment or infill area development.** If feasible, select for development a brownfield in accordance with Section A5.103.2.1 or on a greyfield or infill site as defined in Section A5.102.

**A5.103.2.1 Brownfield redevelopment.** Develop a site documented as contaminated by means of an ASTM E1903-97 Phase II Environmental Site Assessment or on a site defined as a brownfield by a local, state or federal government agency. The site must be fully remediated in accordance with EPA regulations to the level required of the anticipated land use.

This section does not apply to existing buildings.

**16.12.180 Section A5.104 deleted.**

Section A5.104 deleted.

**16.12.190 Section A5.106.4 amended.**

Section A5.106.4 amended to read as follows:

**A5.106.4 Bicycle parking and changing rooms.** Comply with Sections A5.106.4.1 through A5.106.4.2 on Sustainable Practices, whichever is stricter.

**A5.106.4.1 Bicycle parking.** Bicycle parking must be provided in accordance with Section A5.106.4.1.1 for new buildings and Section A5.106.4.1.2 for existing buildings.

**A5.106.4.1.1 New buildings.** For new buildings, bicycle parking capacity cannot be less than 5 percent of motorized vehicle parking capacity, with a minimum of one two-bike capacity rack. The bicycle parking racks are readily visible, located on the same property and within 200 feet of the building main entrance. Acceptable parking facilities must be convenient from the street and may include, without limitation:

1. Covered, lockable enclosures with permanently anchored racks for bicycles;
2. Lockable bicycle rooms with permanently anchored racks; and
3. Lockable, permanently anchored bicycle lockers.

**A5.106.4.1.2 Existing buildings.** For existing buildings, secured bicycle parking must be provided in accordance with Table A5.106.4.1.2 when floor area is added to the existing building or there is a change in occupancy classification under the 2010 California Building Code. The bicycle parking racks must be located within 200 feet of the building main entrance and readily visible. Acceptable parking facilities must be convenient from the street and may include, without limitation:

1. Covered, lockable enclosures with permanently anchored racks for bicycles;

2. Lockable bicycle rooms with permanently anchored racks; and
3. Lockable, permanently anchored bicycle lockers.

Bicycle parking is not required for alterations to an existing building wherein the existing building floor area is not increased or a change in occupancy classification does not occur.

**TABLE A5.106.4.1.2**

**BICYCLE PARKING FOR EXISTING BUILDINGS**

| <b>ADDITIONS</b>                                                                                                                                                                                                                             | <b>CHANGE IN OCCUPANCY CLASSIFICATION</b>                                                                                                                                                                             |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Required bicycle parking must be provided in accordance with the total number of employees for the existing building including the addition as follows:<br>1-10 employees—2 bikes<br>11-49 employees—4 bikes<br>50 or more employees—6 bikes | Required bicycle parking must be provided in accordance with the total number of employees for the existing building as follows:<br>1-10 employees—2 bikes<br>11-49 employees—4 bikes<br>50 or more employees—6 bikes |

**A5.106.4.2 Changing rooms.** For buildings with over 10 tenants within the building, provide changing/shower facilities for tenant employees only in accordance with Table 5.106.4.3 A for new buildings and Table 5.106.4.3B for existing buildings or document arrangements with nearby changing/shower facilities.

**TABLE A5.106.4.3A**

**NEW BUILDINGS**

| <b>NUMBER OF TENANT</b> | <b>SHOWER/ CHANGING</b> | <b>2-TIER (12" X 15" X 72")</b> |
|-------------------------|-------------------------|---------------------------------|
|-------------------------|-------------------------|---------------------------------|

| EMPLOYEES<br>WITHIN THE<br>BUILDING | FACILITIES<br>REQUIRED <sup>2</sup>                                                  | PERSONAL<br>EFFECTS<br>LOCKERS <sup>1,2</sup><br>REQUIRED             |
|-------------------------------------|--------------------------------------------------------------------------------------|-----------------------------------------------------------------------|
| 0-10                                | 0                                                                                    | 0                                                                     |
| 11-50                               | 1 unisex<br>shower                                                                   | 2                                                                     |
| 51-100                              | 1 unisex<br>shower                                                                   | 3                                                                     |
| 101-200                             | 1 shower<br>stall per<br>gender                                                      | 4                                                                     |
| Over 200                            | 1 shower<br>stall per<br>gender for<br>each 200<br>additional<br>tenant<br>employees | One 2-tier<br>locker for each<br>50 additional<br>tenant<br>employees |

1. One 2-tier locker serves two people. Lockers must be lockable with either padlock or combination lock.
2. Tenant spaces housing more than 10 tenant employees within buildings sharing common toilet facilities need not comply. However, such common shower facilities must accommodate the total number of tenant employees served by the toilets and include a minimum of one unisex shower and two 2-tier lockers.

**TABLE A5.106.4.3B**

**EXISTING BUILDINGS**

| NUMBER OF<br>TENANT<br>EMPLOYEES | SHOWER/CHANGING<br>FACILITIES<br>REQUIRED |
|----------------------------------|-------------------------------------------|
| 0-50                             | 0                                         |
| 50 or more                       | 1 unisex shower                           |

**16.12.200 Section A5.106.5.1 amended.**

Section A5.106.5.1 of the 2010 Edition of the California Green Building Standards Code is amended to read as follows:

**A5.106.5.1 Designated parking for fuel-efficient vehicles.** For new buildings, provide designated parking for any combination of low-emitting, fuel-efficient and carpool/van pool vehicles as shown in Table A5.106.5.1.1

**16.12.210 Sections A5.106.6 and A5.106.6.1 deleted.**

Sections A5.106.6 and A5.106.6.1 deleted.

**16.12.220 Section A5.106.9 amended.**

Section A5.106.9 amended to read as follows:

**A5.106.9 Building orientation.** For new buildings, locate and orient the building as follows:

1. When site and location permit orient the building with the long sides facing north and south.
2. Protect the building from thermal loss, drafts and degradation of the building envelope caused by wind and wind-driven materials such as dust, sand, snow and leaves with building orientation and landscape features.

**Note:** For information on sun angles and shading, visit: <http://www2.aud.ucla.edu/energy-design-tools/>. Calculations may be made using the Solar-2 tool.

**16.12.230 Section A5.201.1 amended.**

Section A5.201.1 amended to read as follows:

**A5.201.1 Scope.** For the purposes of energy efficiency standards, a new green building should achieve at least a 15 percent reduction in energy usage when compared to the State's mandatory energy efficiency standards.

**16.12.240 Section A5.204.1 amended.**

Section A5.204.1 amended to read as follows:

**A5.204.1 Energy Star equipment and appliances.** For new and existing buildings, all equipment and appliances must be Energy Star labeled if Energy Star is applicable to that equipment or appliance.

**16.12.250 Sections A5.204.2 through A5.204.5 deleted.**

Sections A5.204.2 through A5.204.5 deleted.

**16.12.260 Section A5.204.6 amended.**

Section A5.204.6 amended to read as follows:

**A5.204.6 Building orientation and shading.** For new buildings, locate, orient and shade the building as required in Section A5.106.9.

**16.12.270 Sections A5.212 and A5.213 deleted.**

Sections A5.212 and A5.213 deleted.

**16.12.280 Section A5.303.2.3.1 is amended.**

Section A5.303.2.3.1 amended to read as follows:

**A5.303.2.3.1 30 percent savings.** A schedule of plumbing fixtures and fixture fittings that will reduce the overall use of potable water within the building by 30 percent must be provided for all new buildings and existing buildings where a change in the occupancy classification occurs as determined by the 2010 CBC, as adopted by the Monterey Park Municipal Code. The reduction must be based on the maximum allowable water use per plumbing fixture and fittings as required by the California Building Standards Code.

The 30 percent reduction in potable water use must be demonstrated by one of the following methods:

1. Each plumbing fixture and fitting must meet the 30 percent reduced flow rate specified in Table A5.303.2.3.1; or
2. A calculation demonstrating a 30 percent reduction in the building "water use baseline" as established in Table A5.303.2.2 must be provided.

**16.12.290 Section A5.304 deleted.**

Section A5.304 deleted.

**16.12.300 Sections A5.404, A5.405, A5.406 and A5.407 deleted.**

Sections A5.404, A5.405, A5.406 and A5.407 deleted.

**16.12.310 Section A5.408.3.1 is amended**

Section A4.408.3.1 amended to read as follows:

**A5.408.3.1 Enhanced construction waste reduction.** Divert to recycle or salvage a minimum of 60 percent of the non-hazardous construction and demolition debris generated at the site in compliance with one of the following:

**A5.408.3.1.1 Verification of compliance.** A copy of the completed waste management report must be provided.

**Exceptions:**

1. Excavated soil and land-clearing debris.
2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist.

**16.12.320 Sections A5.409 and A5.410 deleted.**

Sections A5.409 and A5.410 deleted.

**16.12.330 Division A5.5 deleted.**

Division A5.5 deleted.”

SECTION 11:Chapter 16.13 of the MPMC is amended in its entirety to read as follows:

**“Chapter 16.13 REFERENCED STANDARDS CODE**

16.13.010 Document adopted by reference.

16.13.020 Reference to administrative provisions.

**16.13.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Referenced Standards Code, 2013 Edition (“CRSC”), as published at Title 24, Part 12, of the California Code of Regulations.

**Sec. 16.13.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.”

SECTION 12:Chapter 16.14 of the MPMC is amended in its entirety to read as follows:

**“Chapter 16.14 POOL AND SPA CODE**

16.14.010 Document adopted by reference.

16.14.020 Reference to administrative provisions.

**16.14.010 Document adopted by reference.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the International Pool and Space Code, 2012 Edition, as published by the International Code Council, Inc.

