



## City of Guadalupe

### AGENDA

#### Regular Meeting of the Guadalupe City Council and Special Meeting of the Successor Agency to the Guadalupe Redevelopment Agency Board

**Tuesday, November 28, 2023, at 6:00 pm**  
**City Hall, 918 Obispo Street, Council Chambers**

The City Council meeting will broadcast live streamed on the City of Guadalupe's Official YouTube channel: <https://www.youtube.com/channel/UCaxeHWd9JkmvKnGFU8BAYQQ>

If you choose not to attend the City Council meeting but wish to make a comment during Community Participation Forum or on a specific agenda item, please submit via email to [juana@ci.guadalupe.ca.us](mailto:juana@ci.guadalupe.ca.us) no later than 2:00 pm on Tuesday, November 28, 2023.

Please be advised that, pursuant to State Law, any member of the public may address the City Council concerning any item on the Agenda, before or during Council consideration of that item. If you wish to speak on any item on the agenda, including any item on the Consent Calendar or the Ceremonial Calendar, please submit a speaker request form for that item. If you wish to speak on a matter that is not on the agenda, please do so during the Community Participation Forum.

The Agenda and related Staff reports are available on the City's website: [www.cityofguadalupe.org](http://www.cityofguadalupe.org) Friday before Council meeting.

Any documents produced by the City and distributed to a majority of the City Council regarding any item on this agenda will be made available the Friday before Council meetings at the Administration Office at City Hall 918 Obispo Street, Monday through Friday between 8:00 am and 4:30 pm, and also posted 72 hours prior to the meeting. The City may charge customary photocopying charges for copies of such documents. Any documents distributed to a majority of the City Council regarding any item on this agenda less than 72 hours before the meeting will be made available for inspection at the meeting and will be posted on the City's website and made available for inspection the day after the meeting at the Administrator Office at City Hall 918 Obispo Street, Monday through Friday between 8:00 am and 4:30 pm.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, including review of the Agenda and related documents, please contact the Administration Office at (805) 356.3891 at least 72 hours prior to the meeting. This will allow time for the City to make reasonable arrangements to ensure accessibility to the meeting.

#### 1. **ROLL CALL:**

Council Member Christina Hernandez  
Council Member Gilbert Robles  
Council Member Megan Lizalde  
Mayor Pro Tempore Eugene Costa Jr.  
Mayor Ariston Julian

2. **PLEDGE OF ALLEGIANCE**

3. **MOMENT OF THANKS, APPRECIATION OR CONDOLENCES.**

4. **AGENDA REVIEW**

At this time the City Council will review the order of business to be conducted and receive requests for, or make announcements regarding, any change(s) in the order of business.

5. **COMMUNITY PARTICIPATION FORUM**

Each person will be limited to a discussion of three (3) minutes or as directed by the Mayor. Pursuant to the provisions of the Brown Act, no action may be taken on these matters unless they are listed on the agenda, or unless certain emergency or special circumstances exist. City Council may direct staff to investigate and/or schedule certain matters for consideration at a future City Council meeting.

6. **CONSENT CALENDAR (A-D)**

The following items are presented for City Council approval without discussion as a single agenda item in order to expedite the meeting. Should a Council Member wish to discuss or disapprove an item, it must be dropped from the blanket motion of approval and considered as a separate item.

- A. Waive the reading in full of all Ordinances and Resolutions. Ordinances on the Consent Calendar will be adopted by the same vote cast as the first meeting unless City Council indicates otherwise.
- B. Approve payment of warrants for the period ending November 16, 2023.
- C. Approve the Minutes of the City Council regular meeting of November 14, 2023.
- D. Adopt Resolution No. 2023-94 authorizing the Fire Department to accept the Cal Fire, Volunteer Fire Assistance (VFA) Grant in the amount of \$3,600.

**MANAGEMENT REPORTS**

7. **CITY ADMINISTRATOR REPORT:** *(Information Only)*

- A. City Administrator's report for November 28, 2023

8. **DIRECTOR OF PUBLIC SAFETY REPORT:** *(Information Only)*

- A. Police Department report for October 2023
- B. Fire Department report for October 2023
- C. Code Compliance report for October 2023

9. **RECREATION SERVICES MANAGER:** *(Information Only)*

- A. Recreation and Parks report for October 2023

## **REGULAR BUSINESS**

10. **Compensation agreement pursuant to Health and Safety Code Section 34180(f) for transfer of the Royal Theater properties for future development activities.**

Written report: Joy Otsuki, Special Counsel to the Successor Agency

Recommendation: That the City Council adopt Resolution No. 2023-95 approving a Compensation Agreement pursuant to Health & Safety Code Section 34180(f) for transfer of the Royal Theater properties for future development activities.

11. **FUTURE AGENDA ITEMS**

12. **ANNOUNCEMENTS – COUNCIL ACTIVITY/COMMITTEE REPORTS**

13. **ADJOURNMENT TO SUCCESSOR AGENCY BOARD MEETING**

## **SUCCESSOR AGENCY**

14. **Transfer of Property for future development to the City of Guadalupe in accordance with Health & Safety Code Section 34181(a) (former AI's Union Site).**

Written report: Joy Otsuki, Special Counsel to the Successor Agency

Recommendation: That the Successor Agency adopt SA Resolution No. 2023-03 approving the transfer of property for future development to the City of Guadalupe in accordance with Health & Safety Code Section 34181(a).

15. **ADJOURNMENT TO CITY COUNCIL CLOSED SESSION**

16. **CLOSED SESSION AGENDA**

### **Conference with Labor Negotiators**

(Subdivision (a) of Gov. Code Section 54957.6)

Agency designated representatives: City Administrator and Human Resources Manager

Employee organizations: Service Employees International Union (SEIU), Local 620; International Association of Fire Fighters (IAFF), Local 4403

### **Public Employee Performance Evaluation**

(Subdivision (b) of Gov. Code Section 54957)

Title: City Administrator

### **Conference with Legal Counsel – Existing Litigation**

Subdivision (d) (1) of Government Code Section 54956.9

Name of case: City of Guadalupe v. Guadalupe Post #371 of the American Legion, Santa Barbara Superior Court Case No. 22CV042488

**17. ADJOURNMENT TO OPEN SESSION MEETING**

**18. CLOSED SESSION ANNOUNCEMENTS**

**19. ADJOURNMENT**

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted on the City Hall display case and website not less than 72 hours prior to the meeting. Dated this 21<sup>st</sup> day of November 2023.

*Todd Bodem*

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Todd Bodem, City Administrator

**PROPOSED FUTURE CITY COUNCIL AGENDA ITEMS**

Council Meeting: Date and Subject	Department	Agenda Category	
<b>Tuesday, December 12, 2023, at 6:00 pm / Regular Meeting</b>			
SBCAG Update on Black Road/166 Construction		Presentation	
Cancellation of the December 26 <sup>th</sup> Council Meeting		Consent Calendar	
City Engineer- Award of Contract	City Administrator	Consent Calendar	
Contract Amendment – Larry Appel, Planning Director Services	City Administrator	Consent Calendar	
Impact Fee Study – Public Hearing	Director of Public Safety	Public Hearing	
<b>Tuesday, January 9, 2023, at 6:00 pm / Regular Meeting</b>			
Amendment to Ordinance No. 1985-256 Water lines	City Attorney	Regular Business	
Other Unscheduled Items	Proposed Date of Item	Department	Agenda Category
Gift Policy		City Attorney	New Business
Benefit for Unrepresented Employees		Human Resources	New Business
Joint Use Agreement with School District		Recreation & Parks Dept.	New Business
Social Host Ordinance		City Attorney	New Business
Human Trafficking Awareness Month – January 2024	1/23/2023	Administration	Proclamation



# Payable Register

# Payable Detail by Vendor Number

Packet: APPKT00139 - 11.28.23 BIWEEKLY RUN

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

**Vendor:** [AGD01 - ANDREW GOODWIN DESIGNS](#) **Vendor Total:** 17,887.00

<a href="#">378-12</a>	Invoice	11/15/2023	11/15/2023	11/15/2023	11/15/2023	17,887.00	0.00	0.00	0.00	17,887.00
ADM-ROYAL THEATER PROJECT			Warr Bank Acct - Warrants Bank Account		No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-ROYAL THEATER PROJECT	NA	0.00	0.00	17,887.00	0.00	0.00	0.00	17,887.00

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">079-4542-2166</a>	Activity		17,887.00	100.00%

**Vendor:** [AIR02 - AIRGAS USA LLC](#) **Vendor Total:** 312.98

<a href="#">9143415172</a>	Invoice	11/24/2023	11/24/2023	11/24/2023	11/24/2023	312.98	0.00	0.00	0.00	312.98
FIRE-SNSR OXY MX6 IBRID			Warr Bank Acct - Warrants Bank Account		No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-SNSR OXY MX6 IBRID	NA	0.00	0.00	312.98	0.00	0.00	0.00	312.98

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1400</a>	Equipment Maintenance		312.98	100.00%

**Vendor:** [ARA01 - ARAMARK UNIFORM SERVICES](#) **Vendor Total:** 310.03

<a href="#">5020415024</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	17.06	0.00	0.00	0.00	17.06
WATER-ACCT#:170454000 UNIFORM SERVICE			Warr Bank Acct - Warrants Bank Account		No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
WATER-ACCT#:170454000 UNIFORM SERVICE	NA	0.00	0.00	17.06	0.00	0.00	0.00	17.06

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">010-4420-2150</a>	Professional Services		17.06	100.00%

<a href="#">5020415026</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	73.55	0.00	0.00	0.00	73.55
P&R-ACCT#:170454000 UNIFORM SERVICE			Warr Bank Acct - Warrants Bank Account		No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-ACCT#:170454000 UNIFORM SERVICE	NA	0.00	0.00	73.55	0.00	0.00	0.00	73.55

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		73.55	100.00%

<a href="#">5020415027</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	11.88	0.00	0.00	0.00	11.88
PW-STREETS UNIFORM SERVICE			Warr Bank Acct - Warrants Bank Account		No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
PW-STREETS UNIFORM SERVICE	NA	0.00	0.00	1.50	0.00	0.00	0.00	1.50

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-0100</a>	Salaries - Regular		1.50	100.00%

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		1.48	0.00	0.00	0.00	1.48
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4300-0100</a>	Salaries - Regular					1.48	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		5.35	0.00	0.00	0.00	5.35
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">071-4454-0100</a>	Salaries - Regular					5.35	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-0100</a>	Salaries - Regular					0.89	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">012-4425-0100</a>	Salaries - Regular					0.89	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">023-4461-0100</a>	Salaries - Regular					0.89	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		0.44	0.00	0.00	0.00	0.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">060-4490-0100</a>	Salaries - Regular					0.44	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS UNIFORM SERVICE	NA		0.00	0.00		0.44	0.00	0.00	0.00	0.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">063-4472-0100</a>	Salaries - Regular					0.44	100.00%			
<a href="#">5020417135</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	14.44	0.00	0.00	0.00	14.44
WWTP-ACCT#:170454000 UNIFORM SERVICE	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WWTP-ACCT#:170454000 UNIFORM SERVICE	NA		0.00	0.00		14.44	0.00	0.00	0.00	14.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">012-4425-2200</a>	Equipment Rental					14.44	100.00%			
<a href="#">5020420067</a>	Invoice	11/6/2023	11/6/2023	11/6/2023	11/6/2023	17.06	0.00	0.00	0.00	17.06
WATER-ACCT#:170454000 UNIFORM SERVICE	Warr Bank Acct - Warrants Bank Account				No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-ACCT#:170454000 UNIFORM SERVICE	NA		0.00	0.00		17.06	0.00	0.00	0.00	17.06
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-2150</a>	Professional Services					17.06	100.00%			
<a href="#">5020420069</a>	Invoice	11/6/2023	11/6/2023	11/6/2023	11/6/2023	73.55	0.00	0.00	0.00	73.55
P&R-ACCT#:170454000 UNIFORM SERVICE		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-ACCT#:170454000 UNIFORM SERVICE	NA		0.00	0.00		73.55	0.00	0.00	0.00	73.55
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-2150</a>	Professional Services					73.55	100.00%			
<a href="#">5020420070</a>	Invoice	11/6/2023	11/6/2023	11/6/2023	11/6/2023	11.88	0.00	0.00	0.00	11.88
PW-STREETS-ACCT#:170454000		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		1.50	0.00	0.00	0.00	1.50
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-0100</a>	Salaries - Regular					1.50	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		1.48	0.00	0.00	0.00	1.48
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4300-0100</a>	Salaries - Regular					1.48	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		5.35	0.00	0.00	0.00	5.35
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">071-4454-0100</a>	Salaries - Regular					5.35	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-0100</a>	Salaries - Regular					0.89	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">012-4425-0100</a>	Salaries - Regular					0.89	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		0.89	0.00	0.00	0.00	0.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">023-4461-0100</a>	Salaries - Regular					0.89	100.00%			

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		0.44	0.00	0.00	0.00	0.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">060-4490-0100</a>	Salaries - Regular					0.44	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-ACCT#:170454000	NA		0.00	0.00		0.44	0.00	0.00	0.00	0.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">063-4472-0100</a>	Salaries - Regular					0.44	100.00%			
<a href="#">5020425036</a>	Invoice	11/13/2023	11/13/2023	11/13/2023	11/13/2023	17.06	0.00	0.00	0.00	17.06
WATER-ACCT#:170454000 UNIFORM SERVICE					No					
Warr Bank Acct - Warrants Bank Account										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-ACCT#:170454000 UNIFORM SERVICE	NA		0.00	0.00		17.06	0.00	0.00	0.00	17.06
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-2150</a>	Professional Services					17.06	100.00%			
<a href="#">5020425062</a>	Invoice	11/13/2023	11/13/2023	11/13/2023	11/13/2023	73.55	0.00	0.00	0.00	73.55
P&R-ACCT#:170454000 UNIFORM SERVICE					No					
Warr Bank Acct - Warrants Bank Account										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-ACCT#:170454000 UNIFORM SERVICE	NA		0.00	0.00		73.55	0.00	0.00	0.00	73.55
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-2150</a>	Professional Services					73.55	100.00%			

Vendor: [ARC01 - ARCLIGHT MEDIA](#)

Vendor Total: 1,290.00

<a href="#">11209</a>	Invoice	10/1/2023	10/1/2023	10/1/2023	10/1/2023	170.00	0.00	0.00	0.00	170.00
ADM-WEBSITE MONTHLY MAINTENANCE - SEPT 2023					No					
Warr Bank Acct - Warrants Bank Account										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
ADM-WEBSITE MONTHLY MAINTENANCE - SEPT 2023	NA		0.00	0.00		170.00	0.00	0.00	0.00	170.00
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4140-2151</a>	Information Technology Svs					170.00	100.00%			
<a href="#">11237</a>	Invoice	10/3/2023	10/3/2023	10/3/2023	10/3/2023	625.00	0.00	0.00	0.00	625.00
ADM-NEW WEBSITE REDESIGN - SEPT 2023					No					
Warr Bank Acct - Warrants Bank Account										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
ADM-NEW WEBSITE REDESIGN - SEPT 2023	NA		0.00	0.00		625.00	0.00	0.00	0.00	625.00
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4140-2151</a>	Information Technology Svs					625.00	100.00%			
<a href="#">11267</a>	Invoice	11/3/2023	11/3/2023	11/3/2023	11/3/2023	170.00	0.00	0.00	0.00	170.00
ADM-WEBSITE MONTHLY MAINTENANCE - OCT 2023					No					
Warr Bank Acct - Warrants Bank Account										



Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
ADM-WEBSITE MONTHLY MAINTENANCE - OCT 2023	NA		0.00	0.00	170.00	0.00	0.00	0.00	170.00	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4140-2151</a>	Information Technology Svs				170.00	100.00%				
<a href="#">11296</a>	Invoice	11/3/2023	11/3/2023	11/3/2023	11/3/2023	325.00	0.00	0.00	0.00	325.00
ADM-NEW WEBSITE REDESIGN - OCT 2023	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
ADM-NEW WEBSITE REDESIGN - OCT 2023	NA		0.00	0.00	325.00	0.00	0.00	0.00	325.00	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4140-2151</a>	Information Technology Svs				325.00	100.00%				

**Vendor: [BOU01 - BOUND TREE MEDICAL LLC](#) Vendor Total: 1,055.24**

<a href="#">85132972</a>	Invoice	10/24/2023	10/24/2023	10/24/2023	10/24/2023	64.56	0.00	0.00	0.00	64.56
FIRE-SUCTION UNIT LCSU 4	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
FIRE-SUCTION UNIT LCSU 4	NA		0.00	0.00	64.56	0.00	0.00	0.00	64.56	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.				64.56	100.00%				
<a href="#">85145441</a>	Invoice	11/3/2023	11/3/2023	11/3/2023	11/3/2023	298.48	0.00	0.00	0.00	298.48
FIRE-STAT PADZ 11 PEDIATRIC FOR ZOLL AED PLUS	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
FIRE-STAT PADZ 11 PEDIATRIC FOR ZOLL AED PLUS	NA		0.00	0.00	298.48	0.00	0.00	0.00	298.48	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.				298.48	100.00%				

<a href="#">85153090</a>	Invoice	11/10/2023	11/10/2023	11/10/2023	11/10/2023	692.20	0.00	0.00	0.00	692.20
FIRE-SUCTION UNIT, LCSU 4	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
FIRE-SUCTION UNIT, LCSU 4	NA		0.00	0.00	692.20	0.00	0.00	0.00	692.20	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.				692.20	100.00%				

**Vendor: [CAS07 - CASSIA LANDSCAPE](#) Vendor Total: 1,497.00**

<a href="#">102368</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	1,497.00	0.00	0.00	0.00	1,497.00
PW-COMPLETION OF VINE REMOVAL PER PROPOSAL	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-COMPLETION OF VINE REMOVAL PER PROPOSAL	NA		0.00	0.00	1,497.00	0.00	0.00	0.00	1,497.00	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-2150</a>	Professional Services				1,497.00	100.00%				

**Vendor: [CEI01 - CRISP ENTERPRISES, INC.](#) Vendor Total: 50.24**

**Payable Register**

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
<a href="#">314594</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	50.24	0.00	0.00	0.00	50.24
PW-LFBW-SCANNING-LARGE FORMAT SCANNING		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-LFBW-SCANNING-LARGE FORMAT SCANNING	NA	0.00	0.00	50.24	0.00	0.00	0.00	50.24		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">071-4454-2150</a>	Professional Services		50.24	100.00%						

**Vendor: [CHA03 - CHARTER COMMUNICATIONS](#) Vendor Total: 3,685.37**

<a href="#">119116501102123</a>	Invoice	10/21/2023	10/21/2023	10/21/2023	10/21/2023	2,106.87	0.00	0.00	0.00	2,106.87
P&R-ACCT#:119116501 - 918 OBISPO		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-ACCT#:119116501 - 918 OBISPO	NA	0.00	0.00	2,106.87	0.00	0.00	0.00	2,106.87		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-1150</a>	Communications		2,106.87	100.00%						

<a href="#">170585101110123</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	594.48	0.00	0.00	0.00	594.48
P&R-ACCT#:170585101 - 918 OBISPO ST STE17		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-ACCT#:170585101 - 918 OBISPO ST STE17	NA	0.00	0.00	594.48	0.00	0.00	0.00	594.48		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-1150</a>	Communications		594.48	100.00%						

<a href="#">170585201110123</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	984.02	0.00	0.00	0.00	984.02
P&R-ACCT#:170585201 - 918 OBISPO		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-ACCT#:170585201 - 918 OBISPO	NA	0.00	0.00	984.02	0.00	0.00	0.00	984.02		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-1150</a>	Communications		984.02	100.00%						

**Vendor: [CIT14 - CITY OF SANTA MARIA - FINANCE DIVISION](#) Vendor Total: 17,455.71**

<a href="#">94135</a>	Invoice	9/15/2023	9/15/2023	9/15/2023	9/15/2023	6,697.97	0.00	0.00	0.00	6,697.97
PW-FUEL USAGE - JULY 2023		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-FUEL USAGE - JULY 2023	NA	0.00	0.00	6,697.97	0.00	0.00	0.00	6,697.97		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">023-4461-1560</a>	Fuel & lubricants		6,697.97	100.00%						

<a href="#">94358</a>	Invoice	10/11/2023	10/11/2023	10/11/2023	10/11/2023	10,757.74	0.00	0.00	0.00	10,757.74
PW-FUEL USAGE- AUGUST 2023		Warr Bank Acct - Warrants Bank Account			No					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-FUEL USAGE- AUGUST 2023	NA	0.00	0.00	10,757.74	0.00	0.00	0.00	10,757.74		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">023-4461-1560</a>	Fuel & lubricants		10,757.74	100.00%						

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

Vendor: [CLA01 - CLARK PEST CONTROL OF STO](#) Vendor Total: 2,773.00

<a href="#">33664228</a>	Invoice	7/14/2023	7/14/2023	7/14/2023	7/14/2023	441.00	0.00	0.00	0.00	441.00
P&R-1025 GUADALUPE		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-1025 GUADALUPE	NA	0.00	0.00	441.00	0.00	0.00	0.00	441.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		441.00	100.00%

<a href="#">33914105</a>	Invoice	7/31/2023	7/31/2023	7/31/2023	7/31/2023	436.00	0.00	0.00	0.00	436.00
P&R-1025 GUADALUPE ST		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-1025 GUADALUPE ST	NA	0.00	0.00	436.00	0.00	0.00	0.00	436.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		436.00	100.00%

<a href="#">34005964</a>	Invoice	9/19/2023	9/19/2023	9/19/2023	9/19/2023	441.00	0.00	0.00	0.00	441.00
P&R-1025 GUADALUPE		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-1025 GUADALUPE	NA	0.00	0.00	441.00	0.00	0.00	0.00	441.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		441.00	100.00%

<a href="#">34195455</a>	Invoice	10/4/2023	10/4/2023	10/4/2023	10/4/2023	441.00	0.00	0.00	0.00	441.00
P&R-1025 GUADALUPE		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-1025 GUADALUPE	NA	0.00	0.00	441.00	0.00	0.00	0.00	441.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		441.00	100.00%

<a href="#">34273162</a>	Invoice	9/30/2023	9/30/2023	9/30/2023	9/30/2023	436.00	0.00	0.00	0.00	436.00
P&R-1025 GUADALUPE		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-1025 GUADALUPE	NA	0.00	0.00	436.00	0.00	0.00	0.00	436.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		436.00	100.00%

<a href="#">34364355</a>	Invoice	11/9/2023	11/9/2023	11/9/2023	11/9/2023	142.00	0.00	0.00	0.00	142.00
FINANCE-4545 10TH ST -LOCATION:3186507		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FINANCE-4545 10TH ST - LOCATION:3186507	NA	0.00	0.00	142.00	0.00	0.00	0.00	142.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">107-4018-2150</a>	Profl Services		142.00	100.00%

<a href="#">34441273</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	436.00	0.00	0.00	0.00	436.00
P&R-1025 GUADALUPE ST		Warr Bank Acct - Warrants Bank Account			No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code			On Hold						
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-1025 GUADALUPE ST	NA	0.00	0.00	436.00	0.00	0.00	0.00	436.00		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4145-2150</a>	Professional Services			436.00	100.00%					

**Vendor:** [CLA02 - CLAY'S SEPTIC & JETTING](#) **Vendor Total:** 5,325.49

<a href="#">78445</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	1,678.31	0.00	0.00	0.00	1,678.31
WWTP-JETTING ON 11TH & OBISPO		Warr Bank Acct - Warrants Bank Account		No						

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
WWTP-JETTING ON 11TH & OBISPO	NA	0.00	0.00	1,678.31	0.00	0.00	0.00	1,678.31		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">012-4425-2150</a>	Professional Services			1,678.31	100.00%					

<a href="#">78533</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	3,647.18	0.00	0.00	0.00	3,647.18
WWTP-SCRAPE ALL GREASE AT LIFT STATION		Warr Bank Acct - Warrants Bank Account		No						

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
WWTP-SCRAPE ALL GREASE AT LIFT STATION	NA	0.00	0.00	3,647.18	0.00	0.00	0.00	3,647.18		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">012-4425-2150</a>	Professional Services			3,647.18	100.00%					

**Vendor:** [CUL01 - CULLIGAN/CENTRAL COAST WA](#) **Vendor Total:** 150.87

<a href="#">104494</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	24.46	0.00	0.00	0.00	24.46
ADM-WATER FOR ADMIN OFFICE		Warr Bank Acct - Warrants Bank Account		No						

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
ADM-WATER FOR ADMIN OFFICE	NA	0.00	0.00	24.46	0.00	0.00	0.00	24.46		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4105-1550</a>	Operating Supplies & Exp.			24.46	100.00%					

<a href="#">104495</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	56.41	0.00	0.00	0.00	56.41
FINANCE-5 GALLON DELIVERY		Warr Bank Acct - Warrants Bank Account		No						

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FINANCE-5 GALLON DELIVERY	NA	0.00	0.00	56.41	0.00	0.00	0.00	56.41		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4120-2150</a>	Professional services			56.41	100.00%					

<a href="#">83833</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	35.00	0.00	0.00	0.00	35.00
PD-STRONBASE 9" TANK RENTAL		Warr Bank Acct - Warrants Bank Account		No						

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PD-STRONBASE 9" TANK RENTAL	NA	0.00	0.00	35.00	0.00	0.00	0.00	35.00		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.			35.00	100.00%					

<a href="#">84033</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	35.00	0.00	0.00	0.00	35.00
FIRE-STRONBASE 9" TANK RENTAL		Warr Bank Acct - Warrants Bank Account		No						

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
FIRE-STRONBASE 9" TANK RENTAL	NA		0.00	0.00	35.00	0.00	0.00	0.00	35.00	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4220-1460</a>	Vehicle Maintenance		35.00	100.00%						

**Vendor:** [DEP04 - DEEP BLUE INTEGRATION, IN](#) **Vendor Total:** 270.00

<a href="#">06302023-83</a>	Invoice	7/1/2023	7/1/2023	7/1/2023	7/1/2023	135.00	0.00	0.00	0.00	135.00
P&R-MONITORING - UL LISTED FIRE ALARM MONITORING	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-MONITORING - UL LISTED FIRE ALARM MONITORING	NA		0.00	0.00	135.00	0.00	0.00	0.00	135.00	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-2150</a>	Professional Services		135.00	100.00%						

<a href="#">220480-91</a>	Invoice	10/1/2023	10/1/2023	10/1/2023	10/1/2023	135.00	0.00	0.00	0.00	135.00
P&R-MONITORING -UL LISTED FIRE ALARM MONITORING	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-MONITORING -UL LISTED FIRE ALARM MONITORING	NA		0.00	0.00	135.00	0.00	0.00	0.00	135.00	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-2150</a>	Professional Services		135.00	100.00%						

**Vendor:** [EAT01 - EATON CORPORATION](#) **Vendor Total:** 3,768.00

<a href="#">63192102</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	3,768.00	0.00	0.00	0.00	3,768.00
WATER-TROUBLESHOOT EATON SOFT STARTER	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
WATER-TROUBLESHOOT EATON SOFT STARTER	NA		0.00	0.00	3,768.00	0.00	0.00	0.00	3,768.00	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">010-4420-2150</a>	Professional Services		3,768.00	100.00%						

**Vendor:** [ERN01 - ERNEST PACKAGING SOLUTION](#) **Vendor Total:** 499.87

<a href="#">90838450</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	372.47	0.00	0.00	0.00	372.47
P&R-TT US 4056-2-PLY 9"X1000' STOCK	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-TT US 4056-2-PLY 9"X1000' STOCK	NA		0.00	0.00	372.47	0.00	0.00	0.00	372.47	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.		372.47	100.00%						

<a href="#">90840629</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	127.40	0.00	0.00	0.00	127.40
P&R-BUCKET/WRINGER COMBO SIDE-PRESS YEL 35QT	Warr Bank Acct - Warrants Bank Account				No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description										
Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-BUCKET/WRINGER COMBO SIDE-PRESS YEL 35QT	NA		0.00	0.00	127.40	0.00	0.00	0.00	127.40	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.				127.40	100.00%				

Vendor: [EWI01 - EWING CORP.](#) Vendor Total: 42.88

<a href="#">20951561</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	42.88	0.00	0.00	0.00	42.88
PW-ORDER#:11980692 - 33DK RAINBIRD 3/4IN Warr Bank Acct - Warrants Bank Account No										
QCV KEY										

Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
PW-ORDER#:11980692 - 33DK RAINBIRD 3/4IN QCV KEY	NA		0.00	0.00	42.88	0.00	0.00	0.00	42.88	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				42.88	100.00%				

Vendor: [FRO01 - FRONTIER COMMUNICATIONS](#) Vendor Total: 482.42

<a href="#">11012023</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	302.58	0.00	0.00	0.00	302.58
P&R-ACCT#:805-343-1451-071975-5 Warr Bank Acct - Warrants Bank Account No										

Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-ACCT#:805-343-1451-071975-5	NA		0.00	0.00	302.58	0.00	0.00	0.00	302.58	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">001-4145-1150</a>	Communications				302.58	100.00%				

<a href="#">11042023</a>	Invoice	11/4/2023	11/4/2023	11/4/2023	11/4/2023	179.84	0.00	0.00	0.00	179.84
P&R-ACCT#:805-343-5512-41588-5 Warr Bank Acct - Warrants Bank Account No										

Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-ACCT#:805-343-5512-41588-5	NA		0.00	0.00	179.84	0.00	0.00	0.00	179.84	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">001-4145-1150</a>	Communications				179.84	100.00%				

Vendor: [GUA02 - GUADALUPE HARDWARE COMPAN](#) Vendor Total: 2,089.70

<a href="#">1130728</a>	Invoice	10/20/2023	10/20/2023	10/20/2023	10/20/2023	20.60	0.00	0.00	0.00	20.60
P&R-BUILDING-MINI ATOMTIV BULB T3-1/4 Warr Bank Acct - Warrants Bank Account No										

Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
P&R-BUILDING-MINI ATOMTIV BULB T3-1/4	NA		0.00	0.00	20.60	0.00	0.00	0.00	20.60	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.				20.60	100.00%				

<a href="#">1130907</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	3.58	0.00	0.00	0.00	3.58
PW-STREETS-5/8-11 SQUARE NUT Z Warr Bank Acct - Warrants Bank Account No										

Items										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
PW-STREETS-5/8-11 SQUARE NUT Z	NA		0.00	0.00	3.58	0.00	0.00	0.00	3.58	
Distributions										
Account Number	Account Name		Project Account Key		Amount	Percent				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				3.58	100.00%				

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
<a href="#">1130910</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	231.63	0.00	0.00	0.00	231.63
PW-STREETS-18VXC6.0 FORGE BATTERY		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
PW-STREETS-18VXC6.0 FORGE BATTERY	NA	0.00	0.00	231.63	0.00	0.00	0.00	231.63

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.		231.63	100.00%

<a href="#">1130965</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	32.63	0.00	0.00	0.00	32.63
WATER-14 DRIVE RATCHET		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
WATER-14 DRIVE RATCHET	NA	0.00	0.00	32.63	0.00	0.00	0.00	32.63

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.		32.63	100.00%

<a href="#">1130966</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	39.13	0.00	0.00	0.00	39.13
WATER-SCKT1/4" DR 3/8" 6PT		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
WATER-SCKT1/4" DR 3/8" 6PT	NA	0.00	0.00	39.13	0.00	0.00	0.00	39.13

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.		39.13	100.00%

<a href="#">1131023</a>	Invoice	10/24/2023	10/24/2023	10/24/2023	10/24/2023	19.54	0.00	0.00	0.00	19.54
P&R-BUILDING-GENERAL KEY		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-BUILDING-GENERAL KEY	NA	0.00	0.00	19.54	0.00	0.00	0.00	19.54

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4300-1550</a>	Operating Supplies & Exp.		19.54	100.00%

<a href="#">1131054</a>	Invoice	10/24/2023	10/24/2023	10/24/2023	10/24/2023	8.00	0.00	0.00	0.00	8.00
P&R-BUILDING-3/8-16 HEX FLANGE NUT Z		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-BUILDING-3/8-16 HEX FLANGE NUT Z	NA	0.00	0.00	8.00	0.00	0.00	0.00	8.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4300-1550</a>	Operating Supplies & Exp.		8.00	100.00%

<a href="#">1131113</a>	Invoice	10/25/2023	10/25/2023	10/25/2023	10/25/2023	42.38	0.00	0.00	0.00	42.38
PW-STREETS-DIAMOND MTL CTOFF WL4.5"		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
PW-STREETS-DIAMOND MTL CTOFF WL4.5"	NA	0.00	0.00	42.38	0.00	0.00	0.00	42.38

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.		42.38	100.00%

<a href="#">1131136</a>	Invoice	10/25/2023	10/25/2023	10/25/2023	10/25/2023	8.16	0.00	0.00	0.00	8.16
P&R-BUILDING-DRILL 3/8 JOB HANSON		Warr Bank Acct - Warrants Bank Account			No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<a href="#">1131242</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	51.10	0.00	0.00	0.00	51.10
P&R-BUILDING-RD SEAT WH STANDARD WOOD Warr Bank Acct - Warrants Bank Account No										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-BUILDING-RD SEAT WH STANDARD WOOD	NA		0.00	0.00		51.10	0.00	0.00	0.00	51.10
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.					8.16	100.00%			
<a href="#">1131626</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	6.53	0.00	0.00	0.00	6.53
PW-STREETS-1/4-20X3/8 SOCKET SET SCR Warr Bank Acct - Warrants Bank Account No										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-1/4-20X3/8 SOCKET SET SCR	NA		0.00	0.00		6.53	0.00	0.00	0.00	6.53
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-1500</a>	Equipment Replacement					51.10	100.00%			
<a href="#">1131653</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	40.38	0.00	0.00	0.00	40.38
WATER-3/4 PVC MALE ADAPTER Warr Bank Acct - Warrants Bank Account No										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-3/4 PVC MALE ADAPTER	NA		0.00	0.00		40.38	0.00	0.00	0.00	40.38
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.					40.38	100.00%			
<a href="#">1131687</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	8.68	0.00	0.00	0.00	8.68
P&R-BUILDING-BATTERY ALKLN AAA 4PK Warr Bank Acct - Warrants Bank Account No										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-BUILDING-BATTERY ALKLN AAA 4PK	NA		0.00	0.00		8.68	0.00	0.00	0.00	8.68
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4300-1550</a>	Operating Supplies & Exp.					8.68	100.00%			
<a href="#">1131732</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	217.49	0.00	0.00	0.00	217.49
PW-STREETS-M18 INFLATOR Warr Bank Acct - Warrants Bank Account No										
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-M18 INFLATOR	NA		0.00	0.00		217.49	0.00	0.00	0.00	217.49
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.					217.49	100.00%			
<a href="#">1131800</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	139.75	0.00	0.00	0.00	139.75
PW-STREETS-3/8 DR RATCHET & SCKT SET MET Warr Bank Acct - Warrants Bank Account No										



Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<a href="#">1131877</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	139.75	0.00	0.00	0.00	139.75
PW-STREETS-3/8 DR RATCHET & SCKT SET MET										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				139.75	100.00%				
						18.48	0.00	0.00	0.00	18.48
P&R-BUILDING-LOCK ENTRY POLO US3 VPC										
Warr Bank Acct - Warrants Bank Account No										
<a href="#">1132011</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	18.48	0.00	0.00	0.00	18.48
P&R-BUILDING-LOCK ENTRY POLO US3 VPC										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1500</a>	Equipment Replacement				18.48	100.00%				
						60.41	0.00	0.00	0.00	60.41
PW-STREETS-VP 40:1 FUEL 128OZ										
Warr Bank Acct - Warrants Bank Account No										
<a href="#">1132015</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	60.41	0.00	0.00	0.00	60.41
PW-STREETS-VP 40:1 FUEL 128OZ										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				60.41	100.00%				
						41.28	0.00	0.00	0.00	41.28
PW-GENERAL KEY										
Warr Bank Acct - Warrants Bank Account No										
<a href="#">1132016</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	41.28	0.00	0.00	0.00	41.28
PW-GENERAL KEY										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				41.28	100.00%				
						41.28	0.00	0.00	0.00	41.28
PW-MAGNETIC PICK UP TOOL										
Warr Bank Acct - Warrants Bank Account No										
<a href="#">1132026</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	11.06	0.00	0.00	0.00	11.06
PPW-MAGNETIC PICK UP TOOL										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				11.06	100.00%				
						11.06	0.00	0.00	0.00	11.06
P&R-BUILDING-MILLIVOLT/24VOLT HEAT ONLY										
Warr Bank Acct - Warrants Bank Account No										
<a href="#">1132172</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	38.91	0.00	0.00	0.00	38.91
P&R-BUILDING-MILLIVOLT/24VOLT HEAT ONLY										
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>	<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1500</a>	Equipment Replacement				38.91	100.00%				
						38.91	0.00	0.00	0.00	38.91
P&R-BUILDINGS-3/4"X1/2" POLY REDUCE NIPPLE										
Warr Bank Acct - Warrants Bank Account No										

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-BUILDINGS-3/4"X1/2" POLY REDUCE NIPPLE	NA		0.00	0.00		7.81	0.00	0.00	0.00	7.81
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.					7.81	100.00%			
<a href="#">1132493</a>	Invoice	11/7/2023	11/7/2023	11/7/2023	11/7/2023	51.79	0.00	0.00	0.00	51.79
PW-STREETS-POWER LOCK EXT POLE 2-4'	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-POWER LOCK EXT POLE 2-4'	NA		0.00	0.00		51.79	0.00	0.00	0.00	51.79
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.					51.79	100.00%			
<a href="#">1132627</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	551.34	0.00	0.00	0.00	551.34
WATER-M18XC 6.0 BATTERY 2-PACK	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-M18XC 6.0 BATTERY 2-PACK	NA		0.00	0.00		551.34	0.00	0.00	0.00	551.34
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.					551.34	100.00%			
<a href="#">1132628</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	333.85	0.00	0.00	0.00	333.85
WATER-M18XC 6.0 BATTERY 2-PACK	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-M18XC 6.0 BATTERY 2-PACK	NA		0.00	0.00		333.85	0.00	0.00	0.00	333.85
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.					333.85	100.00%			
<a href="#">1132651</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	239.53	0.00	0.00	0.00	239.53
PW-STREETS-16" CHAIN SAW REPLACEMENT BLADE	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PW-STREETS-16" CHAIN SAW REPLACEMENT BLADE	NA		0.00	0.00		239.53	0.00	0.00	0.00	239.53
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.					239.53	100.00%			
<a href="#">1132691</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	316.44	0.00	0.00	0.00	316.44
WATER-M12 WATER PUMP	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
WATER-M12 WATER PUMP	NA		0.00	0.00		316.44	0.00	0.00	0.00	316.44
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.					316.44	100.00%			
<a href="#">1133009</a>	Invoice	11/10/2023	11/10/2023	11/10/2023	11/10/2023	61.43	0.00	0.00	0.00	61.43
WATER-RED GP AIR HOSE 3/4"	Warr Bank Acct - Warrants Bank Account				No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Vendor: <a href="#">HDL01 - HINDERLITER DE LLAMAS &amp; A</a></b>										
<a href="#">SIN033260</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	375.00	0.00	0.00	0.00	375.00
ADM-CANNABIS MANAGEMENT - OCT 2023					No					
<b>Vendor Total:</b>										<b>375.00</b>
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
ADM-CANNABIS MANAGEMENT - OCT 2023	NA		0.00	0.00	375.00	0.00	0.00	0.00	375.00	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-HEMP-2150</a>	Profl Services				375.00	100.00%				
<b>Vendor: <a href="#">HEN01 - EAGLE ENERGY, INC</a></b>										
<a href="#">204204</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	238.63	0.00	0.00	0.00	238.63
FIRE-OCT 16-31 FUEL CHARGES					No					
<b>Vendor Total:</b>										<b>432.89</b>
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
FIRE-OCT 16-31 FUEL CHARGES	NA		0.00	0.00	238.63	0.00	0.00	0.00	238.63	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4220-1560</a>	Fuels and Lubricants				238.63	100.00%				
<a href="#">204207</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	194.26	0.00	0.00	0.00	194.26
PW-ACCT#:1208 FUEL CHARGES					No					
<b>Vendor Total:</b>										<b>1,516.11</b>
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-ACCT#:1208 FUEL CHARGES	NA		0.00	0.00	194.26	0.00	0.00	0.00	194.26	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1560</a>	Fuels & Lubricants				194.26	100.00%				
<b>Vendor: <a href="#">HOM02 - HOME DEPOT CREDIT SERVICE</a></b>										
<a href="#">14231</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	336.04	0.00	0.00	0.00	336.04
PW-STREETS					No					
<b>Vendor Total:</b>										<b>1,516.11</b>

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<a href="#">3162012</a>	Credit Memo	9/6/2023	9/6/2023	9/6/2023	9/6/2023	-11.94	0.00	0.00	0.00	-11.94
BUILDING CREDIT					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
BUILDING CREDIT	NA		0.00	0.00	-11.94	0.00	0.00	0.00		-11.94
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				336.04	100.00%				
<a href="#">3622603</a>	Invoice	10/13/2023	10/13/2023	10/13/2023	10/13/2023	63.15	0.00	0.00	0.00	63.15
P&R-BUILDING					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
P&R-BUILDING	NA		0.00	0.00	63.15	0.00	0.00	0.00		63.15
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.				-11.94	100.00%				
<a href="#">4620538</a>	Invoice	9/5/2023	9/5/2023	9/5/2023	9/5/2023	185.33	0.00	0.00	0.00	185.33
PW-BUILDING					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
PW-BUILDING	NA		0.00	0.00	185.33	0.00	0.00	0.00		185.33
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.				185.33	100.00%				
<a href="#">6253873</a>	Invoice	8/24/2023	8/24/2023	8/24/2023	8/24/2023	573.38	0.00	0.00	0.00	573.38
PW-SIGNS					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
PW-SIGNS	NA		0.00	0.00	573.38	0.00	0.00	0.00		573.38
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				573.38	100.00%				
<a href="#">6524863</a>	Invoice	10/3/2023	10/3/2023	10/3/2023	10/3/2023	116.26	0.00	0.00	0.00	116.26
P&R-BUILDING					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
P&R-BUILDING	NA		0.00	0.00	116.26	0.00	0.00	0.00		116.26
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.				116.26	100.00%				
<a href="#">7010630</a>	Invoice	8/23/2023	8/23/2023	8/23/2023	8/23/2023	213.89	0.00	0.00	0.00	213.89
PW-SIGNS					No					
	Warr Bank Acct - Warrants Bank Account									
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>		<b>Total</b>
PW-SIGNS	NA		0.00	0.00	213.89	0.00	0.00	0.00		213.89
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.				213.89	100.00%				

**Payable Register**

Packet: APPKT00139 - 11.28.23 BIWEEKLY RUN

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
<a href="#">FCH-008003555</a>	Invoice	9/8/2023	9/8/2023	9/8/2023	9/8/2023	20.00	0.00	0.00	0.00	20.00
BUILDING-LATE FEE		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
BUILDING-LATE FEE	NA	0.00	0.00	20.00	0.00	0.00	0.00	20.00

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.		20.00	100.00%

<a href="#">FCH-008028059</a>	Invoice	10/9/2023	10/9/2023	10/9/2023	10/9/2023	20.00	0.00	0.00	0.00	20.00
LATE FEE		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
LATE FEE	NA	0.00	0.00	20.00	0.00	0.00	0.00	20.00

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4300-1550</a>	Operating Supplies & Exp.		20.00	100.00%

**Vendor: [ICO01 - ICONIX WATERWORKS \(US\) IN](#)**

**Vendor Total: 1,276.07**

<a href="#">U2316036966</a>	Invoice	8/30/2023	8/30/2023	8/30/2023	8/30/2023	542.92	0.00	0.00	0.00	542.92
WATER-5/8X 2 1/2 BRASS BOLT		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
WATER-5/8X 2 1/2 BRASS BOLT	NA	0.00	0.00	542.92	0.00	0.00	0.00	542.92