**Sec. 16.14.020. Chapter 1 amended.**

The text within Chapter 1 is deleted and replaced with the following:

**Chapter 1  
Administrative Provisions**

**Section 101.** For administrative provisions for this Code, see Sec. 16.01.040.”

SECTION 13:Title 17 of the MPMC is amended in its entirety as follows:

**“Chapter 17.01. Code Adoption.**

**17.01.010 Adoption of the California Fire Code, 2013 Edition.**

Pursuant to Government Code § 50022.9, the City Council incorporates by reference the California Fire Code, 2013 Edition (“CFC”), as published at Title 24, Part 9, of the California Code of Regulations. The CFC, as adopted by the MPMC, includes Appendices Chapter 4, B, C, D, E, F, G, I, J and K.

**Chapter 17.02 LOCAL AMENDMENTS TO CALIFORNIA FIRE CODE**

17.02.010 Section 1.11.2.5 amended—Appeals.

17.02.020 Section 102.5 amended—Application of Residential Code.

17.02.030 Section 103.5 added—Police Powers.

17.02.040 Section 108 deleted—Board of Appeals.

17.02.050 Section 202 amended—Definitions added.

17.02.060 Section 202 amended—Definitions revised.

17.02.070. Section 304.1.2 amended—Combustible Waste Material.

17.02.080 Section 307.1 amended—Open burning.

17.02.090 Section 901.1 added—Owner responsibility.

17.02.100 Section 903 amended—Automatic sprinkler systems.

17.02.110 Section 905.3.11 added—Standpipes in residential complexes.

17.02.120 Section 907.1.6 added—Multiple fire alarm and detection systems.



17.02.130 Section 907.2 amended—Fire alarm systems in new buildings and structures.

17.02.140 Section 1103.2 amended — Emergency responder radio coverage.

17.02.150 Section 3301.1 and 3301.2 amended—Explosive materials.

17.02.160 Section 3308 amended—Fireworks display.

17.02.170 Section 3309 amended—Fireworks manufacturing.

17.02.180 Section 3310 added—Sale of fireworks.

17.02.190 Section 3404.2.9.6.1 added—Locations where aboveground tanks are prohibited.

17.02.200 Section 3804.1 added—Liquefied petroleum gases—Location of containers.

17.02.210 Section B105.2, Exception 1, Appendix Chapter B amended—Fire-flow requirements for buildings.

17.02.220 Section D104.4, Appendix Chapter D amended—Dead ends.

17.02.230 Section K101.2, Appendix Chapter K amended—Haunted Houses

#### **17.02.010 Amendment—Appeals.**

Section 1.11.2.5, including its subparts amended in its entirety to reads as follows:

**1.11.2.5.1 Grounds for Appeal.** Any aggrieved party may appeal any of the following decisions of the Fire Chief:

1. Disapproval of any application.
2. Refusal to grant any permit applied for when it is claimed that the provisions of this California Fire Code do not apply.
3. Interpretation of this California Fire Code.
4. Determination of suitability of alternate materials or types of construction or materials to types of construction or methods.

**1.11.2.5.2 Written Decision.** Any such decision must be in writing and a copy thereof will be served upon the applicant, if any, by mail. Any such decision will be final, unless an appeal will be filed there from, within the time and in the manner prescribed by this section.

**1.11.2.5.3 Appeal Procedure.** Any person dissatisfied with any such determination or decision of the Fire Chief has the right of appeal via the Administrative Civil Review

Process established under the provisions of Chapter 5.48 of the Monterey Park Municipal Code.

**1.11.2.5.4 Notice of Appeal.** Any person desiring to take such an appeal must, within five days after receipt of the written decision of the Fire Chief, file a written notice of appeal with the Fire Chief for further review through an Administrative Hearing. Such written notice of appeal must be on a form provided by the Monterey Park Fire Department and contain such information as may be required for the Administrative Review.

**1.11.2.5.5 Hearing.** Each such appeal will be set for hearing for the Administrative Review. Not less than five days before the date of such hearing, written notice of the time and place of the hearing will be given to the applicant.

**1.11.2.5.6 Hearing Procedure.** At the time of the hearing, the Hearing Examiner will consider the evidence of the appellant, of the Fire Chief, or their authorized representative, and any other evidence, which may be presented.

**1.11.2.5.7 Final Decision.** At or after the conclusion of the hearing, the Hearing Examiner will render its findings of fact and its decision in writing, and will furnish a copy thereof to the Fire Chief, and will also serve a copy thereof upon the appellant by mail.

#### **17.02.020 Amendment—Application of Residential Code.**

Section 102.5 amended to read as follows:

**102.5 Application of Residential Code.** Where structures are designed and constructed in accordance with the International Residential Code, the provisions of this code apply as follows:

1. Construction and designed provisions: Provisions of this code pertaining to the exterior of the structure will apply including, without limitation, premises identification, fire apparatus access and water supplies. Provisions of this code pertaining to the interior of the structure when specifically required by this code including, without limitation, Section 903.1 where interior or exterior systems or devices are installed, construction permits required by Section 105.7 of this code will also apply.
2. Administrative, operational, and maintenance provisions: All such provisions of this code will apply.

#### **17.02.030 Amendment—Police Powers.**

Section 103.5 added to read as follows:

**103.5 Police Powers.** The fire code official and deputies have the powers of police officers in performing their duties under this code. When requested to do so by the fire code official, the chief of police of the jurisdiction is authorized to assign such available

police officers as necessary to assist the fire code official in enforcing the provisions of this code.

#### **17.02.040 Amendment—Board of Appeals.**

Section 108 of Chapter 1 of the California Fire Code is deleted in its entirety.

#### **17.02.050 Amendment—Definitions added.**

Section 202 amended by adding the following definitions:

**ALL WEATHER SURFACE.** A road surface constructed to the minimum standards approved by the jurisdiction capable of supporting loads of 80,000 pounds.

**UNPERMITTED STRUCTURES.** Means any structure, or portion thereof, that was erected, constructed, enlarged, altered, repaired, moved, improved, removed, connected, converted, demolished, or equipped, at any point in time, without bonafide city permit(s) having first been obtained from the Fire Chief and/or Building Official or any unfinished work for which a permit has expired.

#### **17.02.060 Amendment—Definitions revised.**

Section 202 amended by revising the following definitions:

**FIRE CHIEF.** The Chief Officer of the City of Monterey Park Fire Department.

**FIRE CODE OFFICIAL.** The Fire Chief or other member of the fire service appointed by the Fire Chief, charged with the administration and enforcement of the Code.

#### **17.02.070. Amendment — Combustible Waste Material.**

Section 304.1.2 amended to read as follows:

**304.1.2 Vegetation.** Weeds, grass, vines or other growth that is capable of being ignited and endangering property, must be cut down and removed by the owner or occupant of the premises. Vegetation clearance requirements in areas deemed a fire hazard by the Fire Chief or Fire Code Official must maintain a defensible space around all buildings and structures as follows:

(b) Ground clearance. The space surrounding every building or structure must be maintained in accordance with the following:

Any person that owns, leases, controls, operates, or maintains any building or structure in, upon, or adjoining any mountainous area or forest-covered lands, brush covered lands, or grass-covered lands, or any land which is covered with flammable material, must at all times do the following:

(1) Maintain around and adjacent to such building or structure a firebreak made by

removing and clearing away, for a distance of not less than 30 feet on each side thereof or to the property line, whichever is nearer, all flammable vegetation or other combustible growth. This section does not apply to single specimens of trees, ornamental shrubbery, or similar plants which are used as ground cover, if they do not form a means of rapidly transmitting fire from the native growth to any building or structure.

- (2) Maintain around and adjacent to any such building or structure additional fire protection or fire-break made by removing all bush, flammable vegetation, or combustible growth which is located from 30 to 100 feet from such building or structure or to the property line, whichever is nearer, as required by the enforcing agency if he finds that, because of extra hazardous conditions, a fire break of only 30 feet around such building or structure is not sufficient to provide reasonable fire safety. Grass and other vegetation located more than 30 feet from such building or structure and less than 18 inches in height above the ground may be maintained where necessary to stabilize the soil and prevent erosion.
- (3) The fire code official may require an additional 100 feet of thinning or removal, for a total of 200 feet due to high fire hazards.

#### **17.02.080 Amendment—Open burning.**

Section 307.1 of the California Fire Code is amended in its entirety now reads as follows:

##### **307.1 Bonfires, Weed Abatement, Religious Burning, and Outdoor Rubbish Fires.**

No person may build, light, maintain, or cause or permit to be built, lighted or maintained, any open or outdoor fire; use, or cause or permit to be used, any fire for clearing land; burn or cause or permit to be burned, any brush, trash, rubbish, stubble, or other flammable or combustible material, unless he complies with the regulations set forth in this section as follows:

1. Applicant must first secure from the Fire Chief, or their authorized representative, a written permit for such burning.
2. Such burning must be in accordance with the following:
  - a. Each recipient of a written permit for burning must follow all rules shown. Acceptance of a burning permit will constitute an agreement that the holder will be responsible for all damages resulting from burning.
  - b. Any such fire must be maintained in one small pile or area that can be readily controlled.
  - c. At least one adult person must be in actual attendance and in charge of such fire at all times during its burning. He/she must have on hand at all such times water, garden hose, shovels, or other fire extinguishing equipment.
  - d. Such burning will be permitted only at a safe distance from all structures or other combustible material.

- e. Burning will be permitted only if there is no appreciable wind.
  - f. Upon completion of any such burning, all resultant embers must be extinguished and hot ashes must be thoroughly wet down.
3. The Fire Chief may prohibit any or all outdoor fires or burning at any time he/she deems that atmospheric conditions or local circumstances will make such a fire hazardous.

#### **17.02.090 Amendment—Owner responsibility.**

Section 901.1.1 added to read as follows:

**901.1.1 Owner Responsibility.** The owner of the protected premises will be responsible for all fire protection systems within the protected premises, whether existing or installed under this code.