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.		542.92	100.00%

<a href="#">U2316047861</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	733.15	0.00	0.00	0.00	733.15
WATER-17X28 ARMORCAST A6001420TDEB COVER		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
WATER-17X28 ARMORCAST A6001420TDEB COVER	NA	0.00	0.00	733.15	0.00	0.00	0.00	733.15

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.		733.15	100.00%

**Vendor: [INT02 - INTERSPIRO INC.](#)**

**Vendor Total: 220.05**

<a href="#">C-09-1048W</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	220.05	0.00	0.00	0.00	220.05
FIRE-HIGH PRESSURE HOSE LOWER		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-HIGH PRESSURE HOSE LOWER	NA	0.00	0.00	220.05	0.00	0.00	0.00	220.05

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1400</a>	Equipment Maintenance		220.05	100.00%

**Vendor: [INT09 - INTERSTATE BATTERIES OF C](#)**

**Vendor Total: 314.92**

<a href="#">10018765</a>	Invoice	10/3/2023	10/3/2023	10/3/2023	10/3/2023	314.92	0.00	0.00	0.00	314.92
FIRE-MTP-78		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-MTP-78	NA	0.00	0.00	314.92	0.00	0.00	0.00	314.92

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1460</a>	Vehicle Maintenance		314.92	100.00%

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

Vendor: [ITE01 - ITECH SOLUTIONS](#) Vendor Total: 8,501.30

<a href="#">12484</a>	Invoice	9/30/2023	9/30/2023	9/30/2023	9/30/2023	250.00	0.00	0.00	0.00	250.00
ADM-ONBOARDING CHARGE - PER EMPLOYEE-ROBELT NYVOLD						Warr Bank Acct - Warrants Bank Account No				

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-ONBOARDING CHARGE - PER EMPLOYEE-ROBELT NYVOLD	NA	0.00	0.00	250.00	0.00	0.00	0.00	250.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.		250.00	100.00%

<a href="#">12647</a>	Invoice	12/1/2023	12/1/2023	12/1/2023	12/1/2023	1,944.70	0.00	0.00	0.00	1,944.70
ADM-MICROSOFT 365 AZURE ACTIVE DIRECTORY P2						Warr Bank Acct - Warrants Bank Account No				

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
MICROSOFT LICENSES FOR DEC 2023	NA	0.00	0.00	1,944.70	0.00	0.00	0.00	1,944.70

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4140-2151</a>	Information Technology Svs		1,944.70	100.00%

<a href="#">12696</a>	Invoice	12/1/2023	12/1/2023	12/1/2023	12/1/2023	6,306.60	0.00	0.00	0.00	6,306.60
ADM-IT SERVICES DEC 2023						Warr Bank Acct - Warrants Bank Account No				

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-IT SERVICES DEC 2023	NA	0.00	0.00	6,306.60	0.00	0.00	0.00	6,306.60

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4140-2151</a>	Information Technology Svs		6,306.60	100.00%

Vendor: [J&M01 - JONES & MAYER](#) Vendor Total: 437.50

<a href="#">119163</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	437.50	0.00	0.00	0.00	437.50
ADM-LEGAL SERVICES - OCT 2023						Warr Bank Acct - Warrants Bank Account No				

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-LEGAL SERVICES - OCT 2023	NA	0.00	0.00	437.50	0.00	0.00	0.00	437.50

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4110-2150</a>	Professional services		437.50	100.00%

Vendor: [JAC02 - JACK'S ALL AMERICAN PLUM](#) Vendor Total: 920.13

<a href="#">134366</a>	Invoice	10/17/2023	10/17/2023	10/17/2023	10/17/2023	920.13	0.00	0.00	0.00	920.13
P&R-REPLACE KITCHEN FAUCET						Warr Bank Acct - Warrants Bank Account No				

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-REPLACE KITCHEN FAUCET	NA	0.00	0.00	920.13	0.00	0.00	0.00	920.13

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-1500</a>	Equipment Replacement		920.13	100.00%

Vendor: [LIN03 - LINEGEAR FIRE & RESCUE EQ](#) Vendor Total: 321.39

<a href="#">47551</a>	Invoice	10/25/2023	10/25/2023	10/25/2023	10/25/2023	321.39	0.00	0.00	0.00	321.39
FIRE-CREW BOSS ELITE PANT NAVY						Warr Bank Acct - Warrants Bank Account No				

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code			On Hold						
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-CREW BOSS ELITE PANT NAVY	NA	0.00	0.00	321.39	0.00	0.00	0.00	321.39		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.		321.39	100.00%						

<b>Vendor:</b> <a href="#">LMM01 - LEIBOLD MCCLENDON &amp; MANN</a>									<b>Vendor Total:</b>	<b>502.50</b>
<a href="#">9</a>	Invoice	11/14/2023	11/14/2023	11/14/2023	11/14/2023	502.50	0.00	0.00	0.00	502.50
ADM-JHO REVIEW AND RESPOND TO CORRESPONDENCE		Warr Bank Acct - Warrants Bank Account		No						

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
ADM-JHO REVIEW AND RESPOND TO CORRESPONDENCE	NA	0.00	0.00	502.50	0.00	0.00	0.00	502.50		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">026-4500-2150</a>	Professional Services		502.50	100.00%						

<b>Vendor:</b> <a href="#">NUN01 - MICHAEL K. NUNLEY &amp; ASSOC</a>									<b>Vendor Total:</b>	<b>7,323.75</b>
<a href="#">1039483</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	7,323.75	0.00	0.00	0.00	7,323.75
PW-GUAD WW CONSULTING MEETINGS		Warr Bank Acct - Warrants Bank Account		No						

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-GUAD WW CONSULTING MEETINGS	NA	0.00	0.00	7,323.75	0.00	0.00	0.00	7,323.75		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">012-4425-2150</a>	Professional Services		7,323.75	100.00%						

<b>Vendor:</b> <a href="#">PAC01 - PACIFIC GAS &amp; ELECTRIC</a>									<b>Vendor Total:</b>	<b>79,167.47</b>
<a href="#">10202023</a>	Invoice	10/20/2023	10/20/2023	10/20/2023	10/20/2023	22,791.47	0.00	0.00	0.00	22,791.47
PW-ACCT#:3472146148-0		Warr Bank Acct - Warrants Bank Account		No						

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-ACCT#:3472146148-0	NA	0.00	0.00	22,791.47	0.00	0.00	0.00	22,791.47		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">012-4425-1000</a>	Utilities		22,791.47	100.00%						

<a href="#">10232023A</a>	Invoice	10/23/2023	10/23/2023	10/23/2023	10/23/2023	5,674.13	0.00	0.00	0.00	5,674.13
PW-ACCT#:5783036442-8		Warr Bank Acct - Warrants Bank Account		No						

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-ACCT#:5783036442-8	NA	0.00	0.00	227.92	0.00	0.00	0.00	227.92		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">063-4472-1000</a>	Utilities		227.92	100.00%						

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-ACCT#:5783036442-8	NA	0.00	0.00	5,446.21	0.00	0.00	0.00	5,446.21		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">071-4454-1000</a>	Utilities		5,446.21	100.00%						

<a href="#">10252023</a>	Invoice	10/25/2023	10/25/2023	10/25/2023	10/25/2023	21,029.07	0.00	0.00	0.00	21,029.07
PW-ACCT#:2752777244-9		Warr Bank Acct - Warrants Bank Account		No						

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-ACCT#:2752777244-9	NA		0.00	0.00	21,029.07	0.00	0.00	0.00	21,029.07	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">010-4420-1000</a>	Utilities				21,029.07	100.00%				
<a href="#">10252023A</a>	Invoice	11/13/2023	11/13/2023	11/13/2023	11/13/2023	2,898.29	0.00	0.00	0.00	2,898.29
PW-ACCT#:3849410881-4 - 5125 W MAIN ST	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-ACCT#:3849410881-4 - 5125 W MAIN ST	NA		0.00	0.00	2,898.29	0.00	0.00	0.00	2,898.29	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">012-4425-1000</a>	Utilities				2,898.29	100.00%				
<a href="#">10262023</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	851.48	0.00	0.00	0.00	851.48
PW-ACCT#:5402032064-1	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-ACCT#:5402032064-1	NA		0.00	0.00	851.48	0.00	0.00	0.00	851.48	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">001-4145-1000</a>	Utilities				851.48	100.00%				
<a href="#">10302023</a>	Invoice	10/30/2023	10/30/2023	10/30/2023	10/30/2023	25,055.46	0.00	0.00	0.00	25,055.46
PW-ACCT#:3472146148-0	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-ACCT#:3472146148-0	NA		0.00	0.00	25,055.46	0.00	0.00	0.00	25,055.46	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">012-4425-1000</a>	Utilities				25,055.46	100.00%				
<a href="#">10312023</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	867.57	0.00	0.00	0.00	867.57
FINANCE-ACCT#:0406686538-9 - 4545 10TH ST	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
FINANCE-ACCT#:0406686538-9 - 4545 10TH ST	NA		0.00	0.00	867.57	0.00	0.00	0.00	867.57	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">107-4018-1000</a>	Utilities				867.57	100.00%				

**Vendor: [PCL01 - PACIFIC COAST LAND DESIGN INC](#) Vendor Total: 15,274.00**

<a href="#">22-013-15</a>	Invoice	11/8/2023	11/8/2023	11/8/2023	11/8/2023	15,274.00	0.00	0.00	0.00	15,274.00
PW-75% CONSTRUCTION DOCUMENTS	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>	<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>	
PW-75% CONSTRUCTION DOCUMENTS	NA		0.00	0.00	15,274.00	0.00	0.00	0.00	15,274.00	
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>		<b>Amount</b>	<b>Percent</b>				
<a href="#">089-4444-3053</a>	Central Park (089-205)				15,274.00	100.00%				

**Vendor: [REY01 - REYNA AUTO REPAIR](#) Vendor Total: 2,225.59**

<a href="#">5291</a>	Invoice	11/7/2023	11/7/2023	11/7/2023	11/7/2023	2,140.59	0.00	0.00	0.00	2,140.59
PD-UNIT 16-01 - BATTERY,ALTERNATOR,A/C DISCHARGE	Warr Bank Acct - Warrants Bank Account				No					



Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
PD-UNIT 16-01 - BATTERY,ALTERNATOR,A/C DISCHARGE	NA		0.00	0.00	2,140.59	0.00	0.00	0.00	2,140.59	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4200-1460</a>	Vehicle Maintenance		2,140.59	100.00%						
<a href="#">5294</a>	Invoice	10/7/2023	10/7/2023	10/7/2023	10/7/2023	85.00	0.00	0.00	0.00	85.00
PD-2014 FORD ESCAPE- MOTOR OIL, OIL FILTER	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total	
PD-2014 FORD ESCAPE- MOTOR OIL, OIL FILTER	NA		0.00	0.00	85.00	0.00	0.00	0.00	85.00	
<b>Distributions</b>										
Account Number	Account Name	Project Account Key	Amount	Percent						
<a href="#">001-4200-1460</a>	Vehicle Maintenance		85.00	100.00%						

Vendor: <a href="#">SAN02 - SANTA MARIA TIRE CORP</a>										Vendor Total:	787.55
<a href="#">159465</a>	Invoice	10/17/2023	10/17/2023	10/17/2023	10/17/2023	787.55	0.00	0.00	0.00	787.55	
ADM-TRANSIT MAINTENANCE EXPENSE	Warr Bank Acct - Warrants Bank Account				No						
<b>Items</b>											
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total		
ADM-TRANSIT MAINTENANCE EXPENSE	NA		0.00	0.00	787.55	0.00	0.00	0.00	787.55		
<b>Distributions</b>											
Account Number	Account Name	Project Account Key	Amount	Percent							
<a href="#">023-4461-1400</a>	Equipment Maintenance		787.55	100.00%							

Vendor: <a href="#">SAN10 - SANTA BARBARA COUNTY FIRE</a>										Vendor Total:	1,449.00
<a href="#">GUA10262023</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	1,449.00	0.00	0.00	0.00	1,449.00	
FIRE-ANNUAL MEMBERSHIP DUES: FY 2023-24	Warr Bank Acct - Warrants Bank Account				No						
<b>Items</b>											
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-ANNUAL MEMBERSHIP DUES: FY 2023-24	NA		0.00	0.00	1,449.00	0.00	0.00	0.00	1,449.00		
<b>Distributions</b>											
Account Number	Account Name	Project Account Key	Amount	Percent							
<a href="#">001-4220-1350</a>	Memberships, Dues & Subs		1,449.00	100.00%							

Vendor: <a href="#">SAN14 - SANTA BARBARA COUNTY-PUBL</a>										Vendor Total:	17,984.45
<a href="#">502739517</a>	Invoice	11/3/2023	11/3/2023	11/3/2023	11/3/2023	666.45	0.00	0.00	0.00	666.45	
ADM-CONTRACT NUMBER:450-0036196-000	Warr Bank Acct - Warrants Bank Account				No						
<b>Items</b>											
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total		
ADM-COPY MACHINES LEASE PAYMENT - NOV 2023	NA		0.00	0.00	666.45	0.00	0.00	0.00	666.45		
<b>Distributions</b>											
Account Number	Account Name	Project Account Key	Amount	Percent							
<a href="#">001-4140-4150</a>	Lease Purchase		666.45	100.00%							
<a href="#">FY23-24Q1</a>	Invoice	11/15/2023	11/15/2023	11/15/2023	11/15/2023	17,318.00	0.00	0.00	0.00	17,318.00	
ADM-ANIMAL SHELTER AND FIELD SERVICES	Warr Bank Acct - Warrants Bank Account				No						
<b>Items</b>											
Item Description	Commodity		Units	Price	Amount	Tax	Shipping	Discount	Total		
ANIMAL SERVICES 1ST QUARTER	NA		0.00	0.00	17,318.00	0.00	0.00	0.00	17,318.00		
<b>Distributions</b>											
Account Number	Account Name	Project Account Key	Amount	Percent							
<a href="#">001-4140-2350</a>	Services by other Agencies		17,318.00	100.00%							

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					

Vendor: [SAT01 - SATCOM GLOBAL FZE](#) Vendor Total: 85.50

<a href="#">AS11230664</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	85.50	0.00	0.00	0.00	85.50
FIRE-IRIDIUM SIM CARD			Warr Bank Acct - Warrants Bank Account		No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-IRIDIUM SIM CARD	NA	0.00	0.00	42.75	0.00	0.00	0.00	42.75

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1150</a>	Communications		42.75	100.00%

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-IRIDIUM SIM CARD	NA	0.00	0.00	42.75	0.00	0.00	0.00	42.75

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4200-1150</a>	Communications		42.75	100.00%

Vendor: [SEI02 - SCHWIND ELECTRIC INC](#) Vendor Total: 1,235.00

<a href="#">1046</a>	Invoice	11/7/2023	11/7/2023	11/7/2023	11/7/2023	335.00	0.00	0.00	0.00	335.00
P&R-ELECTRIC WORK			Warr Bank Acct - Warrants Bank Account		No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
P&R-ELECTRIC WORK	NA	0.00	0.00	335.00	0.00	0.00	0.00	335.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4145-2150</a>	Professional Services		335.00	100.00%

[1053](#) Invoice 11/3/2023 11/3/2023 11/3/2023 11/3/2023 900.00 0.00 0.00 0.00 900.00  
PW-ELECTRICAL LABOR Warr Bank Acct - Warrants Bank Account No

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
PW-ELECTRICAL LABOR	NA	0.00	0.00	900.00	0.00	0.00	0.00	900.00

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">071-4454-2150</a>	Professional Services		900.00	100.00%

Vendor: [SMO01 - SMOOTH INC.](#) Vendor Total: 48,037.39

<a href="#">17-2257</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	3,227.56	0.00	0.00	0.00	3,227.56
ADM-TRANSIT MAINTENANCE - OCT 2023			Warr Bank Acct - Warrants Bank Account		No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-TRANSIT MAINTENANCE - OCT 2023	NA	0.00	0.00	3,227.56	0.00	0.00	0.00	3,227.56

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">023-4461-1400</a>	Equipment Maintenance		3,227.56	100.00%

[17-2259](#) Invoice 10/31/2023 10/31/2023 10/31/2023 10/31/2023 44,809.83 0.00 0.00 0.00 44,809.83  
ADM-TRANSIT SERVICES - OCT 2023 Warr Bank Acct - Warrants Bank Account No

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
TRANSIT SERVICES	NA	0.00	0.00	52,749.78	0.00	0.00	0.00	52,749.78

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">023-4461-2354</a>	Purchased Transportation		52,749.78	100.00%

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code			On Hold						
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
LESS FARES	NA	0.00	0.00	-8,812.41	0.00	0.00	0.00	-8,812.41		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">023-3511</a>	Fare Revenues			-8,812.41	100.00%					
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
LESS FARES	NA	0.00	0.00	872.46	0.00	0.00	0.00	872.46		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">023-4461-2200</a>	Equipment Rental			872.46	100.00%					

**Vendor:** [SOL01 - SOLAR TRAFFIC CONTROLS LL](#) **Vendor Total:** 2,725.53

<a href="#">230108</a>	Invoice	8/28/2023	8/28/2023	8/28/2023	8/28/2023	2,725.53	0.00	0.00	0.00	2,725.53
PW-STREET SUPPLIES		Warr Bank Acct - Warrants Bank Account			No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
PW-STREET SUPPLIES	NA	0.00	0.00	2,725.53	0.00	0.00	0.00	2,725.53		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.			2,725.53	100.00%					

**Vendor:** [SOU01 - SOUTHERN CALIFORNIA GAS](#) **Vendor Total:** 217.66

<a href="#">10242023</a>	Invoice	10/24/2023	10/24/2023	10/24/2023	10/24/2023	129.37	0.00	0.00	0.00	129.37
FINANCE-ACCT#:13401500874 - 4545 10TH ST		Warr Bank Acct - Warrants Bank Account			No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FINANCE-ACCT#:13401500874 - 4545 10TH ST	NA	0.00	0.00	129.37	0.00	0.00	0.00	129.37		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">107-4018-1000</a>	Utilities			129.37	100.00%					

<a href="#">10262023</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	72.00	0.00	0.00	0.00	72.00
P&R-ACCT#:09451463419 - 1025 GUADALUPE ST		Warr Bank Acct - Warrants Bank Account			No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-ACCT#:09451463419 - 1025 GUADALUPE ST	NA	0.00	0.00	72.00	0.00	0.00	0.00	72.00		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4145-1000</a>	Utilities			72.00	100.00%					

<a href="#">10262023A</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	16.29	0.00	0.00	0.00	16.29
P&R-ACCT#:12998753870 - 4330 W MAIN ST		Warr Bank Acct - Warrants Bank Account			No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
P&R-ACCT#:12998753870 - 4330 W MAIN ST	NA	0.00	0.00	16.29	0.00	0.00	0.00	16.29		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4145-1000</a>	Utilities			16.29	100.00%					

**Vendor:** [STC01 - SECURITAS TECHNOLOGY CORPORATION](#) **Vendor Total:** 226.95

<a href="#">6003352415</a>	Invoice	4/28/2023	4/28/2023	4/28/2023	4/28/2023	60.04	0.00	0.00	0.00	60.04
FINANCE-ACCT#:30017291		Warr Bank Acct - Warrants Bank Account			No					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
FINANCE-ACCT#:30017291	NA		0.00	0.00		60.04	0.00	0.00	0.00	60.04
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4120-2150</a>	Professional services					60.04	100.00%			
<a href="#">6003447576</a>	Invoice	7/1/2023	7/1/2023	7/1/2023	7/1/2023	64.86	0.00	0.00	0.00	64.86
ADM-ADMIN OFFICE ALARM SERVICE - AUG 2023	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
ADM-ADMIN OFFICE ALARM SERVICE - AUG 2023	NA		0.00	0.00		64.86	0.00	0.00	0.00	64.86
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4105-2150</a>	Professional Services					64.86	100.00%			
<a href="#">6003469896</a>	Invoice	7/1/2023	7/1/2023	7/1/2023	7/1/2023	42.02	0.00	0.00	0.00	42.02
FINANCE-ACCT#:30017291 MAINTENANCE CHARGES 8/01	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
FINANCE-ACCT#:30017291 MAINTENANCE CHARGES 8/01	NA		0.00	0.00		42.02	0.00	0.00	0.00	42.02
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4120-2150</a>	Professional services					42.02	100.00%			
<a href="#">6003741439</a>	Invoice	11/2/2023	11/2/2023	11/2/2023	11/2/2023	60.03	0.00	0.00	0.00	60.03
FINANCE-ACCT#:30017291 -918 OBISPO ST	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
FINANCE-ACCT#:30017291 -918 OBISPO ST	NA		0.00	0.00		60.03	0.00	0.00	0.00	60.03
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4120-2150</a>	Professional services					60.03	100.00%			

**Vendor:** [TEM01 - TEMPLETON UNIFORMS,LLC](#) **Vendor Total:** 1,144.36

<a href="#">3114</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	1,134.03	0.00	0.00	0.00	1,134.03
PD-MICHAEL CASH - UNIFORM ALLOWANCE	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PD-MICHAEL CASH - UNIFORM ALLOWANCE	NA		0.00	0.00		1,134.03	0.00	0.00	0.00	1,134.03
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.					1,134.03	100.00%			
<a href="#">3115</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	10.33	0.00	0.00	0.00	10.33
PD-SANCHEZ (VOLUNTEER) NAME TAG	Warr Bank Acct - Warrants Bank Account				No					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PD-SANCHEZ (VOLUNTEER) NAME TAG	NA		0.00	0.00		10.33	0.00	0.00	0.00	10.33
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.					10.33	100.00%			

**Vendor:** [TMP01 - TRAFFIC MANAGEMENT PRODUCTS INC](#) **Vendor Total:** 250.15

**Payable Register**

Packet: APPKT00139 - 11.28.23 BIWEEKLY RUN

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
<a href="#">06-103155</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	250.15	0.00	0.00	0.00	250.15
PW-SIGN ALUMINUM 48"		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
PW-SIGN ALUMINUM 48"	NA	0.00	0.00	250.15	0.00	0.00	0.00	250.15

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.		250.15	100.00%

**Vendor: [TOW01 - TOWNSEND PUBLIC AFFAIRS I](#)**

**Vendor Total: 10,000.00**

<a href="#">20764</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	5,000.00	0.00	0.00	0.00	5,000.00
ADM-GRANT WRITER - OCT 2023		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-GRANT WRITER - OCT 2023	NA	0.00	0.00	5,000.00	0.00	0.00	0.00	5,000.00

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4105-2150</a>	Professional Services		5,000.00	100.00%

<a href="#">20765</a>	Invoice	11/1/2023	11/1/2023	11/1/2023	11/1/2023	5,000.00	0.00	0.00	0.00	5,000.00
ADM-GRANT WRITER - NOV 2023		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADM-GRANT WRITER - NOV 2023	NA	0.00	0.00	5,000.00	0.00	0.00	0.00	5,000.00

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4105-2150</a>	Professional Services		5,000.00	100.00%

**Vendor: [TYL01 - TYLER TECHNOLOGIES,INC.](#)**

**Vendor Total: 454.24**

<a href="#">88309</a>	Invoice	12/14/2023	12/14/2023	12/14/2023	12/14/2023	454.24	0.00	0.00	0.00	454.24
FINANCE-BLANK TOP CHECK HEAT ICON VOID		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FINANCE-BLANK TOP CHECK HEAT ICON VOID	NA	0.00	0.00	454.24	0.00	0.00	0.00	454.24

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4120-1200</a>	Office Supplies & Postage		454.24	100.00%

**Vendor: [USB01 - U.S. BANK TRUST N.A.](#)**

**Vendor Total: 361,718.76**

<a href="#">10062023</a>	Invoice	10/6/2023	10/6/2023	10/6/2023	10/6/2023	361,718.76	0.00	0.00	0.00	361,718.76
FINANCE-SA GUADALUPE CDA TARBS 17		Warr Bank Acct - Warrants Bank Account			No					

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FINANCE-SA GUADALUPE CDA TARBS 17	NA	0.00	0.00	58,359.38	0.00	0.00	0.00	58,359.38

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">026-4500-1755</a>	Redevelopment Interest		58,359.38	100.00%

**Items**

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FINANCE-SA GUADALUPE CDA TARBS 17	NA	0.00	0.00	58,359.38	0.00	0.00	0.00	58,359.38

**Distributions**

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">026-4500-1755</a>	Redevelopment Interest		58,359.38	100.00%

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code			On Hold						
<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FINANCE-SA GUADALUPE CDA TARBS 17	NA	0.00	0.00	245,000.00	0.00	0.00	0.00	245,000.00		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">026-1037</a>	Prepaid Bond Principal			245,000.00	100.00%					

**Vendor:** [USB04 - U.S. BANK CORPORATE PAYME](#) **Vendor Total:** 1,823.51

<a href="#">1420681211</a>	Invoice	11/10/2023	11/10/2023	11/10/2023	11/10/2023	36.31	0.00	0.00	0.00	36.31
FIRE-AMAZON	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-AMAZON	NA	0.00	0.00	36.31	0.00	0.00	0.00	36.31		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4220-1400</a>	Equipment Maintenance			36.31	100.00%					

<a href="#">236100030</a>	Invoice	10/21/2023	10/21/2023	10/21/2023	10/21/2023	41.45	0.00	0.00	0.00	41.45
FIRE-IMS ALLIANCE - NAME TAG 3/8 RED, YELLOW	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-IMS ALLIANCE - NAME TAG 3/8 RED, YELLOW	NA	0.00	0.00	41.45	0.00	0.00	0.00	41.45		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.			41.45	100.00%					

<a href="#">3010305225</a>	Invoice	10/27/2023	10/27/2023	10/27/2023	10/27/2023	989.50	0.00	0.00	0.00	989.50
FIRE-EMBASSY SUITES BY HILTON	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-EMBASSY SUITES BY HILTON	NA	0.00	0.00	989.50	0.00	0.00	0.00	989.50		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4200-1250</a>	Advertising & Publication			989.50	100.00%					

<a href="#">366000162</a>	Invoice	10/19/2023	10/19/2023	10/19/2023	10/19/2023	350.81	0.00	0.00	0.00	350.81
FIRE-FIRE PROTECTION PUBLICATIONS	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-FIRE PROTECTION PUBLICATIONS	NA	0.00	0.00	350.81	0.00	0.00	0.00	350.81		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4220-1300</a>	Business Expense/Training			350.81	100.00%					

<a href="#">458894941</a>	Invoice	11/6/2023	11/6/2023	11/6/2023	11/6/2023	176.12	0.00	0.00	0.00	176.12
FIRE-IN*DPIP CO INC	Warr Bank Acct - Warrants Bank Account				No					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-IN*DPIP CO INC	NA	0.00	0.00	76.59	0.00	0.00	0.00	76.59		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.			76.59	100.00%					

<b>Items</b>										
Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total		
FIRE-IN*DPIP CO INC	NA	0.00	0.00	99.53	0.00	0.00	0.00	99.53		
<b>Distributions</b>										
Account Number	Account Name	Project Account Key		Amount	Percent					
<a href="#">001-4200-0450</a>	Other Benefits			99.53	100.00%					

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
<a href="#">568720342</a>	Invoice	10/26/2023	10/26/2023	10/26/2023	10/26/2023	24.13	0.00	0.00	0.00	24.13
FIRE-GALLS		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-GALLS	NA	0.00	0.00	24.13	0.00	0.00	0.00	24.13

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.		24.13	100.00%

<a href="#">795401659</a>	Invoice	10/21/2023	10/21/2023	10/21/2023	10/21/2023	29.95	0.00	0.00	0.00	29.95
FIRE-QUICK ID		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-QUICK ID	NA	0.00	0.00	29.95	0.00	0.00	0.00	29.95

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.		29.95	100.00%

<a href="#">870549882</a>	Invoice	10/22/2023	10/22/2023	10/22/2023	10/22/2023	40.39	0.00	0.00	0.00	40.39
FIRE-AMAZON		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-AMAZON	NA	0.00	0.00	40.39	0.00	0.00	0.00	40.39

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.		40.39	100.00%

<a href="#">880754844</a>	Invoice	11/6/2023	11/6/2023	11/6/2023	11/6/2023	134.85	0.00	0.00	0.00	134.85
FIRE-AED SUPERSTORE		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-AED SUPERSTORE	NA	0.00	0.00	134.85	0.00	0.00	0.00	134.85

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.		134.85	100.00%

Vendor: [VER05 - VERIZON WIRELESS](#) Vendor Total: 237.82

<a href="#">9946366007</a>	Invoice	10/8/2023	10/8/2023	10/8/2023	10/8/2023	237.82	0.00	0.00	0.00	237.82
FIRE-COMMUNICATION		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
FIRE-COMMUNICATION	NA	0.00	0.00	237.82	0.00	0.00	0.00	237.82

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4220-1150</a>	Communications		237.82	100.00%

Vendor: [VRC01 - VITAL RECORDS CONTROL](#) Vendor Total: 95.00

<a href="#">3870697SBP1</a>	Invoice	10/31/2023	10/31/2023	10/31/2023	10/31/2023	95.00	0.00	0.00	0.00	95.00
ADM-SHRED SERVICES - OCT 2023		Warr Bank Acct - Warrants Bank Account			No					

Items

Item Description	Commodity	Units	Price	Amount	Tax	Shipping	Discount	Total
ADMIN	NA	0.00	0.00	23.75	0.00	0.00	0.00	23.75

Distributions

Account Number	Account Name	Project Account Key	Amount	Percent
<a href="#">001-4105-2150</a>	Professional Services		23.75	100.00%

Payable Register

Payable #	Payable Type	Post Date	Payable Date	Due Date	Discount Date	Amount	Tax	Shipping	Discount	Total
Payable Description	Bank Code				On Hold					
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
BUILDING	NA		0.00	0.00		23.75	0.00	0.00	0.00	23.75
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4405-2150</a>	Professional Services					23.75	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
PD	NA		0.00	0.00		23.75	0.00	0.00	0.00	23.75
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4200-2150</a>	Professional services					23.75	100.00%			
<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
FINANCE	NA		0.00	0.00		23.75	0.00	0.00	0.00	23.75
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4120-2150</a>	Professional services					23.75	100.00%			

**Vendor:** [WEL01 - WELLS FARGO VENDOR FINANC](#) **Vendor Total:** 727.58

<a href="#">5027395517</a>	Invoice	12/1/2023	12/1/2023	12/1/2023	12/1/2023	666.45	0.00	0.00	0.00	666.45
ADM-CONTRACT NUMBER:450-0036196-000 Warr Bank Acct - Warrants Bank Account No										

<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
ADM-COPY MACHINES LEASE PAYMENT - NOV 2023	NA		0.00	0.00		666.45	0.00	0.00	0.00	666.45
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4140-4150</a>	Lease Purchase					666.45	100.00%			

<a href="#">5027395518</a>	Invoice	11/3/2023	11/3/2023	11/3/2023	11/3/2023	61.13	0.00	0.00	0.00	61.13
ADM-CONTRACT NUMBER:450-0036196-001 Warr Bank Acct - Warrants Bank Account No										

<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
FIRE DEPT COPY MACHINE LEASE PAYMENT NOV 2023	NA		0.00	0.00		61.13	0.00	0.00	0.00	61.13
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4140-4150</a>	Lease Purchase					61.13	100.00%			

**Vendor:** [WHI05 - WHITTLE FIRE PROTECTION](#) **Vendor Total:** 535.00

<a href="#">231511M6</a>	Invoice	11/15/2023	11/15/2023	11/15/2023	11/15/2023	535.00	0.00	0.00	0.00	535.00
P&R-NPFA 25 SPRINKLER INSPECT ANNUAL Warr Bank Acct - Warrants Bank Account No										

<b>Items</b>										
<b>Item Description</b>	<b>Commodity</b>		<b>Units</b>	<b>Price</b>		<b>Amount</b>	<b>Tax</b>	<b>Shipping</b>	<b>Discount</b>	<b>Total</b>
P&R-NPFA 25 SPRINKLER INSPECT ANNUAL	NA		0.00	0.00		535.00	0.00	0.00	0.00	535.00
<b>Distributions</b>										
<b>Account Number</b>	<b>Account Name</b>		<b>Project Account Key</b>			<b>Amount</b>	<b>Percent</b>			
<a href="#">001-4145-2150</a>	Professional Services					535.00	100.00%			



## Payable Summary

Type	Count	Gross	Tax	Shipping	Discount	Total	Manual Payment	Balance
Credit Memo	2	-563.28	0.00	0.00	0.00	-563.28	0.00	-563.28
Invoice	145	628,053.20	0.00	0.00	0.00	628,053.20	0.00	628,053.20
<b>Grand Total:</b>		<b>627,489.92</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>627,489.92</b>	<b>0.00</b>	<b>627,489.92</b>

### Account Summary

Account	Name	Amount
<a href="#">001-4105-1550</a>	Operating Supplies & Exp.	24.46
<a href="#">001-4105-2150</a>	Professional Services	10,088.61
<a href="#">001-4110-2150</a>	Professional services	437.50
<a href="#">001-4120-1200</a>	Office Supplies & Postage	454.24
<a href="#">001-4120-2150</a>	Professional services	242.25
<a href="#">001-4140-2151</a>	Information Technology Svs	9,541.30
<a href="#">001-4140-2350</a>	Services by other Agencies	17,318.00
<a href="#">001-4140-4150</a>	Lease Purchase	1,394.03
<a href="#">001-4145-0100</a>	Salaries - Regular	3.00
<a href="#">001-4145-1000</a>	Utilities	939.77
<a href="#">001-4145-1150</a>	Communications	4,167.79
<a href="#">001-4145-1500</a>	Equipment Replacement	1,028.62
<a href="#">001-4145-1550</a>	Operating Supplies & Exp.	846.09
<a href="#">001-4145-2150</a>	Professional Services	3,991.65
<a href="#">001-4200-0450</a>	Other Benefits	99.53
<a href="#">001-4200-1150</a>	Communications	42.75
<a href="#">001-4200-1250</a>	Advertising & Publication	989.50
<a href="#">001-4200-1460</a>	Vehicle Maintenance	2,225.59
<a href="#">001-4200-1550</a>	Operating Supplies & Exp.	1,469.75
<a href="#">001-4200-2150</a>	Professional services	23.75
<a href="#">001-4220-1150</a>	Communications	280.57
<a href="#">001-4220-1300</a>	Business Expense/Training	350.81
<a href="#">001-4220-1350</a>	Memberships, Dues & Subs	1,449.00
<a href="#">001-4220-1400</a>	Equipment Maintenance	569.34
<a href="#">001-4220-1460</a>	Vehicle Maintenance	349.92
<a href="#">001-4220-1550</a>	Operating Supplies & Exp.	1,683.60
<a href="#">001-4220-1560</a>	Fuels and Lubricants	238.63
<a href="#">001-4300-0100</a>	Salaries - Regular	2.96
<a href="#">001-4300-1550</a>	Operating Supplies & Exp.	119.37
<a href="#">001-4405-2150</a>	Professional Services	23.75
<a href="#">001-HEMP-2150</a>	Profl Services	375.00
<b>Total:</b>		<b>60,771.13</b>

Account	Name	Amount
<a href="#">010-4420-0100</a>	Salaries - Regular	1.78
<a href="#">010-4420-1000</a>	Utilities	21,029.07
<a href="#">010-4420-1550</a>	Operating Supplies & Exp.	2,139.06
<a href="#">010-4420-2150</a>	Professional Services	3,819.18
<b>Total:</b>		<b>26,989.09</b>

Account	Name	Amount
<a href="#">012-4425-0100</a>	Salaries - Regular	1.78
<a href="#">012-4425-1000</a>	Utilities	50,745.22
<a href="#">012-4425-2150</a>	Professional Services	12,649.24
<a href="#">012-4425-2200</a>	Equipment Rental	14.44
<b>Total:</b>		<b>63,410.68</b>

Account	Name	Amount
<a href="#">023-3511</a>	Fare Revenues	-8,812.41
<a href="#">023-4461-0100</a>	Salaries - Regular	1.78
<a href="#">023-4461-1400</a>	Equipment Maintenance	4,015.11
<a href="#">023-4461-1560</a>	Fuel & lubricants	17,455.71
<a href="#">023-4461-2200</a>	Equipment Rental	872.46

### Account Summary

Account	Name	Amount
<a href="#">023-4461-2354</a>	Purchased Transportation	52,749.78
<b>Total:</b>		<b>66,282.43</b>

Account	Name	Amount
<a href="#">026-1037</a>	Prepaid Bond Principal	245,000.00
<a href="#">026-4500-1755</a>	Redevelopment Interest	116,718.76
<a href="#">026-4500-2150</a>	Professional Services	502.50
<b>Total:</b>		<b>362,221.26</b>

Account	Name	Amount
<a href="#">060-4490-0100</a>	Salaries - Regular	0.88
<b>Total:</b>		<b>0.88</b>

Account	Name	Amount
<a href="#">063-4472-0100</a>	Salaries - Regular	0.88
<a href="#">063-4472-1000</a>	Utilities	227.92
<b>Total:</b>		<b>228.80</b>

Account	Name	Amount
<a href="#">071-4454-0100</a>	Salaries - Regular	10.70
<a href="#">071-4454-1000</a>	Utilities	5,446.21
<a href="#">071-4454-1550</a>	Operating Supplies & Exp.	5,187.30
<a href="#">071-4454-1560</a>	Fuels & Lubricants	194.26
<a href="#">071-4454-2150</a>	Professional Services	2,447.24
<b>Total:</b>		<b>13,285.71</b>

Account	Name	Amount
<a href="#">079-4542-2166</a>	Activity	17,887.00
<b>Total:</b>		<b>17,887.00</b>

Account	Name	Amount
<a href="#">089-4444-3053</a>	Central Park (089-205)	15,274.00
<b>Total:</b>		<b>15,274.00</b>

Account	Name	Amount
<a href="#">107-4018-1000</a>	Utilities	996.94
<a href="#">107-4018-2150</a>	Prof Services	142.00
<b>Total:</b>		<b>1,138.94</b>

## Minutes

### City of Guadalupe

Regular Meeting of the Guadalupe City Council  
 Tuesday, November 14, 2023, at 6:00 pm  
 City Hall, 918 Obispo Street, Council Chambers

#### 1. ROLL CALL:

Council Member Christina Hernandez  
 Council Member Gilbert Robles  
 Council Member Megan Lizalde  
 Mayor Pro Tempore Eugene Costa Jr.  
 Mayor Ariston Julian

*Mayor Julian called the meeting to order at 6:00 p.m. Council Members Costa, Jr. and Lizalde were absent. (Note: The abbreviation, "CM", for "Council Member", will be used in these minutes.)*

#### 2. PLEDGE OF ALLEGIANCE

#### 3. MOMENT OF THANKS, APPRECIATION OR CONDOLENCES.

*Mayor Julian briefly commented on the continuing dilemma in the Middle East. The people there remain in our hearts. Hopefully, they will soon find peace.*

#### 4. AGENDA REVIEW

*There were no changes to the agenda.*

#### 5. CEREMONIAL CALENDAR

A. Swearing-in Gabriel Matsuura, Paid Call Firefighter

*PCF Matsuura's brother, Sam, pinned the badge on him. His parents provided the epaulets. He then said, "It's definitely odd being behind the microphone after years of being with the City, starting off as an intern three (3) years ago, was just still figuring what I wanted to do with life...I found this wonderful opportunity with the City. You all have been welcoming. It's an honor to train with the Fire Department here and work with all of you. I'm happy to continue to serve the City. Thank you."*

*Mayor Julian said, "We're fortunate to have someone like you and your family...their support to be here. You've set an example for other firefighters and other community members. Thank you."*

#### 6. COMMUNITY PARTICIPATION FORUM

*Requests to Speak*

Mike Rochlin

Head Librarian, Dawn Jackson's contact is 805-925-0994, x2319. Council should call Librarian Jackson and tell her to change the policy regarding children using computers at the library. During the last session it was explained that children are not using library computers appropriately. Two (2) days later, because of continued inaction, there was another incident at the library which resulted in yet another request for reassignment of a qualified assistant librarian. Library administration informed the library assistant that she could sue.

*This is an ongoing issue. It is not viable to expect library assistants to be able to administer the library alone when the head librarian's policies encourage misbehavior. If students are allowed to congregate at a bank of screens...gruesome details while shooting machine guns, what does library administration expect will happen?*

*This behavior is not permitted at Santa Maria or other branches. Jackson has said that, by allowing students access to these games, maybe they'll use the library. This is a reflection of disdain on the community. Guadalupe students do not need to be bribed with interactive machine gun war games in order to use the library, and the town does not need the youths' good behavior undermined.*

*This is a petition, and it reads: At the Guadalupe Library, children should be encouraged to read, check out books, do homework, and study. Children should not be using library computers to play interactive machine gun war games. If children want to use a computer for school related tasks, they should be required to have a library card with verified parent contact information. The Guadalupe Library does not need to be under the jurisdiction of any other agency and should reside in City Hall as is done in other municipalities. There, policies can be appropriate for our residents instead of being an object of Head Librarian's disdain. Your constituency wants appropriate behavior in the library. In the meantime, the Council should call Head Librarian Jackson and tell her to change her policies regarding children using computers. Jackson's number is 805-925-0994, x2319.*

*Mayor Julian said, "Mike, you said there's a petition?" Mr. Rochlin asked if the mayor would like a copy. The mayor said, "Yes...we're part of what's going on over there, in terms of the facility. Who is that directed to if I may ask?" Mr. Rochlin responded, "I'm busy collecting signatures, and I haven't prepared myself to answer a number of questions on the petition. I'm busy collecting signatures." Mayor Julian said, "Okay, we have your phone number...we have the phone number for the head librarian." Mr. Rochlin then said, "You have my contact number. Whenever you're prepared to discuss it, as in the past, you're free to call." The mayor thanked him.*

Alhan Diaz

*I just want to invite everyone and give an update on the Air Quality Monitoring project. We had our Clean Air Fair on September 24<sup>th</sup> with family activities and free food from the Lobos Butcher Shop on that day. We have an upcoming event on Friday (November 17<sup>th</sup>), from 5:30 p.m. to 8:00 p.m. We will be hosting our annual report. We'll be able to share, in English and Spanish, the report from air quality data for this past year. We'll have some family activities. If you haven't seen, we'll also be hosting the Route 1 mobile farmers' market. The GBA, along with FRESA and the Family Service Agency, have been coordinating with Route 1 to bring a mobile market this Friday. It's the first one, it's a limited series...but we're trying to get community involvement to turn out and really show*

support for the market and to show support for Guadalupe's air quality. We'll again be sharing a presentation and also be debuting a video where several community members were interviewed, including Christina Hernandez on the City Council. The video will feature her and a few others. It'll talk about not only air quality but also pesticides that affect our community. Again, it'll be this Friday, from 5:30 p.m. to 8:00 p.m.

CM Hernandez added, "This flyer says use your EBT card at the farmers market and get 50% off for local families." Mr. Diaz said, "One of the goals of the market is that it will accept 'CalFresh'...the local market will accept 'CalFresh' and EBT cards to get an extra discount on the day." He added that the air quality for the year was good.

### Albert Nunez

I wasn't really going to speak. I was just here for the museum item on the Consent Calendar. But in response to my fellow resident who spoke about the library situation, I went to the School Board last year. This is just my two cents. I'm sure this has been trotted over this landscape...I went to the School Board last year in November, and I relayed what I saw. I use the library very frequently. Luckily, I can work in a busy environment. Kids are gonna be kids as I told the School Board. The Superintendent responded wonderfully. He showed up the next day at the library...he sat there...he watched, and he assigned an officer from the school to come over and do as much as that safety officer/maintenance person can come over to do to mitigate any situation.

But it really is...I don't believe the video games are the problem. I believe that creating a space for kids to congregate in a safe environment that lets them have freedom and not so much that they hurt each other and impact each other's lives in a negative way is necessary. It's unfortunate that the Boys & Girls Club is way on the other side of the City, and the library is right there. I've seen it become a madhouse. The poor little librarians...they're just...the only thing they can do is ask somebody to leave. I wrote that on Facebook about what happens when they do that. They kick them out, and the kids still congregate and make problems. So, the problem isn't so much the video games as it is providing a safe play space, an after school space that's closer to the school. That's my experience. Thank you.

Mayor Julian said, "There's been some concern that there are a lot of individuals just hanging around on the outside. That negative energy starts to spill out internally and externally. That's an actual private property. We need to delve deeper into this. So, Todd, if you'll just call the librarian and also Mr. Handal...how we can make sure the people are safe and do useful things. Thank you for your comments, Albert."

## **7. CONSENT CALENDAR (A-J)**

The following items are presented for City Council approval without discussion as a single agenda item in order to expedite the meeting. Should a Council Member wish to discuss or disapprove an item, it must be dropped from the blanket motion of approval and considered as a separate item.

- A.** Waive the reading in full of all Ordinances and Resolutions. Ordinances on the Consent Calendar will be adopted by the same vote cast as the first meeting unless City Council indicates otherwise.

- B. Approve payment of warrants for the period ending November 2, 2023.
- C. Approve the Minutes of the City Council special meeting of October 24, 2023.
- D. Approve the Minutes of the City Council regular meeting of October 24, 2023.
- E. Approve a new 5-year lease extension with the Rancho de Guadalupe Historical Society for the historic one-room jail on 10<sup>th</sup> Street and authorize the Mayor to sign on behalf of the City.
- F. Approve the Employment Agreement with Michael Cash previously approved with a minor, clerical correction (change from 40 hours of administrative leave per year to 80 hours of administrative leave per year).
- G. Adopt Resolution No. 2023-90 authorize the Public Works Director to execute applications, certifications and assurances, authorized agent forms, requests for reimbursement, and any other documents required to receive financial assistance through the US Department of Transportation (administered by the California Department of Transportation) associated with the 5311 and 5339 programs.
- H. Adopt Resolution No. 2023-91 approving an agreement with Urban Planning Concepts, Inc. for contract planning services in Guadalupe.
- I. Adopt Resolution No. 2023-92 approving an agreement with Filippin Engineering, Inc. to provide construction management services for the Royal Theater renovation project.
- J. Adopt Resolution No. 2023-93 approving corrections to the Memorandum of Understanding (MOU) with the Guadalupe Police Officers Association (GPOA) that was approved by City Council on October 24, 2023.

*No items were pulled.* **Motion was made by Council Member Hernandez and seconded by Council Member Robles to approve the full Consent Calendar. 3-0 Absent: Costa, Jr. and Lizalde Motion passed.**

*Mayor Julian mentioned that there was an individual here to speak on Item. H. Ms. Laurie Tamura, from Urban Planning Concepts, said, "I brought forth a proposal to provide planning services to the City of Guadalupe. We look forward to providing those services and working with staff. I believe this is the third time our company has provided these services over the last 35 years. We're glad to step into that role again and look forward to, hopefully, a smooth transition between Larry Appel and Bill Scott. Thank you very much for considering us, and we look forward to working for your team."*

*CM Hernandez commented that she had worked with Brian Tetley, a member of Urban Planning Concepts, for eight (8) years when he was on the Dunes Center Board. She said that he's a great guy to work with.*

## **MANAGEMENT REPORTS**

### **8. CITY ADMINISTRATOR REPORT: *(Information Only)***

- A. City Administrator's report for November 14, 2023
- B. Planning Department report for October 2023
- C. Building Department report for October 2023

- A. *Since the city opened its money market account, \$25,965 in interest has been earned. He gave a "shout out" to Janice Davis, Finance Director, who took the initiative to bring this to the City Council. Ms. Davis said, "This is only for half-a-month. We'll see more income in three (3) months.*

*CM Hernandez mentioned the grand opening of the new Santa Maria Office. She said, "This is the first time in two (2) decades that two legislators will share a district office helping residents connecting with their representatives. They will be helping with resources for the community."*

*The median price in September for a home is \$843,000, down 1.9% from August and up 3.2% from a year ago.*

*A sizeable FEMA reimbursement is anticipated for early 2024.*

*The City applied for and received a total project funding amount of \$116,476 for the purchase of one (12) electric van for demand response for ADA service.*

*City Attorney Sinco is working with the RDA attorney regarding "Al's Union" property. There was interest expressed previously for the City to retain ownership for public purpose, possibly a new fire house.*

*Documents for the Hwy 1/166 Consolidation project are being routed for signatures. Most documents have been signed.*

*Guadalupe Senior Center – grant funding is available to hire a staff person, a City employee who would be at the Center to expand meal and other senior services here in Guadalupe.*

*Met with 151 Obispo regarding the odor issue. They're working with Air Pollution Control District (APCD). They filled out an application for a District permit for a cannabis processing facility and are working with APCD to address odor system. Mayor Julian said "The smell is out of our hands. The company is working with APCD. Hwy 1/166 – huge structure, bridge on Obispo Street. Project will take 2-2.5 years. The project will happen in 25/26 - \$31M project."*

*CM Hernandez said, "The Climate Action Plan – I'm excited for that. The Central Coast Processing Facility – they failed to obtain a permit from APCD?" Mr. Bodem said that the facility wasn't*



initially aware the application was required. City Attorney Sinco added, "They got a memo from APCD long after. They spoke with specialist – no bad faith." CM Hernandez then asked, "Who needs to apply for a APCD permit" City Attorney Sinco said, "Any processing facility." Mayor Julian said, "Because of the large volume of wet pot, it will smell. There were 150 employees working several shifts but that will go down." Mr. Bodem said that some residents complained but when told that APCD was involved, they were happy.

- B. There were three (3) zoning clearances; five (5) ADU approvals, and two (2) business license approvals. There will be three (3) short-term rental approvals for November.
- C. For building inspections, there were 218 for October vs 189 the prior month. (Pasadera isn't building now.) Building permits were up at 21 in October vs 15 in September. Minor decrease in visitors with 35 in October vs 37 in September.

**9. DIRECTOR OF PUBLIC SAFETY REPORT: (Information Only)**

- A. Police Department report for September 2023
- B. Fire Department report for September 2023
- C. Code Compliance report for September 2023

Chief Cash has been out for a period of time and commented that he "wasn't fully back yet". He thanked all the well wishes while being out.

Nothing outstanding to report for Police, Fire and Code Compliance. Gearing up Code Compliance for the holiday.

CM Hernandez asked, "There were two (3) children that were hit at Masatani's (crosswalk). Do we keep stats on hits?" Chief said, "On January 1st, Governor Newsom signed legislation saying there's "no longer jaywalking". People forget that this (Guadalupe Street) is a highway. Hard to enforce. We look at mitigations. Obispo and Main Streets caused problems, i.e., school. We've had limited problems at Masatani's. Maybe more than flashing lights are needed there due to the parked cars near the crosswalk."

CM Hernandez then asked, "Is it difficult to decrease the speed limit?" Mayor Julian said, "It's 30mph now...was 25mph. We're working with Cal Trans to find some mitigation...put stop sign on 9<sup>th</sup> Street." Chief Cash then said, "Main Street to Masatani, that's a straight away and by the Royal Theatre. A lot of people cross and live at 9<sup>th</sup> Street. A stop sign would slow things at the theatre." Mayor Julian said that this needs to be brought up with Cal Trans.

CM Robles asked, "Do we have an actual sign with the speed limit on it?" Chief Cash said, "Good for a week or two...then there's a lax attitude toward things."

Mr. Chisam added, "Traffic control devices are the responsibility of the State. There's the issue with parking...remove bulbouts...capabilities to reduce speed. Put a stop sign where there's industrial traffic."

CM Hernandez asked, "Amtrak is getting a grant. Does that include a crosswalk?" The mayor said it didn't include that. CM Hernandez continued saying, "There are a lot of strollers on Hwy 1. There's a crosswalk further down the street."

## **REGULAR BUSINESS**

### **10. Adoption of the June 2023 City of Guadalupe Emergency Response and Procedures Manual.**

Written report: Michael Cash, Director of Public Safety

Recommendation: That the City Council adopt the June 2023 City of Guadalupe Emergency Response and Procedures Manual.

*Chief Cash mentioned that this item had been brought up before by CM Hernandez. He gave a brief background on the Emergency Response and Procedures Manual (ERP) and its purpose. The manual provides guidance to the Guadalupe community for responding to and managing emergency incidents. For those emergencies of a longer duration, higher severity requiring specialized response, the ERP will guide the efforts of the community.*

*In California, government agencies are required by state law to use the Standardized Emergency Management System (SEMS) to manage their response to an emergency incident. SEMS forms a network to allow responders from different jurisdictions and agencies to work together toward a common goal. The City has committed to the use of SEMS in emergency management.*

*The main portion of this ERP guides the response to the great majority of emergency incidents that may occur during the year. The ERP was designed as an "all-hazards" approach to managing potential emergencies in the City of Guadalupe.*

*Chief Cash mentioned that there was one correction needed: On the "Letter of Promulgation", a signature line for the City Administrator was left out. He also said that all cities are to have an ERP as it makes it easier to get FEMA monies.*

*Mayor Julian commented on "hazardous vulnerability audits". He asked, "What would happen if there was a train derailment with hazardous material? The closest assistance would be from Santa Barbara County. So, that piece is missing. It needs to be added here."*

*Additional comments were made: A disaster kit is important, very important. The thought always is that 'nothing is going to happen here'. If we're stuck here, you're fully loaded for several days. People should home in on the kit. We have the Red Cross trailer here at City Hall. That's a great start.*

The mayor asked Chief Cash about the committee he's working with, GSST (Guadalupe Safety Support Team). Chief Cash said, "There was a large need after the flooding earlier this year. We didn't have a real coordinated effort. I need to write a staff report to bring the program out. The group is doing policies and procedures now." The mayor asked if this was part of CERT. Chief Cash that CERT is a separate program.

Mayor Julian said, "This can plug into the community group (GSST)." Chief Cash said, "The group is made up of volunteers. With CERT, they'll give training. We need to see what fits Guadalupe." CM Hernandez said, "ERP LISTOS in Guadalupe. Lots of grants to apply for CERT training. It's exciting to see." Chief Cash said, "The City was not certified to do the training. We had to get certified. We're officially on the list to do training and can get paid to do the training."

The mayor made a brief comment that all is cleared out under the bridge. He said there's an article in Noozhawk, an online newspaper, and that we're underbudget now.

**Motion was made by Council Member Hernandez and seconded by Council Member Robles to adopt the June 2023 Emergency Response and Procedures Manual as is and direct staff to add training derailment and a signature line for the City Administrator on the Letter of Promulgation. 3-0 Absent: Costa, Jr. and Lizalde Motion passed.**

#### **11. FUTURE AGENDA ITEMS**

Mr. Bodem asked to move the item, "Human Trafficking Awareness Month – January 2024" from unscheduled items to the January 9, 2024 meeting.

#### **12. ANNOUNCEMENTS – COUNCIL ACTIVITY/COMMITTEE REPORTS**

CM Hernandez: Attended Santa Maria's Veterans Day festivities – "Thank you for your service". The local Parents & Teachers Organization (PTO) was successful for their school event – "Thank you for all the volunteers."

CM Robles: There was a great turnout for the "Trunk or Treat" festivities at McKenzie for Halloween. There were a lot of activities for those who attended. The Bulldogs are done. They were knocked out of the last game prior to the Super Bowl. But this was all good for the kids.

Mayor Julian: Food Bank: 281 families were served. With an average of 4 per family, that would mean 1,100 people were served. We will be providing vegetables now and less canned foods. "Thank you to the staff and volunteers." There was civil rights training – 18 volunteers.

#### **13. ADJOURNMENT TO CLOSED SESSION**

Items to be discussed in closed session: Conference with Labor Negotiators.

**Motion was made by Council Member Robles and seconded by Council Member Hernandez to adjourn to closed session. 3-0 Absent: Costa, Jr. and Lizalde Motion passed.** Meeting adjourned to closed session at 6:57 p.m.

**14. CLOSED SESSION AGENDA**

**Conference with Labor Negotiators**

(Subdivision (a) of Gov. Code Section 54957.6)

Agency designated representatives: City Administrator and Human Resources Manager

Employee organizations: Service Employees International Union (SEIU), Local 620; International Association of Fire Fighters (IAFF), Local 4403

**15. ADJOURNMENT TO OPEN SESSION MEETING**

**Motion was made by Council Member Hernandez and seconded by Council Member Robles to adjourn to open session. 3-0 Absent: Costa, Jr. and Lizalde Motion passed.** Meeting adjourned to open session at 7:18 p.m.

**16. CLOSED SESSION ANNOUNCEMENTS**

*There were no "reportable actions".*

**17. ADJOURNMENT**

**Motion was made by Council Member Hernandez and seconded by Council Member Robles to adjourn meeting. 3-0 Absent: Costa, Jr and Lizalde Motion passed.** Meeting adjourned at 7:19 p.m.

**Prepared by:**

**Approved by:**

\_\_\_\_\_  
Amelia M. Villegas, City Clerk

\_\_\_\_\_  
Ariston Julian, Mayor



REPORT TO THE CITY COUNCIL OF THE CITY OF GUADALUPE  
Agenda of November 28, 2023

Michael Cash

Prepared by:  
Michael Cash, Director of Public Safety

Todd Bodem

Approved by:  
Todd Bodem, City Administrator

**SUBJECT:** Adoption of Resolution No. 2023-94 authorizing the Fire Department to accept the Cal Fire, Volunteer Fire Assistance (VFA) Grant.

**RECOMMENDATION:**

It is recommended that the City Council adopt a resolution approving the Fire Department to execute the agreement between the City of Guadalupe and the State of California, Department of Forestry and Fire Protection (Cal Fire) for the VFA (Volunteer Fire Assistance) Grant.

**BACKGROUND:**

The Guadalupe Fire Department applied for and was awarded a 2023 Cal Fire, VFA grant in the amount of \$7,200 dollars. The award is a 50% matching grant where the Fire Department will be awarded \$3,600 upon approval.

**DISCUSSION:**

The Guadalupe Fire Department is seeking City Council approval to accept and utilize the awarded grant.

**FISCAL IMPACT:**

Adopting the proposed resolution will enable the Fire Department to purchase and receive partial reimbursement for the acquisition of a "Fire Shelter Trainer" and "Structural Turnout Gear." The total expenditure from the Fire Department budget will not exceed \$3,600. Fund 142 will be utilized for this expenditure.

**ATTACHMENTS:**

1. Resolution No. 2023-94
2. Grant Application

RESOLUTION NO. 2023-94

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GUADALUPE, CALIFORNIA ACCEPTING THE CAL FIRE, VFA (VOLUNTEER FIRE ASSISTANCE) GRANT IN THE AMOUNT OF \$3,600 FOR A FIRE SHELTER TRAINER AND STRUCTURAL TURNOUT GEAR.**

**WHEREAS**, the Guadalupe Fire Department needs to stay current in its training and preparedness to respond to and combat fires and emergencies; and

**WHEREAS**, the Guadalupe Fire Department has applied for and was awarded a Cal Fire, VFA (Volunteer Fire Assistance) grant for a Fire Shelter Trainer and Structural Turnout Gear; and

**WHEREAS**, the VFA grant is for a total of \$3,600 and the Guadalupe Fire Department will match the funding for the grant to purchase the specified training and equipment. Fund 142 will be utilized for this expenditure.

**NOW, THEREFORE, IT IS HEREBY RESOLVED** by the City Council of the City of Guadalupe, California, that the City Council authorizes the following:

**SECTION 1.** That the City Council accepts the VFA, 50% matching grant in the amount of \$3,600 for a Fire Shelter Trainer and Structural Turnout Gear and.

**SECTION 2.** That the City Council authorizes the Director of Public Safety to execute the agreement between the City and the State of California, Department of Forestry and Fire Protection (Cal Fire).

**SECTION 3.** The City Clerk is hereby authorized to make minor changes herein to address clerical errors, so long as substantial conformance of the intent of this document is maintained. In doing so, the City Clerk shall consult with the City Administrator and City Attorney concerning any changes deemed necessary.

**PASSED, APPROVED AND ADOPTED** at a regular meeting on the 28<sup>th</sup> day of November 2023 by the following vote:

**MOTION:**

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAINED:**

I, Amelia M. Villegas, City Clerk of the City of Guadalupe DO HEREBY CERTIFY that the foregoing Resolution, being **Resolution No. 2023-94**, has been duly signed by the Mayor and attested by the City Clerk, all at a regular meeting of the City Council, held November 28, 2023, and that same was approved and adopted.

**ATTEST:**

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Amelia M. Villegas, City Clerk

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Ariston Julian, Mayor

**APPROVED AS TO FORM:**

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Philip F. Sinco, City Attorney

California Department of Forestry and Fire Protection  
 2023-2024 Application for Funding Cooperative  
 Forestry Assistance Act of 1978  
 Volunteer Fire Capacity (VFC) Program  
 Agreement # 7GF 23017



### A. Department/Organization

Organization Name: City of Guadalupe Fire Department

Contact's First Name: Patrick

Contact's Last Name: Schmitz

Street Address: 918 Obispo Street

Mailing Address: 918 Obispo Street

City: Guadalupe

County: Santa Barbara

Zip Code: 93434

State: California

CAL FIRE Unit: SLU - San Luis Obispo Unit

Phone Number: (805) 356-3905

Email Address: pschmitz@ci.guadalupe.ca.us

Unique Entity ID: FH7SDGLEAH51

To check to see what your UEI Number is, or to apply for one, please visit the [SAM.GOV](https://sam.gov) website.

### B. Area to be served by award (include areas covered by contract or written mutual aid agreements).

Number of Communities: 1

Area: 1.40 square miles

Congressional District #: CA-24

Population: 8,546

Annual Budget: \$ 1,262,200.00

Latitude N 34 ° 58 ' 8 "

Longitude W 120 34 9 "

(Latitude must be between 32 and 42 degrees. Longitude must be between 114 and 125 degrees. Latitude and Longitude minutes and seconds must be between 0 and 60. Use a central point in the Applicant's service area for the general area covered by the project).

All projects **MUST** have a project area.



**C. Activity: Annual number of emergency incidents.**

Fire: 21 + EMS: 436 + Other: 136 = Total: 593

**D. Indian Tribal Community (If project includes an Indian Tribal Community, please provide):**

Population: Size (acres): # of structures:

Distance to nearest fire station (miles):

**CAL FIRE USE ONLY (Formula-driven)**

Total Application Request (up to 50%; \$500 minimum, \$20,000 maximum)

Project Total Cost: \$ 15,700.00

Amount Funded for this Agreement: \$3,600.00 *ME*

**E. Proposed Project (List individual items for funding. Include tax and shipping in unit cost):**

	Type	Item	Quantity	Unit Cost	Item Total
1.	Safety - Structural	Structural Turnouts	2	\$ 3,600.00	\$ 7,200.00
2.					
3.					\$ 0.00
4.					\$ 0.00
5.					\$ 0.00
6.					\$ 0.00
7.					\$ 0.00
8.					\$ 0.00
9.					\$ 0.00
10.					\$ 0.00
11.					\$ 0.00
12.					\$ 0.00
13.					\$ 0.00
14.					\$ 0.00
15.					\$ 0.00
16.					\$ 0.00
17.					\$ 0.00
18.					\$ 0.00
19.					\$ 0.00
20.					\$ 0.00
21.					\$ 0.00
22.					\$ 0.00

**F. CAL FIRE USE ONLY (Formula-Driven)**

Project Total Cost: \$ 15,700.00

**G. Additional Information. 1. Briefly describe the area to be served: fire protection system, water system, equipment, facilities, staffing, hazards, etc. and purpose of proposed project. 2. How will the request(s) maintain or bring your organization into compliance with NFPA 1977? (Limited to space below)**

The purpose of this project is to replace old and obsolete equipment. After conducting a comprehensive risk analysis, the areas identified needing immediate attention are as follows.

1. Replacement of defective and outdated SCBA units. The units are now 17 years old, well worn, and are no longer serviceable and need replacement.
2. Replacement of 2 sets of structure turnout gear. The gear has been in service since 2012 and, over the past 11 years, has been well-worn and now needs replacement.

The department does not have the means to replace all the equipment without support from the Rural Fire Capacity Program. We have secured funds for the 50% match the Rural Fire Capacity Program requires. The replacement equipment will help us remain in compliance with OSHA's and NFPA standards. Allow our crews to respond quickly and provide our personnel with safer equipment to perform their duties.

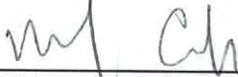
In addition to the original request(s), Applicants may list alternative projects for excess or unused funds, which the State will review during the initial application process. The State will determine which of the Applicant's projects are eligible for funding if excess or unused funds become available. Upon advance written approval by the State, the applicant may use additional/excess funding up to the contract maximum amount to purchase State approved items in listed order of priority on their application.

Deviations from the original application are considered an amendment and require prior approval before the amended expenditures can be made.

**The funds will be only for those projects accomplished and/or items purchased between Agreement Approval Date and June 30, 2024. The Recipient agrees to provide CAL FIRE with itemized documentation of the Agreement project expenditures and bill CAL FIRE as soon as the project is complete, but no later than September 1, 2024.**

The Recipient gives CAL FIRE or any authorized representative access to examine all records, books, papers, or documents relating to the Agreement. The Recipient shall hold harmless CAL FIRE and its employees for any liability or injury suffered through the use of property or equipment acquired under this Agreement. The applicant certifies that to the best of the applicant's knowledge and belief, the data in this application is true.

I certify that the above and attached information is true and correct:

  
Original Signature Required: Grantee's Authorized Representative

4/25/23  
Date Signed

Printed Name: Michael Cash

Title: Public Safety Director

Executed on: 4/25/23  
Date

at Guadalupe, CA 93434  
City

Grant Assurances for Cooperative Forestry Assistance Act of 1978  
Volunteer Fire Capacity (VFC)

Organization Name: City of Guadalupe Fire Department

Contact's First Name: Patrick

Contact's Last Name: Schmitz

Street Address: 918 Obispo Street

Mailing Address: 918 Obispo Street

City: Guadalupe

County: Santa Barbara

Zip Code: 93434

State: California

CAL FIRE Unit: SLU - San Luis Obispo Unit

Phone Number: (805) 356-3905

Email Address: pschmitz@ci.guadalupe.ca.us

UEI Number: FH7SDGLEAH51

As the duly authorized representative of the applicant, I certify that the applicant named above:

1. Has the legal authority to apply for the Volunteer Fire Capacity grant, of the Cooperative Forestry Assistance Act of 1978 and has the institutional, managerial and financial capability to ensure proper planning management, and completion of the grant.
2. Will assure that grant funds are used only for items requested and approved in the application.
3. Assures that all wildland fire response employees (full-time, part-time, or volunteer) are fully equipped with appropriated wildland fire response personal protective equipment that meets NFPA 1977, *Standard on Protective Clothing and Equipment for Wildland Fire Fighting*, and are trained to a proficient level in the use of the personal protective equipment. Wildland fire suppression safety clothing, and equipment includes:
  - Safety helmet
  - Goggles
  - Ear Protection
  - Fire-resistant (i.e. Nomex) hood, shroud, or equivalent face and neck protection
  - Fire-resistant (i.e. Nomex) shirt and pants
  - Gloves
  - Safety work boots
  - Wildland fire shelter
  - Communications Equipment
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.

5. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain for themselves or others, particularly those with whom they have a family, business or other ties.
6. Will comply with all applicable requirements of all other Federal laws, Executive orders, regulations, Program and Administrative requirements, policies, and other requirements governing this program.
7. Will comply with USDA Forest Service Civil Rights requirements.

See the [Forest Service Civil Rights literature](#) on their web page.

8. Understands that failure to comply with any of the above assurances may result in suspension, termination, or reduction of grant funds.

- In compliance with NFPA 1977 and trained in the use of Wildland PPE.
- Not in compliance with NFPA 1977, but applying for grant funding to purchase Wildland PPE and/or provide required training.

The undersigned represents that he/she is authorized by the above named applicant to enter into this agreement for and on behalf of the said applicant.

Printed Name of Authorized Agent: **Michael Cash**

Signature of Authorized Agent: *Michael Cash*

Title of Authorized Agent: **Public Safety Director** Date: **4/25/23**

**Submission requires an unsigned and signed application.**

1. Please complete and save an **unsigned** application.
2. In addition, please **sign and date** an application (electronic or wet signature OK).
3. On one email, please attach both the **unsigned** and **signed** applications and submit to [CALFIRE.GRANTS@FIRE.CA.GOV](mailto:CALFIRE.GRANTS@FIRE.CA.GOV).

**Electronic copies must be submitted by May 4, 2023 at 11:59pm.**



## CITY ADMINISTRATOR'S REPORT

November 28, 2023

*(Information below may be subject to change)*

### **1. Urban Planning Concept Initiation**

On Monday, November 20, 2023, the City Administrator, Permit Technician, and current Contract City Planner met with UPC to review current planning projects and process. Staff are excited to work the UPC. Again, they will be here 2 days/week so the public will be able interact with them face-to-face now.

### **2. New Council Chambers Chairs.**

It's been a while since the city council chambers and Dais have seen new chairs. Using the ARPA funds, the Finance Director and City Administrator will order some new furnishings. More to come.....

### **3. Public Records Request Training**

The City receives public records requests quite frequently. These requests can be simple or very complex and often time-consuming for staff to retrieve, assemble and send. These requests may come from several departments. The City must be very careful not to miss deadlines and the city can be held accountable and liable if not done properly.

Therefore, I have asked the City Attorney to coordinate training for key staff. Wendy Stockton will be doing the training (time to be determined).

### **4. Guadalupe Business Association – Transportation Committee**

The City Administrator regularly attends the Transportation Committee monthly meetings. The next meeting will be held at City Hall on Wednesday, November 29<sup>th</sup> from 6:00 to 7:30 p.m. Anyone can attend, and all are invited.

### **5. National Housing Trust Fund Program Funda Availability for FEMA.**

City staff is reviewing the following solicitation to see if Guadalupe qualifies for storm funding.

To: FEMA DR 4683 and 4699 eligible counties and jurisdictions:

The State of California Department of Housing and Community Development (HCD) has posted the Notice of Funding Availability (NOFA) and accepting applications for the [National Housing Trust Fund \(NHTF\) Program](#) for \$170 Million. The NHTF Program has a 20% (\$34.4 million) set aside for eligible counties and jurisdictions as a result from the 2023 Winter Storms (DR-4683 and DR-4699). The applications are due by end of December for rural areas and tribal applications are due in February 2024.

The National Housing Trust Fund (NHTF) Program is the first new federal housing resource in a generation, and it is exclusively targeted to help build, preserve, rehabilitate, and operate housing affordable to people with the lowest incomes. The eligible activities funded will be for acquisition, construction, and rehabilitation for permanent rental housing for ELI households (at or below 30% median income), preference for projects that serve people experiencing homelessness.

Please see the attached NHTF Fact Sheet and Program Flyer for additional information.

HCD link: [National Housing Trust Fund \(NHTF\) Program](#)

Let us know if you have any questions.

Thank you.

**6. Jack O'Connell Park Grant (General Fund Urban Greening Grant Program) – Artificial Turf**

Christine Rose from Townsend Public Affairs, Recreation and Parks Commission Member Emily Dreiling and the City Administrator had a follow-up meeting on November 17, 2023, to go over the final submission of the turf grant. This then generated a signature page. After that meeting, staff submitted the final documents to the SOAR database to meet their time stamped deadline. Emily provided an update to the Parks and Recreation Commission on November 16, 2023. More to come.... Cross our fingers.

**Project Description (\$1,950,443):**

The Guadalupe Field of Dreams Project will transform the current field at Jack O'Connell Park into a regional recreation destination. The current athletic field at the park is littered with gopher holes, despite city-funded and community-led attempts to rectify this. The holes present a serious risk of injury for athletes and other users of the field. Additionally, the athletic field is without lights, and when days get shorter parents and caregivers will park near the field and shine their vehicle headlights until practice is over. Additionally, the gophers have wreaked havoc around the playground structure, leaving large and numerous holes in that area. Currently, the playground is uncovered, limiting use of the structure especially during summer months. The park is completely accessible to the public, with plenty of parking. There is no fee associated with use of the park.

If awarded, the estimated project completion is **June 30, 2026**.

**7. Last Meeting of 2023: FRESA Meeting – November 17, 2023**

A group of local and regional individuals were invited to join NC-FRESA (North County – Food Resilience, Equity, Sustainability, and Action) to learn more at [www.NCFRESA.org](http://www.NCFRESA.org). FRESA held its monthly meeting on Friday October 20th at 12:30pm – 1:30pm.

They shared updates on the Mobile Market visit in Guadalupe, shared how the Guadalupe Business Association (GBA) will help develop a market in Guadalupe, and shared final updates before the end of the year.

**8. Statement of Qualifications for City Engineering Services and Landscaping.**

The deadline for acceptance of City Engineering Services was November 1, 2023. Council to consider staff recommendation to procure a contract civil engineer at the December 12, 2023, City Council meeting.

Note: The city is in the process of developing a public works manager job description and the hire a person to manage day-to-day operations in city streets, water, sewer, storm operations.

Notice of RFP – Landscape Maintenance Services proposals must be received by Friday, December 8, 2023, by 4:00 P.M. Staff recommendation for the lowest most qualified bidder for these services will be considered at the first meeting in January 2024.

**9. Guadalupe Property Tax Data Meeting – 2023-2024**

The Finance Director and City Administrator met on November 15, 2023, to review the Preliminary Property Tax Reports that will be relevant data for budgeting purposes.

**Attachment 1** is a copy of the interesting reports provided by HdL Coren & Cone that highlight an increase in overall property value that will increase tax revenue to the city.

**The property highlights:** Value growth for 2023-24 was greater than the amount of growth in 2022-23 due to an increase in value gained on sales in 2022. Residential value growth was \$48.5 million (10%) and accounted for 54.9% of all value growth. The number of detached SF home sales for 2023 will be less than in 2022 and this is consistent with what we see in most areas of the State. The Guadalupe median sales price through September declined by 5.06%. The value gained on all SF residential sales through September is 65.4%. Based on value gained on all SFR sales through September (\$7.6 million), value to be added to the 2024-25 tax rolls from sales in 2023 will be 18% of the \$43.5 million added to the 2023-24 roll from SFR sales in 2022. Industrial property values are up by \$26.8 million (55.4%) and Vacant values have gone up by \$10.5 million (61.1%). Unsecured values make up 2.4% of all values in the City. Unsecured values declined by \$222,010 (-1.3%). The largest change in value was from a decline of \$541,200 in value of an assessment owned by Obispo Street Cooling Company Inc. The net change for all added and dropped assessments was a loss of \$483,343. The net change for all changed assessments was a gain of \$261,333.

**10. Guadalupe – LeRoy Park Phase II Grant/Project Update**

**Attachment 2** is evidence that this project is moving forward with Le Roy Park Phase II.



The City Engineer Technician Dayanira Cruz and City Administrator are working with Program Specialist Al Correale from the United States Department of Agriculture who has received the “C&P” along with their State Architect comments. The City’s Architect, Andrew Goodwin Design (AGD), will need to answer the following questions and incorporate into the Preliminary Architectural Report (PAR) doc and return updated report to Al:

- Is the Architect that produced the original plans still involved in the project?
- Are the Permits still valid or do they need to re-submit for this portion?
- What is the basis for the Cost Estimate? Project Architect should review/update and comment.
- The location is close to a river – is it in a flood plain?
- Has anything changed since the PAR was prepared in January?
- Who prepared the PAR (add the preparer’s info to the PAR, make any needed updates and re-date it).
- Need to update the costs to current conditions and add any costs to satisfy Build America, Buy America Act (BABAA) requirements.
- As per the previous comments, the cost estimate needs to be more detailed – particularly for the construction costs. What is the basis? Need the Architect to review and comment.

#### **11. City Non-Profit**

The Mayor and key staff are working on creating a city nonprofit to replace what LADG use to handle for us. The Mayor spoke to Mayor Janelle Osborne, City of Lompoc, and she sent him information regarding the their city non-profit LLC. She mentioned that this was a source of funding that the city would not be able to access but was a positive for grant support for the city and other non-profits unable to seek.

On Friday, November 17<sup>th</sup>, the Mayor, City Administrator and City Attorney met on zoom to discuss other city matters but included the steps we need to take to create this City Non-profit.

According to Tom Brandeberry, the two most important things in this process is creating the Board and keeping it small and odd in numbers: 5 is ideal, 7 is the most.

The question regarding how many city representatives, to ensure you meet all rules, would be to decide if you can or want to collaborate with the Board.

Now, regarding tax credits: it appears that we are heading in the direction of needing to create a nonprofit. So does the City create two (tax credit/senior center, for example) or one to do it all.

#### **12. Traffic Issues at 11<sup>th</sup> and Simas Road – Guadalupe**

City staff wants to share the following correspondence with Sam Rucobo, Michael Cash, Todd Bodem, and Steve Lavagnino regarding the safety issues at 11<sup>th</sup> and Simas Road. Below are the mayors note:

*Good Thursday:*

*As a starting point, I met today with Frank Almaguer and his grandson, Sam Rucobo, to walk through the Almaguer property to get a first-hand view of the vehicle wrecks in and through the Almaguer property.*

*I mentioned to Frank and Sam that I would help to convene our City Police Department and the County to see what can be done to slow the traffic through this curve at 11th and Simas road with specific intent of looking at options to prevent crashes into the Almaguer Fence/property.*

*To begin, I will connect with Chief Cash, once he is back on the job to evaluate, at a minimum, the historical crashes the Almaguer property has experienced which is within the city limits. On the outer perimeter of the roadway, I understand that this is County jurisdiction, thus this note includes Supervisor Lavagnino.*

*Given the multiple crashes at this curve and with additional apartments, Housing Authority of Santa Barbara County, Escalante Court coming online soon, discussions on traffic flow, speed, etc., is long overdue.*

*This is just a head up so that we can help eliminate this reoccurring problem which will be significantly impacted by the additional traffic flow.*

*More to follow and back at you all soon.*

*Thanks,*

*Ariston Julian, Mayor  
City of Guadalupe  
918 Obispo Street  
Guadalupe, CA 93434*

**END OF REPORT**

# THE CITY OF GUADALUPE PROPERTY TAX NEWSLETTER TAX YEAR 2023/24



**TAXABLE ASSESSED VALUE**  
**\$0.7 BILLION**

**+14.8%**  
**GUADALUPE**

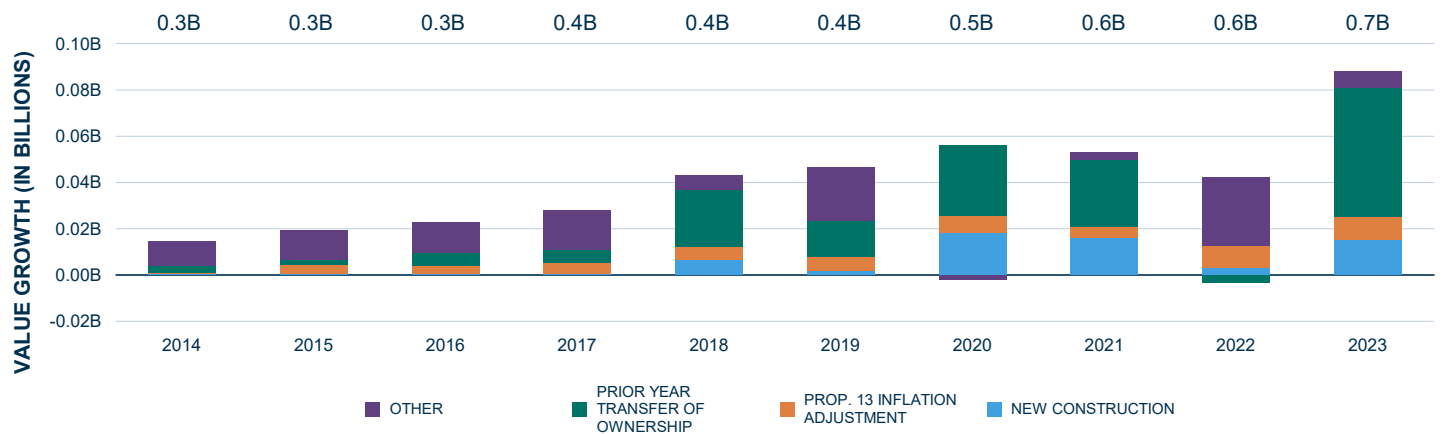


**+6.6%**  
**COUNTY**



## HISTORY OF VALUE CHANGES BY CAUSE

INCLUDING TOTAL ASSESSED VALUE



The Other change category may include effects of assessment appeals, multi parcel sales, and changes to secured exemptions, personal property, or utility-owned property values



### PROPERTY HIGHLIGHTS

Value growth for 2023-24 was greater than the amount of growth in 2022-23 due to an increase in value gained on sales in 2022. Residential value growth was \$48.5 million (10%) and accounted for 54.9% of all value growth. The number of detached SF home sales for 2023 will be less than in 2022 and this is consistent with what we see in most areas of the State. The Guadalupe median sales price through September declined by 5.06%. Value gained on all SF residential sales through September is 65.4%. Based on value gained on all SFR sales through September (\$7.6 million), value to be added to the 2024-25 tax rolls from sales in 2023 will be 18% of the \$43.5 million added to the 2023-24 roll from SFR sales in 2022. Industrial property *(continued on next page)*



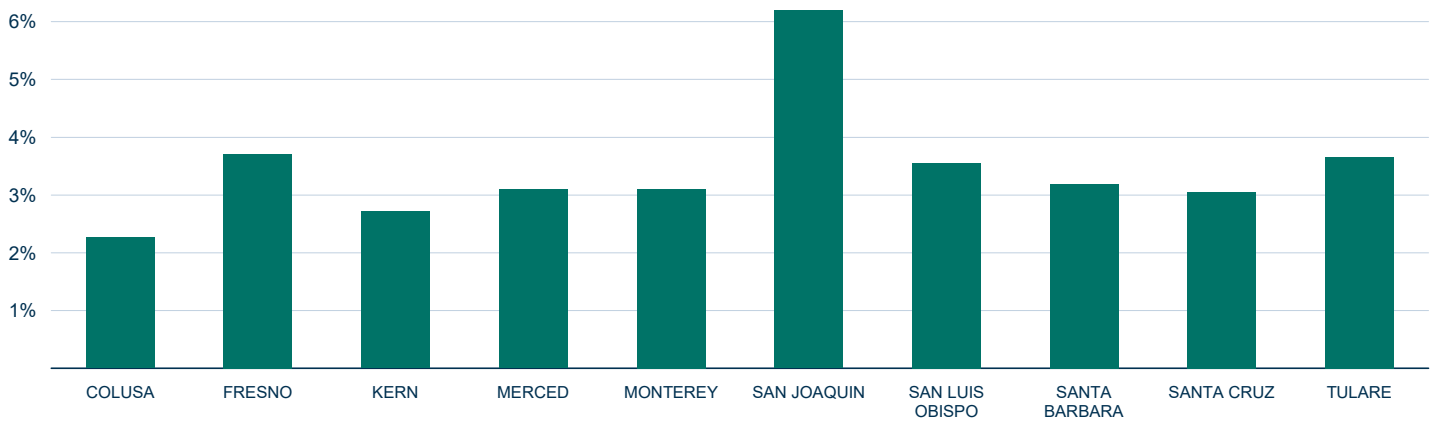
### TOP 10 OWNERS WITH PRIMARY USE CATEGORY, TOTAL VALUE AND % OF ALL VALUE

1 TAYLOR FARMS RETAIL INC	INDUSTRIAL	\$63.8 MILLION	9.35%
2 JOSE GUADALUPE ALVAREZ	RESIDENTIAL	\$12.0 MILLION	1.75%
3 BGV OLIVERA LLC	RESIDENTIAL	\$10.8 MILLION	1.58%
4 GB LAND SOUTH LLC	VACANT	\$10.00 MILLION	1.46%
5 PASEO SOUTH 1 INC	VACANT	\$7.79 MILLION	1.14%
6 151 OBISPO LLC	INDUSTRIAL	\$7.50 MILLION	1.10%
7 WALLER FLOWERSEED COMPANY	COMMERCIAL	\$7.31 MILLION	1.07%
8 SKS PORTFOLIO LLC	RESIDENTIAL	\$6.11 MILLION	0.89%
9 GUSTAVO ALVAREZ REVOCABLE TRUST	RESIDENTIAL	\$5.86 MILLION	0.86%
10 BEACHSIDE PRODUCE LLC	INDUSTRIAL	\$5.29 MILLION	0.77%

**TOP 10 TOTAL**

**\$136 MILLION 19.97 %**

ESTIMATED VALUE GROWTH FROM SALE TRANSFERS AS A PERCENTAGE OF TAXABLE VALUE BY COUNTY



PROPERTY HIGHLIGHTS

(continued from previous page)

values are up by \$26.8 million (55.4%) and Vacant values have gone up by \$10.5 million (61.1%).

Unsecured values make up 2.4% of all values in the City. Unsecured values declined by \$222,010 (-1.3%). The largest change in value was from a decline of \$541,200 in value of an assessment owned by Obispo Street Cooling Company Inc. The net change for all added and dropped assessments was a loss of \$483,343. The net change for all changed assessments was a gain of \$261,333.

DETACHED SINGLE-FAMILY HOMES

YEAR	SALES	MEDIAN PRICE	CHG %
2014	32	\$189,000	21.9%
2015	34	\$218,500	15.6%
2016	34	\$281,000	28.6%
2017	96	\$381,000	35.6%
2018	74	\$393,750	3.3%
2019	121	\$378,000	-4.0%
2020	112	\$416,750	10.3%
2021	92	\$466,000	11.8%
2022	126	\$558,250	19.8%
2023*	39	\$530,000	-5.1%

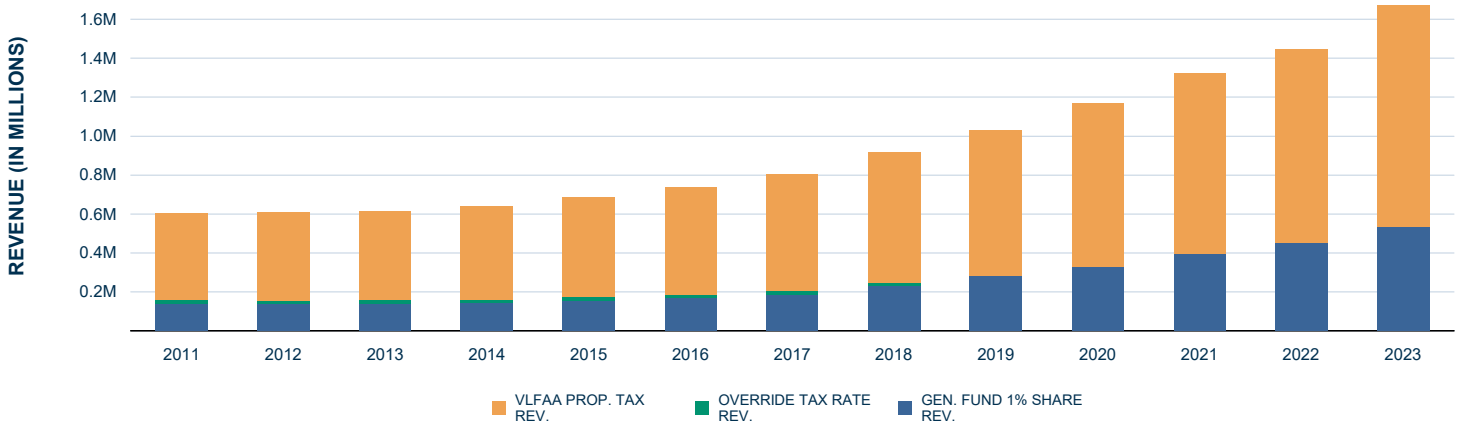
\* Year-to-Date (through September 2023)



REAL ESTATE TREND

As of June 2023, statewide home sales volume has declined for the last 9 months, due to high interest rates and low inventory. There were 19.7% fewer home sales in June than in June 2022; 46.5% fewer than at the peak in 2021. The state median home price in June was \$838,260. This is 2.4% below the median a year ago, a smaller annual decline than in recent months. 2022 sale prices impacted values on the 2023/24 tax rolls. Value changes from 2023 sales through June are trending up each month but are below 2022 levels. The median sale price of Guadalupe detached single-family homes from January through September 2023 was \$530,000, a decrease of -\$28,250 (-5.1%) from 2022's median sale price.