#### **17.02.100 Amendment—Automatic sprinkler systems.**

Section 903 of the California Fire Code is added, amended and/or deleted as follows:

Amend Section 903.1 to read:

**903.1 General.** Automatic sprinkler systems must comply with this section.

Add new Section 903.1.1 to read:

**903.1.1 Alternative protection.** Alternative automatic fire-extinguishing systems complying with Section 904 will be permitted in lieu of automatic sprinkler protection where recognized by the applicable standard and approved by the fire code official.

Amend Section 903.1.4 to read:

##### **903.1.4 Partial Automatic Fire Suppression Systems Prohibited.**

Whenever an automatic fire suppression system is installed for any portion of any building or structure, an automatic fire suppression system must be installed for the entire building or structure.

Amend Section 903.2 in its entirety to read:

**903.2 Where required.** An approved automatic sprinkler systems must be installed in all new and existing buildings and structures as set forth in this section.

Exceptions:

1. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunication

equipment, associated electrical power distribution equipment, batteries and standby engines, provided those spaces or areas are equipped throughout with an automatic fire alarm system and are separated from the remainder of the building by fire barriers consisting of not less than one-hour fire resistance-rated walls and two-hour fire-resistance-rated floor/ceiling assemblies.

2. Automatic fire sprinkler protection for fixed guideway transit systems must be as per 903.2.17

**903.2.1 New Occupancies.** An automatic sprinkler system will be installed in all new occupancies as follows:

1. Throughout all buildings or structures exceeding 6,000 square feet in total fire area except open parking garages, classified as Group S-2 occupancies.
2. Throughout all buildings or structures with an assembly area exceeding 2,250 square feet, except Group A-5 occupancies.
3. Throughout all buildings or structures, three or more stories in height regardless of occupancy classification.
4. For new residential occupancies, throughout the buildings or structures when any of the following conditions occur:
  - 4.1 When there will be more than one residential unit on a lot.
  - 4.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 4.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 4.4 When there is inadequate fire flow.

**903.2.1.1 Group A.** An automatic sprinkler system must be provided throughout buildings and portions thereof used as Group A occupancies as provided in this section. For Group A-1, A-2, A-3 and A-4 occupancies, the automatic sprinkler system must be provided throughout the floor area where the Group A-1, A-2, A-3 or A-4 occupancy is located, and in all floors from the Group A occupancy to, and including, the nearest level of exit discharge serving the Group A occupancy. For Group A-5 occupancies, the automatic sprinkler system must be provided in the spaces indicated in Section 903.2.1.1.5.

**903.2.1.1.1 Group A-1.** An automatic sprinkler system must be provided for Group A-1 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more;
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies; or
4. The fire area contains a multi-theater complex.

**903.2.1.1.2 Group A-2.** An automatic sprinkler system must be provided for Group A-2 occupancies where one of the following conditions exists:

1. The fire area exceeds 2,250 square feet.

2. The fire area has an occupant load of 100 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.3 Group A-3.** An automatic sprinkler system must be provided for Group A-3 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.4 Group A-4.** An automatic sprinkler system must be provided for Group A-4 occupancies where one of the following conditions exists:

1. The fire area exceeds 6,000 square feet.
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies.

**903.2.1.1.5 Group A-5.** An automatic sprinkler system must be provided for Group A-5 occupancies in the following areas: concession stands, retail areas, press boxes and other accessory use areas in excess of 1,000 square feet.

**903.2.1.2 Group B ambulatory health care facilities.** An automatic sprinkler system must be installed throughout all fire areas containing a Group B ambulatory health care facility occupancy when either of the following conditions exists at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients who are incapable of self-preservation are located at other than the level of exit discharge serving such an occupancy.
3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in exempt amounts are used or stored.
4. Throughout any Group E structure greater than 20,000 square feet in area, which contains more than one fire area, and which is separated into two or more buildings by fire walls of less than four-hour fire resistance rating without openings.

**903.2.1.3 Group E.** Except as provided for in Section 903.2.1.3.1 for a new public school campus, an automatic sprinkler system must be provided for Group E occupancies as follows:

1. Throughout all Group E fire areas greater than 6,000 square feet in fire area or with an occupant load of one hundred (100) persons or more.
2. Throughout every portion of educational buildings below the lowest level of exit discharge serving that portion of the building.

**Exception:** An automatic sprinkler system is not required in any area below the lowest level of exit discharge serving that area where every classroom throughout the building has at least one exterior exit door at ground level.

3. In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in quantities not exceeding the maximum allowable quantity are used or stored.

#### **903.2.1.3.1 Public schools—automatic sprinkler system requirements.**

**903.2.1.3.1.1 New public school campus.** An approved automatic sprinkler system must be provided in all buildings of a new public school campus as defined in Section 202 regardless of occupancy classification.

**Exceptions:**

1. Exempted portable buildings.
2. Ticket booths and athletic field storage buildings that are less than 500 square feet in floor area and located a minimum of 100 feet from all other buildings.
3. Shade or lunch shelters that are incapable of trapping heat, smoke or other by-products of combustion and located a minimum of 20 feet from all other buildings.
4. Shade or lunch shelters that are constructed of noncombustible materials and located a minimum of 20 feet from all other buildings.

**903.2.1.3.1.1.1** Sprinklers must be installed in spaces where the ceiling creates a "ceiling-plenum" or space above the ceiling is utilized for environmental air

**903.2.1.3.1.2 Permanent portable buildings.** A portable building that is used to serve or house students and is certified, as a permanent building on a new public school campus by the public school administration must comply with the requirements of Section 903.2.3.1.1.

**903.2.1.3.1.3 Fire-resistive substitution for new campus.** A new public school campus as defined in Section 202 must be entitled to include in the design and construction documents all of the applicable fire-resistive construction substitutions as permitted by this code.

**903.2.1.4 Group F-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group F-1 occupancy where one of the following conditions exists:

1. A Group F-1 fire area exceeds 6,000 square feet.
2. A Group F-1 fire area is located more than three stories above grade plane.

**903.2.1.4.1 Woodworking operations.** An automatic sprinkler system must be provided throughout all Group F-1 occupancy fire areas that contain woodworking operations in excess of 2,500 square feet in area which generate finely divided combustible waste or use finely divided combustible materials. [SFMJ A fire wall of less than four-hour fire-resistance rating, or any fire wall with openings, must not be used to establish separate fire areas without openings.



**903.2.1.5 Group H.** Automatic sprinkler systems must be provided in high-hazard occupancies as required in Sections 903.2.5.1 through 903.2.5.3.

**903.2.1.5.1 General.** An automatic sprinkler system must be installed in Group H occupancies.

**903.2.1.5.2 Group H-5.** An automatic sprinkler system must be installed throughout buildings containing Group H-5 occupancies. The design of the sprinkler system must not be less than that required by this code for the occupancy hazard classifications in accordance with Table 903.2.1.5.2. Where the design area of the sprinkler system consists of a corridor protected by one row of sprinklers, the maximum number of sprinklers required to be calculated is 13.

**[F] TABLE 903.2.1.5.2  
GROUP H-5 SPRINKLER DESIGN CRITERIA**

| <b>LOCATION</b>       | <b>OCCUPANCY HAZARD CLASSIFICATION</b> |
|-----------------------|----------------------------------------|
| Fabrication areas     | Ordinary Hazard Group 2                |
| Service corridors     | Ordinary Hazard Group 2                |
| Storage rooms without | Ordinary Hazard Group 2                |
| Storage rooms with    | Extra Hazard Group 2                   |
| Corridors             | Ordinary Hazard Group 2                |

**903.2.1.5.3 Pyroxylin plastics.** An automatic sprinkler system must be provided in buildings, or portions thereof, where cellulose nitrate film or pyroxylin plastics are manufactured, stored or handled in quantities exceeding 100 pounds.

**903.2.1.5.4 Group H occupancies located above the 10th story.** The fire sprinkler system must be designed and zoned to provide separate indication upon water flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.6 Group I.** An automatic sprinkler system must be provided throughout buildings with a Group I fire area.

**Exceptions:**

Those areas exempted by Section 407.5 of the California Building Code.

Pursuant to Health and Safety Code Section 13113 (d), Group I-2 occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972.

**903.2.1.6.1 Group I-2.** In an existing, unsprinklered Group 1-2, nurses' station open to fire-resistive exit access corridors must be protected by an automatic sprinkler system located directly above the nurses' station. It must be permitted to connect the automatic sprinkler system to the domestic water service.

**903.2.1.6.2 Group I-3.** Every building or portion thereof where inmates are restrained must be protected by an automatic sprinkler system conforming to NFPA 13. The main

sprinkler control valve or valves and all other control valves in the system must be locked in the open position and electrically supervised so that at least an audible and visual alarm will sound at a constantly attended location when valves are closed. The sprinkler branch piping serving cells may be embedded in the concrete construction.

**Exception:** Sprinklers are not required in cells housing two or fewer inmates and the building must be considered sprinklered throughout when all the following criteria are met:

1. Automatic fire sprinklers must be mounted outside the cell a minimum of 6 feet on center and 12 inches from the wall with quick response sprinkler heads. Where spacing permits, the head must be centered over the cell door opening.
2. The maximum amount of combustibles, excluding linen and clothing, must be maintained at three pounds per inmate.
3. For local detention facilities, each individual housing cell must be provided with a two-way inmate or sound-actuated audio monitoring system for communication directly to the control station serving the cell(s).
4. The provisions of the exception in Section 804.4.2 must not apply.