ASSESSED VALUE-BASED REVENUE HISTORY BY COMPONENT



# THE CITY OF GUADALUPE

## 2023/24 PROPERTY TAX REVIEW

**2023/24 TAXABLE VALUE: \$682,993,567 +14.84% GROWTH FROM 2022/23: \$594,731,296**

### VALUE CHANGE BY CAUSE

Cause of Value Change	Chg. from 2022/23	% of 2022/23 Net Value	% of All Chg from 2022/23
<b>2022/23 Net Value \$594,731,296</b>			
Parcel Adds/Drops Net Change	\$8,543,254	1.44%	9.7%
Change from CPI 2.0% Growth	\$10,151,693	1.71%	11.5%
Prior Year Transfer of Ownership	\$55,865,592	9.39%	63.3%
New Construction - Non-Res.	\$10,990,057	1.85%	12.5%
New Construction - Residential	\$4,090,117	0.69%	4.6%
Prop. 8 - Reduce/Recapture Net	\$1,044,530	0.18%	1.2%
Unsecured Value Change	<b>-\$222,010</b>	<b>-0.04%</b>	-0.3%
Other Changes*	<b>-\$2,200,962</b>	<b>-0.37%</b>	-2.5%
<b>Total Change</b>	<b>\$88,262,271</b>	<b>14.84%</b>	
<b>2023/24 Net Value \$682,993,567 14.84% Growth</b>			

\*Other Changes may include effects of assessment appeals, multi parcel sales, and changes to secured exemptions, personal property, or utility-owned property values

### REVENUE SUMMARY

<b>Gen. Fund 1% Share Rev.</b>		
0640	Guadalupe General Fund	\$534,315
<b>Revenue Shifts</b>		
	VLFAA (est.) Property Tax Revenue	\$1,139,046
	ERAF I & II (already shifted in above revenue)	-\$511,965


### VALUE CHANGE BY USE CATEGORY

Use Category	Chg. from 2022/23	% Chg. in Category	% of All Chg from 2022/23
Residential	\$48,470,964	10.05%	54.9%
Industrial	\$26,807,126	55.45%	30.4%
Commercial	\$2,620,068	9.32%	3.0%
Vacant	\$10,522,123	61.10%	11.9%
Unsecured	<b>-\$222,010</b>	<b>-1.32%</b>	-0.3%
Irrigated	\$50,834	4.55%	0.1%
Recreational	\$13,141	2.00%	0.0%
SBE Nonunitary	\$0	0.00%	0.0%
Govt. Owned	\$25	1.89%	0.0%



### VALUE CHANGE BY COMPONENT

Area	Chg. from 2022/23	% Chg. in Area
<b>City Of Guadalupe</b>	<b>\$88,267,154</b>	<b>14.84%</b>
Guadalupe General Fund	\$52,153,169	19.13%
Successor Agency	\$36,113,985	11.20%
<b>Countywide</b>	<b>\$6,889,049,485</b>	<b>6.63%</b>

### PRIOR AND CURRENT YEAR TOP 10 TAXPAYERS (NET VALUE ORDER)

Rank	2023/24 Top Taxpayers	% Chg Activity	Rank	2022/23 Top Taxpayers
1	Taylor Farms Retail Inc (+\$21.2M)	+49.8%	1	Taylor Farms Retail Inc
2	Jose Guadalupe Alvarez	-1.1%	2	Guadalupe Court LP
3	Bgv Olivera LLC	+2.0%	3	Jose Guadalupe Alvarez
4	Gb Land South LLC	+35.5%	4	Bgv Olivera LLC
5	Paseo South 1 Inc		5	Gb Land South LLC
6	151 Obispo LLC (+\$5.9M)	+383.8% 	6	Waller Flowerseed Company
7	Waller Flowerseed Company	+2.0%	7	Sks Portfolio LLC
8	Sks Portfolio LLC	+2.0%	8	Gustavo Alvarez Revocable Trust
9	Gustavo Alvarez Revocable Trust	+8.1%	9	Beachside Produce LLC
10	Beachside Produce LLC	+2.5%	10	J R Simplot Company

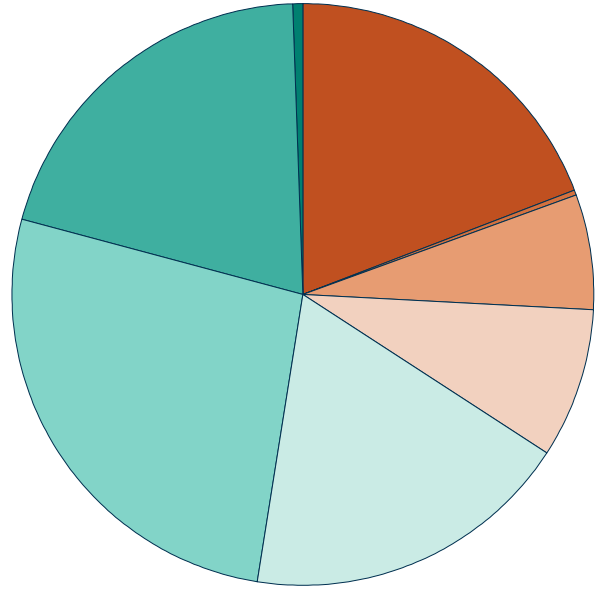
#### Parcel(s) Activity

-  Newer Transfer of Ownership (may affect next year)
-  Prior Year Transfer of Ownership

## NOTABLE

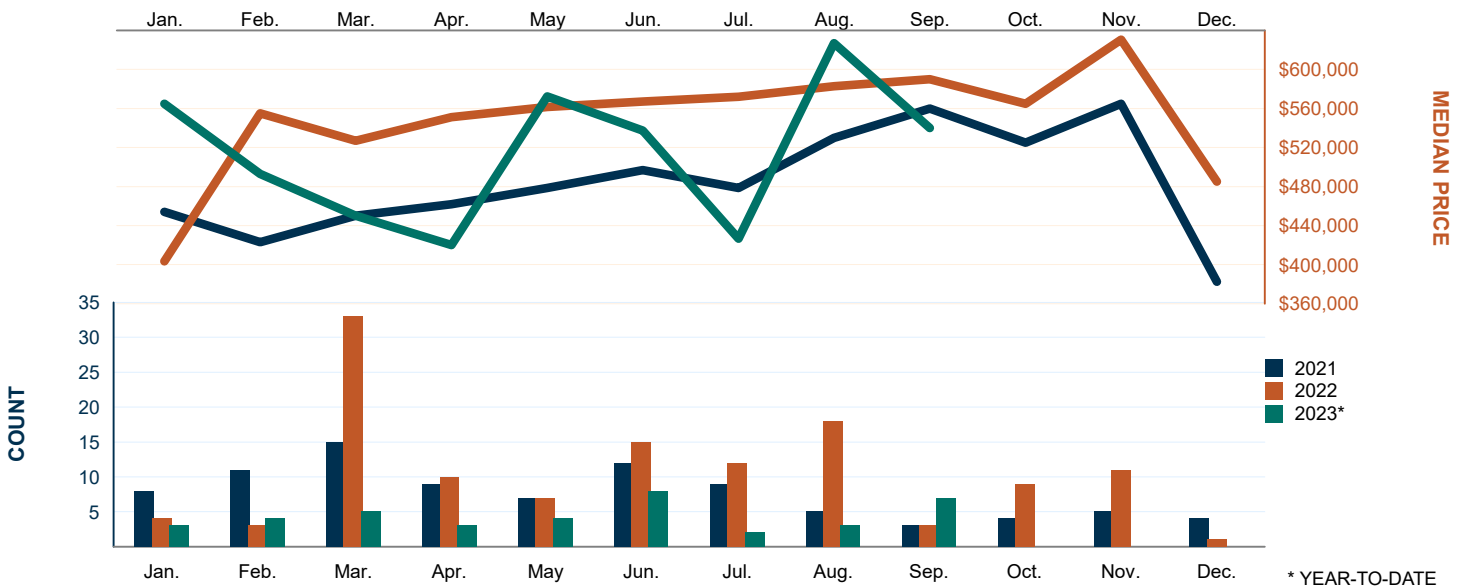
- The median sales price for detached SF homes has rebounded from a low point of \$129,000 in 2011. The current median is \$530,000. The current median is 5.06% less than the median sales price for 2022 and 411% higher than in 2011.
- Sale of 126 SF homes in 2022 averaged an increase of 172.5% on those parcels sold and added \$43.4 million to the 2023-24 tax roll. The value to be added to the 2024-25 tax roll from 39 SF sales in 2023 through September is \$7.6 million (65.4%). Sales that will occur through the end of the year will likely add additional value to the 2024-25 roll but will not exceed the amount that was added to the current roll by sales in 2022.
- Sales in 2022 added \$54.6 million to this tax roll and sales through September will add \$8.3 million to the 2024-25 tax roll. The average increase in value for the 134 sales that were recorded in 2022 was 146.2%. Sale of 45 properties through September resulted in an average increase in value of 67.6% over the prior values.

## DETACHED SINGLE-FAMILY HOME - LAST SOLD



No Reassessable Transfer Since New Construction	19.1%
Pre-1980	0.4%
1980s	6.3%
1990s	8.4%
2000s	18.3%
2010s	26.6%
2020s	20.2%
Insufficient Data	0.6%

## DETACHED SINGLE-FAMILY HOME SALES MONTHLY





# THE CITY OF GUADALUPE

## 2023/24 UNSECURED COMPARISON

2022/23 - 2023/24 Unsecured Roll Assessment Comparison (Largest 25 Changes)

### New Assessments

Current Year Bill #	Current Year APN	Assessment Type	Current Year Owner	Current Year Address	Current Value	Change
555638	115-052-016	Business	H And S Energy Llc	1080 Guadalupe St 2054	401,390	401,390
553531	115-133-008	Business	Abraham Lemus	621 Guadalupe St	141,280	141,280
516056	115-101-014	Business	Moreno Hector	868 Guadalupe St	13,167	13,167
512895	115-153-005	Business	Smc Business Services Inc	451 Guadalupe St	8,840	8,840
						<b>564,677</b>

### Dropped Assessments

Prior Year Bill #	Prior Year APN	Assessment Type	Prior Year Owner	Prior Year Address	Current Value	Change
499689	115-052-016	Business	Pfg Guadalupe Inc	1080 Guadalupe St		-293,240
488804	115-140-011	Agricultural	Los Dos Valles Harvesting And Packing Inc	Guadalupe Area		-274,200
489187	115-051-007	Leased Equipment	Valley Garbage And Rubbish Company Inc	Guadalupe Area		-188,780
497908	115-133-008	Business	Gutierrez Carlos	621 Guadalupe St		-133,850
504607	115-051-007	Business	Wish Farms California Llc	710 Cabrillo Hwy		-93,410
491770	115-092-013	Business	Jac Restaurant Interprises Inc	878 Guadalupe St		-49,500
529733	115-112-005	Business	Alkhouri Atih	813 Guadalupe St		-8,800
504400	115-210-015	Business	Fastenal Company	4575 W Main St		-6,240
						<b>-1,048,020</b>

### Changed Assessments

Current Year Bill #	Current Year APN	Assessment Type	Current Year Owner	Current Year Address	Current Value	Change
523340	115-103-011	Business	Obispo Street Cooling Company Inc	151 Obispo St	225,050	-541,200
530338	115-180-028	Business	Taylor Farms Retail Inc	4595 W Main St	1,489,590	498,760
518262	115-081-012	Leased Equipment	Spectrum Pacific West Llc	Santa Barbara Cnty	904,090	253,380
521526	115-180-028	Business	Moody Western Cooling	4595 W Main St	603,830	-242,720
523906	115-140-022	Business	Jr Simplot Company	525 Obispo St	2,259,170	-218,290
508378	115-140-014	Agricultural	Ball Horticulture Company	400 Obispo St	1,242,420	130,860
505169	115-210-014	Agricultural	Byrd Harvest Inc	192 Guadalupe St	1,086,590	95,760
511393	115-051-007	Agricultural	San Ysidro Farms Inc	Guadalupe Area	987,780	93,730
505066	115-041-022	Agricultural	Beachside Produce Llc	1211 Peralta St	1,435,470	54,460
520980	115-140-028	Business	Tri-County Building Supply Inc	695 Obispo St	1,512,440	48,240
517243	115-121-017	Business	Romodome Inc	727 Guadalupe St	40,250	24,440
521491	115-210-013	Business	Lemus Veronica	190 Guadalupe St	45,480	14,370
507701	115-210-026	Business	Transfresh Corporation	Santa Barbara Cnty	304,350	-12,820
530590	115-092-013	Business	Clay'S Septic And Jetting	867 Guadalupe St	405,460	12,710
516513	115-230-049	Business	Challenger Harvest Inc	4146 11Th St	24,290	12,350

# THE CITY OF GUADALUPE

## 2023/24 UNSECURED COMPARISON

2022/23 - 2023/24 Unsecured Roll Assessment Comparison (Largest 25 Changes)

### Changed Assessments (Continued)

Current Year Bill #	Current Year APN	Assessment Type	Current Year Owner	Current Year Address	Current Value	Change
511646	115-051-007	Agricultural	Maretti And Minetti Ranch Company	Guadalupe Area	328,940	11,640
506398	115-051-007	Business	Western Precooling Systems	Guadalupe Area	613,590	-11,330
510424	115-180-031	Business	Eagle Energy Inc	393 Obispo St	182,640	9,810
507785	115-081-012	Possessory Interest	Ap Wireless Infrastructure Partners Llc		470,149	9,218
526212	115-153-009	Business	Guadalupe Hardware Company Inc	393 Guadalupe St	129,450	-7,970
514657	113-030-021	Possessory Interest	Clay'S Septic	5125 W Main St	282,625	5,541
515691	115-081-012	Possessory Interest	Falcon Cable Systems Company	County Ofsantabarbara	239,100	4,688
521364	115-121-012	Business	Masatani Market Inc	771 Guadalupe St	28,083	4,533
518236	115-101-013	Improvment Lease Land	Beck Gerald Ellen	893 Olivera St	134,861	2,644
506403	115-101-013	Business	Beck Gerald Ellen	893 Olivera St	22,350	1,870
						<b>254,674</b>
<b>Net of All Top 25 Changes</b>						<b>-228,669</b>
<b>Totals for All Unsecured</b>						
<b>4 Added Assessments</b>						<b>564,677</b>
<b>8 Dropped Assessments</b>						<b>-1,048,020</b>
<b>Net Change of Drops and Adds</b>						<b>-483,343</b>
<b>70 Changed Assessments</b>						<b>261,333</b>
<b>Net of All Assessment Changes</b>						<b>-222,010</b>



2023-2024 PROPERTY DATA  
**THE CITY OF GUADALUPE**  
PRELIMINARY PROPERTY TAX REPORTS



*Revenue Management for Local Government*

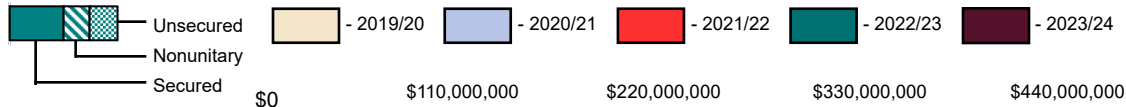
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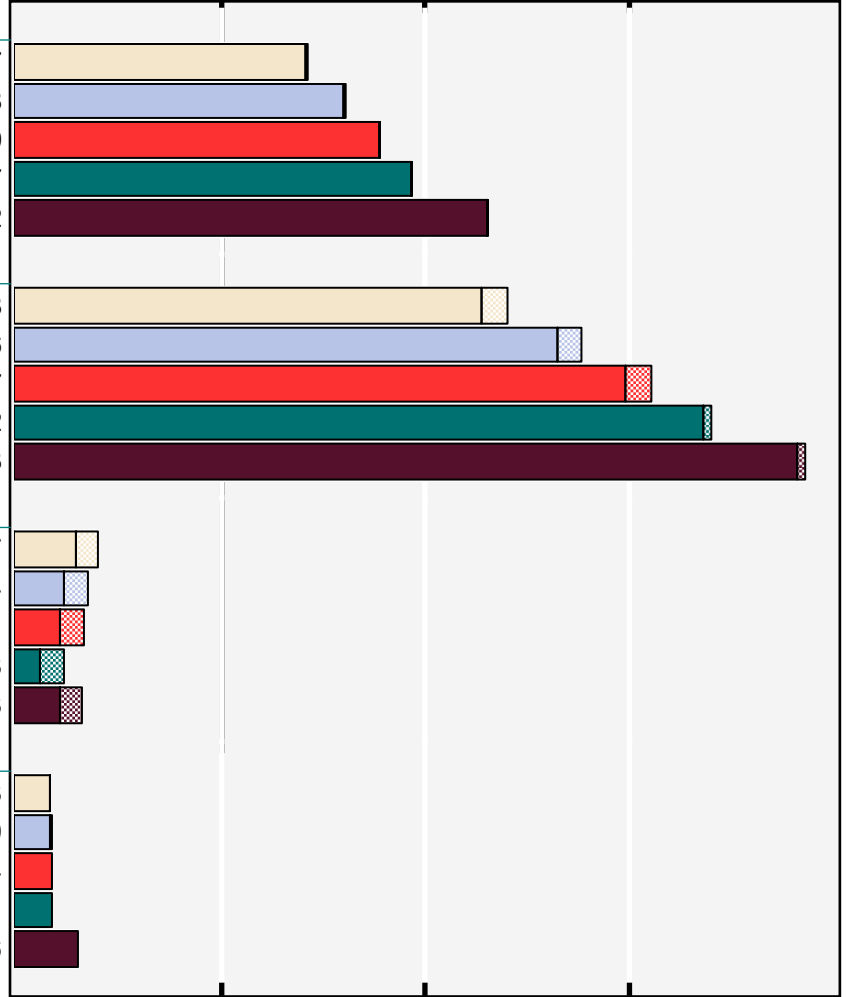
# THE CITY OF GUADALUPE

## 2019/20 TO 2023/24 ASSESSED VALUES



### Land

\$157,460,527  
\$178,138,168  
\$196,424,649  
\$213,956,507  
\$254,877,332



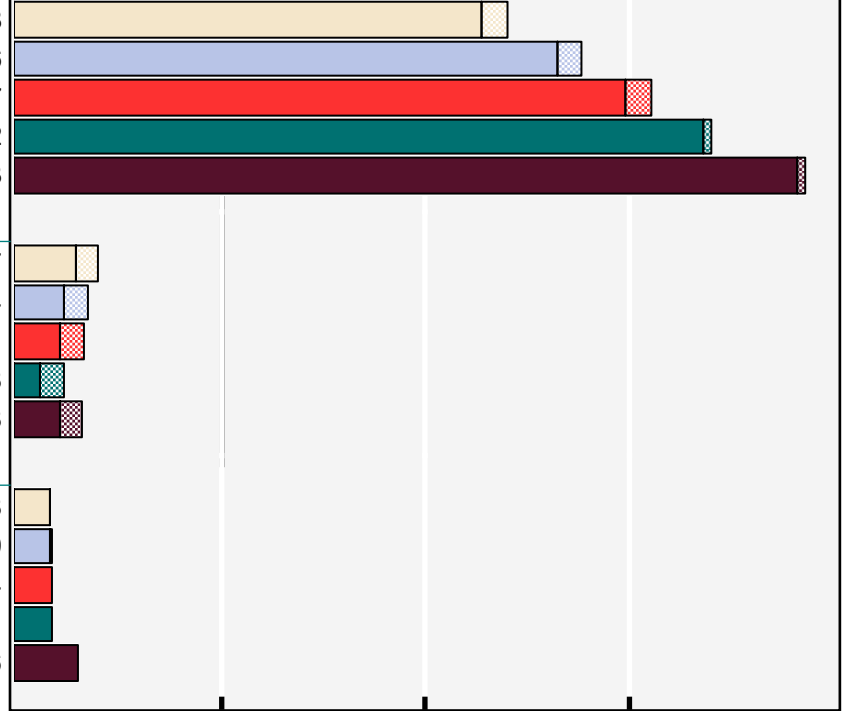
### Percent Change

City	County
------	--------

13.1%	4.5%
10.3%	4.1%
8.9%	7.9%
19.1%	5.9%

### Improvements

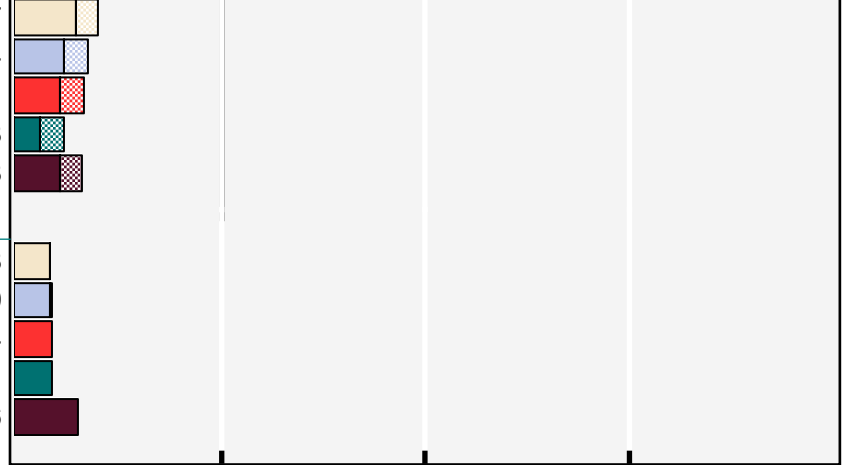
\$265,084,438  
\$305,179,166  
\$342,155,747  
\$374,545,282  
\$425,432,863



15.1%	4.6%
12.1%	4.1%
9.5%	7.6%
13.6%	6.6%

### Personal Property

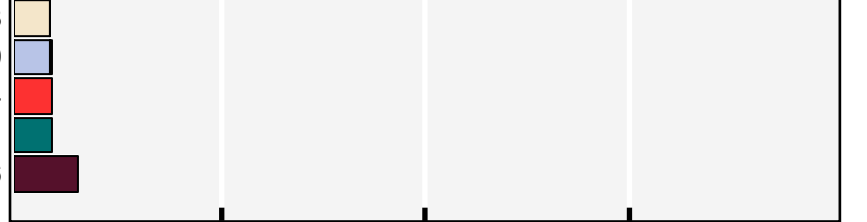
\$44,814,047  
\$39,266,384  
\$37,240,541  
\$26,647,158  
\$36,599,758



-12.4%	13.0%
-5.2%	-7.0%
-28.4%	10.5%
37.3%	15.7%

### Exemptions

\$19,121,228  
\$19,861,919  
\$20,168,484  
\$20,417,651  
\$33,916,386

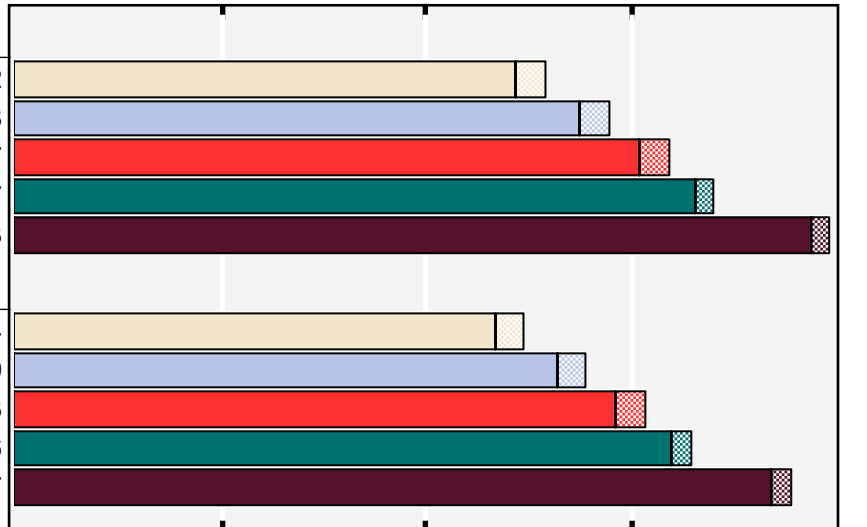


3.9%	1.7%
1.5%	1.4%
1.2%	1.0%
66.1%	5.2%

\$180,000,000      \$360,000,000      \$540,000,000      \$720,000,000

### Gross Assessed

\$467,359,012  
\$522,583,718  
\$575,820,937  
\$615,148,947  
\$716,909,953

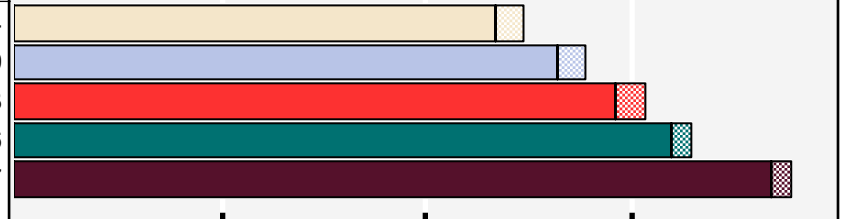


### City      County

11.8%	4.8%
10.2%	3.7%
6.8%	7.9%
16.5%	6.6%

### Net Taxable Value

\$448,237,784  
\$502,721,799  
\$555,652,453  
\$594,731,296  
\$682,993,567



12.2%	5.0%
10.5%	3.8%
7.0%	8.2%
14.8%	6.6%



# THE CITY OF GUADALUPE

## 2023/24 ROLL SUMMARY

### Taxable Property Values

	Secured	Nonunitary Utilities	Unsecured
Parcels	2,138	1	74
TRAs	8	1	5
<b>Values</b>			
Land	254,318,129	75,000	484,203
Improvements	404,172,132	0	1,242,265
Personal Property	24,847,090	0	11,752,668
Fixtures	16,916,440	0	3,102,026
Aircraft	0	0	0
<b>Total Value</b>	<b>\$700,253,791</b>	<b>\$75,000</b>	<b>\$16,581,162</b>
<b>Exemptions</b>			
Real Estate	33,823,206	0	0
Personal Property	82,070	0	0
Fixtures	11,110	0	0
Aircraft	0	0	0
Homeowners*	5,639,200	0	0
<b>Total Exemptions*</b>	<b>\$33,916,386</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Net Value</b>	<b>\$666,337,405</b>	<b>\$75,000</b>	<b>\$16,581,162</b>

Combined Values	Total
Total Values	\$716,909,953
Total Exemptions	\$33,916,386
Net Total Values	\$682,993,567
Net Aircraft Values	\$0

\* Note: Homeowner Exemptions are not included in Total Exemptions

Totals do not Include Aircraft Values or Exemptions



# THE CITY OF GUADALUPE

## 2023/24 AGENCY VALUE CHANGE SUMMARY

### Net Value Totals by Agency

City/Agency Name	2022/23 Net Value	2023/24 Net Value	Percent of Total	Value Change	Percent Change
<b>GUADALUPE</b>					
Guadalupe General Fund	272,559,418	324,712,587	47.5%	52,153,169	19.1%
City of Guadalupe RDA	322,416,162	358,530,147	52.5%	36,113,985	11.2%
<b>Totals:</b>	<b>594,975,580</b>	<b>683,242,734</b>	<b>100.0%</b>	<b>88,267,154</b>	<b>14.8%</b>

# SANTA BARBARA COUNTY CITY GROWTH COMPARISON

2022/23 To 2023/24 Net Taxable Assessed Value Change

City	2023/24 Net Value	Value Change	% Change
Buellton	1,259,891,621	51,863,968	4.293%
Carpinteria	3,170,830,638	202,944,519	6.838%
Goleta	9,372,801,207	662,421,855	7.605%
Guadalupe	682,993,567	88,262,271	14.841%
Lompoc	3,714,041,729	275,303,797	8.006%
Santa Barbara	28,091,486,545	1,686,424,413	6.387%
Santa Maria	11,572,504,985	668,085,223	6.127%
Solvang	1,638,875,886	106,717,464	6.965%
<b>City Average % Change: 7.6%</b>		<b>City Median % Change: 6.9%</b>	



# THE CITY OF GUADALUPE

## 2023/24 TOP 40 NET TAXABLE SECURED VALUE CHANGES

Parcel	Use Category	Owner	Situs	Current Net Taxable Value	Net Taxable Value Change	Value Change from Prior Year
115-180-028	Industrial	Taylor Farms Retail Inc	4595 W Main St	\$42,689,370	+\$20,367,730	+91%
115-210-024	Industrial	151 Obispo Llc	151 Obispo St	\$7,500,000	+\$5,949,937	+384%
115-033-002	Vacant	4573 12Th Street Apartments Llc	4573 12Th St	\$1,446,085	+\$1,229,335	+567%
115-101-006	Commercial	Santa Maria West Llc	894 Guadalupe St	\$2,105,000	+\$854,065	+68%
113-490-217	Residential	Moore Jordan N; Moore Tihani R	4474 Hacienda Dr	\$680,127	+\$661,755	+3,602%
113-490-026	Residential	Gerardo-Rodriguez Isabel	189 Ninos Dr	\$665,211	+\$646,839	+3,521%
113-490-025	Residential	Arguello Luis A Ortiz; Bork Nelsy M	4477 Hacienda Dr	\$660,997	+\$642,625	+3,498%
113-490-031	Residential	Rodriguez Juan Arturo; Beas Gabriela Grise	217 Ninos Dr	\$646,422	+\$628,051	+3,419%
113-490-180	Residential	Torres Isaac; Torres Marytza	4473 La Joya Dr	\$645,666	+\$627,293	+3,414%
113-500-044	Residential	Jara Matthew R; Jara Monica M	4365 Herado Dr	\$654,022	+\$623,655	+2,054%
113-500-037	Residential	Gomez Jesse R; Valenzuela Meredith E	4393 Herado Dr	\$651,727	+\$621,360	+2,046%
113-500-031	Residential	Drolette John A; Safonova-Drolette Natalia	4419 Herado Dr	\$644,927	+\$614,560	+2,024%
113-490-032	Residential	Haro Celia O; Haro Israel O	221 Ninos Dr	\$630,451	+\$612,080	+3,332%
113-490-024	Residential	Hernandez Brandon M; Hernandez Alma M	4473 Hacienda Dr	\$627,691	+\$609,319	+3,317%
113-490-033	Residential	Sanchez David Luna; Sahagun-Aguayo Jas	227 Ninos Dr	\$625,162	+\$606,791	+3,303%
113-500-041	Residential	Sandoval Reymond; Gallizio Sophia	4377 Herado Dr	\$613,851	+\$583,484	+1,921%
113-500-034	Residential	Cram Paul A Jr	4407 Herado Dr	\$609,841	+\$579,474	+1,908%
113-500-038	Residential	Polichetti Richard; Leppe Sandra	4389 Herado Dr	\$595,460	+\$565,093	+1,861%
113-500-043	Residential	Bernal Consuelo P	4369 Herado Dr	\$588,770	+\$558,403	+1,839%
113-500-035	Residential	Amido Jeffrey P; Amido Regena A	4403 Herado Dr	\$586,775	+\$556,408	+1,832%
113-500-040	Residential	Pacheco Maritza I; Hernandez Gabriel	4381 Herado Dr	\$583,086	+\$552,719	+1,820%
113-500-042	Residential	Malatamban Albert; Montion Cecilia	4373 Herado Dr	\$582,021	+\$551,654	+1,817%
113-500-036	Residential	Rivas Ruben; Rivas Cristina	4397 Herado Dr	\$578,296	+\$547,929	+1,804%
113-500-033	Residential	Darras Mary; Darras Rafael	4411 Herado Dr	\$567,301	+\$536,934	+1,768%
113-500-028	Residential	Stewart Thomas P; Stewart Marcia S	4433 Herado Dr	\$576,490	+\$535,261	+1,298%
113-500-080	Residential	Moreno Clemente; Moreno Tina	4351 Guerrero Dr	\$590,170	+\$533,686	+945%
113-500-032	Residential	Kinkade Heidi R	4415 Herado Dr	\$558,926	+\$528,559	+1,741%
113-500-030	Residential	Topete Felix	4423 Herado Dr	\$553,000	+\$522,633	+1,721%
115-112-003	Commercial	Otay Properties Llc	823 Guadalupe St	\$938,400	+\$519,754	+124%
113-500-029	Residential	Carmona Abraham J; Camba Anna Lisa	4429 Herado Dr	\$551,620	+\$510,862	+1,253%
113-500-026	Residential	Lopez Leyva Jose A; Lopez Roxanne	4443 Herado Dr	\$537,000	+\$506,633	+1,668%
113-500-047	Residential	Lopez Tirzo A; Lopez Gabriela T	4368 Herado Dr	\$574,000	+\$501,550	+692%
113-500-048	Residential	Marmolejo Frank; Alejandre Esther	4372 Herado Dr	\$559,500	+\$496,755	+792%
115-152-003	Residential	Gastelum William; Gastelum Rosaura	4656 5Th St	\$600,000	+\$491,470	+453%
113-500-045	Residential	Gonzales Anthony R	4360 Herado Dr	\$546,000	+\$489,516	+867%
113-500-077	Residential	Guista Michael	4369 Guerrero Dr	\$555,000	+\$482,550	+666%
113-500-046	Residential	Zheng Trust 9 27 18	4364 Herado Dr	\$539,000	+\$475,110	+744%
113-500-076	Residential	Wilson Shanna L Living Trust 11 24 20	4375 Guerrero Dr	\$552,000	+\$469,585	+570%
115-071-002	Commercial	Perry Eric Todd	955 Guadalupe St	\$530,400	+\$469,498	+771%
115-230-041	Residential	Guadalupe Court Lp	4202 11Th St	\$0	-\$12,523,060	-100%

Data Source: Santa Barbara County Assessor 2022/23 And 2023/24 Secured Tax Rolls

This report is not to be used in support of debt issuance or continuing disclosure statements without the written consent of HdL, Coren & Cone

Prepared On 10/19/2023 By MV





# THE CITY OF GUADALUPE

## 2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING

<b>115-180-028 4595 W Main St</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2014	Apio Inc	503,199	3,370,870	12,503,890	0	16,377,959	0		
2015	Apio Inc	513,252	3,362,810	16,231,180	0	20,107,242	0		
2016	Apio Inc	366,581	3,544,343	19,020,820	0	22,931,744	0		
2017	Apio Inc	373,912	5,317,369	21,360,950	0	27,052,231	0		
2018	Apio Inc	381,390	5,066,396	25,202,570	0	30,650,356	0		
2019	Apio Inc	389,017	4,909,169	33,042,890	0	38,341,076	0		
2020	Apio Inc	396,797	6,811,900	27,074,460	0	34,283,157	0		
2021	Taylor Farms Retail Inc	400,907	7,564,613	25,113,040	0	33,078,560	0	20,500,000 F	
2022	Taylor Farms Retail Inc	670,000	7,372,310	14,279,330	0	22,321,640	0		
2023	Taylor Farms Retail Inc	683,400	17,283,360	24,722,610	0	42,689,370	0		
<b>115-230-041 4202 117th St</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Guadalupe Court Lp	3,496,060	9,027,000	0	0	12,523,060	0		
2023	Guadalupe Court Lp	3,565,981	9,207,540	0	12,773,521	0	0		
<b>115-210-024 151 Obispo St</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2014	Zepeda Family Trust 11 29 07	638,888	702,981	0	0	1,341,869	0		
2015	Zepeda Family Trust 11 29 07	651,652	717,026	0	0	1,368,678	0		
2016	Zepeda Family Trust 11 29 07	661,589	727,960	0	0	1,389,549	0		
2017	Zepeda Family Trust 11 29 07	674,820	742,519	0	0	1,417,339	0		
2018	Zepeda Family Trust 11 29 07	688,316	757,369	0	0	1,445,685	0		
2019	Zepeda Family Trust 11 29 07	702,082	772,516	0	0	1,474,598	0		
2020	Zepeda Family Trust 11 29 07	716,123	787,966	0	0	1,504,089	0		
2021	Zepeda Family Trust 11 29 07	723,542	796,129	0	0	1,519,671	0		
2022	Zepeda Family Trust 11 29 07	738,012	812,051	0	0	1,550,063	0	7,500,000 F	
2023	151 Obispo Llc	4,050,000	3,450,000	0	0	7,500,000	0		
<b>115-033-002 4573 12Th St</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2014	Sakamoto George N Mary A; Fourth No Amer	15,979	26,275	0	0	42,254	0		
2015	Sakamoto George N Mary A; Fourth No Amer	16,298	26,799	0	0	43,097	0		
2016	Sakamoto George N Mary A; Fourth No Amer	16,546	27,207	0	0	43,753	0		
2017	Sakamoto George N Mary A; Fourth No Amer	16,876	27,751	0	0	44,627	0		
2018	Sakamoto George N Mary A; Fourth No Amer	17,213	28,306	0	0	45,519	0		
2019	Sakamoto Joseph; Fourth No Amer Church Te	17,557	28,872	0	0	46,429	0		
2020	Crandall Trevor A	17,908	29,449	0	0	47,357	0	225,000 F	
2021	4573 12Th Street Apartments Llc	212,500	12,500	0	0	225,000	0		
2022	4573 12Th Street Apartments Llc	216,750	0	0	0	216,750	0		
2023	4573 12Th Street Apartments Llc	221,085	1,225,000	0	0	1,446,085	0		
<b>115-101-006 894 Guadalupe St</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity



# THE CITY OF GUADALUPE

## 2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING

<b>115-101-006 894 Guadalupe St (Continued)</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2014	Santa Florita Llc	38,571	1,029,286	17,400	0	1,085,257	0		
2015	Santa Florita Llc	39,341	1,049,851	17,400	0	1,106,592	0		
2016	Santa Florita Llc	39,940	1,065,861	17,400	0	1,123,201	0		
2017	Santa Florita Llc	40,738	1,087,178	17,400	0	1,145,316	0		
2018	Santa Florita Llc	41,552	1,108,921	17,400	0	1,167,873	0		
2019	Santa Florita Llc	42,383	1,131,099	17,400	0	1,190,882	0		
2020	Santa Florita Llc	43,230	1,153,720	17,400	0	1,214,350	0		
2021	Santa Florita Llc	43,677	1,165,672	17,400	0	1,226,749	0		
2022	Santa Florita Llc	44,550	1,188,985	17,400	0	1,250,935	0	2,250,000 F	
2023	Santa Maria West Llc	150,000	1,930,000	25,000	0	2,105,000	0		

<b>113-490-217 4474 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	680,500 F	
2023	Moore Jordan N; Moore Tihani R	250,000	430,127	0	0	680,127	7,000		

<b>113-490-026 189 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	665,500 F	
2023	Gerardo-Rodriguez Isabel	225,000	440,211	0	0	665,211	5,600		

<b>113-490-025 4477 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	661,000 F	
2023	Arguello Luis A Ortiz; Bork Nelsy M	250,000	410,997	0	0	660,997	7,000		

<b>113-490-031 217 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	646,500 F	
2023	Rodriguez Juan Arturo; Beas Gabriela Grisel	250,000	396,422	0	0	646,422	7,000		



# THE CITY OF GUADALUPE

## 2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING

<b>113-490-180 4473 La Joya Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,607	0	0	0	17,607	0		
2020	Gb Land 4 Llc ( California )	17,747	0	0	0	17,747	0		
2021	Gb Land 4 Llc ( California )	18,013	0	0	0	18,013	0		
2022	Gb Land 4 Llc ( California )	18,373	0	0	0	18,373	0	646,000 F	
2023	Torres Isaac; Torres Marytza	250,000	395,666	0	0	645,666	7,000		
<b>113-500-044 4365 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	654,500 F	
2023	Jara Matthew R; Jara Monica M	250,000	404,022	0	0	654,022	0		
<b>113-500-037 4393 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	652,000 F	
2023	Gomez Jesse R; Valenzuela Meredith E	225,000	426,727	0	0	651,727	0		
<b>113-500-031 4419 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	645,000 F	
2023	Drolette John A; Safonova-Drolette Natalia	250,000	394,927	0	0	644,927	0		
<b>113-490-032 221 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	630,500 F	
2023	Haro Celia O; Haro Israel O	225,000	405,451	0	0	630,451	7,000		
<b>113-490-024 4473 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	628,000 F	
2023	Hernandez Brandon M; Hernandez Alma M	250,000	377,691	0	0	627,691	0		
<b>113-490-033 227 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	625,500 F	
2023	Sanchez David Luna; Sahagun-Aguayo Jasm	250,000	375,162	0	0	625,162	7,000		



# THE CITY OF GUADALUPE

## 2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING

<b>113-500-041 4377 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	614,000	F
2023	Sandoval Reymond; Gallizio Sophia	225,000	388,851	0	0	613,851	7,000		
<b>113-500-034 4407 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	610,000	F
2023	Cram Paul A Jr	250,000	359,841	0	0	609,841	0		
<b>113-500-038 4389 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	595,500	F
2023	Polichetti Richard; Leppe Sandra	225,000	370,460	0	0	595,460	0		
<b>113-500-043 4369 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	589,000	F
2023	Bernal Consuelo P	250,000	338,770	0	0	588,770	0		
<b>113-500-035 4403 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	587,000	F
2023	Amido Jeffrey P; Amido Regena A	250,000	336,775	0	0	586,775	7,000		
<b>113-500-040 4381 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	583,318	F
2023	Pacheco Maritza I; Hernandez Gabriel	225,000	358,086	0	0	583,086	0		
<b>113-500-042 4373 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	582,500	F
2023	Malatamban Albert; Montion Cecilia	225,000	357,021	0	0	582,021	0		
<b>113-500-036 4397 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	578,500	F
2023	Rivas Ruben; Rivas Cristina	225,000	353,296	0	0	578,296	0		
<b>113-500-033 4411 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	567,500	F
2023	Darras Mary; Darras Rafael	250,000	317,301	0	0	567,301	0		

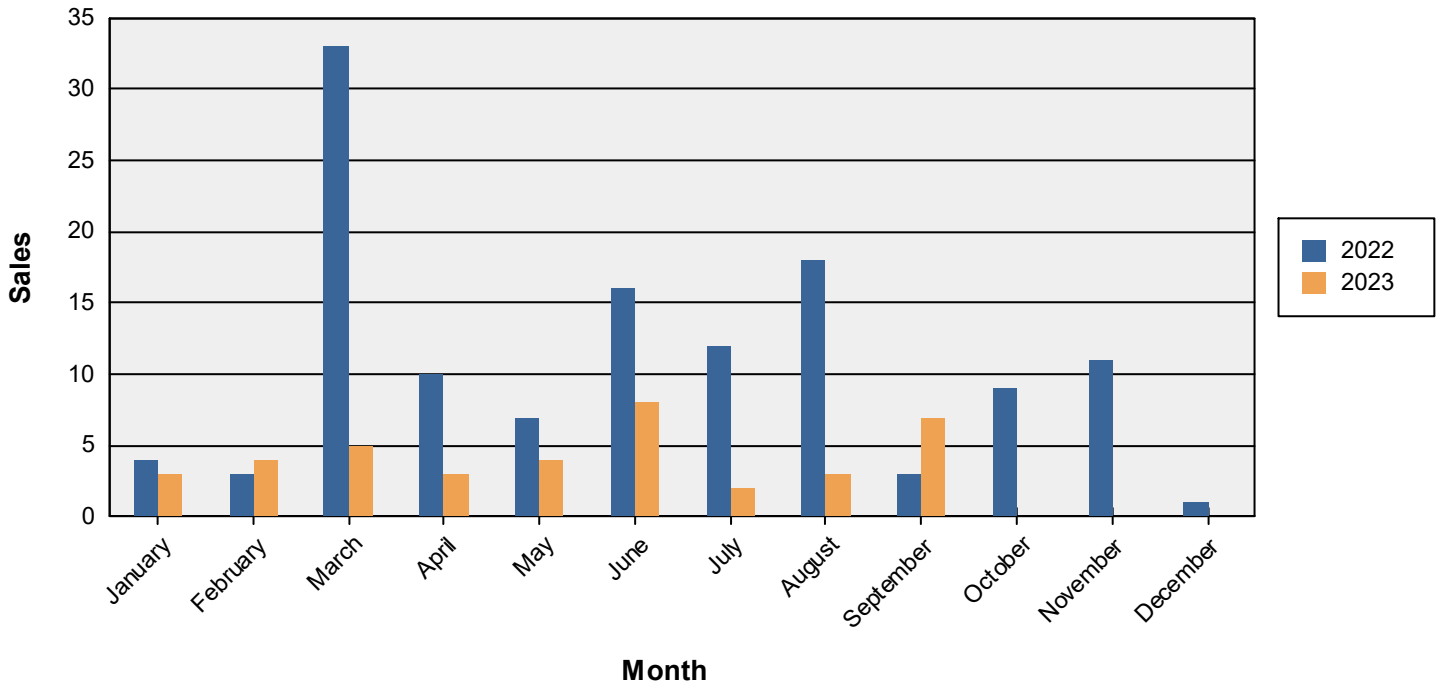


# THE CITY OF GUADALUPE YEAR TO YEAR COMPARISON OF TRANSFERS

Single Family Residential Full Value Sales Through 9/30/2023

Month	2022					2023				
	Total Sales	Original Values	Sale Values*	Change Amount	Chg. %	Total Sales	Original Values	Sale Values*	Change Amount	Chg. %
Jan	4	1,277,848	1,522,500	244,652	19.1	3	1,181,736	1,497,000	315,264	26.7
Feb	3	1,068,073	1,585,000	516,927	48.4	4	1,124,729	1,965,500	840,771	74.8
Mar	33	8,038,295	17,405,272	9,366,977	116.5	5	1,348,243	2,183,000	834,757	61.9
Apr	10	2,329,702	5,417,000	3,087,298	132.5	3	1,010,828	1,192,000	181,172	17.9
May	7	1,155,170	3,764,500	2,609,330	225.9	4	1,788,411	2,264,000	475,589	26.6
Jun	16	2,290,616	8,582,136	6,291,520	274.7	8	2,202,152	4,254,000	2,051,848	93.2
Jul	12	485,930	6,496,009	6,010,079	1,236.8	2	300,398	853,000	552,602	184.0
Aug	18	3,027,270	9,799,818	6,772,548	223.7	3	1,389,164	1,512,000	122,836	8.8
Sep	3	1,259,721	1,785,000	525,279	41.7	7	1,312,107	3,565,000	2,252,893	171.7
Oct	9	2,912,486	5,115,000	2,202,514	75.6					
Nov	11	967,253	6,688,500	5,721,247	591.5					
Dec	1	374,311	485,000	110,689	29.6					
<b>Total</b>	<b>127</b>	<b>25,186,675</b>	<b>68,645,735</b>	<b>43,459,060</b>	<b>172.5</b>	<b>39</b>	<b>11,657,768</b>	<b>19,285,500</b>	<b>7,627,732</b>	<b>65.4</b>

## Monthly History



\* Excluded from this analysis are partial sales, quitclaim deeds, trust transfers and non-reported document number transfers. Additionally, if there have been multiple transfers of a property within a calendar year, the counts and sale values shown here will include only the most recent transaction within the calendar year.