**903.2.1.7 Group M.** An automatic sprinkler system must be provided throughout buildings containing a Group M occupancy where one of the following conditions exists:

1. A Group M fire area exceeds 6,000 square feet.
2. A Group M fire area is located more than three stories above grade plane.
3. A Group M occupancy is used for the display and sale of upholstered furniture.
4. A Group M occupancy used for the display and sale of upholstered furniture or mattresses exceeds 3,000 square feet.
5. The structure exceeds 12,000 square feet contains more than one fire area containing a Group M occupancy, and is separated into two or more buildings by fire walls of not less than a 4-hour fire-resistance rating.

**903.2.1.7.1 High-piled storage.** An automatic sprinkler system must be provided in accordance with the California Fire Code in all buildings of Group M where storage of merchandise is in high-piled or rack storage arrays.

**903.2.1.8 Group R.** An automatic sprinkler system installed in accordance with Section 903.3 must be provided throughout all buildings with a Group R fire area.

Exceptions:

Existing Group R-3 occupancies converted to Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor and not housing clients above the second floor.

Existing Group R-3 occupancies converted to Group R-3.1 occupancies housing only one bedridden client and complying with Section 425.8.3.3.

Pursuant to Health and Safety Code Section 13113 occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

Pursuant to Health and Safety Code Section 13143.6 occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

When not used in accordance with Section 504.2 or 506.3 an automatic sprinkler system installed in accordance with Section 903.3.1.2 must be allowed in Group R-2.1 occupancies.

An automatic sprinkler system designed in accordance with Section 903.3.1.3 must not be utilized in Group R-2.1 or R-4 occupancies.

**903.2.1.9 Group S-1.** An automatic sprinkler system must be provided throughout all buildings containing a Group S-1 occupancy where one of the following conditions exists:

1. A Group S-1 fire area exceeds 6,000 square feet.
2. A Group S-1 fire area is located more than three stories above grade plane.
3. A Group S-1 fire area used for the storage of commercial trucks or buses where the fire area exceeds 3,000 square feet.
4. A Group S-1 occupancy used for the storage of upholstered furniture or mattresses exceeds 2,500 square feet.

**903.2.1.9.1 Repair garages.** An automatic sprinkler system must be provided throughout all buildings used as repair garages in accordance with Section 406, as shown:

1. Buildings two or more stories above grade plane, including basements, with a fire area containing a repair garage exceeding 6,000 square feet.
2. Buildings no more than one story above grade plane, with a fire area containing a repair garage exceeding 6,000 square feet.
3. Buildings with repair garages servicing vehicles parked in basements.
4. A Group S-1 fire area used for the repair of commercial trucks or buses where the fire area exceeds 3,000 square feet.

**903.2.1.9.2 Bulk storage of tires.** Buildings and structures where the area for the storage of tires exceeds 20,000 cubic feet must be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

**903.2.1.10 Group S-2 enclosed parking garages.** An automatic sprinkler system must be provided throughout buildings classified as enclosed parking garages in accordance with Section 406.4 as follows:

1. Where the fire area of the enclosed parking garage exceeds 6,000 square feet.
2. Where the enclosed parking garage is located beneath other groups.

**903.2.1.10.1 Commercial parking garages.** An automatic sprinkler system must be provided throughout buildings used for storage of commercial trucks or buses where the fire area exceeds 5,000 square feet.

**903.2.1.11 Specific building areas and hazards.** In all occupancies an automatic sprinkler system must be installed for building design or hazards in the locations set forth in Sections 903.2.1.11.1 through 903.2.1.11.6.

**903.2.1.11.1 Stories without openings.** An automatic sprinkler system must be installed throughout all stories, including basements, of all buildings where the floor area exceeds 1,500 square feet and where there is not provided at least one of the following types of exterior wall openings:

Openings below grade that lead directly to ground level by an exterior stairway complying with Section 1009 or an outside ramp complying with Section 1010.

Openings must be located in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

Openings entirely above the adjoining ground level totaling at least 20 square feet in each 50 linear feet, or fraction thereof, of exterior wall in the story on at least one side. The required openings must be distributed such that the lineal distance between adjacent openings does not exceed 50 feet.

**903.2.1.11.1.1 Opening dimensions and access.** Openings must have a minimum dimension of not less than 30 inches. Such openings must be accessible to the fire department from the exterior and must not be obstructed in a manner that fire fighting or rescue cannot be accomplished from the exterior.

**903.2.1.11.1.2 Openings on one side only.** Where openings in a story are provided on only one side and the opposite wall of such story is more than 75 feet from such openings, the story must be equipped throughout with an approved automatic sprinkler system, or openings as specified above must be provided on at least two sides of the story.

**903.2.1.11.1.3 Basements.** Where any portion of a basement is located more than 75 feet (22 860 mm) from openings required by Section 903.2.11.1, the basement must be equipped throughout with an approved automatic sprinkler system.

**903.2.1.11.2 Rubbish and linen chutes.** An automatic sprinkler system must be installed at the top of rubbish and linen chutes and in their terminal rooms. Chutes extending through three or more floors must have additional sprinkler heads installed within such chutes at alternate floors. Chute sprinklers must be accessible for servicing.

**903.2.1.11.3 Buildings 55 feet or more in height.** An automatic sprinkler system must be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet or more above the lowest level of fire department vehicle access.

**Exceptions:**

1. Airport control towers.
2. Open parking structures.

**903.2.1.11.4 Ducts conveying hazardous exhausts.** Where required by the California Mechanical Code, automatic sprinklers must be provided in ducts conveying hazardous exhaust, or flammable or combustible materials.

**Exception:** Ducts in which the largest cross-sectional diameter of the duct is less than 10 inches.

**903.2.1.11.5 Commercial cooking operations.** An automatic sprinkler system must be installed in commercial kitchen exhaust hood and duct system where an automatic sprinkler system is used to comply with Section 904.

**903.2.1.11.6 Other required suppression systems.** In addition to the requirements of Section 903.2, the provisions indicated in Table 903.2.1.11.6 also require the installation of a fire suppression system for certain buildings and areas.

[F] TABLE 903.2.1.11.6  
ADDITIONAL REQUIRED SUPPRESSION SYSTEMS  
(Table Unchanged)

**903.2.1.12 During construction.** Automatic sprinkler systems required during construction, alteration and demolition operations must be provided in accordance with Chapter 14 of the California Fire Code.

**903.2.1.13 Reserved.**

**903.2.1.14 Motion picture and television production studio sound stages, approved production facilities and production locations.**

**903.2.1.14.1 Existing sound stages and approved production facilities.** All existing sound stages and approved production facilities equipped with an automatic fire sprinkler system must be maintained in accordance with the provisions of California Fire Code Chapter 9.

**903.2.1.14.2 New sound stages.** All new sound stages must be equipped with an approved automatic fire sprinkler system. The system must be installed in accordance with the provisions of the California Fire Code Chapter 9 and must meet the minimum design requirements of an Extra Hazard, Group 2 system.

**903.2.1.15 Automatic sprinkler system - existing high-rise buildings.** See Section 3414.27.

**903.2.1.15.1 Existing Group R-1 and R-2 high-rise buildings fire-extinguishing systems.** See Section 3413.13.3.3.

**903.2.1.16 Group L occupancies.** An automatic sprinkler system must be installed throughout buildings housing Group L occupancies. Sprinkler system design for research laboratories and similar areas of a Group L occupancy must not be less than

that required for Ordinary Hazard Group 2 with a design area of not less than 3,000 square feet.

In mixed occupancies, portions of floors or buildings not classified as Group L occupancies must be provided with sprinkler protection designed of not less than that required for Ordinary Hazard Group 1 with a design area of not less than 3,000 square feet.

**903.2.1.16.1 Group L occupancies located above the 10th story.** The automatic sprinkler system must be designed and zoned to provide separate indication upon water-flow for each side of the 2-hour fire-smoke barrier above the 10th story.

**903.2.1.17 Fixed guideway transit systems.**

**903.2.1.17.1 Automatic sprinkler system.** An automatic sprinkler system must be installed in all stations of fixed guideway transit systems.

**Exceptions:**

1. Guideways when the closest sprinkler heads to the guideway are within 3 feet of the edge, over the platform, and spaced 6 feet on center parallel to the guideway
2. Station agent booths not exceeding 150 square feet in area, when provided with an approved smoke detector connected to the building fire alarm system
3. Power substations
4. Machinery rooms, electrical rooms and train control rooms protected by an approved automatic fixed fire-extinguishing system
5. Open stations
6. Station platform areas open to three or more sides

**903.2.1.17.2 Station guideway deluge system.** Underground stations and stations in open cuts with walls 5 feet above the top of the running rail and with a raised platform must be provided with an under-vehicle guideway manually activated deluge sprinkler system. In open cut stations, such system must be provided in guideways which are situated between a raised platform edge and a retaining wall.

**903.2.1.17.2.1** Systems must be provided along the entire length of track at each station platform.

**903.2.1.17.2.2** Deluge nozzles with caps must be located in the approximate center of track with spacing designed to completely wet the undersides of the vehicle at the applied density.

**903.2.1.17.2.3** System density must be a minimum of 0.19 gallon per minute (gpm) per square foot for the design area. When more than one zone is provided, two adjacent zones are required to be considered operating for calculating purposes.

**903.2.1.17.2.4** Deluge systems must be directly connected to a water supply capable of supplying the required flow rate for a minimum 30-minute duration.

**903.2.1.17.2.5** Controls or manually operable valves must be in a location acceptable to the Fire Code Official. All deluge systems must be monitored by the station fire alarm system.

**903.2.1.17.2.6** Each valve must be monitored by a separate circuit. The alarm panel must be located in an area normally occupied by station personnel or signals must be transmitted to the operations control center (OCC).

**903.2.1.18 Group U private garages and carports accessory to Group R-3 occupancies.**

Carports with habitable space above and attached garages, accessory to Group R-3 occupancies, must be protected by residential fire sprinklers in accordance with this section. Residential fire sprinklers must be connected to, and installed in accordance with, an automatic residential fire sprinkler system that complies with Section R313 of the California Residential Code or with NFPA 13D. Fire sprinklers must be residential sprinklers or quick-response sprinklers, designed to provide a minimum density of 0.05 gpm/ft<sup>2</sup> over the area of the garage and/or carport, but not to exceed two sprinklers for hydraulic calculation purposes. Garage doors must not be considered obstructions with respect to sprinkler placement.

**Exception:** An automatic residential fire sprinkler system must not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic residential fire sprinkler system installed in accordance with this section.

**903.2.2 Existing Occupancies.** An automatic sprinkler system will be installed in existing occupancies as follows:

1. Throughout all existing buildings and new sections of any existing buildings and structures whenever total additional floor area results in an increase of 1,000 square feet in the floor area; including mezzanines or additional stories, regardless of the type of construction, type of occupancy or area.
2. Upon the occurrence of any of the following conditions:
  - 2.1. Addition(s) to any building or structure creating a total area exceeding the areas set forth in this code.
  - 2.2. Addition(s) to any building or structure causing a building to become three or more stories in height.
  - 2.3. Alteration(s) or repair(s) to any existing building or structure, exceeding fifty percent (50%) of the value of the building or fifty percent (50%) of the existing floor area within any twelve (12) month period, when the total building area is in excess of the areas set forth in this code.
  - 2.4 Throughout existing and new sections of any building for which there is an occupancy classification change to a more hazardous use, or use increases the fire hazard to the building, structure or life safety of the occupants, as determined by the Fire Code Official.
  - 2.5 When an addition, alternation or repair is equal to 1,000 square feet in fire area or more, or exceeds fifty percent (50%) of the area of the building within any

- twelve month period, the entire building will be provided with an approved automatic sprinkler system.
- 2.6 Throughout any existing Group R Division 2 occupancy being subdivided to condominium units.
  - 2.7 Owners of buildings which have received final map approval for condominium conversion from the City Council that are not fire sprinklered throughout, and in which rental units have not been sold as condominium units, will cause such buildings to be provided with a complete automatic fire sprinkler system throughout before sale of the first condominium unit. The system design, installation, and permits will be in accordance with the applicable standards and provision of this code for new buildings.
3. For existing residential occupancies, throughout the buildings or structures when any of the following conditions occur:
- 3.1 When there will be more than one residential unit on a lot.
  - 3.2 When any portion of a building is located more than 150 feet from the fire apparatus access at the street.
  - 3.3 When the side or rear yard access is hindered by terrain or barrier such as without limitation a building on a steep hillside.
  - 3.4 When there is inadequate fire flow.

For the purpose of applying this subsection, additions must be cumulative with each application for a building permit within the previous five years.

Subsection 903.2.2 must not apply to attached additions to unsprinklered Group R, Division 3, Group R-3.1 and Group R-4 occupancies.

Amend Section 903.3 to read as follows:

**903.3. Installation requirements.** Automatic sprinkler systems will be designated and installed in accordance with Sections 903.3.1 through 903.3.7.

Add Section 903.3.1.1.2 to read as follows:

**903.3.1.1.2. Detailed requirements.** In other than residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with the NFPA 13, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. In buildings three or more stories in height and with a common stairway, separate control valve(s) capable of independently controlling the fire sprinkler system on each floor and each basement level will be provided and installed in the stairway.
2. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.

Amend Section 903.3.1.2 to read as follows:



**903.3.1.2. NFPA 13R sprinkler systems.** Where allowed in buildings of Group R, up to and including two stories in height, automatic sprinkler systems will be installed throughout in accordance with NFPA 13R, 2013 Edition.

Amend Section 903.3.1.2.1 to read as follows:

**903.3.1.2.1. Balconies and decks.** Sprinkler protection will be provided for exterior balconies, decks and ground floor patios of dwelling units where the building is of Type V construction. Sidewall sprinklers that are used to protect such areas will be permitted to be located such that their deflectors are within 1 inch to 6 inches below the structural members and a maximum distance of 14 inches below the deck of the exterior balconies and docks that are constructed of open wood joist construction.

Add new Section 903.3.1.2.2 to read as follows:

**903.3.1.2.2. Detailed requirements.** In residential buildings that are not over two stories in height, automatic sprinkler systems will be designed and installed in accordance with NFPA 13R, 2013 Edition and the conditions, restrictions and modifications as set forth in the following subsections:

1. A ten percent (10%) safety factor will be provided for all hydraulically calculated sprinkler systems.
2. All fire areas will be sprinklered including attached carports, garages, corridors, penthouse equipment rooms, elevator machine rooms, storage rooms, covered driveways and usable space underneath stairways.
3. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, will be installed above the mechanical unit.

Amend Section 903.3.1.3 to read as follows:

**903.3.1.3. NFPA 13D sprinkler systems.** Where allowed, automatic sprinkler systems will be installed in one- and two-family dwellings will be installed throughout in accordance with NFPA 13D, 2013 Edition.

Add new Section 903.3.1.3.1 to read as follows:

**903.3.1.3.1. Detailed requirements.** Automatic sprinkler system protection for one and two-family dwellings will be designed and installed in accordance with NFPA 13D, 2013 Edition with the conditions, restrictions and modifications as set forth in the following subsections:

1. A common water supply connection serving one or more dwelling units, 5 gallons per minute, per unit will be added to the sprinkler system demand to determine the size of common piping, the total water supply requirements, and the size of the

water meter.

2. Sprinklers connected to a water supply upstream of the domestic shutoff valve must be provided with a main shutoff valve to control both the fire sprinkler and the domestic systems. The fire sprinkler system piping cannot have a separate control valve.
3. Local water flow alarms must be provided on all sprinkler systems. The alarm must be of sufficient intensity to be clearly audible in all rooms over background noise levels with all intervening doors closed. A horn/strobe must be required inside the dwelling unit for the hearing impaired.
4. Sprinklers must be required in all attached garages and detached garages that are 1,000 square feet or more. Sprinklers located in garages must be listed residential sprinklers or quick response sprinklers having the same orifice size as the sprinklers in the dwelling unit.
5. Sprinklers can be omitted from attics and crawl spaces, which are not used or intended for living purposes or storage. When a forced-air unit is installed in an attic, one or more intermediate temperature residential or quick response sprinklers, of like orifice size as the dwelling unit, must be installed above the mechanical unit.
6. A ten percent (10%) safety factor from static pressure must be included in the hydraulic calculations.
7. All overhead piping must be hydrostatically tested for leakage at 150 psi for two hours and inspected before drywall or insulation installation.

Amend Section 903.3.2 to read as follows:

**903.3.2. Quick-response and residential sprinklers.** Where automatic sprinkler systems are required by the Codes, quick-response and residential automatic sprinklers must be installed in the following areas in accordance with Section 903.3.1 and their listings.

Amend Section 903.3.5 to read as follows:

**903.3.5 Water Supplies.** Water supplies for automatic sprinkler systems must comply with this section and the standards referenced in section 903.3.1. The potable water supply must be protected against backflow in accordance with *Health and Safety Code*. Hydraulic calculations will include a ten percent (10%) reduction from the source.

Amend Section 903.3.5.1.2 to read as follows:

**903.3.5.1.2. Residential combination services.** A single combination water supply must be allowed provided that the domestic demand is added to the sprinkler demand as required by NFPA 13R.

Amend Section 903.3.5.2 to read as follows:

**903.3.5.2. Secondary water supply.** A secondary on-site water supply equal to

the hydraulically calculated sprinkler demand, including the hose stream requirement, must be provided for high-rise buildings in Seismic Design Category C, D, E or F as determined by the California Building Code. The secondary water supply must have a duration of not less than 30 minutes as determined by the occupancy hazard classification in accordance with NFPA 13.

**Exception:** Existing buildings.

Add a new Section 903.3.9 to read as follows:

**903.3.9. Access difficulty.** When the fire Code official determines that access for fire apparatus and equipment is unduly difficult to serve any building and structure not otherwise required to be sprinklered, the installation of an automatic fire sprinkler system may be required.

#### **17.02.110 Amendment—Standpipes in residential complexes.**

Section 905.3.11 added to read as follows:

**905.3.11 Standpipes in residential complexes.** All residential complexes which cause unusual fire fighting problems due to size, configuration, location, and/or lack of access must be equipped at the discretion of the fire Code official with one or more 2 1/2-inch-valved standpipe(s).

#### **17.02.120 Amendment—Multiple fire alarm and detection systems.**

Section 907.1.6 added to read as follows:

**907.1.6 Multiple Fire Alarm Systems.** Multiple fire alarm systems within single protected premises are not permitted, unless specifically authorized by the fire Code official.

#### **17.02.130 Amendment—Fire alarm systems in new buildings and structures.**

Section 907.2 amended to read as follows:

**907.2 Where required -- new buildings and structures.** An approved manual, automatic, or manual and automatic fire alarm system installed in accordance with the provisions of this Code and NFPA 72 will be provided in new buildings and structures in accordance with Section 907.2.1 through 907.2.23 and provide occupant notification in accordance with Section 907.10, unless other requirements are provided by another section of this Code. Where automatic sprinkler protection installed in accordance with Section 903.3.1.1 or 903.3.1.2 is provided and connected to the building fire alarm system, automatic heat detection required by this section will not be required. The automatic fire detectors will be smoke detectors unless otherwise permitted by the fire Code official. Where ambient conditions prohibit installation of automatic smoke detection, other automatic fire detection will be allowed.