# THE CITY OF GUADALUPE

## TRANSFER OF OWNERSHIP (2019 - 2023)

### Single Family Residential

### Multifamily, Commercial, Industrial, Vacant

### Totals

Tax Year	# SFR Sales	Original Values	Sale Price	% Change	Non SFR Sales	Original Values	Sale Price	% Change	Total Sales	Original Values	Sale Values	% Change	\$ Change
<b>ENTIRE CITY</b> <i>Valid Sales Price Analysis</i>													
<b>2023</b> 1/1/23-9/30/23	39	\$11,657,768	\$19,285,500	65.4%	6	\$688,221	\$1,410,000	104.9%	45	\$12,345,989	\$20,695,500	67.6%	\$8,349,511
<b>2022</b> 1/1/22-12/31/22	126	\$25,141,818	\$68,500,099	172.5%	8	\$12,190,791	\$23,431,000	92.2%	134	\$37,332,609	\$91,931,099	146.2%	\$54,598,490
<b>2021</b> 1/1/21-12/31/21	90	\$19,687,421	\$40,824,763	107.4%	8	\$709,000	\$2,247,000	216.9%	98	\$20,396,421	\$43,071,763	111.2%	\$22,675,342
<b>2020</b> 1/1/20-12/31/20	110	\$16,899,820	\$44,694,500	164.5%	3	\$264,980	\$877,500	231.2%	113	\$17,164,800	\$45,572,000	165.5%	\$28,407,200
<b>2019</b> 1/1/19-12/31/19	118	\$14,013,608	\$44,297,364	216.1%	3	\$666,152	\$1,068,000	60.3%	121	\$14,679,760	\$45,365,364	209.0%	\$30,685,604
<b>GENERAL FUND</b> <i>Valid Sales Price Analysis</i>													
<b>2023</b> 1/1/23-9/30/23	19	\$7,965,839	\$10,965,500	37.7%	0	\$0	\$0	0.0%	19	\$7,965,839	\$10,965,500	37.7%	\$2,999,661
											<i>Est. Revenue Change:</i>		<b>\$4,355.04</b>
<b>2022</b> 1/1/22-12/31/22	109	\$21,910,669	\$61,902,590	182.5%	1	\$7,375,934	\$7,791,000	5.6%	110	\$29,286,603	\$69,693,590	138.0%	\$40,406,987
											<i>Est. Revenue Change:</i>		<b>\$65,133.21</b>
<b>2021</b> 1/1/21-12/31/21	70	\$16,210,132	\$34,095,763	110.3%	1	\$137,239	\$337,000	145.6%	71	\$16,347,371	\$34,432,763	110.6%	\$18,085,392
											<i>Est. Revenue Change:</i>		<b>\$28,184.18</b>
<b>2020</b> 1/1/20-12/31/20	97	\$14,560,563	\$40,758,500	179.9%	1	\$17,871	\$436,500	2,342.5%	98	\$14,578,434	\$41,195,000	182.6%	\$26,616,566
											<i>Est. Revenue Change:</i>		<b>\$43,288.61</b>
<b>2019</b> 1/1/19-12/31/19	91	\$9,566,225	\$36,445,364	281.0%	0	\$0	\$0	0.0%	91	\$9,566,225	\$36,445,364	281.0%	\$26,879,139
											<i>Est. Revenue Change:</i>		<b>\$44,790.02</b>
<b>GUADALUPE SA</b> <i>Valid Sales Price Analysis</i>													
<b>2023</b> 1/1/23-9/30/23	20	\$3,691,929	\$8,320,000	125.4%	6	\$688,221	\$1,410,000	104.9%	26	\$4,380,150	\$9,730,000	122.1%	\$5,349,850
											<i>Est. Gross RPTTF Rev Change:</i>		<b>\$53,498.50<sup>^</sup></b>
<b>2022</b> 1/1/22-12/31/22	17	\$3,231,149	\$6,597,509	104.2%	7	\$4,814,857	\$15,640,000	224.8%	24	\$8,046,006	\$22,237,509	176.4%	\$14,191,503
											<i>Est. Gross RPTTF Rev Change:</i>		<b>\$141,915.03<sup>^</sup></b>
<b>2021</b> 1/1/21-12/31/21	20	\$3,477,289	\$6,729,000	93.5%	7	\$571,761	\$1,910,000	234.1%	27	\$4,049,050	\$8,639,000	113.4%	\$4,589,950
											<i>Est. Gross RPTTF Rev Change:</i>		<b>\$45,899.50<sup>^</sup></b>
<b>2020</b> 1/1/20-12/31/20	13	\$2,339,257	\$3,936,000	68.3%	2	\$247,109	\$441,000	78.5%	15	\$2,586,366	\$4,377,000	69.2%	\$1,790,634
											<i>Est. Gross RPTTF Rev Change:</i>		<b>\$17,906.34<sup>^</sup></b>
<b>2019</b> 1/1/19-12/31/19	27	\$4,447,383	\$7,852,000	76.6%	3	\$666,152	\$1,068,000	60.3%	30	\$5,113,535	\$8,920,000	74.4%	\$3,806,465
											<i>Est. Gross RPTTF Rev Change:</i>		<b>\$38,064.65<sup>^</sup></b>

\* Sale value is a sum of all full value parcel sales (sales not included are quitclaim deeds, trust transfers, partial sales, timeshares, and non-reported document number transfers). Est Rev Change includes all assigned agencies.

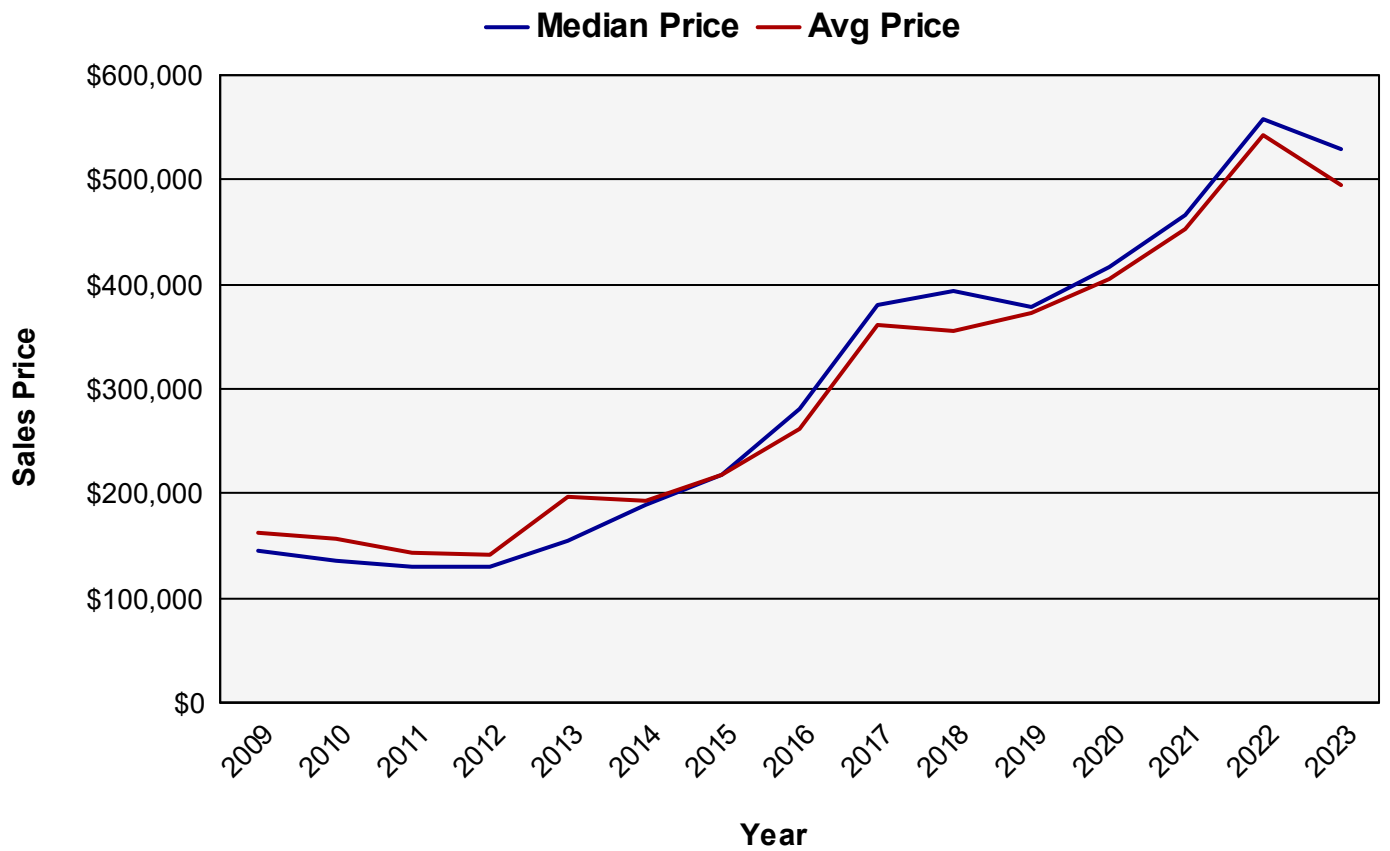
<sup>^</sup> RPPTTF revenue reflects all Incremental revenue (including qualified override rates) generated in successor project areas, excluding base year revenue.

# THE CITY OF GUADALUPE

## SALES VALUE HISTORY

Detached Single Family Residential Full Value Sales 01/01/2009 - 9/30/2023)

Year	Full Value Sales	Average Price	Median Price	Median % Change
2009	33	\$161,667	\$145,000	
2010	35	\$156,129	\$135,000	-6.90%
2011	39	\$142,959	\$129,000	-4.44%
2012	48	\$141,958	\$130,000	0.78%
2013	36	\$196,527	\$155,000	19.23%
2014	32	\$193,469	\$189,000	21.94%
2015	34	\$218,044	\$218,500	15.61%
2016	34	\$261,574	\$281,000	28.60%
2017	96	\$361,474	\$381,000	35.59%
2018	74	\$355,520	\$393,750	3.35%
2019	121	\$372,474	\$378,000	-4.00%
2020	112	\$405,942	\$416,750	10.25%
2021	92	\$451,959	\$466,000	11.82%
2022	126	\$543,652	\$558,250	19.80%
2023	39	\$494,500	\$530,000	-5.06%



\* Multiparcel transfers, quitclaim deeds, trust transfers, timeshares, and partial sales are excluded from this analysis.



# SANTA BARBARA COUNTY

## 2023 COUNTY SALES COMPARISON BY CITY

Single Family Residential Sales (01/01/2022 - 9/30/2023)

City	2022 Sale Count	2023 Sale Count	2022 Median Sales Price	2023 Median Sales Price	Median % Change
BUELLTON	63	31	800,000	800,000	0.00
CARPINTERIA	104	76	937,500	1,015,000	8.27
GOLETA	249	121	1,175,000	1,200,000	2.13
GUADALUPE	126	39	558,250	530,000	-5.06
LOMPOC	330	182	508,500	520,000	2.26
SANTA BARBARA	607	367	1,735,000	1,750,000	0.86
SANTA BARBARA COUNTY UNINCORP	1,129	663	844,000	870,000	3.08
SANTA MARIA	680	335	520,000	550,000	5.77
SOLVANG	70	42	932,500	1,212,500	30.03
SANTA BARBARA COUNTY (Entire Region)	3,358	1,856	715,000	780,000	9.09

\*Sales not included in the analysis are quitclaim deeds, trust transfers, partial sales, timeshares, multiple parcel transactions and non-reported document number transfers.



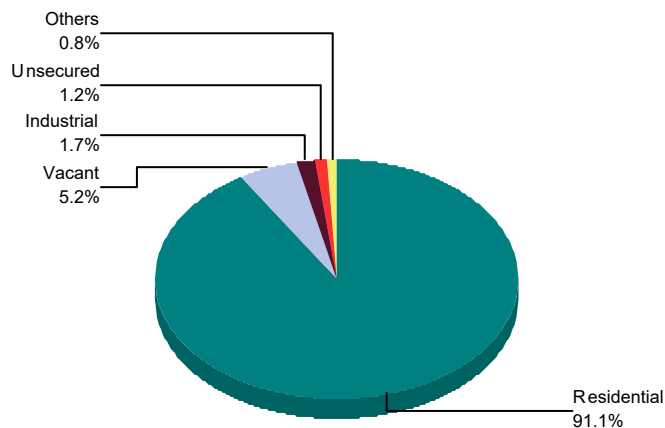
# THE CITY OF GUADALUPE

## 2023/24 USE CATEGORY SUMMARY

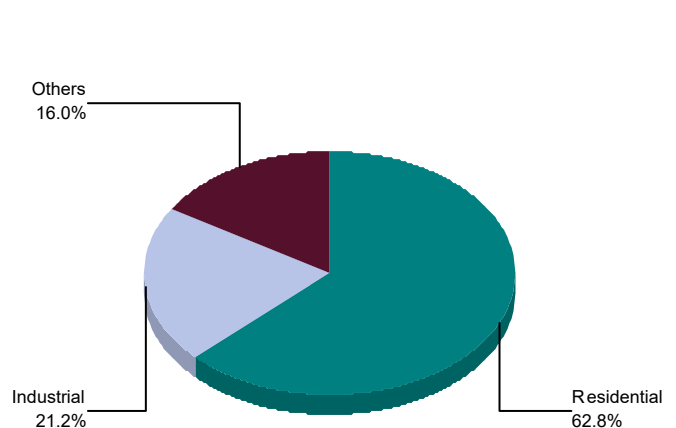
### BASIC PROPERTY TAX TABLE

Category	Parcels	Net Taxable Value	G. F. Revenue	Gross RPTTF Rev
Residential	1,924	\$530,860,579 (77.7%)	\$486,856.81	\$1,980,630.07
Commercial	70	\$30,742,328 (4.5%)	\$3,838.85	\$273,343.67
Industrial	24	\$75,152,664 (11.0%)	\$9,296.06	\$668,215.66
Govt. Owned	3	\$1,346 (0.0%)	\$0.17	\$11.97
Institutional	9	\$0 (0.0%)	\$0.00	\$0.00
Irrigated	2	\$1,167,567 (0.2%)	\$184.77	\$10,127.95
Recreational	2	\$670,311 (0.1%)	\$84.34	\$5,960.03
Vacant	104	\$27,742,610 (4.1%)	\$27,825.27	\$102,492.26
Exempt	68	\$0 (0.0%)	\$0.00	\$0.00
Outer Parcels	[7]	\$249,167 (0.0%)	\$0.00	\$2,215.45
SBE Nonunitary	[1]	\$75,000 (0.0%)	\$0.00	\$750.00
Unsecured	[74]	\$16,581,162 (2.4%)	\$6,228.82	\$111,380.48
<b>TOTALS</b>	<b>2,206</b>	<b>\$683,242,734</b>	<b>\$534,315.10</b>	<b>\$3,155,127.54</b>

**CITY REVENUE PORTION**



**INCREMENTAL REVENUE PORTION**



# THE CITY OF GUADALUPE

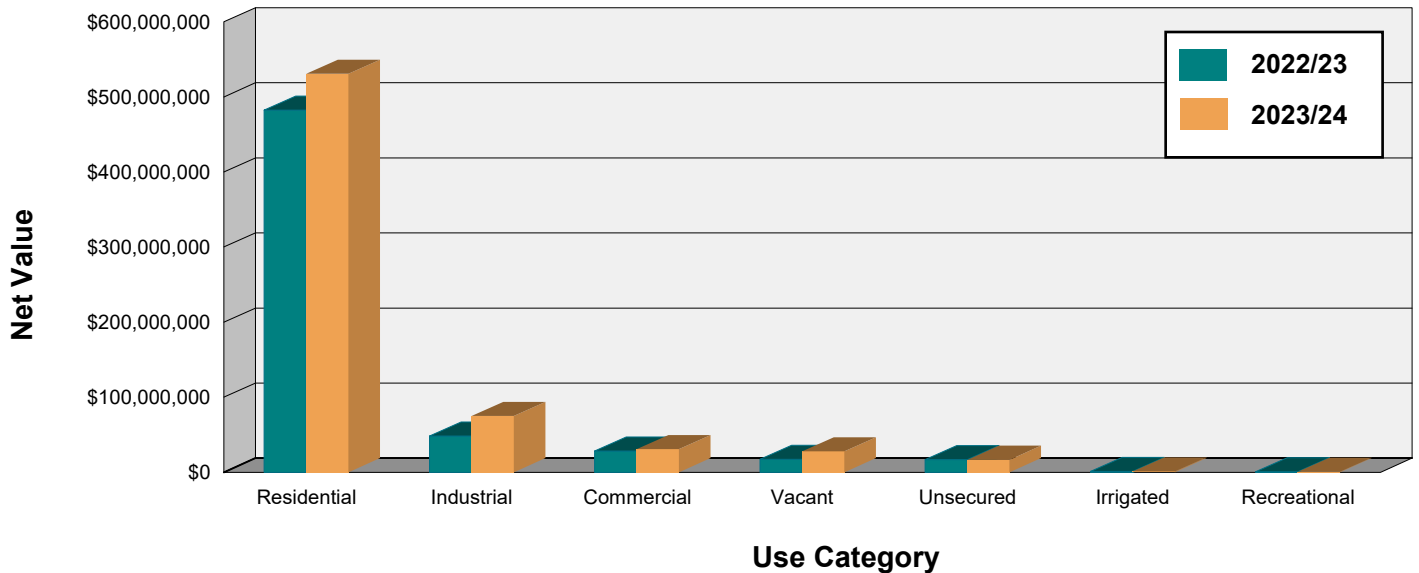
## 2023/24 GROWTH BY USE CATEGORY

### 2022/23 to 2023/24 Value Growth by Use Category

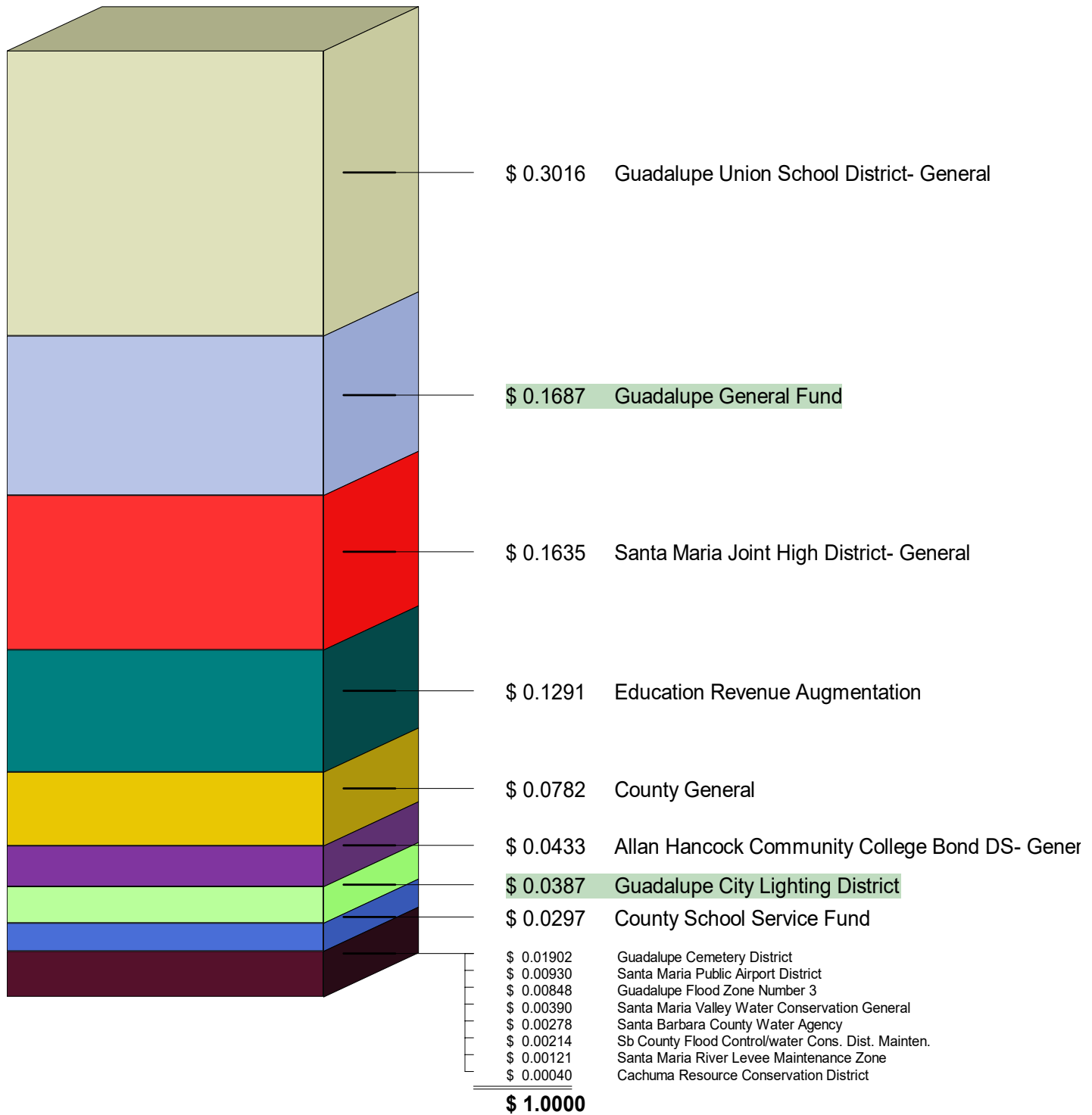
Category	2022/23 Net Taxable Value		2023/24 Net Taxable Value			\$ Change	% Change
Residential	1,926	\$482,389,615	1,924	\$530,860,579	(77.7%)	\$48,470,964	10.0%
Industrial	24	\$48,345,538	24	\$75,152,664	(11.0%)	\$26,807,126	55.4%
Commercial	70	\$28,122,260	70	\$30,742,328	(4.5%)	\$2,620,068	9.3%
Vacant	100	\$17,220,487	104	\$27,742,610	(4.1%)	\$10,522,123	61.1%
Unsecured	[78]	\$16,803,172	[74]	\$16,581,162	(2.4%)	-\$222,010	-1.3%
Irrigated	1	\$1,116,733	2	\$1,167,567	(0.2%)	\$50,834	4.6%
Recreational	2	\$657,170	2	\$670,311	(0.1%)	\$13,141	2.0%
Outer Parcels	[7]	\$244,284	[7]	\$249,167	(0.0%)	\$4,883	2.0%
SBE Nonunitary	[1]	\$75,000	[1]	\$75,000	(0.0%)	\$0	0.0%
Govt. Owned	3	\$1,321	3	\$1,346	(0.0%)	\$25	1.9%
Exempt	70	\$0	68	\$0	(0.0%)	\$0	0.0%
Institutional	9	\$0	9	\$0	(0.0%)	\$0	0.0%
<b>TOTALS</b>	<b>2,205</b>	<b>\$594,975,580</b>	<b>2,206</b>	<b>\$683,242,734</b>	<b>(100.0%)</b>	<b>\$88,267,154</b>	<b>14.8%</b>

Numbers in blue are parcel/assessment counts

### Assessed Value by Major Use Category



# THE CITY OF GUADALUPE PROPERTY TAX DOLLAR BREAKDOWN



**ATI (Annual Tax Increment) Ratios for Tax Rate Area 004-007, Excluding Redevelopment Factors & Additional Debt Service**

Data Source: Santa Barbara County Assessor 2023/24 Annual Tax Increment Tables

Prepared On 10/19/2023 By MV

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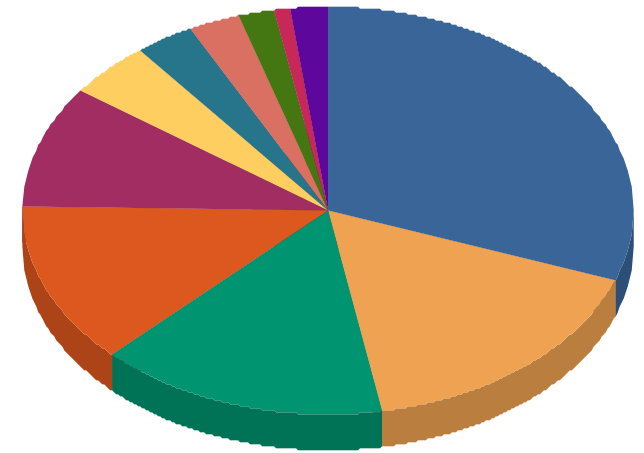
# THE CITY OF GUADALUPE

## 2023/24 WEIGHTED AVERAGE SHARES

### ATI Revenue by Agency for all NON SA TRAs within Selected Agency

Agency	Agency Description	Weighted Avg Share
6901	Guadalupe Union School District- General	30.638554%
8301	Santa Maria Joint High District- General	16.629988%
0640	Guadalupe General Fund	15.289828%
9802	Education Revenue Augmentation	12.815027%
0001	County General	9.693697%
9401	Allan Hancock Community College Bond DS- General	4.409065%
9801	County School Service Fund	3.032888%
0680	Guadalupe City Lighting District	2.686166%
3280	Guadalupe Cemetery District	1.932899%
3210	Santa Maria Public Airport District	0.946594%
2460	Guadalupe Flood Zone Number 3	0.861053%
5700	Santa Maria Valley Water Conservation General	0.394579%
3050	Santa Barbara County Water Agency	0.285398%
2400	SB County Flood Control/Water Cons. Dist. Mainten.	0.220830%
2570	Santa Maria River Levee Maintenance Zone	0.123088%
4500	Cachuma Resource Conservation District	0.040346%

Guadalupe Union School District- General	30.6%
Santa Maria Joint High District- General	16.6%
Guadalupe General Fund	15.3%
Education Revenue Augmentation	12.8%
County General	9.7%
Allan Hancock Community College Bond DS- General	4.4%
County School Service Fund	3.0%
Guadalupe City Lighting District	2.7%
Guadalupe Cemetery District	1.9%
Santa Maria Public Airport District	0.9%
Others	1.9%
<b>Total:</b>	<b>100.0%</b>



100.000000%

NOTES: The share calculations do not take into account any override revenue. In counties where ERAF is not included in the TRA factors it may not be represented in the listing above. In those counties, the shares for non-school taxing entities will likely be adjusted by the Auditor-Controller and will be lower than shown.

**\*New tax rate areas have been excluded from this calculation.**

Data Source: 2023/24 Combined Tax Rolls

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# THE CITY OF GUADALUPE

## 2023/24 ONE PERCENT WEIGHTED TAX SHARE

General Fund ATI Share for all Non-SA TRAs within each Agency - ERAF Adjusted

City	GF Share	GF Related Share	Total GF Share
Guadalupe	15.29%	2.69%	17.98%
Lompoc	16.74%		16.74%
Buellton	15.24%		15.24%
Santa Maria	12.55%		12.55%
Santa Barbara	12.01%		12.01%
Carpinteria	9.43%		9.43%
Solvang	6.29%		6.29%
Goleta	5.05%		5.05%

NOTES: The share calculations do not take into account any override revenue.

New tax rate areas have been excluded from this calculation.

*Data Source: 2023/24 Combined Tax Rolls*

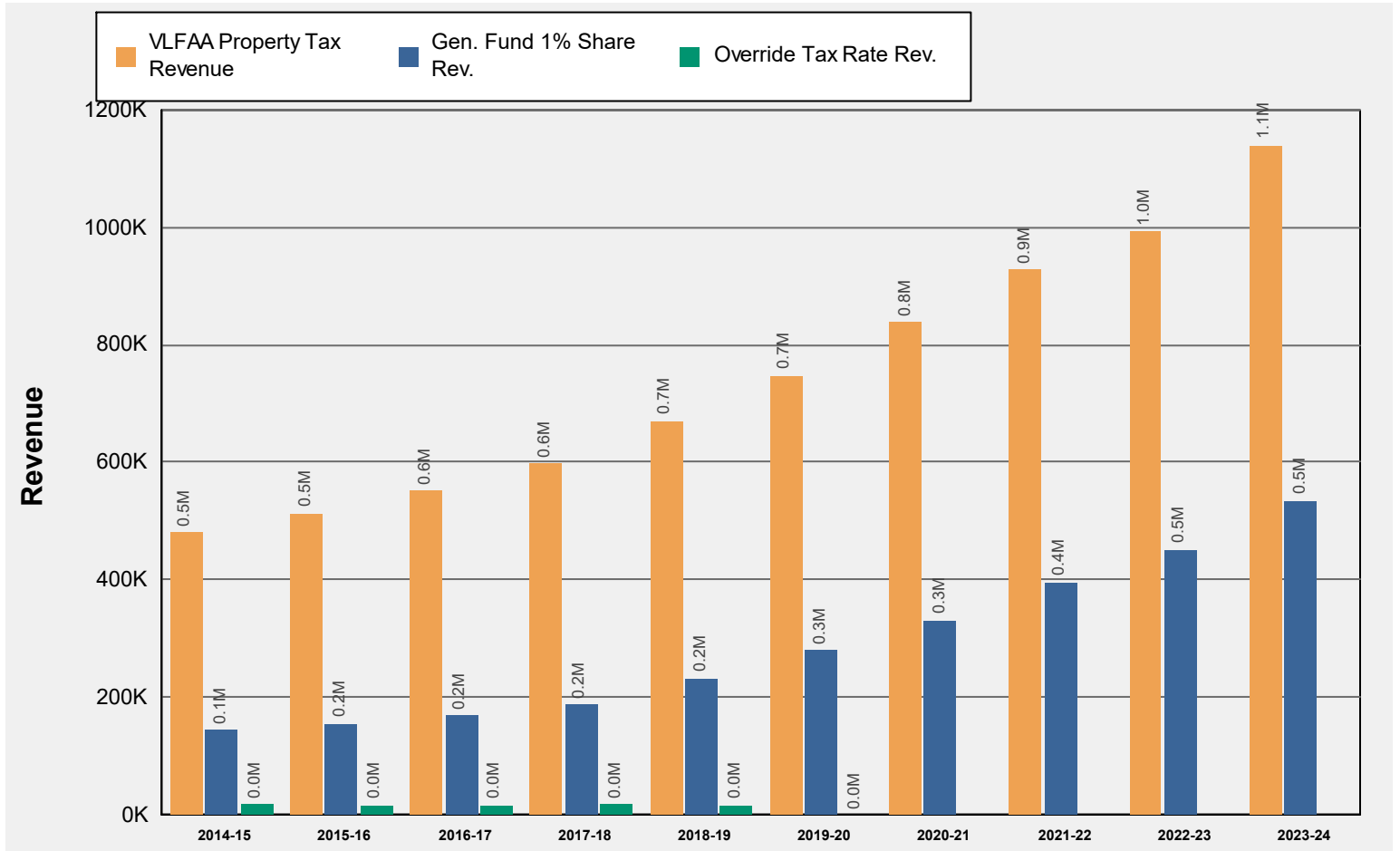
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# THE CITY OF GUADALUPE

## REVENUE HISTORY

Roll Year	Gen. Fund 1% Share Rev.	% Chg	Override Tax Rate Rev.	% Chg	VLFAA Property Tax Revenue	% Chg
2014-15	\$143,996		\$17,871		\$480,065	
2015-16	\$155,111	7.7%	\$16,892	-5.4%	\$512,436	6.7%
2016-17	\$169,441	9.2%	\$16,774	-0.7%	\$550,930	7.5%
2017-18	\$187,608	10.7%	\$17,368	3.5%	\$597,901	8.5%
2018-19	\$232,373	23.8%	\$16,054	-7.5%	\$669,991	12.0%
2019-20	\$280,412	20.6%	\$490	-96.9%	\$747,538	11.5%
2020-21	\$331,523	18.2%	\$0	0.0%	\$838,402	12.1%
2021-22	\$396,314	19.5%	\$0	0.0%	\$926,676	10.5%
2022-23	\$450,761	13.7%	\$0	0.0%	\$991,849	7.0%
2023-24	\$534,315	18.5%	\$0	0.0%	\$1,139,046	14.8%



**Override Tax Rate Rev. includes:** City of Guadalupe Bond

**VLFAA Property Tax Revenue includes:** City VLF

Prior to 2015, the impacts of jurisdictional changes on the apportionment factors were not available for quantifying the necessary shifts.

Revenue flowing through a Successor Agency's RPTTF process as residual distribution is not included, nor are pooled revenue adjustments, including unitary revenue, County administrative fee, supplemental allocations, redemptions for delinquent payments in Non-Teeter cities, tax payer refunds due to successful appeals, and roll corrections. Homeowner exemption revenue is included in this revenue model.

**Data Source:** 2023-24 Combined Tax Rolls

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# THE CITY OF GUADALUPE

## PROPERTY TAX REVENUE - 2023/24

Estimated Revenue, Participates in Teeter Plan, County Admin Fees Not Deducted

General Fund Summary - Non SA TRAs							
Roll	Non SA TRAs Taxable Value	Rate	General Fund Revenue	Debt Rate	Debt Revenue	Total Revenue	
SEC	\$324,347,755	0.152933545	\$496,036.52	0.000000	\$0.00	\$496,036.52	
UTIL	\$0	0.000000000	\$0.00	0.000000	\$0.00	\$0.00	
UNS	\$364,832	0.121233253	\$442.30	0.000000	\$0.00	\$442.30	
TOTAL	\$324,712,587	0.152897928	\$496,478.82	0.000000	\$0.00	\$496,478.82	
+ Aircraft	\$0		\$0.00		\$0.00	\$0.00	
<b>Total Before Adjustment for AB-8 Growth</b>			\$496,478.82	0.000000	\$0.00	\$496,478.82	
<b>+ Adjustment for AB-8 Growth</b> (Net effective Total Revenue Loss/Gain)					-\$11,528.11	-\$11,528.11	
<b>Non SA TRAs Total</b>		<b>\$324,712,587</b>	<b>0.149347679</b>			<b>\$484,950.71</b>	<b>\$484,950.71</b>
General Fund Summary - SA TRAs							
Roll	Net Value	SA TRAs Base Year Value	Rate	Base Year Revenue	Debt Rate	Debt Revenue	Total Revenue
SEC	\$341,989,650	\$37,609,931	0.118594385	\$44,603.27	0.000000	\$0.00	\$44,603.27
UTIL	\$75,000	\$0	0.000000000	\$0.00	0.000000	\$0.00	\$0.00
UNS	\$16,216,330	\$5,078,282	0.116862240	\$5,934.59	0.000000	\$0.00	\$5,934.59
TOTAL	\$358,280,980	\$42,688,213	0.118388326	\$50,537.86	0.000000	\$0.00	\$50,537.86
+ Aircraft	\$0	\$0		\$0.00		\$0.00	\$0.00
<b>+ Adjustment for AB-8 Growth</b> (Net effective Total Revenue Loss/Gain)					-\$1,173.48	-\$1,173.48	
<b>SA TRAs Total</b>		<b>\$358,280,980</b>					<b>\$49,364.38</b>
<b>General Fund Total</b>		<b>\$682,993,567</b>	<b>\$367,400,800</b>	<b>0.145431119</b>	<b>\$534,315.10</b>	<b>\$0.00</b>	<b>\$534,315.10</b>
<b>SB 2557 County Admin Fees</b> (Prior Year Actual Amount)							<b>-\$5,667.00</b>

<b>Unitary Revenue</b> (Prior Year)	<b>\$10,307.00</b>
<b>VLF Revenue</b> (Estimated)	<b>\$1,139,046.31</b>

Homeowner Exemption revenues are included in the revenue model used for this report

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls

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# THE CITY OF GUADALUPE

## PROPERTY TAX REVENUE - 2023/24

Estimated Revenue, Participates in Teeter Plan, County Admin Fees Not Deducted

Incremental Revenue Summary								Total Incremental Revenue
Roll	SA Taxable Value	Base Year Value	Incremental Value	Rate	Incremental Revenue	Debt Rate	Debt Revenue	
SEC	\$342,238,817	\$37,939,111	\$304,299,706	1.000000000	\$3,042,997.06	0.000000	\$0.00	\$3,042,997.06
UTIL	\$75,000	\$0	\$75,000	1.000000000	\$750.00	0.000000	\$0.00	\$750.00
UNS	\$16,216,330	\$5,078,282	\$11,138,048	1.000000000	\$111,380.48	0.000000	\$0.00	\$111,380.48
<b>TOTAL</b>	<b>358,530,147</b>	<b>43,017,393</b>	<b>315,512,754</b>	<b>1.000000000</b>	<b>\$3,155,127.54</b>	<b>0.000000</b>	<b>\$0.00</b>	<b>\$3,155,127.54</b>
<b>+ Aircraft</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.000000000</b>	<b>\$0.00</b>	<b>0.000000</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>SA Total</b>	<b>\$358,530,147</b>	<b>\$43,017,393</b>	<b>\$315,512,754</b>		<b>\$3,155,127.54</b>	<b>0.000000</b>	<b>\$0.00</b>	<b>\$3,155,127.54</b>
<b>SB 2557 County Admin Fees</b>								<b>Not Available</b>

The Redevelopment Area(s) included on this report include outer TRAs with a Net Value of \$249,167 and a base year value of \$329,180

Homeowner Exemption revenues are included in the revenue model used for this report

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls

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# THE CITY OF GUADALUPE

## NONRESIDENTIAL NEW CONSTRUCTION

2022/23 TO 2023/24 TAX YEARS - IN PARCEL NUMBER ORDER

Parcel	Use Category	Owner	Prior Year Improvements	Current Year Improvements	Percent Change
115-051-004	Govt. Owned	Guadalupe - Nipomo Dunes Center	161,608	164,974	+ 2.1%
115-071-019	Commercial	Rabobank Na	683,103	697,924	+ 2.2%
115-163-013	Commercial	Alvarez Gustavo Revocable Trust	5,355	5,622	+ 5.0%
115-180-028	Industrial	Taylor Farms Retail Inc	7,372,310	17,283,360	+ 134.4%
<b>4 Parcels Listed</b>			<b>8,222,376</b>	<b>18,151,880</b>	<b>+ 120.8%</b>

This calculation reflects the 2023/24 increase in taxable values for this city due to non-residential new construction as a percentage of the total taxable value **Increase** (as of the 2023/24 lien year roll date). This percentage may be used as an alternative to the change in California per-capita personal income for calculating a taxing agency's annual adjustment of its Appropriation Limit pursuant to Article XIII B of the State Constitution as Amended by Proposition 111 in June, 1990.