#### **17.02.140 Amendment — Emergency Responder Radio Coverage**

Section 1103.2 amended to read as follows:

**1103.2 Emergency responder radio coverage in existing buildings.** Existing buildings that do not have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems of the jurisdiction at the exterior of the building, must be equipped with such coverage according to one of the following:

1. Whenever an existing wired communication system cannot be repaired or is being replaced, or where not approved in accordance with Section 5101, Exception 1.
2. Whenever total additions result in an increase of more than 6,000 square feet in the total floor area, including mezzanines or additional stories, regardless of ownership. Additions must be cumulative with each application for a building permit from January 1, 2011.
3. Whenever the value of alternations requiring permits exceed \$500,000 in valuation. Alterations values must be cumulative with each application for a building permit from January 1, 2011.

#### **17.02.150 Amendment—Explosive materials.**

Sections 3301.1 and 3301.2 added to read as follows:

**3301.1** The manufacture, possession, storage, sale, transportation and use of explosive materials will be prohibited, unless it is authorized by the State Fire Marshal. This will not apply to hand loading of small arms ammunition for personal use when not for resale.

**3301.2** No explosive materials must be bolts, explosive rivets or cartridges for explosive-actuated power task in quantities involving less than 500 pounds.

#### **17.02.160 Amendment—Fireworks display.**

Section 3308 amended by adding the following:

**3308.1.2 Permits.** It is unlawful for any person to present or conduct any public display of fireworks within the City of Monterey Park without first having obtained a permit there from the Fire Chief or their representative.

**3308.1.3 Detailed Requirements.** The public display of fireworks within the City of Monterey Park must be in accord with Section 3308.1 of this Code and all of the following:

1. The Fire Chief is authorized to grant permits for supervised public displays of fireworks to be conducted by the city or by other organizations. Every such display

must be personally supervised by a competent, licensed pyrotechnic operator approved by the Fire Chief. Each such display must be held at an approved location and must be so discharged or fired as, in the opinion of the Fire Chief after proper investigation, not to be hazardous to property or to endanger any person.

2. Applications for permit must be made in writing at least ten days in advance of the date of the display. After such permit will have been granted, the sale, possession, use, and/or distribution of fireworks for such display will be lawful for the permitted activity and time frame only. No permit granted under this code will be transferable.
3. The permittee must furnish a bond or certificate of insurance in an amount deemed adequate by the Fire Chief for the payment of all damages which may be caused either to a person or persons or to property by reason of the permitted display and arising from any acts of the permittee, agents, employees, or subcontractors.
4. When required by the Chief, the pyrotechnic operator will employ and provide additional personnel whose sole duty will be the enforcement of crowd control around the display area. Unauthorized persons will not be allowed to enter the discharge site until the site has been inspected and cleared after conclusion of the display by the pyrotechnic operator.
5. The Fire Chief is authorized to require rope barriers, fences, signs or other devices to be installed around the display area to aid in crowd control.
6. The Fire Chief is authorized to adopt such additional rules and regulations not inconsistent herewith as are reasonably required to prevent injury to persons and/or property, including without limitation the requirement for standby fire personnel or apparatus at the firing site.
7. If the Fire Chief or appointed designee determines that there is a lack of crowd control or that the crowd is in danger, the display will be immediately discontinued. If at any time high winds or wet weather creates a danger, the display will be postponed until weather conditions are acceptable to the Chief.
8. The entire firing site must be inspected immediately following a display and before allowing public access for the purpose of locating unexploded aerial shells and/or hazardous debris. Unexploded shells will not be handled within 15 minutes after the time of their firing. Such shells must then be doused thoroughly with water, allowed to stand for at least 5 minutes, and then be submersed in a full bucket of water.

#### **17.02.170 Amendment—Fireworks manufacturing.**

Section 3309 added to read as follows:

### **SECTION 3309 FIREWORKS MANUFACTURING**

**3309.1** It is unlawful to manufacture fireworks within the City of Monterey Park.

**3309.2** The Chief is authorized to seize, take, remove or cause to be removed, at the expense of the owner, all stocks of fireworks or explosives offered or exposed for sale, or stored or held in violation of this section.

**17.02.180 Amendment—Sale of fireworks.**

Section 3310 added to read as follows:

**SECTION 3310  
SALE OF FIREWORKS**

**3310.1 Sales of Fireworks.** The sale of “Safe and Sane” fireworks within the City of Monterey Park city limits will be in accordance with Section 3301 of the Code and all of the following:

**3310.1.1** It is unlawful for any person to sell, or to cause or permit to be sold, within the city, any fireworks at retail without first securing a permit to do so from the Fire Chief. A separate permit must be obtained for each separate or distinct place of business or stand. Any person having a permit, who fails to comply with the conditions of the permit as provided for by this section, will be deemed to be operating without a permit. Application must be made no earlier than April 1 and no later than May 15 of each calendar year.

**3310.1.2** The maximum number of permits, which may be issued will be (25) during any one calendar year.

If the number of applications exceed the number of permits to be issued, the permittees, who did not violate any requirements of this chapter during the preceding year, will have first priority for the available permits until April 15, provided each permittee represents the same participating organization which operated under the permit during the preceding year.

If there are any additional permits available, such additional permits will be granted by a drawing supervised by the license officer, or other municipal officer designated by the City Council.

1. The following qualifications must be met by each application for a permit:
  - a. No permit will be issued to any person, firm, or corporation, except any veterans organization or any auxiliary of such organization chartered by the Congress of the United States, maintaining a charter and meeting place in the City whose membership is composed of members now and/or heretofore serving in the armed forces of the United States; or, any nonprofit associations or corporations organized primarily for civic betterment or youth activities, charitable, or religious purposes.
  - b. Each such organization must have its principal and permanent meeting place within the city limits of Monterey Park, and must have been organized and established within the city limits of Monterey Park, and must have been organized and established within such city limits for a minimum of one year continuously preceding the filing of an application for a permit.

- c. No organization may receive more than one permit for fireworks sales during any one calendar year.
- d. No stand will be within 500 feet of another stand.
- 2. Each applicant for a permit must take out and maintain in force, while any such fireworks stand is open, public liability insurance in an amount of not less than \$1,000,000 for injury to one person, and not less than \$1,000,000 for any one occurrence, and one million dollars (\$1,000,000) for damage to property. The City of Monterey Park must be named as "additional insured" on all policies required hereunder. Before the issuance of a permit hereunder, each applicant must furnish evidence satisfactory in form and substance to the city that such insurance is in force, and adequate legal assurance that the carrier will give the city at least thirty days prior written notice of the cancellation of the policy, during the effective period of the permit.
- 3. Applicants for a permit hereunder must pay a permit fee in accordance with the City of Monterey Park Master Schedule of Fees and Charges for each fireworks stand.
- 4. It will be unlawful for any person to sell at retail "dangerous fireworks," as defined in the California State Fireworks Law.
- 5. No "safe and sane" fireworks, as defined in the California State Fireworks Law, will be sold or offered for sale at retail within the city, except from 12:00 noon on June 28 to 12:00 11:00 p.m. on July 4 of each year.
- 6. No "safe and sane" fireworks will be sold or offered for sale at retail unless the fuses or other igniting devices are protected by approved protective caps, or each item or group of items is enclosed or sealed in a package bearing the California State Fire Marshal's Seal of Registration, upon which the wholesaler's license number appears.
- 7. The Fire Chief is authorized to promulgate reasonable additional rules and regulations for the operation of fireworks stands, in order to eliminate or reduce to a minimum the risk of fire or injury to persons or damage to property. A copy of any such rules and regulations must be posted in a prominent place in each fireworks stand. Failure to comply with said rules and regulations will be grounds for the immediate revocation of any permit granted under this section.

**17.02.190 Amendment—Locations where aboveground tanks are prohibited.**

Section 3404.2.9.6.1 added to read as follows:

**3404.2.9.6.1** The storage of Class I and II liquids in above ground tanks outside of buildings is prohibited within the limits established by law as the limits of districts in which such storage is prohibited.

- 1. Class I and II liquids must be stored in above ground tanks outside of buildings only at locations in the city zoned or used for Manufacturing purposes, as designated in the Monterey Park Municipal Code and the zoning map of the City of Monterey Park.  
Exception: Above ground storage tanks dispensing Class I and II liquids will not be allowed in motor fuel service stations.

2. The storage of Class I and II liquids in above ground tanks may be permitted in other zones if the Fire Chief finds that such use in a particular installation will not create an unreasonable risk of injury to person or property after consideration of special factors; such as, topographical conditions, nature of occupancy and proximity to buildings or adjoining property, and height and character of construction of such buildings, capacity and construction of proposed tanks and character of liquids to be stored, degree of private fire protection to be provided, and facilities of the Fire Department available to cope with flammable or combustible liquid fires.

#### **17.02.200 Amendment—Liquefied petroleum gases—Location of containers.**

Section 3804.1 added to read as follows:

**3804.1** Liquefied petroleum gas may be stored only at locations zoned or used for Manufacturing Development purposes, as designated in the Monterey Park Municipal Code and the zoning map of the City of Monterey Park.

Such storage, however, may be permitted in other zones if the fire code official finds that such use in a particular installation will not create an unreasonable risk of injury to person or property, after consideration of the special features; such as, topographical conditions, nature of occupancy and proximity to building or adjoining property and height and character of construction of such buildings, capacity and construction of proposed tanks, and character of liquids to be stored, degree of private fire protection to be provided, and facilities of the Fire Department to cope with flammable or combustible liquid fires.

#### **17.02.210 Amendment—Appendix Chapter B—Fire-flow requirements for buildings.**

Section B105.2, Exception 1 of Appendix Chapter B amended to read as follows:

##### **B105.2 Buildings other than one- and two-family dwellings.**

1. A reduction in required fire-flow of up to 50 percent, as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with Section 903.3.1.1 or 903.3.1.2. The resulting fire-flow will not be less than 1,500 gallons per hour (56,578 L/min) for the prescribed duration as specified in Table B105.1

#### **17.02.220 Amendment—Appendix Chapter D—Dead ends.**

Section D104.4 of Appendix Chapter D amended to read as follows:



**D103.4 Dead Ends.** Dead-end fire apparatus access roads in excess of 150 feet must be provided with width and turnaround provisions to the minimum standards adopted by the jurisdiction.

## **17.02.230 Amendment — Appendix Chapter K Haunted Houses**

Section K101.2 of Appendix Chapter K amended to read as follows:

**K101.2 Permits.** An operational permit must be required for haunted houses, ghost walks, or similar amusement uses in accordance with Appendix K101.2.

EXCEPTION: Haunted houses, ghost walks, or similar amusement uses in Group R-3 occupancies.”

SECTION 14: Chapters 16.02, 16.03, 16.04, 16.11, 16.15, 16.16, 16.17, and 16.22 are repealed.

SECTION 15: **Construction.** This Ordinance must be broadly construed in order to achieve the purposes stated in this Ordinance. It is the City Council’s intent that the provisions of this Ordinance be interpreted or implemented by the City and others in a manner that facilitates the purposes set forth in this Ordinance.

SECTION 16: **Enforceability.** Repeal of any provision of the Monterey Park Municipal Code does not affect any penalty, forfeiture, or liability incurred before, or preclude prosecution and imposition of penalties for any violation occurring before this Ordinance’s effective date. Any such repealed part will remain in full force and effect for sustaining action or prosecuting violations occurring before the effective date of this Ordinance.

SECTION 17: **Validity of Previous Code Sections.** If this entire Ordinance or its application is deemed invalid by a court of competent jurisdiction, any repeal or amendment of the MPMC or other city ordinance by this Ordinance will be rendered void and cause such previous MPMC provision or other the city ordinance to remain in full force and effect for all purposes.

SECTION 18: **Severability.** If any part of this Ordinance or its application is deemed invalid by a court of competent jurisdiction, the city council intends that such invalidity will not affect the effectiveness of the remaining provisions or applications and, to this end, the provisions of this Ordinance are severable.

SECTION 19: **Publication.** The City Clerk is directed to certify the passage and adoption of this Ordinance; cause it to be entered into the City of Monterey Park’s book of original ordinances; make a note of the passage and adoption in the records of this meeting; and, within fifteen (15) days after the passage and adoption of this Ordinance, cause it to be published or posted in accordance with California law.

**SECTION 20:**        **Effective Date.** This Ordinance will become effective on the thirty-first (31st) day following its passage and adoption.

**SECTION 21:** **Filing with Building Standards Commission.** The City Clerk must file a certified copy of this Ordinance with the California Building Standards Commission.

PASSED AND ADOPTED at a regular meeting of the City Council of the City of Monterey Park, held on the \_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Teresa Real Sebastian, Mayor

ATTEST:

\_\_\_\_\_  
Vincent D. Chang, City Clerk

I HEREBY CERTIFY that the above and foregoing ordinance was duly passed and adopted by the Monterey Park City Council at its regular meeting held on \_\_\_\_ of \_\_\_\_, 2014, by the following vote, to wit:

AYES;  
NOES;  
ABSENT:

APPROVED AS TO FORM:  
MARK D. HENSLEY, City Attorney

By: \_\_\_\_\_  
Karl H. Berger, Assistant City Attorney

## EXHIBIT A

### **Local Amendments To The 2013 California Codes**

The City Council finds as follows:

SECTION 1: Pursuant to the requirements of Health and Safety Code § 17958.7, the City Council finds that there are local climatic, geographic, and topographic conditions justifying the various local amendments to the California Building Standards Code as set forth herein.

SECTION 2: Specifically, the City Council finds:

#### A. Climatic Conditions

1. Hot, dry Santa Ana winds are common to all areas within the City of Monterey Park. These winds, which can cause small fires which spread quickly, are a contributing factor to the high fire danger in the area, and create the need for an increased level of fire protection. This added protection will supplement normal fire department response available and provide immediate protection for life and safety of multiple occupancy occupants during fire occurrences.
2. Los Angeles County and the City of Monterey Park are located in a semi-arid Mediterranean type climate which predisposes all fuels, including wood shingles to rapid ignition and spread of fire. Therefore, there exists a need for additional fire protection measures.
3. The warm, dry climate is conducive to swimming pools which creates a higher probability of child drowning where pools are unprotected.

#### B. Geological Conditions

1. The City of Monterey Park and the greater Los Angeles region is a densely populated area having buildings and structures constructed over and near a vast array of fault systems capable of producing major earthquakes including, without limitation, the 1994 Northridge Earthquake. The proposed modifications emphasize that the design concern is for seismic-force-resisting elements and therefore need to be incorporated into the code to ensure that new buildings

and structures and additions or alterations to existing buildings or structures are designed and constructed in accordance with the scope and objectives of the CBSC. Experts predict a major earthquake in the Southern California area within the next 50 years. This situation creates the need for both additional fire protection measures and automatic on-site fire protection of building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake.

2. The October 17, 1989, Santa Cruz earthquake resulted in only one major San Francisco fire in the Marina district. But, when combined with the 34 other fires and over 500 responses, the department was taxed to its full capabilities. The Marina fire was difficult to contain because mains supplying water to the district burst during the earthquake. If more fires had been ignited by the earthquake, it would have been difficult for the fire department to contain them. This situation creates the need for both additional fire protection measures and automatic on-site fire protection for building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake. As noted by "Planning Scenario on a Major Earthquake Department on of the Newport-Inglewood Fault Zone, 1988, State Conservation," "unfortunately meeting the minimum earthquake standards of building codes barely places a building on the verge of being legally unsafe."
3. Traffic and circulation congestion presently existing in the City of Monterey Park often challenges fire department response times. This condition will be exacerbated by any major disaster, including any earthquake wherein damage to the highway system will occur. This condition makes the need for additional on-site protection for property occupants necessary.
4. Placement of multiple occupancy buildings, location of arterial roads, and fire department staffing constraints due to recent revenue-limiting state legislation have made it difficult for the fire department to locate additional fire stations and provide manpower sufficient to concentrate fire companies and personnel to control fires in high density apartment or condominium buildings. Fire Department equipment does not allow easy access to areas of buildings greater than 55 feet above the level of Fire Department vehicle access. These conditions create the need for built-in onsite fire protection systems to protect occupants and property until

firefighting apparatus and personnel arrive on the scene.

5. The City of Monterey Park is located in an area subject to a climatic condition of high winds and low humidity. This combination of events creates an environment which is conducive to rapidly spreading fires. Control of such fires requires rapid response. Obstacles generated by a strong wind, such as fallen trees, street lights and utility poles, and the requirement to climb 75 feet vertically up flights of stairs will greatly impact the response time to reach an incident scene. Additionally, ASCE-7, Section 6, Figure 6 - 2 Height Adjustment Table identifies a significant increase in the amount of wind force at 60 feet above the ground. Use of aerial type firefighting apparatus above this height would place rescue personnel at increased risk of injury.
6. The City of Monterey Park is located in the middle of a seismically active area. The viability of the public water system would be questionable at best after a major seismic event. This would leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of any available water to floors above the 55-foot level. A severe seismic event has the potential to negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. With the probability of strong aftershocks, there exists a need to provide increased protection for anyone on upper floors.
7. Untreated wood roofs cause or contribute to serious fire hazard and to the rapid spread of fires when such fires are accompanied by high winds. Pieces of burning wooden roofs become flying brands and are carried by the wind to other locations and thereby spread fire quickly.

C. Topographic Conditions

1. The City of Monterey Park is in an area with a high percentage of structures on hillsides. Access for fire or rescue response and staging for firefighting are made difficult due to the terrain.

SECTION 3: Because of the local climatic, geologic and topographic conditions, the following local amendments are needed:

| <b>2013 California Building Code</b> |                                         |                    |
|--------------------------------------|-----------------------------------------|--------------------|
| <b>Code Section</b>                  | <b>Topic</b>                            | <b>Finding</b>     |
| Chapter 1                            | Administrative Provisions               | Administrative     |
| 312.1                                | Swimming Pool Occupancy Classification  | A-3                |
| 504.2, 506.3 and 506.4.1             | Heights and Area                        | B-1, B-2, B-3, C-1 |
| 705.2.3                              | Combustible Eave Projections            | A-1, A-2, B-4, C-1 |
| 717.3.2                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 717.3.3                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 717.4.3                              | Draftstopping                           | A-1, A-2, B-4, C-1 |
| 901.1.1                              | Automatic Fire Sprinklers               | Administrative     |
| 901.4.5                              | Automatic Fire Sprinklers               | Administrative     |
| 903                                  | Automatic Fire Sprinklers               | Administrative     |
| 905.3.11                             | Standpipes                              | Administrative     |
| 907.1.6                              | Fire Alarms                             | Administrative     |
| 907.2                                | Fire Alarms                             | Administrative     |
| Table 1505.1                         | Roof Covering                           | A-1, A-2, B-4, C-1 |
| 1505.1.3                             | Roof Covering                           | A-1, A-2, B-4, C-1 |
| 1705.3                               | Seismic Resistance Inspection           | B-1                |
| 1710.1                               | Structural Observations General         | B-1                |
| 1710.2                               | Structural Observations Seismic         | B-1                |
| 1807.1.6                             | Prescriptive Design of Foundation Walls | B-1                |
| 1809.7 & Table 1809.7                | Prescriptive Footings                   | B-1                |
| 1908.1.8                             | Minimum Reinforcement                   | B-1                |
| 1909.4                               | Structural Plain Concrete Design        | B-1                |
| 3109.1                               | Public bodies of water exemption        | Administrative     |
| 3109.4.1.10                          | Prohibited activity adjacent to pools   | Administrative     |
| 3109.4.4.1                           | Private pool definition                 | Administrative     |
| 3901.4.4.2                           | Pool safety feature required            | Administrative     |
| 3109.6                               | Pool lighting restriction               | Administrative     |
| Appendix I                           | Patio cover enclosure restriction       | Administrative     |