Total Change in Non-Residential Valuation Due to New Development	9,929,504
Less Automatic 2.000% Assessors's Inflation Adjustment	-164,448
Actual Change in Non-Residential Valuation	9,765,056
Change in Total Assessed Value	88,262,271
= Alternate 2024/25 Appropriations Limit Factor	<b>11.06%</b>

**Includes taxable primary parcels with known nonresidential use codes, no prior lien year transfers, and improvement value increases greater than 2.0% Change in Total Assessed Value is the assessed value change of the locally assessed secured and unsecured tax rolls.**



# THE CITY OF GUADALUPE

## 2023/24 TOP TEN PROPERTY TAXPAYERS

Top Property Owners Based On Net Values

Owner	Secured			Unsecured			Combined		Primary Use & Primary Agency
	Parcels	Value	% of Net AV	Parcels	Value	% of Net AV	Value	% of Net AV	
1) TAYLOR FARMS RETAIL INC	7	\$62,360,070	9.35%	1	\$1,489,590	8.98%	<b>\$63,849,660</b>	<b>9.35%</b>	Industrial Successor Agency
2) JOSE GUADALUPE ALVAREZ	35	\$11,955,221	1.79%				<b>\$11,955,221</b>	<b>1.75%</b>	Residential Successor Agency
3) BGV OLIVERA LLC	74	\$10,769,464	1.62%				<b>\$10,769,464</b>	<b>1.58%</b>	Residential Successor Agency
4) GB LAND SOUTH LLC	15	\$9,997,138	1.50%				<b>\$9,997,138</b>	<b>1.46%</b>	Vacant Guadalupe General Fund
5) PASEO SOUTH 1 INC	1	\$7,791,000	1.17%				<b>\$7,791,000</b>	<b>1.14%</b>	Vacant Guadalupe General Fund
6) 151 OBISPO LLC	1	\$7,500,000	1.13%				<b>\$7,500,000</b>	<b>1.10%</b>	Industrial Successor Agency
7) WALLER FLOWERSEED COMPANY	1	\$7,307,701	1.10%				<b>\$7,307,701</b>	<b>1.07%</b>	Commercial Successor Agency
8) SKS PORTFOLIO LLC	2	\$6,112,372	0.92%				<b>\$6,112,372</b>	<b>0.89%</b>	Residential Successor Agency
9) GUSTAVO ALVAREZ REVOCABLE TRUST	20	\$5,860,780	0.88%				<b>\$5,860,780</b>	<b>0.86%</b>	Residential Successor Agency
10) BEACHSIDE PRODUCE LLC	5	\$3,852,931	0.58%	1	\$1,435,470	8.66%	<b>\$5,288,401</b>	<b>0.77%</b>	Industrial Successor Agency
<b>Top Ten Total</b>	161	\$133,506,677	20.03%	2	\$2,925,060	17.64%	<b>\$136,431,737</b>	<b>19.97%</b>	
<b>City Total</b>		\$666,661,572			\$16,581,162		<b>\$683,242,734*</b>		

\*Value includes Outer TRAs

Top Owners last edited on 9/12/23 by imorales using sales through 07/31/23 (Version r.1)

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls and the SBE Non Unitary Tax Roll

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Prepared On 10/19/2023 By MV

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# THE CITY OF GUADALUPE

## 2023/24 TOP 25 PROPERTY TAXPAYERS - SECURED

Top Property Taxpayers Based On Net Taxable Values

Owner (Number of Parcels)	Assessed Value
1) TAYLOR FARMS RETAIL INC (7)	\$62,360,070
2) JOSE GUADALUPE ALVAREZ (35)	\$11,955,221
3) BGV OLIVERA LLC (74)	\$10,769,464
4) GB LAND SOUTH LLC (15)	\$9,997,138
5) PASEO SOUTH 1 INC (1)	\$7,791,000
6) 151 OBISPO LLC (1)	\$7,500,000
7) WALLER FLOWERSEED COMPANY (1)	\$7,307,701
8) SKS PORTFOLIO LLC (2)	\$6,112,372
9) GUSTAVO ALVAREZ REVOCABLE TRUST (20)	\$5,860,780
10) BEACHSIDE PRODUCE LLC (5)	\$3,852,931
11) JUAN DE LA TORRE (11)	\$3,394,354
12) JOSEPH L RUIZ SR (15)	\$3,357,418
13) 4625 INVESTMENTS (21)	\$3,085,000
14) ESCALANTE MEADOWS (2)	\$2,790,000
15) ENDURING ENTERPRISES LLC (1)	\$2,550,000
16) SANTA MARIA WEST LLC (3)	\$2,457,070
17) HARRY Y KIMIKO MASATANI TRUSTEES (7)	\$1,712,042
18) BLACKFOOT RIVER INVESTMENTS LLC (2)	\$1,450,166
19) 4573 12TH STREET APARTMENTS (1)	\$1,446,085
20) MARQUEZ RODOLFO AND SILVIA REVOCABLE FAM (3)	\$1,370,437
21) LUPE AND OLIVIA M ALVAREZ FAMILY TRUST (7)	\$1,357,481
22) GUZMAN GUSTAVO AND ESTELLA REVOCABLE TRU (6)	\$1,303,599
23) J R SIMPLOT COMPANY (3)	\$1,296,308
24) DOOLEY FAMILY TRUST (2)	\$1,285,850
25) KALVIN A KELLEY (3)	\$1,265,105

The 'Est. Total Revenue' for each owner is the estimated revenue for that owner; the 'Est. Incr 1% Revenue' estimated the revenue apportioned as 1% increment. Although these estimated calculations are performed on a parcel level, county auditor/controllers' offices neither calculate nor apportion revenues at a parcel level. Top Owners last edited on 09/12/23 by imorales using sales through 07/31/23



# THE CITY OF GUADALUPE

## 2023/24 TOP 25 PROPERTY TAXPAYERS - UNSECURED

Top Property Taxpayers Based On Net Taxable Values

Owner (Number of Parcels)	Assessed Value
1) J R SIMPLOT COMPANY (2)	\$2,328,985
2) TRI COMPANY BUILDING SUPPLY INC (1)	\$1,512,440
3) TAYLOR FARMS RETAIL INC (1)	\$1,489,590
4) BEACHSIDE PRODUCE LLC (1)	\$1,435,470
5) BALL HORTICULTURAL COMPANY (1)	\$1,242,420
6) SPECTRUM PACIFIC WEST LLC (2)	\$1,143,190
7) BYRD HARVEST INC (1)	\$1,086,590
8) SAN YSIDRO FARMS INC (1)	\$987,780
9) CLAY'S SEPTIC AND JETTING (2)	\$688,085
10) WESTERN PRECOOLING SYSTEMS (1)	\$613,590
11) MOODY WESTERN COOLING (1)	\$603,830
12) AP WIRELESS INFRASTRUCTURE PARTNERS LLC (1)	\$470,149
13) H AND S ENERGY (1)	\$401,390
14) MARETTI AND MINETTI RANCH COMPANY (1)	\$328,940
15) TRANSFRESH CORPORATION (1)	\$304,350
16) OBISPO STREET COOLING COMPANY INC (1)	\$225,050
17) EAGLE ENERGY INC (1)	\$182,640
18) GERALD ELLEN BECK (2)	\$157,211
19) ABRAHAM LEMUS (1)	\$141,280
20) GUADALUPE HARDWARE COMPANY INC (1)	\$129,450
21) AMIRAY RESTAURANT LLC (1)	\$77,000
22) JACO OIL COMPANY (1)	\$76,770
23) PATRICIA MAGUELLON (1)	\$71,500
24) ANTHONY BURNS (1)	\$70,213
25) GONZALEZ AUTOMOTRIZ INC (1)	\$49,570

The 'Est. Total Revenue' for each owner is the estimated revenue for that owner; the 'Est. Incr 1% Revenue' estimated the revenue apportioned as 1% increment. Although these estimated calculations are performed on a parcel level, county auditor/controllers' offices neither calculate nor apportion revenues at a parcel level. Top Owners last edited on 09/12/23 by imorales using sales through 07/31/23



**THE CITY OF GUADALUPE**

**SBE ASSESSED NONUNITARY UTILITIES - 2023/24 TAX YEAR**

<b>Railroad Company Parcels</b>				<b>Land Value</b>	<b>Improvement Value</b>	<b>Personal Property</b>	<b>Total Value</b>
<b>Parcel</b>	<b>Map Number</b>	<b>TRA</b>	<b>Owner</b>				
0843-091-0027-04	0872-42-009-01	004-000	Union Pacific Railroad Company	75,000	0	0	75,000
1 Railroad Company Parcel				<b>\$75,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$75,000</b>

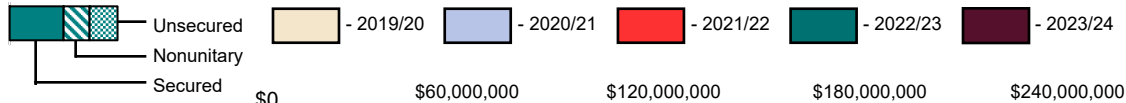


# THE CITY OF GUADALUPE

## 2023/24 PARCEL CHANGE LISTING

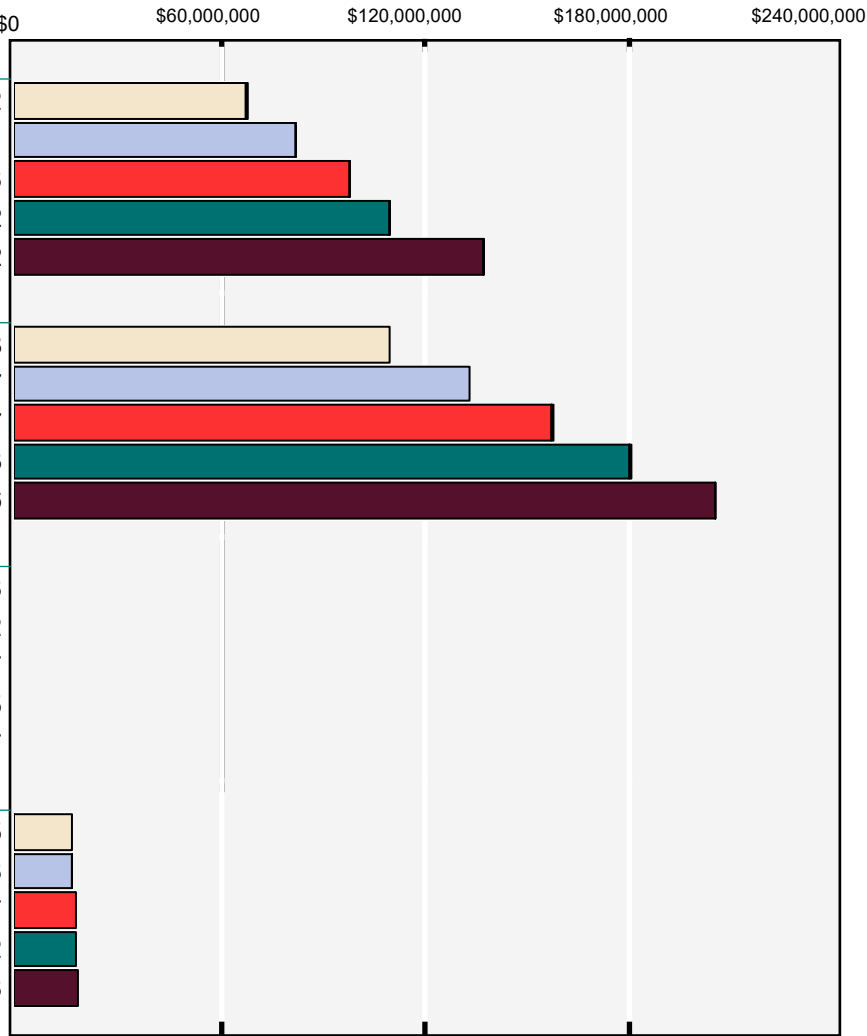
Dropped Parcel	New Parcel No.	TRA	Use Category	Owner	Situs	Dropped Parcel Prior Year Value	New Parcel No. Taxable Value	
113-080-018		004-007	Vacant	Gb Land South Llc ( California )		\$7,375,934	\$0	
	113-080-034	004-007	Vacant	Paseo South 1 Inc		\$0	\$7,791,000	
	113-080-035	004-007	Miscellaneous	Paseo South 1 Inc		\$0	\$0	
	113-080-036	004-007	Vacant	Gb Land South Llc ( California )		\$0	\$2,700,269	
	113-080-037	004-007	Vacant	Gb Land South Llc ( California )		\$0	\$2,660,587	
115-121-001		004-007	Vacant	Gowing Rebecca Family Trust		\$6,812	\$0	
115-121-002		004-000	Vacant	Gowing Rebecca Family Trust	4659 7Th St	\$75,053	\$0	
	115-121-025	004-000	Vacant	Alvarez Lupe And Olivia M Family Trust 12 30	4659 7Th St	\$0	\$150,000	
115-230-013		004-008	Residential	A And A Holdings Llc	4241 La Guardia Ln	\$256,563	\$0	
115-230-015		004-008	Residential	A And A Holdings Llc	4231 La Guardia Ln	\$107,100	\$0	
115-230-027		004-008	Residential	2009 Almaguer Family Revocable Living Trust	4146 11Th St	\$189,229	\$0	
115-230-038		004-001	Residential	Housing Authority County Of Sb	1090 Escalante St	\$0	\$0	
	115-230-045	004-008	Vacant	A And A Holdings Llc	4241 La Guardia Ln	\$0	\$240,576	
	115-230-047	004-001	Vacant	Escalante Meadows Lp	1090 Escalante St	\$0	\$2,325,000	
	115-230-048	004-001	Vacant	Escalante Meadows Development Company	1096 Escalante St	\$0	\$465,000	
	115-230-049	004-008	Residential	Almaguer 2009 Family Revocable Living Trust	4146 11Th St	\$0	\$193,013	
	115-230-050	004-010	Irrigated	Almaguer 2009 Family Revocable Living Trust		\$0	\$28,500	
413-080-056		004-007	Miscellaneous	Addison Natural Resources Llc		\$0	\$0	
413-080-057		004-007	Miscellaneous	Addison Natural Resources Llc		\$0	\$0	
<b>9 Dropped Parcels</b>		<b>10 Added Parcels</b>				<b>Totals:</b>	<b>\$8,010,691</b>	<b>\$16,553,945</b>

# THE CITY OF GUADALUPE GUADALUPE GENERAL FUND 2019/20 TO 2023/24 ASSESSED VALUES



### Land

\$68,301,572  
\$82,697,101  
\$98,242,118  
\$110,075,802  
\$137,806,862

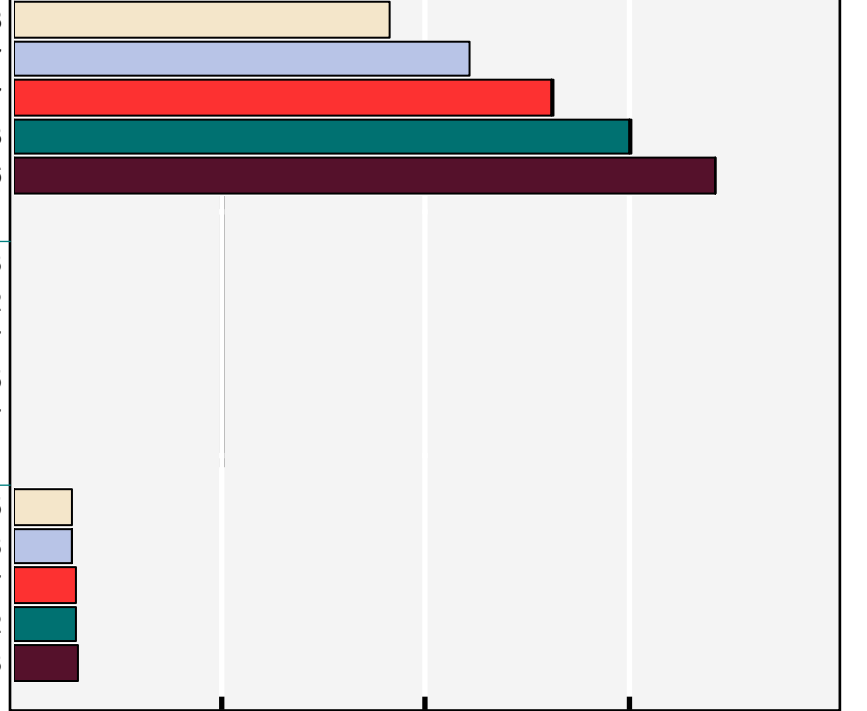


### Percent Change Agency | County

|  
21.1% | 4.5%  
18.8% | 4.1%  
12.0% | 7.9%  
25.2% | 5.9%

### Improvements

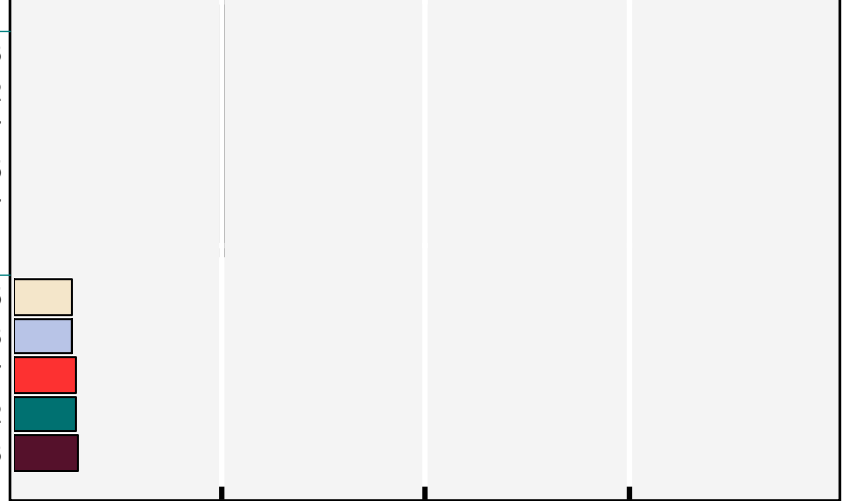
\$110,153,268  
\$133,631,367  
\$157,778,867  
\$180,655,653  
\$205,463,526



|  
21.3% | 4.6%  
18.1% | 4.1%  
14.5% | 7.6%  
13.7% | 6.6%

### Personal Property

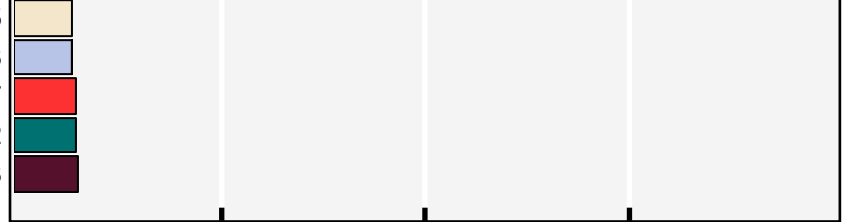
\$115,978  
\$124,752  
\$127,877  
\$82,245  
\$83,057



|  
7.6% | 13.0%  
2.5% | -7.0%  
-35.7% | 10.5%  
1.0% | 15.7%

### Exemptions

\$16,834,555  
\$17,205,698  
\$17,904,917  
\$18,254,282  
\$18,640,858

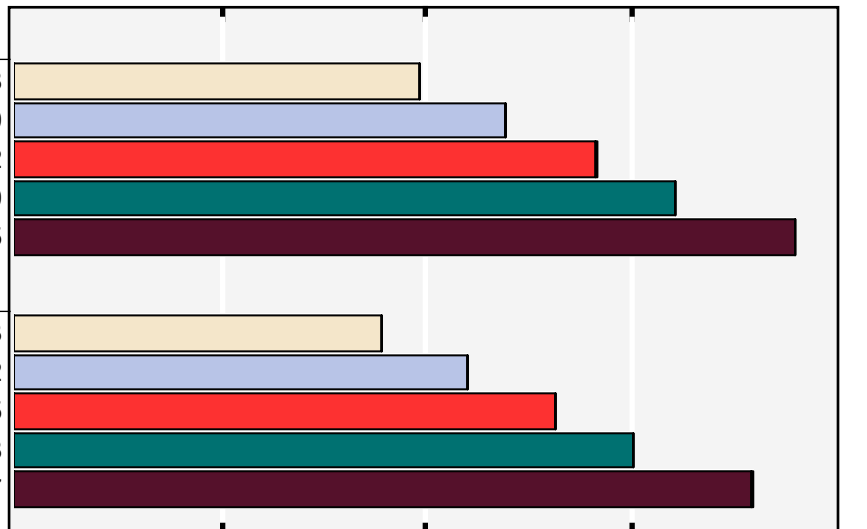


|  
2.2% | 1.7%  
4.1% | 1.4%  
2.0% | 1.0%  
2.1% | 5.2%

\$90,000,000 | \$180,000,000 | \$270,000,000 | \$360,000,000

### Gross Assessed

\$178,570,818  
\$216,453,220  
\$256,148,862  
\$290,813,700  
\$343,353,445

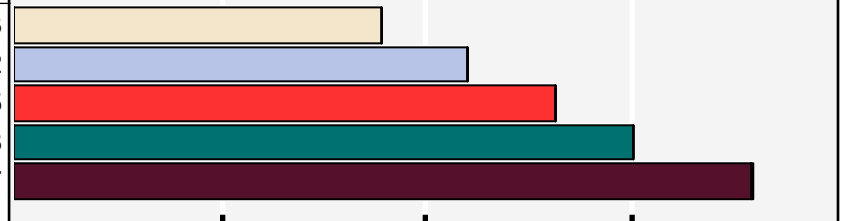


### Agency | County

|  
21.2% | 4.8%  
18.3% | 3.7%  
13.5% | 7.9%  
18.1% | 6.6%

### Net Taxable Value

\$161,736,263  
\$199,247,522  
\$238,243,945  
\$272,559,418  
\$324,712,587



|  
23.2% | 5.0%  
19.6% | 3.8%  
14.4% | 8.2%  
19.1% | 6.6%



**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
2023/24 ROLL SUMMARY  
Taxable Property Values**

	Secured	Nonunitary Utilities	Unsecured
Parcels	769	0	8
TRAs	3	0	2
<b>Values</b>			
Land	137,722,076	0	84,786
Improvements	205,265,687	0	197,839
Personal Property	850	0	82,207
Fixtures	0	0	0
Aircraft	0	0	0
<b>Total Value</b>	<b>\$342,988,613</b>	<b>\$0</b>	<b>\$364,832</b>
<b>Exemptions</b>			
Real Estate	18,640,008	0	0
Personal Property	850	0	0
Fixtures	0	0	0
Aircraft	0	0	0
Homeowners*	2,335,200	0	0
<b>Total Exemptions*</b>	<b>\$18,640,858</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Net Value</b>	<b>\$324,347,755</b>	<b>\$0</b>	<b>\$364,832</b>

Combined Values	Total
Total Values	\$343,353,445
Total Exemptions	\$18,640,858
Net Total Values	\$324,712,587
Net Aircraft Values	\$0

\* Note: Homeowner Exemptions are not included in Total Exemptions

Totals do not Include Aircraft Values or Exemptions





**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
2023/24 TOP 40 NET TAXABLE SECURED VALUE CHANGES**

Parcel	Use Category	Owner	Situs	Current Net Taxable Value	Net Taxable Value Change	Value Change from Prior Year
113-490-217	Residential	Moore Jordan N; Moore Tihani R	4474 Hacienda Dr	\$680,127	+\$661,755	+3,602%
113-490-026	Residential	Gerardo-Rodriguez Isabel	189 Ninos Dr	\$665,211	+\$646,839	+3,521%
113-490-025	Residential	Arguello Luis A Ortiz; Bork Nelsy M	4477 Hacienda Dr	\$660,997	+\$642,625	+3,498%
113-490-031	Residential	Rodriguez Juan Arturo; Beas Gabriela Grise	217 Ninos Dr	\$646,422	+\$628,051	+3,419%
113-490-180	Residential	Torres Isaac; Torres Marytza	4473 La Joya Dr	\$645,666	+\$627,293	+3,414%
113-500-044	Residential	Jara Matthew R; Jara Monica M	4365 Herado Dr	\$654,022	+\$623,655	+2,054%
113-500-037	Residential	Gomez Jesse R; Valenzuela Meredith E	4393 Herado Dr	\$651,727	+\$621,360	+2,046%
113-500-031	Residential	Drolette John A; Safonova-Drolette Natalia	4419 Herado Dr	\$644,927	+\$614,560	+2,024%
113-490-032	Residential	Haro Celia O; Haro Israel O	221 Ninos Dr	\$630,451	+\$612,080	+3,332%
113-490-024	Residential	Hernandez Brandon M; Hernandez Alma M	4473 Hacienda Dr	\$627,691	+\$609,319	+3,317%
113-490-033	Residential	Sanchez David Luna; Sahagun-Aguayo Jas	227 Ninos Dr	\$625,162	+\$606,791	+3,303%
113-500-041	Residential	Sandoval Reymond; Gallizio Sophia	4377 Herado Dr	\$613,851	+\$583,484	+1,921%
113-500-034	Residential	Cram Paul A Jr	4407 Herado Dr	\$609,841	+\$579,474	+1,908%
113-500-038	Residential	Polichetti Richard; Leppe Sandra	4389 Herado Dr	\$595,460	+\$565,093	+1,861%
113-500-043	Residential	Bernal Consuelo P	4369 Herado Dr	\$588,770	+\$558,403	+1,839%
113-500-035	Residential	Amido Jeffrey P; Amido Regena A	4403 Herado Dr	\$586,775	+\$556,408	+1,832%
113-500-040	Residential	Pacheco Maritza I; Hernandez Gabriel	4381 Herado Dr	\$583,086	+\$552,719	+1,820%
113-500-042	Residential	Malatamban Albert; Montion Cecilia	4373 Herado Dr	\$582,021	+\$551,654	+1,817%
113-500-036	Residential	Rivas Ruben; Rivas Cristina	4397 Herado Dr	\$578,296	+\$547,929	+1,804%
113-500-033	Residential	Darras Mary; Darras Rafael	4411 Herado Dr	\$567,301	+\$536,934	+1,768%
113-500-028	Residential	Stewart Thomas P; Stewart Marcia S	4433 Herado Dr	\$576,490	+\$535,261	+1,298%
113-500-080	Residential	Moreno Clemente; Moreno Tina	4351 Guerrero Dr	\$590,170	+\$533,686	+945%
113-500-032	Residential	Kinkade Heidi R	4415 Herado Dr	\$558,926	+\$528,559	+1,741%
113-500-030	Residential	Topete Felix	4423 Herado Dr	\$553,000	+\$522,633	+1,721%
113-500-029	Residential	Carmona Abraham J; Camba Anna Lisa	4429 Herado Dr	\$551,620	+\$510,862	+1,253%
113-500-026	Residential	Lopez Leyva Jose A; Lopez Roxanne	4443 Herado Dr	\$537,000	+\$506,633	+1,668%
113-500-047	Residential	Lopez Tirzo A; Lopez Gabriela T	4368 Herado Dr	\$574,000	+\$501,550	+692%
113-500-048	Residential	Marmolejo Frank; Alejandre Esther	4372 Herado Dr	\$559,500	+\$496,755	+792%
113-500-045	Residential	Gonzales Anthony R	4360 Herado Dr	\$546,000	+\$489,516	+867%
113-500-077	Residential	Guista Michael	4369 Guerrero Dr	\$555,000	+\$482,550	+666%
113-500-046	Residential	Zheng Trust 9 27 18	4364 Herado Dr	\$539,000	+\$475,110	+744%
113-500-076	Residential	Wilson Shanna L Living Trust 11 24 20	4375 Guerrero Dr	\$552,000	+\$469,585	+570%
113-500-053	Residential	Eckert Ricky Scott And Julia Marie Revocab	4392 Herado Dr	\$583,000	+\$460,698	+377%
113-500-051	Residential	Ruiz Derrick M; Ruiz Yadira	4384 Herado Dr	\$570,000	+\$453,874	+391%
113-500-079	Residential	Rodges Nicole M	4357 Guerrero Dr	\$506,000	+\$453,441	+863%
113-500-078	Residential	Nunez Bianca	4363 Guerrero Dr	\$496,000	+\$433,255	+691%
113-500-050	Residential	Zaragoza Mary K; Zaragoza Jose Armando	4380 Herado Dr	\$497,000	+\$423,261	+574%
113-490-111	Residential	Majernik Richard T; Majernik Corine A	4460 Ladera Dr	\$431,354	+\$412,936	+2,242%
113-500-027	Residential	Michel Charles M; Marroquin-Michel Sandra	4439 Herado Dr	\$439,898	+\$396,379	+911%
113-490-027	Residential	Kolb John H; Kolb Pearl	201 Ninos Dr	\$679,500	+\$391,728	+136%

Data Source: Santa Barbara County Assessor 2022/23 And 2023/24 Secured Tax Rolls

This report is not to be used in support of debt issuance or continuing disclosure statements without the written consent of HdL, Coren & Cone

Prepared On 10/19/2023 By MV

**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING**

<b>113-490-217 4474 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	680,500 F	
2023	Moore Jordan N; Moore Tihani R	250,000	430,127	0	0	680,127	7,000		
<b>113-490-026 189 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	665,500 F	
2023	Gerardo-Rodriguez Isabel	225,000	440,211	0	0	665,211	5,600		
<b>113-490-025 4477 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	661,000 F	
2023	Arguello Luis A Ortiz; Bork Nelsy M	250,000	410,997	0	0	660,997	7,000		
<b>113-490-031 217 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	646,500 F	
2023	Rodriguez Juan Arturo; Beas Gabriela Grisel	250,000	396,422	0	0	646,422	7,000		
<b>113-490-180 4473 La Joya Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,607	0	0	0	17,607	0		
2020	Gb Land 4 Llc ( California )	17,747	0	0	0	17,747	0		
2021	Gb Land 4 Llc ( California )	18,013	0	0	0	18,013	0		
2022	Gb Land 4 Llc ( California )	18,373	0	0	0	18,373	0	646,000 F	
2023	Torres Isaac; Torres Marytza	250,000	395,666	0	0	645,666	7,000		
<b>113-500-044 4365 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	654,500 F	
2023	Jara Matthew R; Jara Monica M	250,000	404,022	0	0	654,022	0		

**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING**

<b>113-500-037 4393 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	652,000 F	
2023	Gomez Jesse R; Valenzuela Meredith E	225,000	426,727	0	0	651,727	0		
<b>113-500-031 4419 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	645,000 F	
2023	Drolette John A; Safonova-Drolette Natalia	250,000	394,927	0	0	644,927	0		
<b>113-490-032 221 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	630,500 F	
2023	Haro Celia O; Haro Israel O	225,000	405,451	0	0	630,451	7,000		
<b>113-490-024 4473 Hacienda Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,606	0	0	0	17,606	0		
2020	Gb Land 4 Llc ( California )	17,872	0	0	0	17,872	0		
2021	Gb Land 4 Llc ( California )	18,012	0	0	0	18,012	0		
2022	Gb Land 4 Llc ( California )	18,372	0	0	0	18,372	0	628,000 F	
2023	Hernandez Brandon M; Hernandez Alma M	250,000	377,691	0	0	627,691	0		
<b>113-490-033 227 Ninos Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2019	Gb Land 4 Llc ( California )	17,605	0	0	0	17,605	0		
2020	Gb Land 4 Llc ( California )	17,871	0	0	0	17,871	0		
2021	Gb Land 4 Llc ( California )	18,011	0	0	0	18,011	0		
2022	Gb Land 4 Llc ( California )	18,371	0	0	0	18,371	0	625,500 F	
2023	Sanchez David Luna; Sahagun-Aguayo Jasm	250,000	375,162	0	0	625,162	7,000		
<b>113-500-041 4377 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	614,000 F	
2023	Sandoval Reymond; Gallizio Sophia	225,000	388,851	0	0	613,851	7,000		
<b>113-500-034 4407 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	610,000 F	
2023	Cram Paul A Jr	250,000	359,841	0	0	609,841	0		
<b>113-500-038 4389 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity

**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING**

<b>113-500-038 4389 Herado Dr (Continued)</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	595,500 F	
2023	Polichetti Richard; Leppe Sandra	225,000	370,460	0	0	595,460	0		
<b>113-500-043 4369 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	589,000 F	
2023	Bernal Consuelo P	250,000	338,770	0	0	588,770	0		
<b>113-500-035 4403 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	587,000 F	
2023	Amido Jeffrey P; Amido Regena A	250,000	336,775	0	0	586,775	7,000		
<b>113-500-040 4381 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	583,318 F	
2023	Pacheco Maritza I; Hernandez Gabriel	225,000	358,086	0	0	583,086	0		
<b>113-500-042 4373 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	582,500 F	
2023	Malatamban Albert; Montion Cecilia	225,000	357,021	0	0	582,021	0		
<b>113-500-036 4397 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	578,500 F	
2023	Rivas Ruben; Rivas Cristina	225,000	353,296	0	0	578,296	0		
<b>113-500-033 4411 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	567,500 F	
2023	Darras Mary; Darras Rafael	250,000	317,301	0	0	567,301	0		
<b>113-500-028 4433 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	10,862	0	0	41,229	0	576,500 F	
2023	Stewart Thomas P; Stewart Marcia S	250,000	326,490	0	0	576,490	0		
<b>113-500-080 4351 Guerrero Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	26,117	0	0	56,484	0	590,500 F	
2023	Moreno Clemente; Moreno Tina	250,000	340,170	0	0	590,170	0		



**THE CITY OF GUADALUPE  
 GUADALUPE GENERAL FUND  
 2023/24 TOP 25 SECURED VALUE CHANGE HISTORY LISTING**

<b>113-500-032 4415 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	559,000	F
2023	Kinkade Heidi R	250,000	308,926	0	0	558,926	7,000		

<b>113-500-030 4423 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	0	0	0	30,367	0	553,000	F
2023	Topete Felix	250,000	303,000	0	0	553,000	0		

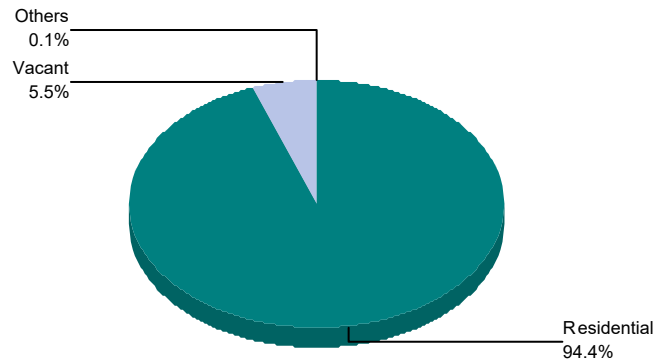
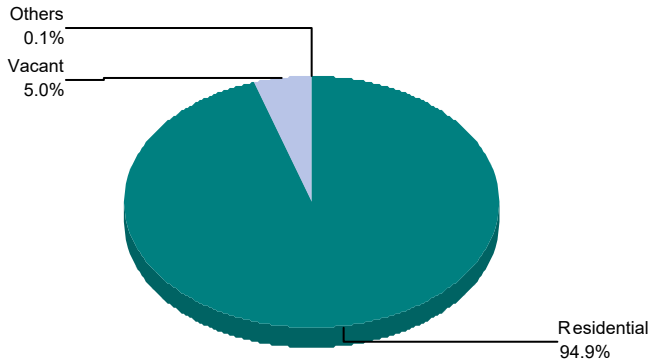
<b>113-500-029 4429 Herado Dr</b>									
Year	Owner	Land	Fixtures & Improvements	Personal Property	Exemptions	Net Total Assessed	Homeowner Exemptions	Transfer Amount	Appeals Activity
2022	Gb Land 9 Llc ( California )	30,367	10,391	0	0	40,758	0	552,000	F
2023	Carmona Abraham J; Camba Anna Lisa	250,000	301,620	0	0	551,620	7,000		

**BASIC PROPERTY VALUE TABLE**

Category	Parcels	Net Taxable Value	Revenue
Residential	758	\$308,103,712 (94.9%)	\$457,877.45 (94.4%)
Vacant	9	\$16,215,543 (5.0%)	\$26,599.79 (5.5%)
Irrigated	1	\$28,500 (0.0%)	\$41.45 (0.0%)
Institutional	1	\$0 (0.0%)	\$0.00 (0.0%)
Exempt	31	\$0 (0.0%)	\$0.00 (0.0%)
Unsecured	[8]	\$364,832 (0.1%)	\$432.03 (0.1%)
<b>TOTALS</b>	<b>800</b>	<b>\$324,712,587</b>	<b>\$484,950.71</b>
<b>Base Year SA TRAs</b>		<b>\$42,688,213</b>	<b>\$49,364.38</b>

**Net Taxable Value**

**Revenue**

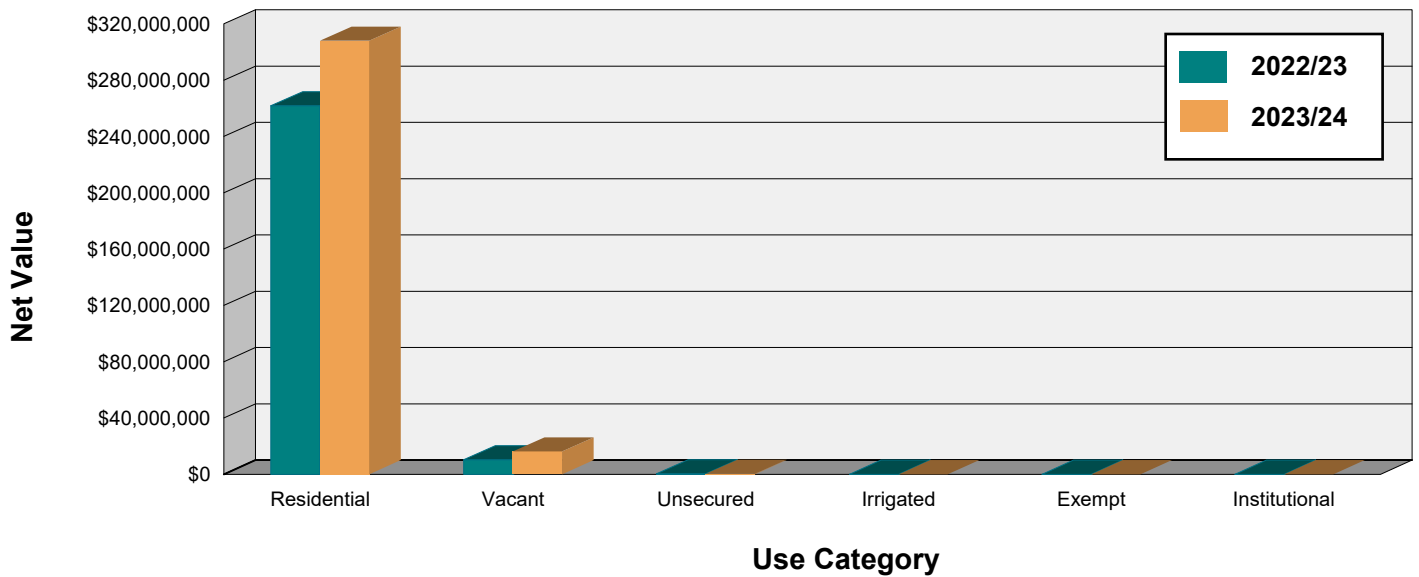


### 2022/23 to 2023/24 Value Growth by Use Category

Category	2022/23 Net Taxable Value		2023/24 Net Taxable Value		\$ Change	% Change
Residential	758	\$261,814,576	758	\$308,103,712 (94.9%)	\$46,289,136	17.7%
Vacant	8	\$10,386,363	9	\$16,215,543 (5.0%)	\$5,829,180	56.1%
Unsecured	[8]	\$358,479	[8]	\$364,832 (0.1%)	\$6,353	1.8%
Irrigated	0	\$0	1	\$28,500 (0.0%)	\$28,500	> 999.9%
Exempt	32	\$0	31	\$0 (0.0%)	\$0	0.0%
Institutional	1	\$0	1	\$0 (0.0%)	\$0	0.0%
<b>TOTALS</b>	<b>799</b>	<b>\$272,559,418</b>	<b>800</b>	<b>\$324,712,587 (100.0%)</b>	<b>\$52,153,169</b>	<b>19.1%</b>

Numbers in blue are parcel/assessment counts

### Assessed Value by Major Use Category





**THE CITY OF GUADALUPE  
GUADALUPE GENERAL FUND  
PROPERTY TAX REVENUE - 2023/24**

Estimated Revenue, Participates in Teeter Plan, County Admin Fees Not Deducted

General Fund Summary - Non SA TRAs							
Roll	Non SA TRAs Taxable Value	Rate	General Fund Revenue	Debt Rate	Debt Revenue	Total Revenue	
SEC	\$324,347,755	0.152933545	\$496,036.52	0.000000	\$0.00	\$496,036.52	
UTIL	\$0	0.000000000	\$0.00	0.000000	\$0.00	\$0.00	
UNS	\$364,832	0.121233253	\$442.30	0.000000	\$0.00	\$442.30	
TOTAL	\$324,712,587	0.152897928	\$496,478.82	0.000000	\$0.00	\$496,478.82	
+ Aircraft	\$0		\$0.00		\$0.00	\$0.00	
<b>Total Before Adjustment for AB-8 Growth</b>			\$496,478.82	0.000000	\$0.00	\$496,478.82	
<b>+ Adjustment for AB-8 Growth</b> (Net effective Total Revenue Loss/Gain)					-\$11,528.11	-\$11,528.11	
<b>Non SA TRAs Total</b>		<b>\$324,712,587</b>	<b>0.149347679</b>			<b>\$484,950.71</b>	<b>\$484,950.71</b>
General Fund Summary - SA TRAs							
Roll	Net Value	SA TRAs Base Year Value	Rate	Base Year Revenue	Debt Rate	Debt Revenue	Total Revenue
SEC	\$341,989,650	\$37,609,931	0.118594385	\$44,603.27	0.000000	\$0.00	\$44,603.27
UTIL	\$75,000	\$0	0.000000000	\$0.00	0.000000	\$0.00	\$0.00
UNS	\$16,216,330	\$5,078,282	0.116862240	\$5,934.59	0.000000	\$0.00	\$5,934.59
TOTAL	\$358,280,980	\$42,688,213	0.118388326	\$50,537.86	0.000000	\$0.00	\$50,537.86
+ Aircraft	\$0	\$0		\$0.00		\$0.00	\$0.00
<b>+ Adjustment for AB-8 Growth</b> (Net effective Total Revenue Loss/Gain)					-\$1,173.48	-\$1,173.48	
<b>SA TRAs Total</b>		<b>\$358,280,980</b>			<b>\$49,364.38</b>	<b>\$49,364.38</b>	
<b>General Fund Total</b>		<b>\$682,993,567</b>	<b>\$367,400,800</b>	<b>0.145431119</b>	<b>\$534,315.10</b>	<b>\$0.00</b>	<b>\$534,315.10</b>
<b>SB 2557 County Admin Fees</b> (Prior Year Actual Amount)							<b>-\$5,667.00</b>

<b>Unitary Revenue</b> (Prior Year)	<b>\$10,307.00</b>
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Homeowner Exemption revenues are included in the revenue model used for this report

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls

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**THE CITY OF GUADALUPE  
 GUADALUPE GENERAL FUND  
 2023/24 TOP TEN PROPERTY TAXPAYERS**  
 Top Property Owners Based On Net Values

Owner	Secured			Unsecured			Combined		Primary Use
	Parcels	Value	% of Net AV	Parcels	Value	% of Net AV	Value	% of Net AV	
1) GB LAND SOUTH LLC	15	\$9,997,138	3.08%				<b>\$9,997,138</b>	<b>3.08%</b>	Vacant
2) PASEO SOUTH 1 INC	1	\$7,791,000	2.40%				<b>\$7,791,000</b>	<b>2.40%</b>	Vacant
3) DELAY THOMAS	2	\$1,081,635	0.33%				<b>\$1,081,635</b>	<b>0.33%</b>	Residential
4) GOMEZ JESSE R	2	\$1,047,488	0.32%				<b>\$1,047,488</b>	<b>0.32%</b>	Residential
5) GUST MICHELLE M LIVING TRUST 7 16 08	2	\$1,034,182	0.32%				<b>\$1,034,182</b>	<b>0.32%</b>	Residential
6) SANDRA SMITH GUY REVOCABLE LIVING TRUST	2	\$1,012,819	0.31%				<b>\$1,012,819</b>	<b>0.31%</b>	Residential
7) CHARLES AND JUSTINE LOYA	2	\$1,002,081	0.31%				<b>\$1,002,081</b>	<b>0.31%</b>	Residential
8) GUSTAVO ALVAREZ REVOCABLE TRUST	3	\$992,722	0.31%				<b>\$992,722</b>	<b>0.31%</b>	Residential
9) NICHOLAS S GONZALES	2	\$985,997	0.30%				<b>\$985,997</b>	<b>0.30%</b>	Residential
10) RODOLFO MARQUEZ	2	\$980,677	0.30%				<b>\$980,677</b>	<b>0.30%</b>	Residential
<b>Top Ten Total</b>	33	\$25,925,739	7.99%	0	\$0	0.00%	<b>\$25,925,739</b>	<b>7.98%</b>	
<b>Agency Total</b>		\$324,347,755			\$364,832		<b>\$324,712,587</b>		

Top Owners last edited on 9/12/23 by imorales using sales through 07/31/23 (Version r.1)

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls and the SBE Non Unitary Tax Roll

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Prepared On 10/19/2023 By MV



**THE CITY OF GUADALUPE**  
**GUADALUPE GENERAL FUND**  
**2023/24 TOP 25 PROPERTY TAXPAYERS - SECURED**  
 Top Property Taxpayers Based On Net Taxable Values

Owner (Number of Parcels)	Assessed Value
1) GB LAND SOUTH LLC (15)	\$9,997,138
2) PASEO SOUTH 1 INC (1)	\$7,791,000
3) DELAY THOMAS (2)	\$1,081,635
4) GOMEZ JESSE R (2)	\$1,047,488
5) GUST MICHELLE M LIVING TRUST 7 16 08 (2)	\$1,034,182
6) SANDRA SMITH GUY REVOCABLE LIVING TRUST (2)	\$1,012,819
7) CHARLES AND JUSTINE LOYA (2)	\$1,002,081
8) GUSTAVO ALVAREZ REVOCABLE TRUST (3)	\$992,722
9) NICHOLAS S GONZALES (2)	\$985,997
10) RODOLFO MARQUEZ (2)	\$980,677
11) SCOTT FAMILY TRUST (2)	\$879,832
12) RICHARD BRILL (1)	\$725,000
13) MOORE JORDAN N (1)	\$680,127
14) KOLB JOHN H (1)	\$679,500
15) GERARDO RODRIGUEZ ISABEL (1)	\$665,211
16) ARGUELLO LUIS A ORTIZ (1)	\$660,997
17) STEVENS BEATRICE SEPARATE PROPERTY TRUST (1)	\$655,900
18) JARA MATTHEW R (1)	\$654,022
19) ALEJA ZEPEDA (1)	\$653,000
20) RODRIGUEZ JUAN ARTURO (1)	\$646,422
21) VILLA SANDRA LOPEZ (1)	\$646,000
22) TORRES ISAAC (1)	\$645,666
23) DROLETTE JOHN A (1)	\$644,927
24) ANTONIO PAVONE (1)	\$642,600
25) DANIEL LOPEZ (2)	\$639,657