| <b>2013 California Residential Code</b> |                              |                    |
|-----------------------------------------|------------------------------|--------------------|
| <b>Code Section</b>                     | <b>Topic</b>                 | <b>Finding</b>     |
| Table 301.2(1)                          | Design Criteria              | Administrative     |
| R302.1                                  | Combustible Eave Projections | A-1, A-2, B-4, C-1 |
| R309.6                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.1                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.2                                  | Fire Sprinklers              | A-1, A-2, B-4, C-1 |
| R313.3.6.2.2                            | Calculation Procedure        | A-1, A-2, B-4, C-1 |
| R319                                    | Site Address                 | A-1, A-2, B-4, C-1 |
| R403.1                                  | General Footings             | B-1                |

|                    |                     |                    |
|--------------------|---------------------|--------------------|
| R405.1             | Foundation Drainage | B-1                |
| Table R602.10.3(3) | Bracing Requirement | B-1                |
| R902.1             | Roof Covering       | A-1, A-2, B-4, C-1 |
| R902.1.3           | Roof Covering       | A-1, A-2, B-4, C-1 |
| R902.2             | Roof Covering       | A-1, A-2, B-4, C-1 |

| <b>2013 California Green Building Standards Code</b> |                                                |                |
|------------------------------------------------------|------------------------------------------------|----------------|
| <b>Code Section</b>                                  | <b>Topic</b>                                   | <b>Finding</b> |
| 202                                                  | Low-Rise Residential Building Definition       | Administrative |
| 202                                                  | Sustainability Definition                      | Administrative |
| 4.304.1                                              | Irrigation Controller                          | Administrative |
| A4.103                                               | Site Selection                                 | Administrative |
| A4.105                                               | Deconstruction and Reuse of Existing Materials | Administrative |
| A4.106                                               | Site Selection                                 | Administrative |
| A4.201                                               | General                                        | Administrative |
| A4.206                                               | Air Sealing Package                            | Administrative |
| A4.207                                               | Residential HVAC                               | Administrative |
| A4.211                                               | Renewable Energy Alternative                   | Administrative |
| A4.304                                               | Deleted                                        | Administrative |
| A4.305                                               | Deleted                                        | Administrative |
| A 4.403.1                                            | Deleted                                        | Administrative |
| A4.404                                               | Deleted                                        | Administrative |
| A4.405                                               | Deleted                                        | Administrative |
| A4.407                                               | Deleted                                        | Administrative |
| A4.408.1                                             | Construction Waste Reduction                   | Administrative |
| A4.5                                                 | Deleted                                        | Administrative |
| A5.103                                               | Site Selection                                 | Administrative |
| A5.104                                               | Deleted                                        | Administrative |
| A5.106.4                                             | General                                        | Administrative |
| A5.106.5.1                                           | Fuel Efficient Vehicles                        | Administrative |
| A5.106.6                                             | Deleted                                        | Administrative |
| A5.106.6.1                                           | Deleted                                        | Administrative |
| A5.106.9                                             | Building Orientation                           | Administrative |
| A5.201.1                                             | Energy Efficiency Scope                        | Administrative |
| A5.204.1                                             | Energy Star Equipment                          | Administrative |
| A5.204.2 through A5.204.5                            | Deleted                                        | Administrative |
| A5.204.6                                             | General                                        | Administrative |
| A5.212                                               | Deleted                                        | Administrative |
| A5.213                                               | Deleted                                        | Administrative |
| A5.303.2.3.1                                         | Building Orientation                           | Administrative |
| A5.304                                               | Deleted                                        | Administrative |
| A5.404                                               | Deleted                                        | Administrative |
| A5.405                                               | Deleted                                        | Administrative |

|            |                         |                |
|------------|-------------------------|----------------|
| A5.406     | Deleted                 | Administrative |
| A5.407     | Deleted                 | Administrative |
| A5.408.3.1 | Compliance Verification | Administrative |
| A5.409     | Deleted                 | Administrative |
| A5.410     | Deleted                 | Administrative |
| A5.5       | Deleted                 | Administrative |

| <b>2013 California Fire Code</b> |                                            |                    |
|----------------------------------|--------------------------------------------|--------------------|
| <b>Code Section</b>              | <b>Topic</b>                               | <b>Finding</b>     |
| 1.11.2.5                         | Appeals                                    | Administrative     |
| 102.5                            | Application of Residential Code            | Administrative     |
| 103.5                            | Police Powers                              | Administrative     |
| 108                              | Deleted                                    | Administrative     |
| 202                              | Definitions                                | Administrative     |
| 304.1.2                          | Vegetation                                 | A-1, A-2, B-4, C-1 |
| 307.1                            | Open Burning                               | A-1, A-2, B-4, C-1 |
| 901.1                            | Owners Responsibility                      | Administrative     |
| 903                              | Fire Sprinklers                            | A-1, A-2, B-4, C-1 |
| 905.3.11                         | Standpipes in Residential Complexes        | A-1, A-2, B-4, C-1 |
| 907.1.6                          | Multiple Fire Alarm and Detections Systems | A-1, A-2, B-4, C-1 |
| 907.2                            | Fire Alarms Systems                        | A-1, A-2, B-4, C-1 |
| 1103.2                           | Emergency Radios                           | A-1, A-2, B-4, C-1 |
| 3301.1 and 3301.2                | Explosive Materials                        | A-1, A-2, B-4, C-1 |
| 3308                             | Fireworks Displays                         | A-1, A-2, B-4, C-1 |
| 3309                             | Fireworks Manufacturing                    | A-1, A-2, B-4, C-1 |
| 3310                             | Fireworks Sales                            | A-1, A-2, B-4, C-1 |
| 3404.2.9.6.1                     | Above Ground Tanks                         | A-1, A-2, B-4, C-1 |
| 3804.1                           | Liquefied Petroleum Gases                  | A-1, A-2, B-4, C-1 |
| B105.2                           | Fire Flow                                  | A-1, A-2, B-4, C-1 |
| D104.4                           | Dead Ends                                  | A-1, A-2, B-4, C-1 |
| K101.2                           | Haunted Houses                             | A-1, A-2, B-4, C-1 |



RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONTEREY PARK  
URGING THE CONGRESS OF THE UNITED STATES TO ISSUE A FORMAL  
APOLOGY TO THE CHINESE AND CHINESE-AMERICANS  
FOR THE CHINESE EXCLUSION ACT OF 1882.**

Whereas the Congress of the United States adopted the Chinese Exclusion Act of 1882, which was a discriminatory law that specifically targeted the Chinese solely based upon their race;

Whereas the Chinese Exclusion Act of 1882 imposed severe restrictions on Chinese immigration and naturalization and denied Chinese-Americans basic freedoms because of their race such as employment, property ownership, right to vote and to a fair trial;

Whereas in 1988, the Congress of the United States issued apologies to persons of Japanese ancestry for the evacuation, internment, and relocations of such citizens and permanent residing aliens (Civil Liberties Act of 1988);

Whereas in 1993, the Congress of the United States issued apologies to Native Hawaiians for the overthrow of the Kingdom of Hawaii, "Public Law 103-150" (107 Stat.1510, S.J. Res.19; Date: 11/23/93);

Whereas in 2008 and 2009, the Congress of the United States issued apologies to African-Americans for the wrongs committed against them and their ancestors who suffered under slavery and Jim Crow laws (H. Res. 194, 2007 and S. Con. Res. 26, 2009);

Whereas in 2010, the Congress of the United States issued apologies to Native Peoples for the many instances of violence, maltreatment, and neglect inflicted upon them, "Public Law 111-118" (123 Stat. 3409; Date: 12/19/09);

Whereas an apology includes an admission of responsibility and an acknowledgement that one is sorry for an offense or failure (Oxford Dictionary);

Whereas an expression of regret merely indicates a disappointment that the events happened but does not accept any wrongdoings or responsibility (Oxford Dictionary);

Whereas in 2011 and 2012, valiant efforts which resulted in the Congressional Expressions of Regret are appreciated, an apology has not been issued by the Congress of the United States for the Chinese Exclusion Act of 1882;

Whereas on July 4, 2013, the Los Angeles Chinese Consolidated Benevolent Association unanimously supported via resolution, a Congressional apology for the Chinese Exclusion Act of 1882;

Whereas on July 16, 2013, the Los Angeles County Board of Supervisors unanimously supported via resolution, a Congressional apology for the Chinese Exclusion Act of 1882;

Now therefore be it resolved:

That the City Council of the City of Monterey Park implores the Congress of the United States to issue at once a formal apology to the Chinese and Chinese-Americans for the Chinese Exclusion Act of 1882, so that our great nation can achieve democracy, justice and equality for all.

Furthermore, the City Council of the City of Monterey Park directs the City Manager to immediately draft and send a five-signature letter to the members of the Congress of the United States regarding the issuance of an apology resolution consistent with the intent herein and include a copy of this resolution therewith.

This Ordinance shall become effective upon its adoption.

PASSED AND ADOPTED this 15<sup>th</sup> day of January, 2014.

---

Teresa Real Sebastian  
Mayor  
City of Monterey Park, California

ATTEST:

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Vincent D. Cheng  
City Clerk  
City of Monterey Park, California

I HEREBY CERTIFY that the above and foregoing ordinance was duly passed and adopted by the Monterey Park City Council at its regular meeting held on 15th day of January, 2014, by the following vote, to wit:

AYES:  
NOES:  
ABSENT:  
ABSTAIN:

APPROVED AS TO FORM: MARK D. HENSLEY, City Attorney

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MARK D. HENSLEY, City Attorney