The 'Est. Total Revenue' for each owner is the estimated revenue for that owner; the 'Est. Incr 1% Revenue' estimated the revenue apportioned as 1% increment. Although these estimated calculations are performed on a parcel level, county auditor/controllers' offices neither calculate nor apportion revenues at a parcel level. Top Owners last edited on 09/12/23 by imorales using sales through 07/31/23

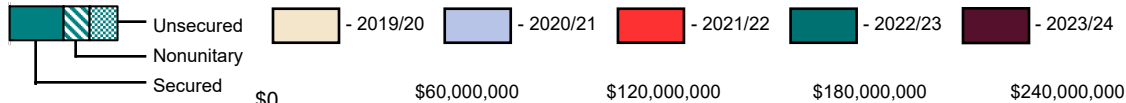


**THE CITY OF GUADALUPE  
 GUADALUPE GENERAL FUND  
 2023/24 TOP 25 PROPERTY TAXPAYERS - UNSECURED  
 Top Property Taxpayers Based On Net Taxable Values**

Owner (Number of Parcels)	Assessed Value
1) CLAY'S SEPTIC (1)	\$282,625
2) DIANE READ (1)	\$20,335
3) FELIPE CHACON (1)	\$14,754
4) VINCENT ROBERTA GUERRERO (1)	\$12,465
5) GERALD AND TERESITA HERDZIK FAMILY TRUST (1)	\$10,548
6) ROBERT LAPOLLA (1)	\$10,420
7) ROSARIO L ARMENTA (1)	\$7,048
8) EASTOM TIMOTHY J (1)	\$6,637

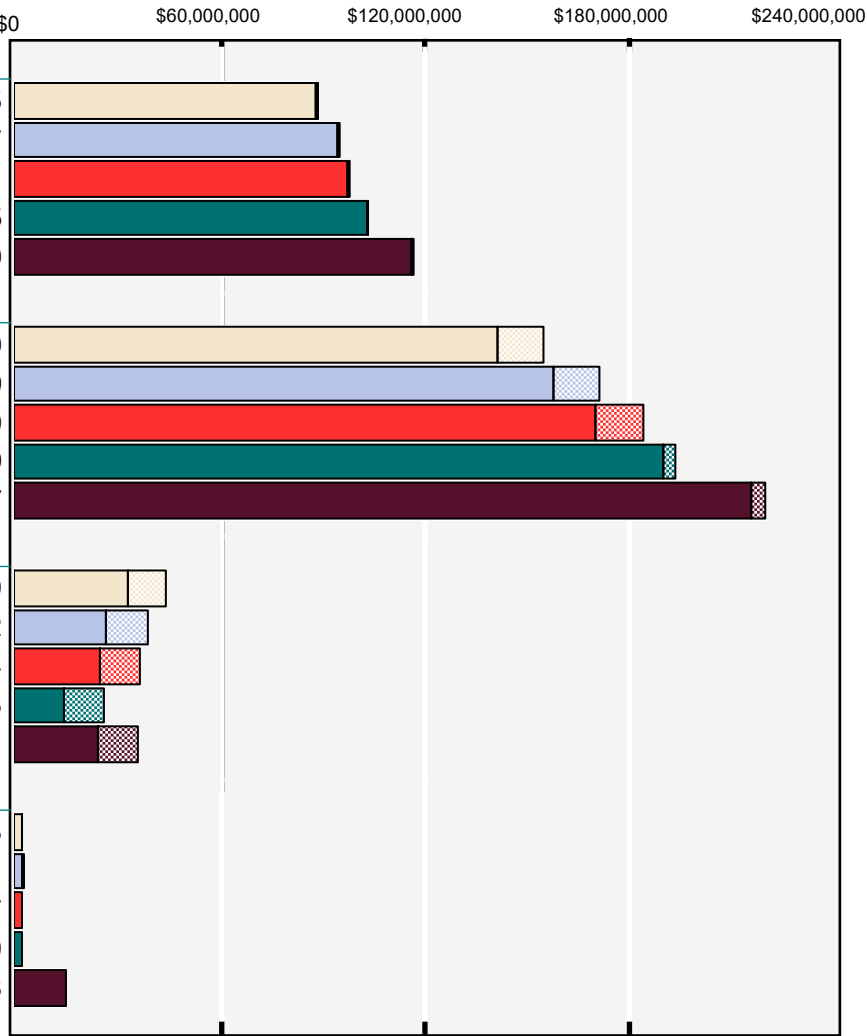
The 'Est. Total Revenue' for each owner is the estimated revenue for that owner; the 'Est. Incr 1% Revenue' estimated the revenue apportioned as 1% increment. Although these estimated calculations are performed on a parcel level, county auditor/controllers' offices neither calculate nor apportion revenues at a parcel level. Top Owners last edited on 09/12/23 by imorales using sales through 07/31/23

# THE CITY OF GUADALUPE SUCCESSOR AGENCY 2019/20 TO 2023/24 ASSESSED VALUES



### Land

\$89,158,955  
\$95,441,067  
\$98,182,531  
\$103,880,705  
\$117,070,470

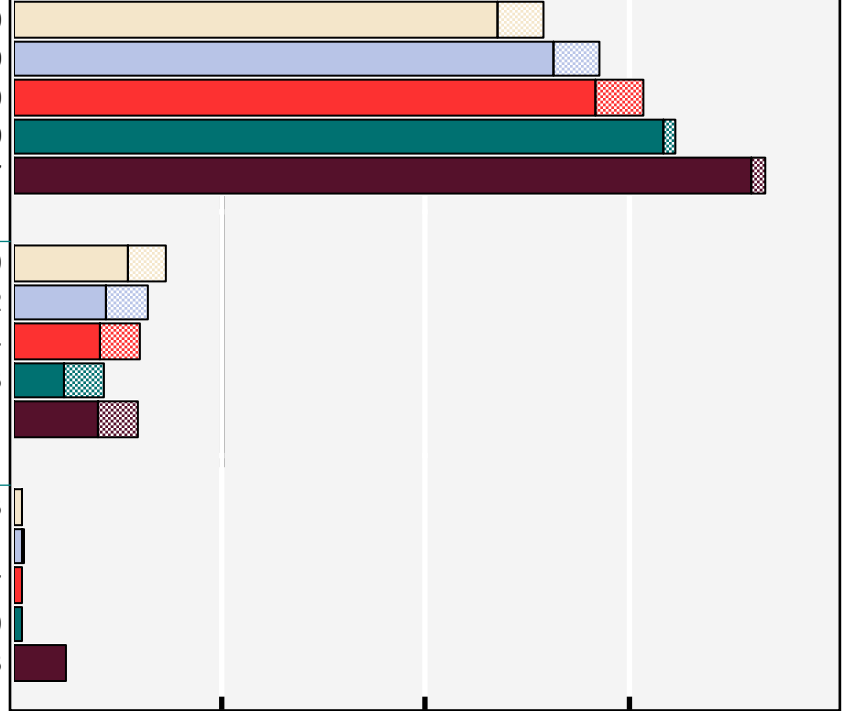


### Percent Change Agency | County

|  
7.0% | 4.5%  
2.9% | 4.1%  
5.8% | 7.9%  
12.7% | 5.9%

### Improvements

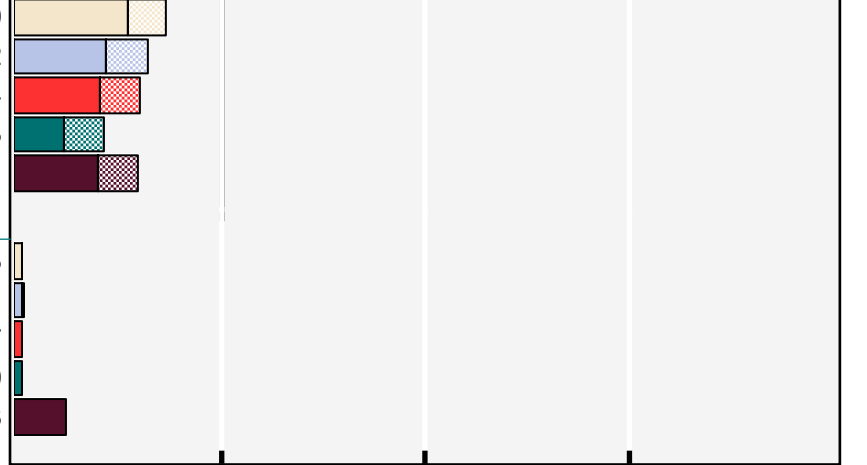
\$154,931,170  
\$171,547,799  
\$184,376,880  
\$193,889,629  
\$219,969,337



|  
10.7% | 4.6%  
7.5% | 4.1%  
5.2% | 7.6%  
13.5% | 6.6%

### Personal Property

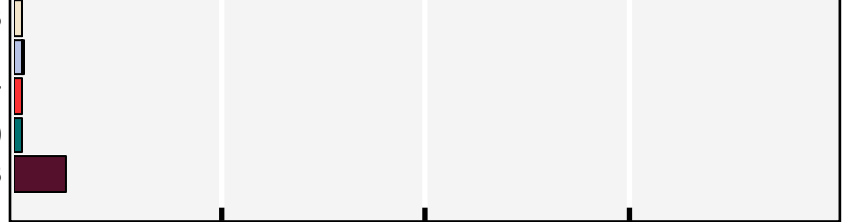
\$44,698,069  
\$39,141,632  
\$37,112,664  
\$26,564,913  
\$36,516,701



|  
-12.4% | 13.0%  
-5.2% | -7.0%  
-28.4% | 10.5%  
37.5% | 15.7%

### Exemptions

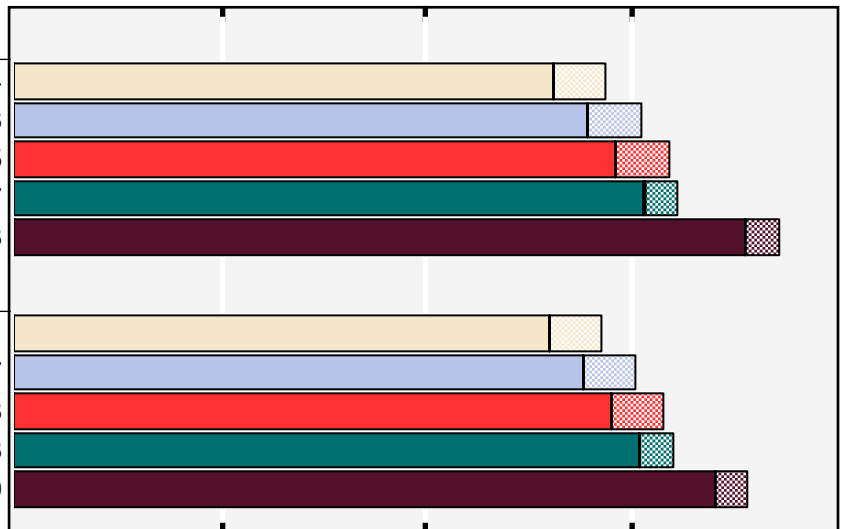
\$2,286,673  
\$2,656,221  
\$2,263,567  
\$2,163,369  
\$15,275,528



|  
16.2% | 1.7%  
-14.8% | 1.4%  
-4.4% | 1.0%  
606.1% | 5.2%

### Gross Assessed

\$288,788,194  
\$306,130,498  
\$319,672,075  
\$324,335,247  
\$373,556,508



### Agency | County

|  
6.0% | 4.8%  
4.4% | 3.7%  
1.5% | 7.9%  
15.2% | 6.6%

### Net Taxable Value

\$286,501,521  
\$303,474,277  
\$317,408,508  
\$322,171,878  
\$358,280,980



|  
5.9% | 5.0%  
4.6% | 3.8%  
1.5% | 8.2%  
11.2% | 6.6%



**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
2023/24 ROLL SUMMARY  
Taxable Property Values**

	Secured	Nonunitary Utilities	Unsecured
Parcels	1,372	1	66
TRAs	6	1	3
<b>Values</b>			
Land	116,831,311	75,000	399,417
Improvements	198,920,354	0	1,044,426
Personal Property	24,846,240	0	11,670,461
Fixtures	16,916,440	0	3,102,026
Aircraft	0	0	0
<b>Total Value</b>	<b>\$357,514,345</b>	<b>\$75,000</b>	<b>\$16,216,330</b>
<b>Exemptions</b>			
Real Estate	15,183,198	0	0
Personal Property	81,220	0	0
Fixtures	11,110	0	0
Aircraft	0	0	0
Homeowners*	3,304,000	0	0
<b>Total Exemptions*</b>	<b>\$15,275,528</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Net Value</b>	<b>\$342,238,817</b>	<b>\$75,000</b>	<b>\$16,216,330</b>

Combined Values	Total
Total Values	\$373,805,675
Total Exemptions	\$15,275,528
Net Total Values	\$358,530,147
Net Aircraft Values	\$0

\* Note: Homeowner Exemptions are not included in Total Exemptions

Totals do not Include Aircraft Values or Exemptions



**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
2023/24 TOP 40 NET TAXABLE SECURED VALUE CHANGES**

Parcel	Use Category	Owner	Situs	Current Net Taxable Value	Net Taxable Value Change	Value Change from Prior Year
115-180-028	Industrial	Taylor Farms Retail Inc	4595 W Main St	\$42,689,370	+\$20,367,730	+91%
115-210-024	Industrial	151 Obispo Llc	151 Obispo St	\$7,500,000	+\$5,949,937	+384%
115-033-002	Vacant	4573 12Th Street Apartments Llc	4573 12Th St	\$1,446,085	+\$1,229,335	+567%
115-101-006	Commercial	Santa Maria West Llc	894 Guadalupe St	\$2,105,000	+\$854,065	+68%
115-112-003	Commercial	Otay Properties Llc	823 Guadalupe St	\$938,400	+\$519,754	+124%
115-152-003	Residential	Gastelum William; Gastelum Rosaura	4656 5Th St	\$600,000	+\$491,470	+453%
115-071-002	Commercial	Perry Eric Todd	955 Guadalupe St	\$530,400	+\$469,498	+771%
115-151-009	Residential	Quintero Joaquin Arellano; Ramos Brittany I	381 Tognazzini Ave	\$470,000	+\$418,075	+805%
115-062-012	Residential	Cruz Juan M; Velasquez Eddie Anthony	4512 11Th St	\$505,000	+\$394,265	+356%
115-202-007	Residential	Masatani Harry Y Kimiko Trustees (For Ma	4640 2Nd St	\$543,805	+\$377,518	+227%
115-202-008	Residential	Masatani Harry Y Kimiko Trustees (For Ma	4630 2Nd St	\$543,805	+\$377,518	+227%
115-162-018	Residential	Serrano Katya Adachi; Serrano Benny Ray	356 Tognazzini Ave	\$475,000	+\$376,228	+381%
115-062-011	Residential	Enduring Enterprises Llc	4522 11Th St	\$2,550,000	+\$346,800	+16%
113-352-003	Residential	Castillo Teresita G; Castillo Estela G	4793 Chapman Dr	\$475,000	+\$343,602	+261%
115-193-014	Residential	Woodside Michael And Michele Family Trus	222 Campodonico Ave	\$392,866	+\$340,948	+657%
115-210-026	Industrial	Taylor Farms Retail Inc	4595 W Main St	\$16,569,900	+\$324,900	+2%
113-320-021	Residential	Feliz Jessica Louise	4858 Hernandez Dr	\$420,000	+\$295,367	+237%
115-036-007	Residential	Mendez Oscar Jr; Gonzalez Jesus Guerrerc	1131 Pacheco St	\$505,000	+\$289,943	+135%
115-132-013	Residential	Peralez Manuel; Barraza Alexander	555 Campodonico Ave	\$400,000	+\$285,859	+250%
115-041-023	Residential	Lopez Reynaldo Gomez	4505 11Th St	\$382,500	+\$254,220	+198%
115-072-008	Residential	Martinez Ismael Raymundo Cruz; Herrero Ar	931 Olivera St	\$280,908	+\$247,081	+730%
115-121-017	Commercial	Guzman Jose De Jesus Romo	727 Guadalupe St	\$285,600	+\$237,141	+489%
115-252-024	Residential	Deleon Albert Thomas Estate Of	4437 Elm St	\$331,500	+\$231,029	+230%
115-202-009	Residential	Masatani Harry Y Kimiko Trustees (For Ma	4626 2Nd St	\$283,248	+\$227,855	+411%
113-340-010	Residential	Ramos Andres; Lemus Ana R	237 Pioneer St	\$323,000	+\$216,079	+202%
115-262-013	Residential	Lopez Elias G Jr; Perez-Lopez Nancy	4422 Holly St	\$395,000	+\$213,173	+117%
113-320-052	Residential	Mary Kathryn Ingrum Declaration Of Trust; I	4803 Sanchez Dr	\$338,130	+\$211,462	+167%
113-370-035	Residential	Garcia Georgina Del Socorro Mora; Mora Ar	4780 5Th St	\$371,000	+\$198,213	+115%
115-223-009	Residential	Villanueva Francisco H Figueroa; Maldonad	4448 2Nd St	\$489,600	+\$189,386	+63%
113-330-067	Residential	Constantino Mayra Mendoza; Mendoza Kari	380 Pioneer St	\$520,000	+\$176,897	+52%
115-252-001	Residential	Gonzalez Family Trust	302 Obispo St	\$517,956	+\$171,156	+49%
115-052-005	Residential	Taylor Revocable Trust; Taylor	1079 Olivera St	\$194,941	+\$170,545	+699%
115-261-023	Residential	Alvarez Gustavo Revocable Trust 6 1 99; Al	4429 Holly St	\$290,005	+\$166,469	+135%
115-036-018	Vacant	Zakour Rami Elias	1145 Pacheco	\$220,000	+\$156,571	+247%
113-320-049	Residential	Rivas Anise	4817 Sanchez Dr	\$367,200	+\$155,573	+74%
115-202-003	Residential	Bedolla Patricia Aracely; Cervantes Eddie B	4678 2Nd St	\$262,878	+\$147,428	+128%
115-261-014	Residential	Delatorre Juan; Delatorre Yolanda	4418 4Th St	\$428,141	+\$143,688	+51%
115-262-002	Residential	Rodriguez Jose L Maldonado; Maldonado E	4490 Holly St	\$317,532	+\$143,480	+82%
113-360-001	Commercial	Guadalupe Jose Separate Property Trust 3 :	4721 W Main St	\$2,230,208	-\$172,516	-7%
115-230-041	Residential	Guadalupe Court Lp	4202 11Th St	\$0	-\$12,523,060	-100%

Data Source: Santa Barbara County Assessor 2022/23 And 2023/24 Secured Tax Rolls

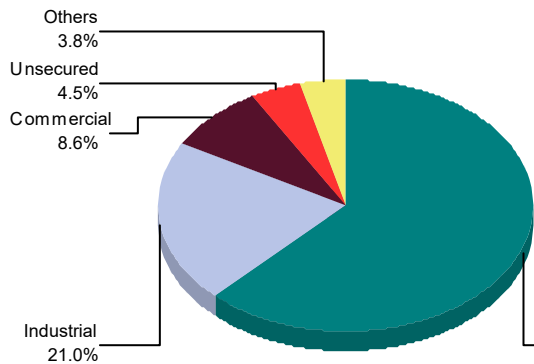
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Prepared On 10/19/2023 By MV

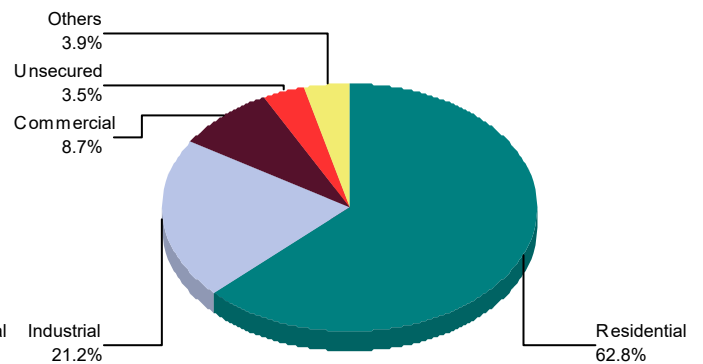
**BASIC PROPERTY VALUE TABLE**

Category	Parcels	Net Taxable Value	Revenue
Residential	1,166	\$222,756,867 (62.1%)	\$1,980,630.06 (62.8%)
Commercial	70	\$30,742,328 (8.6%)	\$273,343.67 (8.7%)
Industrial	24	\$75,152,664 (21.0%)	\$668,215.66 (21.2%)
Vacant	95	\$11,527,067 (3.2%)	\$102,492.26 (3.2%)
Irrigated	1	\$1,139,067 (0.3%)	\$10,127.95 (0.3%)
Recreational	2	\$670,311 (0.2%)	\$5,960.03 (0.2%)
Govt. Owned	3	\$1,346 (0.0%)	\$11.97 (0.0%)
Institutional	8	\$0 (0.0%)	\$0.00 (0.0%)
Exempt	37	\$0 (0.0%)	\$0.00 (0.0%)
Outer Parcels	[7]	\$249,167 (0.1%)	\$2,215.45 (0.1%)
SBE Nonunitary	[1]	\$75,000 (0.0%)	\$750.00 (0.0%)
Unsecured	[66]	\$16,216,330 (4.5%)	\$111,380.48 (3.5%)
<b>TOTALS</b>	<b>1,406</b>	<b>\$358,530,147</b>	<b>\$3,155,127.54</b>

**Net Taxable Value**



**Revenue**

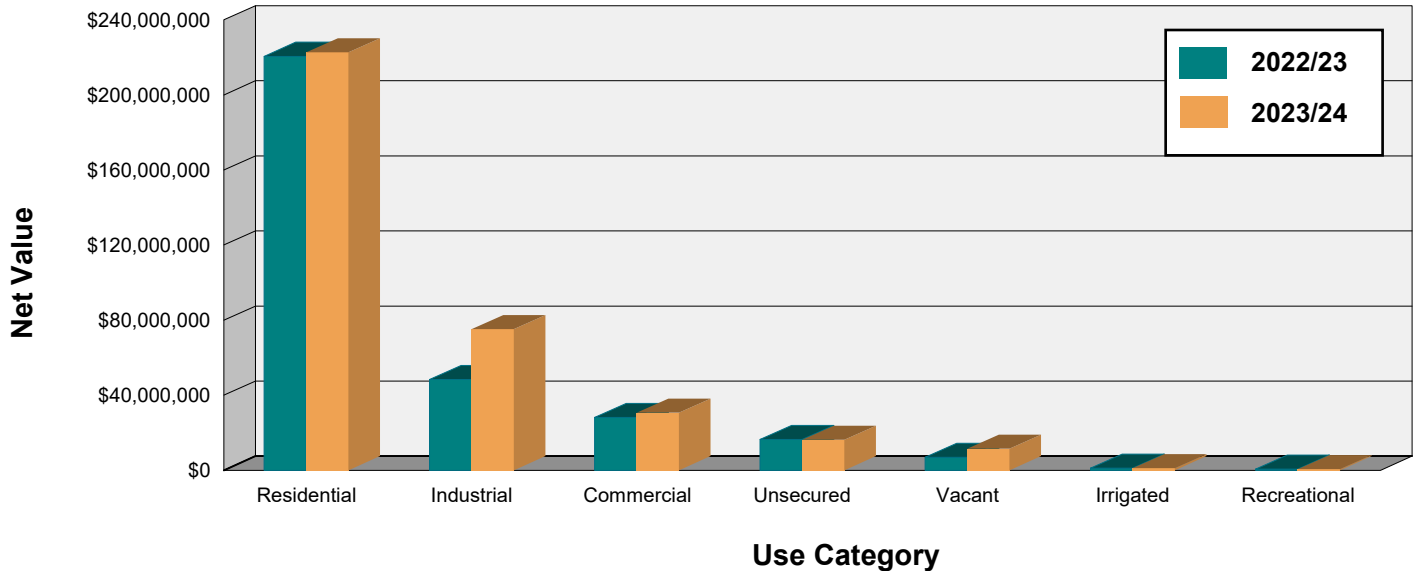


**2022/23 to 2023/24 Value Growth by Use Category**

Category	2022/23 Net Taxable Value		2023/24 Net Taxable Value			\$ Change	% Change
Residential	1,168	\$220,575,039	1,166	\$222,756,867	(62.1%)	\$2,181,828	1.0%
Industrial	24	\$48,345,538	24	\$75,152,664	(21.0%)	\$26,807,126	55.4%
Commercial	70	\$28,122,260	70	\$30,742,328	(8.6%)	\$2,620,068	9.3%
Unsecured	[70]	\$16,444,693	[66]	\$16,216,330	(4.5%)	-\$228,363	-1.4%
Vacant	92	\$6,834,124	95	\$11,527,067	(3.2%)	\$4,692,943	68.7%
Irrigated	1	\$1,116,733	1	\$1,139,067	(0.3%)	\$22,334	2.0%
Recreational	2	\$657,170	2	\$670,311	(0.2%)	\$13,141	2.0%
Outer Parcels	[7]	\$244,284	[7]	\$249,167	(0.1%)	\$4,883	2.0%
SBE Nonunitary	[1]	\$75,000	[1]	\$75,000	(0.0%)	\$0	0.0%
Govt. Owned	3	\$1,321	3	\$1,346	(0.0%)	\$25	1.9%
Exempt	38	\$0	37	\$0	(0.0%)	\$0	0.0%
Institutional	8	\$0	8	\$0	(0.0%)	\$0	0.0%
<b>TOTALS</b>	<b>1,406</b>	<b>\$322,416,162</b>	<b>1,406</b>	<b>\$358,530,147</b>	<b>(100.0%)</b>	<b>\$36,113,985</b>	<b>11.2%</b>

Numbers in blue are parcel/assessment counts

**Assessed Value by Major Use Category**







**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
BASE YEAR VALUE SUMMARY**

	Secured	Nonunitary Utilities	Unsecured
<b>Values</b>			
Land	0	0	0
Improvements	0	0	0
Personal Property	0	0	0
Fixtures	0	0	0
Aircraft	0	0	0
Uncategorized^	37,939,111	0	5,078,282
<b>Total Value</b>	<b>\$37,939,111</b>	<b>\$0</b>	<b>\$5,078,282</b>
<b>Exemptions</b>			
Real Estate	0	0	0
Personal Property	0	0	0
Fixtures	0	0	0
Aircraft	0	0	0
Homeowners*	0	0	0
<b>Total Exemptions*</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Net Value</b>	<b>\$37,939,111</b>	<b>\$0</b>	<b>\$5,078,282</b>

Combined Values	Total
Total Values	\$43,017,393
Total Exemptions	\$0
<b>Net Total Values</b>	<b>\$43,017,393</b>

\* Homeowner Exemptions are not included in Total Exemptions

^ Category detail (Land, Improvements, etc.) was not provided by the County Auditor Controller



**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
PROPERTY TAX REVENUE - 2023/24**

**Estimated Revenue, Participates in Teeter Plan, County Admin Fees Not Deducted**

<b>Incremental Revenue Summary</b>								
Roll	SA Taxable Value	Base Year Value	Incremental Value	Rate	Incremental Revenue	Debt Rate	Debt Revenue	Total Incremental Revenue
SEC	\$342,238,817	\$37,939,111	\$304,299,706	1.000000000	<b>\$3,042,997.06</b>	0.000000	<b>\$0.00</b>	<b>\$3,042,997.06</b>
UTIL	\$75,000	\$0	\$75,000	1.000000000	<b>\$750.00</b>	0.000000	<b>\$0.00</b>	<b>\$750.00</b>
UNS	\$16,216,330	\$5,078,282	\$11,138,048	1.000000000	<b>\$111,380.48</b>	0.000000	<b>\$0.00</b>	<b>\$111,380.48</b>
<b>TOTAL</b>	<b>358,530,147</b>	<b>43,017,393</b>	<b>315,512,754</b>	<b>1.000000000</b>	<b>\$3,155,127.54</b>	<b>0.000000</b>	<b>\$0.00</b>	<b>\$3,155,127.54</b>
<b>+ Aircraft</b>	\$0	\$0	\$0	0.000000000	<b>\$0.00</b>	0.000000	<b>\$0.00</b>	<b>\$0.00</b>
<b>SA Total</b>	<b>\$358,530,147</b>	<b>\$43,017,393</b>	<b>\$315,512,754</b>		<b>\$3,155,127.54</b>	<b>0.000000</b>	<b>\$0.00</b>	<b>\$3,155,127.54</b>
<b>SB 2557 County Admin Fees (Current Year Actual Amount)</b>								<b>Not Available</b>

The Redevelopment Area(s) included on this report include outer TRAs with a Net Value of \$249,167.00 and a base year value of \$329,180.00

*Homeowner Exemption revenues are included in the revenue model used for this report*

*Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls*

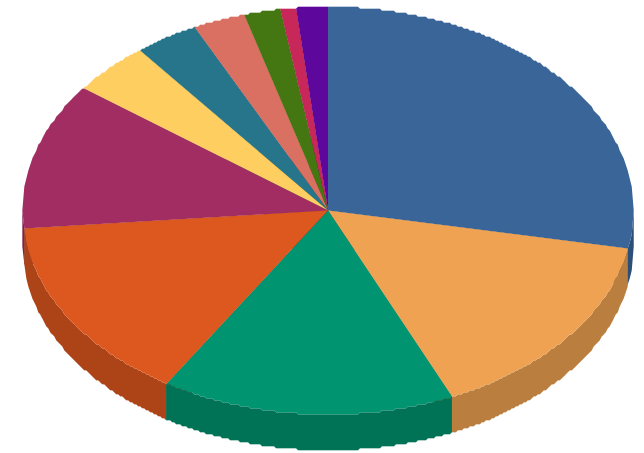
*This report is not to be used in support of debt issuance or continuing disclosure statements without the written consent of HdL, Coren & Cone*

**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
2023/24 WEIGHTED AVERAGE SHARES**

**ATI Revenue by Agency for all TRAs within Selected Agency (Revenue Calculated as if RDAs no Longer Existed)**

Agency	Agency Description	Weighted Avg Share
6901	Guadalupe Union School District- General	28.126049%
0001	County General	15.339289%
8301	Santa Maria Joint High District- General	15.301853%
9802	Education Revenue Augmentation	14.731426%
0640	Guadalupe General Fund	11.762790%
9401	Allan Hancock Community College Bond DS- General	4.066489%
0680	Guadalupe City Lighting District	3.476755%
9801	County School Service Fund	2.802398%
3280	Guadalupe Cemetery District	1.777870%
3210	Santa Maria Public Airport District	0.873019%
2460	Guadalupe Flood Zone Number 3	0.789812%
5700	Santa Maria Valley Water Conservation General	0.360274%
3050	Santa Barbara County Water Agency	0.268508%
2400	SB County Flood Control/Water Cons. Dist. Mainten.	0.207872%
2570	Santa Maria River Levee Maintenance Zone	0.114944%
4500	Cachuma Resource Conservation District	0.000651%

Guadalupe Union School District- General	28.1%
County General	15.3%
Santa Maria Joint High District- General	15.3%
Education Revenue Augmentation	14.7%
Guadalupe General Fund	11.8%
Allan Hancock Community College Bond DS- General	4.1%
Guadalupe City Lighting District	3.5%
County School Service Fund	2.8%
Guadalupe Cemetery District	1.8%
Santa Maria Public Airport District	0.9%
Others	1.7%
<b>Total:</b>	<b>100.0%</b>



100.000000%

NOTES: The share calculations do not take into account any override revenue. In counties where ERAF is not included in the TRA factors it may not be represented in the listing above. In those counties, the shares for non-school taxing entities will likely be adjusted by the Auditor-Controller and will be lower than shown.

Data Source: 2023/24 Combined Tax Rolls

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Prepared On 10/19/2023 By MV



**THE CITY OF GUADALUPE  
SUCCESSOR AGENCY  
2023/24 TOP TEN PROPERTY TAXPAYERS  
Top Property Owners Based On Net Values**

Owner	Secured			Unsecured			Combined		Primary Use
	Parcels	Value	% of Net AV	Parcels	Value	% of Net AV	Value	% of Net AV	
1) TAYLOR FARMS RETAIL INC	7	\$62,360,070	18.22%	1	\$1,489,590	9.19%	<b>\$63,849,660</b>	<b>17.81%</b>	Industrial
2) JOSE GUADALUPE ALVAREZ	35	\$11,955,221	3.49%				<b>\$11,955,221</b>	<b>3.33%</b>	Residential
3) BGV OLIVERA LLC	74	\$10,769,464	3.15%				<b>\$10,769,464</b>	<b>3.00%</b>	Residential
4) 151 OBISPO LLC	1	\$7,500,000	2.19%				<b>\$7,500,000</b>	<b>2.09%</b>	Industrial
5) WALLER FLOWERSEED COMPANY	1	\$7,307,701	2.13%				<b>\$7,307,701</b>	<b>2.04%</b>	Commercial
6) SKS PORTFOLIO LLC	2	\$6,112,372	1.79%				<b>\$6,112,372</b>	<b>1.70%</b>	Residential
7) BEACHSIDE PRODUCE LLC	5	\$3,852,931	1.13%	1	\$1,435,470	8.85%	<b>\$5,288,401</b>	<b>1.48%</b>	Industrial
8) GUSTAVO ALVAREZ REVOCABLE TRUST	17	\$4,868,058	1.42%				<b>\$4,868,058</b>	<b>1.36%</b>	Residential
9) J R SIMPLOT COMPANY	3	\$1,296,308	0.38%	2	\$2,328,985	14.36%	<b>\$3,625,293</b>	<b>1.01%</b>	Unsecured
10) JUAN DE LA TORRE	11	\$3,394,354	0.99%				<b>\$3,394,354</b>	<b>0.95%</b>	Residential
<b>Top Ten Total</b>	156	\$119,416,479	34.89%	4	\$5,254,045	32.40%	<b>\$124,670,524</b>	<b>34.77%</b>	
<b>Agency Total</b>		\$342,313,817			\$16,216,330		<b>\$358,530,147*</b>		
							<i>*Value includes Outer TRAs</i>		
<b>Incremental Net AV Total</b>		\$304,374,706	39.23%		\$11,138,048	47.17%	<b>\$315,512,754</b>	<b>39.51%</b>	

Top Owners last edited on 9/12/23 by imorales using sales through 07/31/23 (Version r.1)

Data Source: Santa Barbara County Assessor 2023/24 Combined Tax Rolls and the SBE Non Unitary Tax Roll

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Prepared On 10/19/2023 By MV



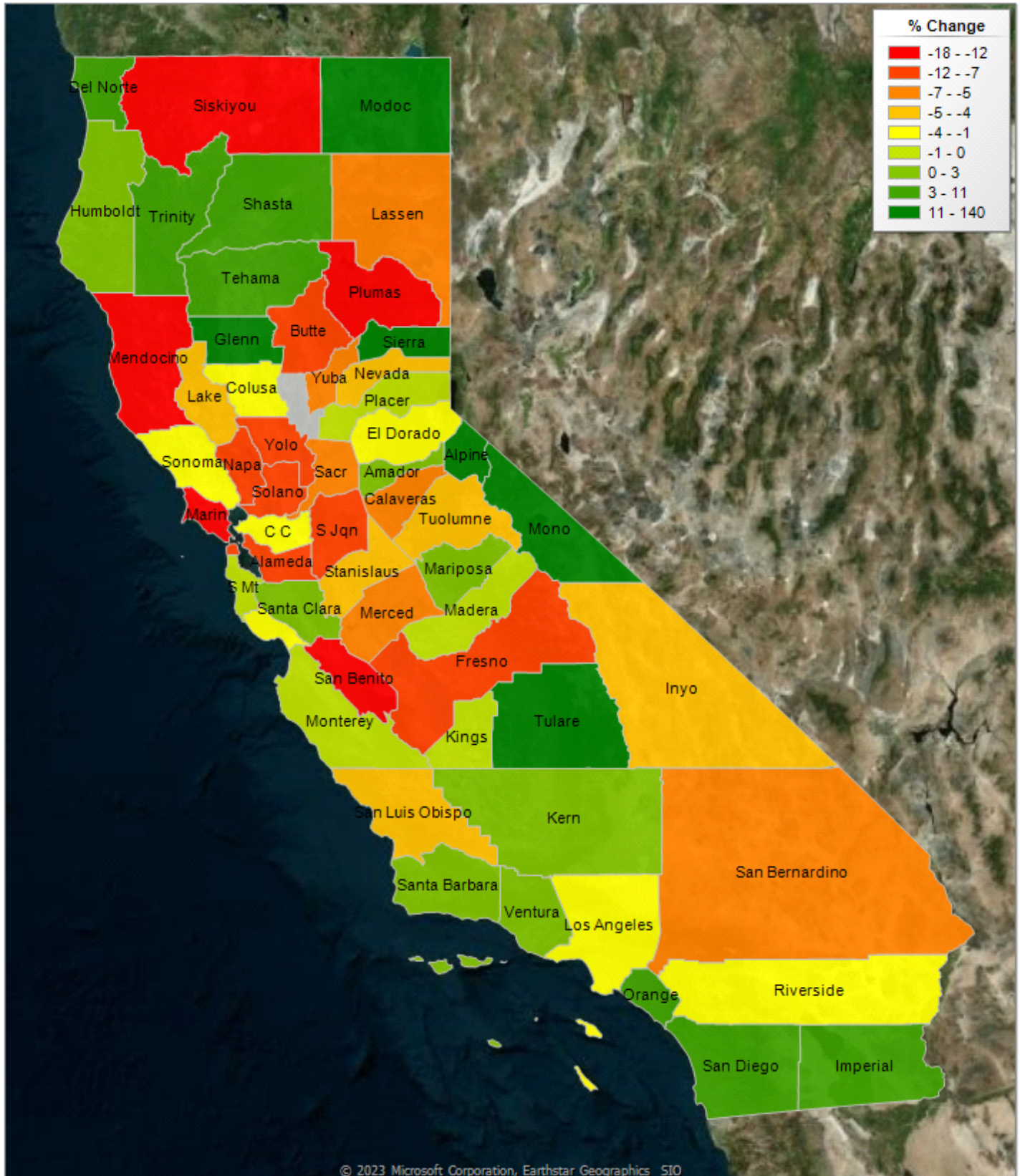
# THE CITY OF GUADALUPE AVAILABLE DOCUMENTS BY PARTY

Listing of redevelopment documents available through the archive in our Property Tax App: [proptax.hdlcc.info](http://proptax.hdlcc.info)

Document Title	Doc Date
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# MEDIAN SFR SALES PRICE INCREASE

Percent change in median price June 2022 - June 2023





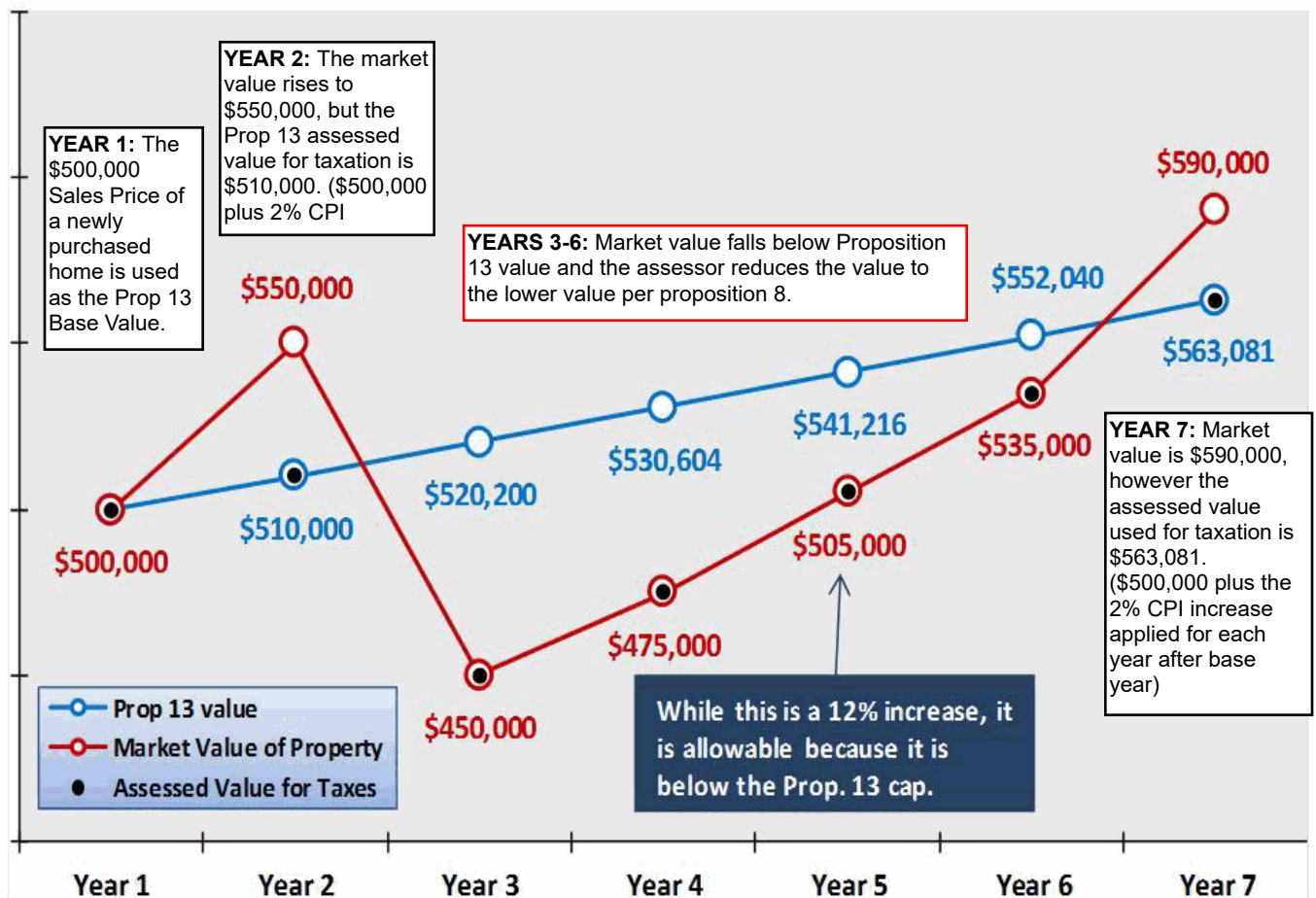
# PROPOSITION 13 INFLATION ADJUSTMENTS

Roll Year	Assessor Applied Inflation Adjustments	Prop 13 Cumulative Adjustments	Statewide Actual CCPI Annual	Statewide Actual CPI Cumulative	Prop 13 Taxes on Property* \$100,000 (CPI Cap)	Property Taxes W/O Prop 13* \$100,000 (Actual CPI)
1975-76	0.000%	100.00%	0.000%	100.00%	\$1,000	\$1,000
1976-77	2.000%	102.00%	6.250%	106.25%	\$1,020	\$1,063
1977-78	2.000%	104.04%	7.170%	113.87%	\$1,040	\$1,139
1978-79	2.000%	106.12%	8.230%	123.24%	\$1,061	\$1,232
1979-80	2.000%	108.24%	9.830%	135.35%	\$1,082	\$1,354
1980-81	2.000%	110.41%	17.320%	158.80%	\$1,104	\$1,588
1981-82	2.000%	112.62%	7.130%	170.12%	\$1,126	\$1,701
1982-83	2.000%	114.87%	11.140%	189.07%	\$1,149	\$1,891
1983-84	1.000%	116.02%	1.000%	190.96%	\$1,160	\$1,910
1984-85	2.000%	118.34%	5.000%	200.51%	\$1,183	\$2,005
1985-86	2.000%	120.70%	5.100%	210.74%	\$1,207	\$2,107
1986-87	2.000%	123.12%	4.400%	220.01%	\$1,231	\$2,200
1987-88	2.000%	125.58%	2.095%	224.62%	\$1,256	\$2,246
1988-89	2.000%	128.09%	5.160%	236.21%	\$1,281	\$2,362
1989-90	2.000%	130.65%	4.730%	247.38%	\$1,307	\$2,474
1990-91	2.000%	133.27%	4.758%	259.15%	\$1,333	\$2,592
1991-92	2.000%	135.93%	6.400%	275.74%	\$1,359	\$2,757
1992-93	2.000%	138.65%	3.040%	284.12%	\$1,387	\$2,841
1993-94	2.000%	141.42%	3.440%	293.89%	\$1,414	\$2,939
1994-95	2.000%	144.25%	2.310%	300.68%	\$1,443	\$3,007
1995-96	1.190%	145.97%	1.194%	304.27%	\$1,460	\$3,043
1996-97	1.110%	147.59%	1.115%	307.66%	\$1,476	\$3,077
1997-98	2.000%	150.54%	2.399%	315.05%	\$1,505	\$3,150
1998-99	2.000%	153.55%	2.081%	321.60%	\$1,536	\$3,216
1999-00	1.853%	156.40%	1.853%	327.56%	\$1,564	\$3,276
2000-01	2.000%	159.53%	3.214%	338.09%	\$1,595	\$3,381
2001-02	2.000%	162.72%	4.172%	352.19%	\$1,627	\$3,522
2002-03	2.000%	165.97%	3.215%	363.52%	\$1,660	\$3,635
2003-04	2.000%	169.29%	2.459%	372.46%	\$1,693	\$3,725
2004-05	1.867%	172.45%	1.867%	379.41%	\$1,725	\$3,794
2005-06	2.000%	175.90%	3.665%	393.31%	\$1,759	\$3,933
2006-07	2.000%	179.42%	4.596%	411.39%	\$1,794	\$4,114
2007-08	2.000%	183.01%	2.269%	420.73%	\$1,830	\$4,207
2008-09	2.000%	186.67%	3.380%	434.95%	\$1,867	\$4,349
2009-10	2.000%	190.40%	3.477%	450.07%	\$1,904	\$4,501
2010-11	-0.237%	189.95%	-0.237%	449.00%	\$1,899	\$4,490
2011-12	0.753%	191.38%	0.753%	452.38%	\$1,914	\$4,524
2012-13	2.000%	195.21%	2.889%	465.45%	\$1,952	\$4,655
2013-14	2.000%	199.11%	3.081%	479.79%	\$1,991	\$4,798
2014-15	0.454%	200.01%	0.454%	481.97%	\$2,000	\$4,820
2015-16	1.998%	204.01%	1.998%	491.60%	\$2,040	\$4,916
2016-17	1.525%	207.12%	1.525%	499.10%	\$2,071	\$4,991
2017-18	2.000%	211.26%	2.619%	512.17%	\$2,113	\$5,122
2018-19	2.000%	215.49%	2.962%	527.34%	\$2,155	\$5,273
2019-20	2.000%	219.80%	2.000%	537.89%	\$2,198	\$5,379
2020-21	2.000%	224.19%	2.000%	548.65%	\$2,242	\$5,486
2021-22	1.036%	226.52%	1.036%	554.33%	\$2,265	\$5,543
2022-23	2.000%	231.05%	5.560%	585.15%	\$2,310	\$5,852
2023-24	2.000%	235.67%	7.274%	627.72%	\$2,357	\$6,277
<b>Totals</b>					<b>\$78,645</b>	<b>\$167,455</b>

\*Assumes the tax rate is limited to one percent per Proposition 13 although pre-Proposition 13 tax rates were not so limited.

## Recapturing Proposition 8 Reductions

Proposition 13 caps the growth of a property’s assessment at no more than 2% each year unless the market value of property falls lower. When property values decline Proposition 8 which was passed by the voters in 1978 allows the property to be temporarily assessed at the lower value. Once reduced, the assessed value and property taxes may increase by more than 2% a year as the property values rise during a real estate recovery. The “recaptured” values can be adjusted upward to the annually adjusted Proposition 13 cap (blue line below).





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## DESCRIPTION OF PROPERTY TAX REPORTS

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### **Roll Summary Graph**

Displays by value type (land, improvements, personal property, and exemptions) the value deviations between the current tax year and each of the prior 5 tax years. The lower portion of the graph identifies the total assessed value and net taxable assessed value comparisons.

### **Roll Summary**

Report detailing land, improvement, fixtures, personal property, and exemptions for each taxing agency. The value of this report is that city staff can readily see where deviations occur from one year to the next

### **Agency Value Change Summary**

Displays the net assessed value change and percent change between the current and prior years for the general fund agencies and any former redevelopment areas.

### **City Growth Comparison**

This is a countywide report comparing each city's growth between the two most recent tax years. This report displays both the value change in the Entire City between tax years as well as the percentage growth for every City in the county. If the term "No Data Available" is shown, the City associated with that term is newly incorporated and did not exist in the prior year.

### **Top 40 Net Taxable Secured Value Change Listing**

The largest valuation deviations - increases and decreases are shown on this graph with APN, Owner Name, Situs Address where available, Current Assessed Value, and Value Increase or Decline.

### **Secured Value Change History Listing**

A review of the top 25 largest parcel deviations over the past 5+ years. It assists in identifying properties, which fail to have exemptions applied before the roll is released; properties that have transferred ownership and sold below their prior assessed value, and distinguishes those owners, which have successfully appealed their property values.

### **Year to Year Comparison of Transfers**

A monthly listing of transfers of ownership for the current and prior year. The listing shows the total transfer count, original value of the parcels transfers, total value of transfers, value added from transfers and percent change between the original values and sale values.

### **Transfer of Ownership**

5-Year summary of sales transactions of SFR, properties other than SFR and all properties detailed by Entire City, General Fund and Combined SAs. This report provides the original assessor's enrolled value of the properties sold, the sales price paid and the differential value expected to be enrolled for the following tax year. Only full valued sales are tracked in this report.

### **Sales Value History - Detached SFR**

Multi-year summary of the average and median sales prices and number of sales of full value sales for detached single family residential transactions.

### **Countywide Comparison of Median Sale Price**

Includes sale counts, median sale prices and median percent change for the prior year and current year to date.

### **Category Summary**

This table summarizes parcels within the city by use code and provides number of parcels, assessed value and property tax information. The report can be also be prepared for Absentee Owned, Pre Prop 13, or special geographic assembly requested by the city.

### **Growth By Use Category**

Lists the net taxable value and assessment counts for each category in the current and prior years. This report is especially useful to identify significant changes due to new development, new housing, unfiled exemptions or changes in the unsecured roll.

### **Residential Summary**

This report categorizes the secured residential parcels by sub use codes to illustrate the number of single family detached homes in comparison to condos. The report also details the multi-unit residential parcels by unit count and approximate total units citywide.

### **Tax Dollar Breakdown Graph**

The breakdown of the county's 1% general levy factor file is displayed, with those portions of the tax collected for the City highlighted, for illustrative purposes. This report looks at the largest value, non-redevelopment TRA (tax rate area) as a representative breakdown. In some counties the ERAF (Educational Revenue Augmentation Fund) shift is not calculated on the TRA level.

### **Average and Basic Revenues**

This report provides for every taxing jurisdiction the weighted average share of all tax rate areas assigned to the respective agency within a city, agency or district. Due to the fact that each tax rate area may have a different share of the 1% levy, these weighted averages are the most representative collective shares of any taxing jurisdiction.

### **One Percent Weighted Tax Share**

Each city's weighted average share of the 1% is listed for comparative purposes. In addition to the general fund's share, any general fund related share (eg. lighting, maintenance, etc.) is listed in the second column. All rates shown have been shifted for ERAF.

### **Property Tax Revenue History**

Historical property tax revenue from the General Fund 1%, any City-associated revenues, voter approved-debt and VLF property tax revenue. Revenue amounts and percentage changes are displayed

### **Property Tax Revenue Estimate**

Displays HdLCC's calculation of the property tax revenue expected to be received for the current fiscal year based on the reconciled values. Revenue amounts in the preliminary reports are subject to change when updated data is received.

### **Non-Residential New Construction**

A listing that calculates non-residential growth for increasing a City's Gann Limitation as a result of Proposition 111.

### **Top Secured Property Owner/Taxpayer Summary**

These listings are compiled by a computer sort of all parcels owned by the same individual or group of individuals with a common mailing address. This assembly of parcels provides information about the largest overall secured property owners and/or taxpayers. The Top Ten Property Taxpayers includes the percentage of the entire tax levy attributed to a taxpayer as well as the use code and taxing jurisdiction of the property owner.

### **Secured Parcel Change Listing**

This listing details the parcels that were dropped or added between roll years.

### **Appeals Impact Projection (where available)**

#### ***City or Agency Top 25 Owner Appeals History***

This section takes the current year Top 25 Owners and performs the same analysis, which was executed above to calculate the historical experience of successful appeals files by these owners. In most cases, since the Top 25 Owners own the highest valued parcels, their loss experience and reduced values exceed those of the remainder of the city or redevelopment project area in the analysis.

#### ***City or Agency Pending Appeals Impact Projection:***

The third section of this report looks at the annual success ratios and based on those ratios, calculates the potential assessed value and tax losses of each years' pending appeals based on that year's experience. Since many of the appeals filed in the most current year have not yet been scheduled for hearings, we use the city or agency-wide average for all years to calculate the revenue loss for that year

### **Tax Increment Projection**

Prior year history and future projections are calculated for redevelopment project areas factoring in pass through-agreements, housing set aside amounts and county administrations fees.

HdL Coren & Cone  
120 S. State College Blvd, Suite 200  
Brea, California 92821

Phone: 714.879.5000  
E-Mail: [info@hdlccpropertytax.com](mailto:info@hdlccpropertytax.com)  
[www.hdlccpropertytax.com](http://www.hdlccpropertytax.com)



DEPARTMENT OF PARKS AND RECREATION  
OFFICE OF HISTORIC PRESERVATION

Armando Quintero, Director

Julianne Polanco, State Historic Preservation Officer

1725 23rd Street, Suite 100, Sacramento, CA 95816-7100

Telephone: (916) 445-7000 FAX: (916) 445-7053

calshpo.ohp@parks.ca.gov [www.ohp.parks.ca.gov](http://www.ohp.parks.ca.gov)

November 15, 2023  
[VIA EMAIL]

USDA\_2023\_0914\_001

Mr. Todd Bodem  
City Administrator  
City of Guadalupe  
918 Obispo Street  
Guadalupe, CA 93434

Re: Continuing Section 106 consultation on USDA Rural Development, Rural Housing Service, undertaking: LeRoy Park Safety Modernization, Community Center Addition, 4689 11<sup>th</sup> Street, Guadalupe, CA.

Dear Mr. Bodem:

USDA has initiated consultation with the California State Historic Preservation Officer (SHPO) to comply with Section 106 of the National Historic Preservation Act of 1966 (54 U.S.C. §306108), as amended, and its implementing regulations found at 36 CFR Part 800. The SHPO received your letter dated September 13, 2023 describing the project to construct an addition to the Community Center at 4689 11<sup>th</sup> Street in Guadalupe, CA. Your letter stated that the SHPO reviewed the entire Community Center project (under HUD funding) in 2019, but due to a necessity to construct the Community Center in stages, the current project was not completed at that time. Your letter requested comment on a finding of No Adverse Effect for this undertaking. On October 6, 2023 the SHPO requested additional information: SHPO concurrence from 2019; comments and concerns from Tribes notified in 2023; and the results of a pedestrian survey of the site. On October 18, 2023 your office provided comments and concerns from Tribes notified in 2023, but did not provide SHPO concurrence with the finding of effect from 2019, nor the results of a pedestrian survey.

Undertaking

The project is proposed to construct a wood-framed 2,198 square foot multiuse space as an addition to the existing Community Center building.

Area of Potential Effect (APE)

The applicant delineated the APE as the project site at 4689 11<sup>th</sup> Street, Guadalupe, CA.

- Pursuant to 36 CFR § 800.4(a)(1), I have no comments on USDA's APE.

Identification of Historic Properties

The applicant's efforts to identify historic properties included a records search and consultation with Native American Tribes. The applicant requested a records search from CCIC. The records search indicated that while sites have been previously identified in the vicinity of the project area, no sites have been previously recorded within the project's APE. The applicant indicated that a pedestrian survey to identify possible archaeological resources may be performed in future.

Tribal Consultation

The applicant requested a Sacred Lands File search of the APE from the Native American Heritage Commission (NAHC). The results were *positive*. On September 13, 2023 the applicant re-notified the following Indian Tribes about the undertaking: Barbareño/Ventureño Band of Mission Indians, Chumash Council of Bakersfield, Coastal Band of the Chumash Nation, Northern Chumash Tribal Council, Santa Ynez Band of Chumash Indians, and yak tityu tityu yak tilhini – Northern Chumash Tribe. The Tribes had

originally been notified in 2019.

In 2019 the applicant received communication from the Barbareño/Ventureño Band of Mission Indians and Northern Chumash Tribal Council. Northern Chumash Tribal Council requested a Tribal monitor to be present during construction, and the applicant agreed to this request as a condition of funding.

In 2023 the Coastal Band of Chumash Nation requested to be notified of prehistoric cultural finds during construction.

The applicant has made a finding of no adverse effect with the condition of providing a tribal monitor during ground-disturbing construction activities, especially in the absence of a pedestrian survey of the site.

- Pursuant to 36 CFR § 800.5(b), USDA has made a finding of No Adverse Effect, with protection measures and monitoring as conditions. **I do not object.**

Please be advised that under certain circumstances, such as unanticipated discovery or a change in project description, USDA may have additional future responsibilities for this undertaking under 36 CFR Part 800.

We appreciate USDA's efforts to comply with Section 106 of the National Historic Preservation Act. If you have questions please contact Susan Negrete, State Historian II, with the Local Government & Environmental Compliance Unit at [susan.negrete@parks.ca.gov](mailto:susan.negrete@parks.ca.gov).

Note that we are sending this letter solely in electronic format. Please confirm receipt of this letter.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Julianne Polanco', with a long horizontal line extending to the right.

Julianne Polanco  
State Historic Preservation Officer

Cc: Todd Bodem, [tbodem@ci.guadalupe.ca.us](mailto:tbodem@ci.guadalupe.ca.us)  
Al Correale, [al.correale@usda.gov](mailto:al.correale@usda.gov)

**GUADALUPE POLICE DEPARTMENT**  
**MONTHLY ADMINISTRATIVE OPERATIONAL DATA SUMMARY**  
**MONTH OF OCTOBER 2023**

**PART I: CRIMES**

TYPE OF CRIMES	THIS MONTH		THIS MONTH LAST YEAR		THIS YEAR TO DATE		LAST YEAR TO DATE	
	REPORTED	CLEARED	REPORTED	CLEARED	REPORTED	CLEARED	REPORTED	CLEARED
187 PC HOMICIDE	0	0	0	0	0	0	0	0
261 PC RAPE	1	1	0	0	5	3	1	0
211 PC ROBEBRRY	0	0	0	0	0	0	0	0
242/245 PC ASSAULT	4	4	5	5	33	30	34	30
459 PC BURGLARY	0	0	3	0	15	6	16	8
484/487 PC THEFT	2	0	5	0	30	1	45	4
10851 VC VEH THEFT	2	0	1	1	22	0	16	11
451 PC ARSON	0	0	0	0	0	0	1	0
<b>TOTAL</b>	<b>9</b>	<b>5</b>	<b>14</b>	<b>6</b>	<b>105</b>	<b>40</b>	<b>113</b>	<b>53</b>

**PART II: REPORTED CRIMES**

REQUEST FOR SERVICE	THIS MONTH	THIS MONTH LAST YEAR	THIS YEAR TO DATE	LAST YEAR TO DATE
TOTAL REPORTS TAKEN	53	91	695	750
TOTAL REQUEST FOR SERVICE	207	185	2128	2242
TOTAL ACTIVITY FOR THE MONTH	260	276	2823	2992
DOMESTIC VIOLENCE REPORT	3	2	158	19
TOTAL PROPERTY STOLEN	\$453.00	\$5,996.00	\$52,833.00	\$748,810.00
TOTAL PROPERTY RECOVERED	\$0.00	\$0.00	\$25.00	\$17,400.00

**PART III: ARREST SUMMARY**

OFFENCES	THIS MONTH		THIS MONTH LAST YEAR		THIS YEAR TO DATE		LAST YEAR TO DATE	
	ADULTS	JUVENILES	ADULTS	JUVENILES	ADULTS	JUVENILES	ADULTS	JUNENILES
FELONY	5	0	10	0	32	1	37	1
MISDEMINOR	17	0	12	0	93	3	90	4
<b>TOTAL</b>	<b>22</b>	<b>0</b>	<b>22</b>	<b>0</b>	<b>125</b>	<b>4</b>	<b>127</b>	<b>5</b>
23152(a&b) VC ARREST	6		0		22		25	
WARRANT ARREST	2		3		16		12	

NOTE: DUI AND WARRANT DATA ARE INCLUDED IN ABOVE ARREST TOTALS





# GUADALUPE FIRE DEPARTMENT



**TO:** PUBLIC SAFETY DIRECTOR, MICHAEL CASH  
**FROM:** CAPTAIN PATRICK SCHMITZ  
**SUBJECT:** MONTHLY SUMMARY OF CODE ENFORCEMENT CASES  
 October 1, 2023 – October 31, 2023

**DATE:** 11/03/2023

**CALLS FOR SERVICE**

**October 2023**

INCIDENT TYPE	This Month	Last Month	Year to Date (2023-2024)	Year to date (2022-2023)
Medical	32	25	132	123
Structure Fire	0	0	0	0
Cooking Fire	0	0	0	0
Trash or Rubbish Fire	1	1	5	4
Vehicle Fire	0	1	1	0
Grass/Vegetation Fire	0	0	2	0
Other Fire	0	0	0	0
Motor Vehicle Accidents with Injuries	2	7	13	7
Motor Vehicle Accidents No Injuries	0	4	6	6
Motor Vehicle/Pedestrian Accident	1	3	5	4
Hazardous Materials Spill/Release	1	1	2	2
Hazardous Condition Other	2	3	7	4
Water Problem/Leak	0	1	1	2
Animal Problem	0	1	1	1
Search / Rescue	0	0	0	0
Public Assistance	1	3	7	8
Police Matter/Assistance	1	0	4	2
Illegal Burn	0	0	0	0
Smoke/CO Detector Activation	0	0	3	9
Dispatch and Canceled En-route	5	1	11	10
False Alarm	1	2	7	4
<b>TOTAL</b>	<b>47</b>	<b>53</b>	<b>207</b>	<b>186</b>

**Additional Information**

**STAFFING:** 1 Public Safety Director (Police/Fire Chief)  
 2 Fire Captains 1 Vacant Position  
 3 Fire Engineers  
 0 Paid-Call Firefighters 6 Vacant Position





# GUADALUPE FIRE DEPARTMENT

**Special Assignments / Coverage:**

- Food Distribution (10/05)
- AirFest EMT Coverage (10/13)
- AirFest EMT Coverage (10/14)
- AirFest EMT Coverage (10/15)
- Rollerween/Trunk a Treat (10/31)

**CODE COMPLIANCE CASES**

**October 2023**

INCIDENT TYPE	This Month	Last Month	Year to Date (2023-2024)	Year to date (2022-2023)
Business License (GMC 5.04.110)	0	0	0	0
Animal Nuisance (Odor, Noise) (GMC 6.04.100 (A, E))	0	0	0	-
Fowl, Livestock, and Wild Animals (GMC 6.04.210)	0	0	0	-
Residential Solid Waste Collection (GMC 8.08.070)	0	0	0	-
Litter Accumulation (GMC 8.12.020)	2	7	12	1
Burning Garbage Prohibited (GMC 8.12.150)	0	0	0	-
Abatement of Weeds and Rubbish (GMC 8.16.010)	5	15	49	11
Discharge of Illegal Fireworks (GMC 8.24.020)	0	0	0	-
Unlawful Property Nuisance (GMC 8.50.070)	1	0	3	-
Graffiti Abatement (GMC 9.07.060)	0	0	0	-
Parking of Large Vehicles / Trailers (GMC 10.24.190)	0	0	0	-
Abandoned Vehicles (GMC 10.36.010)	0	0	1	-
Portable/fixed basketball goals (GMC 10.48.050)	0	0	0	-
Address Number (GMC 15.08.020 (505.1))	12	5	40	10
Illegal Garage Conversion	0	0	0	-
Wall, Fence, or Hedge Requirements (GMC 18.52.121)	0	0	4	-
Damage Fence (GMC 18.52.125)	0	0	0	-
Trailers / Mobile Homes as Living Space (GMC 18.56.030)	1	0	2	-
Parking on Front Yard Setback (GMC 18.60.040)	4	2	16	-
Landscape Maintenance Required (GMC 18.64.120)	0	0	0	-
Working Without Permits (GMC15.04.020)	0	0	0	1
Complaints (No Violation Found)	0	0	0	6
Apartment Inspections	0	0	0	1
Yearly Business Inspections	10	3	14	36
Other	3	1	11	6
<b>TOTAL</b>	<b>38</b>	<b>33</b>	<b>152</b>	<b>72</b>
<b>Complaints Received</b>	<b>1</b>	<b>1</b>	<b>3</b>	<b>4</b>

Miscellaneous	This Month	Last Month	Year to Date (2023-2024)	Year to date (2022-2023)
Visitors	42	49	181	87
Public Relations	5	3	20	16
School Station Visits	0	0	0	4



# GUADALUPE CODE COMPLIANCE

PUBLIC SAFETY DIRECTOR, MICHAEL CASH

FROM:

CODE COMPLIANCE OFFICER, JOSUE MERAZ

SUBJECT:

MONTHLY SUMMARY OF CODE ENFORCEMENT CASES

OCTOBER 1, 2023 – OCTOBER 31, 2023

DATE: 11/01/2023

## CODE ENFORCEMENT CASES

INCIDENT TYPE	This Month	Last Month	Year to Date (2020-2021)
Parking Prohibited Zoning Clearance Required (GMC 18.60.040) (D)	2	0	5
Animal Nuisance (Odor, Noise) (GMC 6.04.100 (A,E))	2	0	5
Fowl, Livestock and Wild Animals (GMC 6.04.210)	1	1	4
Litter Accumulation (GMC 8.12.020)	0	3	8
Abatement of Weeds and Rubbish (GMC 8.16.010)	0	1	10
Unsafe Buildings-Collecting Rent for (GMC 8.40.030)	0	0	3
Unlawful Property Nuisance (GMC 8.50.070)	2	1	10
Graffiti Abatement (GMC 9.07.060)	0	0	0
Abandoned Vehicles/ Vehicle Covers (GMC 10.36.010)	2	1	23
Portable/fixed basketball goals (GMC 10.48.050)	0	0	0
Parking of large vehicles/trailers (GMC 10.24.190)	0	0	1
Wall,Fence,or Hedge Requirements (GMC 18.52.121)	0	0	0
Working Without Permits (GMC15.04.020)	2	1	8
Address Number (GMC 15.08.020 (505.1))	0	0	1
Illegal Garage Conversion (GMC 18.08.120, 18.08.160)	0	0	0
Damage Fence (GMC 18.52.125)	0	0	0
Parking on Front Yard Setback (GMC 18.60.035)	1	0	11
Trailers/Mobile homes as living space (GMC 18.56.030)	0	0	1
Prohibition of illicit discharges (GMC 13.24.050)	0	0	1
Landscape Maintenance Required (GMC 18.64.120)	0	2	4
Discharge of illegal fireworks (GMC 8.24.020)	0	0	7
72hr Parking	3	1	43
Code 60 Citations	0	0	23
<b>TOTAL</b>	<b>15</b>	<b>11</b>	<b>153</b>
<b>Complaints Received</b>	<b>7</b>	<b>5</b>	<b>45</b>

Miscellaneous	This Month	Last Month	Year to Date (2020-2021)
Visitors	0	0	0
Public Relations (Food distribution, Covid Vaccination)	1	1	9
School Visits ()	0	0	0



Recreation and Parks  
 918 Obispo Street  
 P.O. Box 908  
 Guadalupe, CA 93434  
 Ph: 805.356.3906  
 Fax: 805.343.5512

Email: [hsanchez@ci.guadalupe.ca.us](mailto:hsanchez@ci.guadalupe.ca.us)

**RECREATION AND PARKS MONTHLY REPORT**  
**For October 2023**

**Summary of Rentals/Usage for City Facilities & Parks - August**

<b>FACILITY</b>	<b>THIS MONTH</b>	<b>THIS MONTH LAST YEAR</b>	<b>THIS YEAR- TO-DATE (FY 23/24)</b>	<b>LAST YEAR- TO-DATE (FY 22/23)</b>
<b>Auditorium/Gym</b>	<b>36</b>	<b>22</b>	<b>71</b>	<b>64</b>
<b>O'Connell Park</b>	<b>4</b>	<b>3</b>	<b>14</b>	<b>58</b>
<b>LeRoy Park</b>	<b>7</b>	<b>2</b>	<b>15</b>	<b>6</b>
<b>Senior Center</b>	<b>32</b>	<b>7</b>	<b>114</b>	<b>31</b>
<b>Veterans Memorial Plaza</b>	<b>0</b>	<b>0</b>	<b>4</b>	<b>5</b>
<b>Council Chambers</b>	<b>9</b>	<b>9</b>	<b>44</b>	<b>29</b>
<b>Central Park</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>Veterans Hall</b>	<b>7</b>	<b>5</b>	<b>18</b>	<b>17</b>

**CITY OF GUADALUPE**  
**SPECIAL MEETING OF THE RECREATION AND PARKS COMMISSION**  
**THURSDAY, OCTOBER 3, 2023**

**Call to Order:** Recreation Commission Chair- Joe Harris called the meeting to order at 6:00 p.m.

- 1. Roll Call:** Recreation Manager, Hannah Sanchez, noted the Commissioner attendance as follows:

Commission Chair: Joseph Harris- Present  
Commissioner: Enrique Ortiz- Present  
Commissioner: Emily Dreiling- Present  
Commissioner: Michael Jimenez - Present  
Commissioner: Vacant

**2. Pledge of Allegiance**

Commissioner Chair Joe Harris was recognized and led the Commission in the pledge of allegiance.

**3. Community Participation Forum**

No participation.

**4. Consent Calendar**

- A. Motion was made by **Jimenez**, seconded by **Dreiling** to approve the September 19, 2023, regular meeting minutes. All ayes, 4/0. Motion passed.

**Regular Business**

**5. BGC Monthly Update**

A BGC representative was unable to attend this meeting as it was not a regularly scheduled meeting.

**6. Moonlit Movie Madness**

- Ms. Sanchez updated the commission on the Moonlit Movie Madness event. The movie would take place at LeRoy Park with the movie projected on the back wall of the building. The costume contest is set to start at 7pm. Prizes will be awarded for the following categories: Cutest, Scariest, Most Creative, & Best Overall. Various outdoor games will be set up to play after the costume contest. Animation shorts will begin at 8pm and the first movie, Hocus Pocus, will begin at 8:15pm and the second, The Addams Family, at 9:55pm. Movie snacks will be sold by Lobo Butcher Shop and A Sweet Affair.

**7. Adult Volleyball Tournament**

Because of the timing of seasonal sports, Ms. Sanchez felt that it was too far after volleyball season to run a volleyball tournament. She recommended to the commission that the

tournament be changed to a basketball tournament instead. The commission agreed and it is tentatively being planned for November.

**8. Jack O'Connell Turf**

Commissioner Dreiling is taking lead on the Jack O'Connell Park project. She has been in contact with the city and various other stakeholders to move forward with the project. Commissioner Dreiling discussed that the plan is to create a small committee of stakeholders that will be directly involved with the process. It was discussed that in addition to trying to procure grants that the committee should try to fundraise, however, the discussion then led to where will the money go? This is what the commission is currently discussing as it needs to go to a non-profit that will be directly involved, but it also needs to be one that can adequately monitor the funds being collected.

**9. November Recreation and Parks Newsletter Additions**

The only requested addition is the Bulldogs Football Cornhole Tournament Fundraiser flyer.

**10. Other matters of importance that the Recreation Services Manager will discuss, if deemed necessary.**

N/a

**11. Commission Requests, Comments, and Meeting Reports**

No requests, comments, or reports.

**12. Adjournment**

At 7:29 p.m. a **Motion** was made by Commissioner **Dreiling**, seconded by Commissioner **Ortiz** for adjournment. The unanimous vote resulted in the meeting's closure.

---

**DATE:** Meeting date: 10/05/2023

**LOCATION:** Virtual meeting

Monthly Progress Meeting Minutes Guadalupe Central Park

**ATTENDEES:** City of Guadalupe- Dwayne Chisam, Dayanira Cruz, Hannah Sanchez; PCLD- Eric Berg, Brooke McDonnell

[Recorded meeting link](#)

**A. 75% Construction Documents- Plan Check Status Update**

- Dwayne said the plans are being reviewed and should be returned with comments to the design team October 13<sup>th</sup> or the week of October 16<sup>th</sup>.
- Planning and building & safety review progress unknown.
- Brooke and Eric explained that conduit for future EV chargers were added to the 75% plans based upon their interpretation of the 2022 CBC.
  - Eric asked Dwayne to review the CBC requirements and let the design team know if they should keep the conduit/panel for future EV chargers in the parking lot.
  - Dayanira said that the Senior Center across the street on 10<sup>th</sup> Street has chargers, along with other locations in town. She and Dwayne were unsure if they would be necessary in the park.
  - Dwayne is going to contact the building & safety department and let us know their interpretation of the building code for this project.
- Dwayne asked what portions of the project would require a building permit.
  - Eric and Brooke stated that the pre-fabricated restroom will and possibly the conduit for future EV charging in the parking lot and the playground equipment.
- Dwayne asked who the engineer of record for the project is:
  - Eric replied that it's Travis Maag from ECG.

**B. 75% Cost Estimate**

- Brooke wanted to review the cost estimate and gave Dwayne some background information regarding the costing.
- The cost estimate is updated at each milestone submittal stage.
- It continues to rise due to escalation of unit costs/labor as time goes forward and as the plans are refined, more line items are added and quantified/costed.
- Brooke explained that the grant writers did a good job of estimating each grant item, but they did not add funding for renovating the parking lot or security cameras and items of that nature which the city asked the design team to include.
- The design team is working on dialing in costs based on the latest bids they receive for other projects they are working on.
- Eric explained that this cost estimate is very close to the grant, especially when compared to other grant projects they are working on.
  - Every project is experiencing cost escalations above the grant estimates.
- The 75% CD cost estimate is over by approximately \$140,000, which is very close to the grant.
  - Brooke explained that the cost estimate is very conservative in its unit costs and that it included a 15% construction contingency.
- Revenue funds from the lighting district are included and can be revised to be \$300,000 which would put the cost estimate over by only \$40,000.

- Brooke will not include those revenue funds without permission from Dwayne.
- There are also water budget funds that could be added to the estimate, but Brooke is hesitant to add them because the cost of the renovation to the water tower is unknown.
- The grant has earmarked \$580,000 for the water tower painting project.
- Brooke asked to strategize with the group how to approach the cost savings for the project. Do we want to include bid alternates in the 100% CDs or do we want to issue the bid plans and wait and see what the bids come in at?
  - Dwayne said that he hasn't had good luck with using bid alternates on plans, and Eric concurred.
  - The consensus was to wait and see what the bids come in at and then work on value engineering the plans as needed.
- Brooke showed the group that, at Shannon's direction, PCLD has been keeping a running list of VE items and cost saving measures that wouldn't sacrifice the intent of the design or grant requirements.
- The conversation moved on to discussing the fencing along the west park property line with the existing residences. (See Item D below).
- After the wall/fence discussion, Brooke shared the list of VE items and cost savings that could include the following:
  - Reduce the number of pole lights (last resort as security is a main concern).
  - Reduce or replace the poured in place surfacing in the playground with engineered wood fiber.
    - Eric mentioned that this option would require additional drainage to the playground area to avoid any "bathtub" effect of standing water after a rain event.
  - Hannah asked if the bocce ball court is a grant item.
    - Brooke said that it is, but the grantor can be approached with modifications to the grant due to cost concerns.
      - The bocce ball court could be replaced with horseshoe pits or cornhole boards.
  - The utility enclosure could be removed.
  - Gameboard tables could be reduced.
  - The dune wall could be replaced with a standard block retaining wall.
  - The main concrete pathway could have its section depth reduced from a vehicular depth to pedestrian.
    - Dwayne and Hannah agreed that this change could be made right now for the 100% plans.
    - Hannah asked the maintenance crew about it and they agreed that they didn't need to drive on the path.
    - PCLD will revised the plans to show a 4" depth concrete section for the main path that was previously shown as vehicular with rebar and the previously shown pedestrian concrete will be revised to not include rebar.
    - The locking bollards will remain.
  - The number of BBQs could be reduced.
    - Each of these items is small in cost, but they all do add up to cost savings.
  - Dayanira asked if the dunes were part of the grant requirement and if there could be cost savings in reducing their number or removing them.
    - Eric said that from a design aesthetic perspective we would be hesitant to remove them. They had been vetted by the public and city council and are reinforcing the selected dune theme of the project.

- Eric also stated that they are helping reduce the cost of export soil in the park by using up that soil and recycling the existing concrete sidewalk in their construction.

### **C. Water Tower- AP Wireless schedule**

- Dwayne has been pursuing the work with the cell providers and will be following up with them on the status of their staging plans.
- He asked about the status of the renovation plans for the water tower.
  - Brooke and Eric showed him the bid plans that Shannon had shared with them and stated that he should reach out to that firm (MKN) for any updates to the plans.
  - Brooke stated that PCLD's only portion of that project was the design of the water tower mural.

### **D. Existing Fencing Exhibit**

- Dayanira and Hannah visited the individual property owners regarding the replacement of their back fences with the black vinyl coated chain link fence.
  - The consensus from the property owners is that they do not want the chain link fence.
  - Dayanira and Hannah asked if it's possible to build a block wall or wood fence in those locations.
  - Dayanira and Hannah have been working with the City Attorney and City Manager on how to handle the agreements with the property owners and how to move forward.
  - Hannah asked if there are any items in the plans that are not grant requirements that could be cut in order to find money for a block wall in that location?
- Brooke and Eric stated that the block wall along that edge of the park was replaced with the chain link fence early on in the design as a cost savings measure. The public art component of the grant was still being used at the block wall to surround the ADU property that juts into the park.
- Dayanira inquired about the timing of when the fence would be replaced and constructed during construction.
  - Eric stated that because there is existing fencing it wouldn't need to happen until later in the construction.
  - Eric noted that construction of a chain link fence could happen in a week versus construction of a block wall that would take longer and would leave the property owners back yard open for longer.
- Brooke also mentioned that a new fence could be constructed in front of the existing fence.
  - Hannah said the City would like to avoid that condition.
  - Eric mentioned that regardless of what option is chosen, the fence at the southern most end of the park is falling over into the park and is a liability, it will need to be replaced.
- Dwayne asked if the city could reach an agreement with the property owners and construct a block wall or fence without grant funding before or after the park project is constructed.
- PCLD will provide options for the property line fencing:
  - Block wall
  - Wood fence

### **E. Other Business**

- Eric and Brooke asked Hannah if there was anything that she needed to discuss before her departure from the City?
- She asked if PCLD needed anything from her.
  - Eric asked about the formation/process of selecting a public artist for the art requirement of the grant. He doesn't want that to get lost in the process.



- Hannah has a template in place from the LeRoy Park murals and will leave notes/information for her replacement. The public art selection was run through the Recreation and Parks Commission.
- The Recreation and Parks commission will review resumes and narrow down the field to 3 candidates.
  - Then the City Council will select the finalist.
- Dwayne asked when the project is anticipated to go to bid?
  - Eric and Brooke stated that in the current schedule it is going to bid in February/March of 2024 and the project is still on track.
  - The work on the water tower must be completed first.

**Action Items:**

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RED = City of Guadalupe

BLUE = Design Consultant Team

75% Construction Documents

1. Dwayne will return the plan check comments to PCLD when completed.
2. Dwayne will check on the plan review status from planning and building & safety.
3. Dwayne will check with building & safety regarding their interpretation of the CBC 2022 code regarding future EV charging.

75% Cost Estimate

1. PCLD will revise the plans per the discussion about the vehicular vs. pedestrian concrete details in the park.
2. PCLD will continue to identify cost savings/value engineering items for the park to keep in mind after bidding the plans.

Water Tower- AP Wireless schedule

1. Dwayne will follow up on the status of the cell provider staging plans and any progress with Verizon.

Existing Fencing Exhibit

1. PCLD will provide design examples and cost per lineal foot for the various wall/fence options along the west property line.

**Respectfully submitted by:**

Brooke McDonnell, Senior Associate

## Recreation

- **Poetry Jam:** In partnership with Little House by the Park, FSA, & the Community Changers, a Poetry Jam was held at the Veteran's Hall. We had over 20 people attend and around 13 participants who shared their poetry and spoken word.
- **Pumpkin Painting:** There was a total of 24 participants for our pumpkin painting event. All of the pumpkins were donated by the Nipomo Pumpkin Patch so there was no charge for our participants. Hotel Transylvania was played on a screen in the auditorium and tables and chairs were set up for participants to sit and fellowship with each other while painting their pumpkins.



- **Moonlit Movie Madness:** Moonlit Movie Madness took place on the back side of LeRoy Park. Various yard games were set up for guests to enjoy while waiting for the movies to begin. At 7pm we began the event with a game of musical chairs. After that we held the costume contest. Awards were presented to the winners of the following categories: Cutest, Most Creative, Scariest, & Best Overall. Animation shorts were played while guests continued to arrive and purchase snacks served by Lobo Butcher Shop and A Sweet Affair. Hocus Pocus started at 8:15pm. We had close to 50 guests attend!



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*Upcoming Programs & Events*

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**Drop-in Sports for ages 16+**

Free Drop-in volleyball and basketball for ages 16+ are currently taking place. The location/day of drop-in basketball varies depending on the availability of the auditorium. Participants ages 16 & 17 must provide a permission slip/liability waiver signed by a parent/legal guardian in order to participate. This form can be found on the Recreation Page of the city website. Go to <https://ci.guadalupe.ca.us/recreation/>

**November/December Drop In Schedule**



  
REC & PARKS  
*Drop-In*  
**BASKETBALL  
&  
VOLLEYBALL**

**DROP IN SCHEDULE**

<b><u>VOLLEYBALL</u></b>	<b><u>BASKETBALL</u></b>
<b>Nov. 1st: 6-8pm</b>	<b>Nov. 9th: 6-8pm</b>
<b>Nov. 8th: 6-8pm</b>	<b>Nov. 16th: 6-8pm</b>
<b>Nov. 15th: 6-8pm</b>	<b>Nov. 21st: 6-8pm</b>
<b>Nov. 22nd: 6-8pm</b>	
<b>Nov. 29th: 7-9pm</b>	
<b>Dec. 6th: 6-8pm</b>	<b>Dec. 3rd: 6-8pm</b>
<b>Dec. 13th: 6-8pm</b>	<b>Dec. 10th: 6-8pm</b>
<b>Dec. 20th: 6-8pm</b>	<b>Dec. 21st: 6-8pm</b>
<b>Dec. 27th: 6-8pm</b>	<b>Dec. 28th: 6-8pm</b>

**CITY HALL AUDITORIUM 918 OBISPO STREET**



# *THANKSGIVING DROP-IN BASKETBALL*

THURSDAY, NOV. 23  
7:30AM - 10:30AM  
CITY HALL AUDITORIUM  
AGES 16+





Respectfully,

**Hannah Sanchez**  
**Recreation Services Manager**



REPORT TO THE CITY COUNCIL OF THE CITY OF GUADALUPE  
Agenda of November 28, 2023

*Joy Otsuki*

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**Prepared by:**  
Joy Otsuki, Special Counsel to the Successor Agency

*Todd Bodem*

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**Approved by:**  
Todd Bodem, City Administrator

**SUBJECT:** A resolution of the City Council of the City of Guadalupe approving a Compensation Agreement pursuant to Health and Safety Code Section 34180(f) for transfer of the Royal Theater properties for future development activities

**RECOMMENDATION:**

That the City Council adopt Resolution No. 2023-95 approving a Compensation Agreement pursuant to Health & Safety Code Section 34180(f) for Transfer of the Royal Theater Properties for Future Development Activities.

**EXECUTIVE SUMMARY:**

On August 22, 2013, the Oversight Board of the Successor Agency to the Redevelopment Agency of the City of Guadalupe adopted Resolution No. 2013-06 approving a Long-Range Property Management Plan (“LRPMP”) that provided for the disposition of six (6) real property parcels owned by the City’s former redevelopment agency. The California Department of Finance (“DOF”) subsequently approved the LRPMP. One of the properties (the water tower at 313 Obispo Street) was authorized to be transferred to the City from the Successor Agency for governmental uses. Two of the properties were to be retained by the Successor Agency (the Lantern Hotel and Al’s Union parcels) and sold, with the proceeds being distributed to the taxing entities. The remaining three properties (collectively, the “Property”) are the site of the former Royal Theater and the two adjacent vacant parcels. These three properties were approved pursuant to the LRPMP to be transferred to the City “for future development.”

The LRPMP provides that the City will enter into a compensation agreement with the taxing entities with respect to the Property pursuant to Health and Safety Code Section 34180(f).

The City Council approved a form of compensation agreement on June 12, 2018. The Property was subsequently transferred to the City, but a compensation agreement was only entered into between the City and the Guadalupe Cemetery District (“Cemetery District”) (“2018 Agreement”). As such, the City is proposing to enter into a new Compensation Agreement in the form attached hereto (the “Agreement”) with the taxing entities (including the Cemetery District) in accordance with applicable law. The Agreement provides that the taxing entities will be entitled to receive a portion of the net proceeds of the sale of the Property or a portion of the net proceeds of the interim use of the Property, if any, in amounts calculated in proportion to their shares of the base property tax, as determined

pursuant to Section 34188. The Agreement further provides that the Cemetery District may receive compensation once its share of compensation exceeds the compensation already received pursuant to the 2018 Agreement.

**BACKGROUND:**

All California redevelopment agencies were eliminated on February 1, 2012, pursuant to Abx1 26 and the ruling by the California Supreme Court issued on December 29, 2011, in the case of *California Redevelopment Assn. v. Matosantos* (2011) 53 Cal.4th 231 upholding the constitutionality of Abx1 26. As a result, all redevelopment agencies in California were succeeded by successor agencies subject to the authority of oversight boards charged with winding up the affairs of redevelopment agencies.

In June 2013, the California Legislature enacted AB 1484, which, among other things, required successor agencies to prepare an LRPMP for the disposition of all real properties owned by the former redevelopment agency. The LRPMP had to be approved by the oversight board and DOF.

The LRPMP of the Successor Agency was approved by resolution of the Oversight Board on February 26, 2015, and was approved by DOF by letter dated September 4, 2015. The LRPMP addressed the disposition of a total of six (6) properties owned by the City's former redevelopment agency, including:

1. The Property (the Royal Theater and two (2) vacant parcels adjacent to the Royal Theater);
2. 313 Obispo Street Water Tower;
3. The Lantern Hotel; and
4. Al's Union.

Al's Union is still held by the Successor Agency and the other Properties have been disposed of in accordance with the LRPMP.

The Property is the subject of the proposed Agreement. The other properties are not part of the proposed Agreement.

**DISCUSSION:**

The LRPMP approves the transfer of the Property to the City "for future development." The LRPMP further provides that the City will enter into a compensation agreement with the taxing entities pursuant to Health and Safety Code Section 34180(f) for the Property.

The Agreement provides for a twenty-five year period during which the taxing entities will have the right to receive either a portion of the net proceeds of the sale of the Property (subject to certain conditions set forth in the Agreement) or a portion of the net proceeds of the interim use of the Property, if any. If the City sells the Property during this period, the taxing entities would receive monetary compensation in the percentages set forth in the Agreement (based on the respective proportion of base property tax, as determined pursuant to Section 34188), multiplied by the net proceeds of the sale of the Property.

The Royal Theater Property is designated as a historical building, is currently vacant and was red-tagged due to an electrical fire that occurred in 2011. On March 16, 2020, the City issued a Request for Proposals for the Property to renovate the Property for mixed use possibly including performances, concerts,



community gatherings, educational and job training courses, and other uses in accordance with the City's General Plan and applicable laws. No responses were received by the deadline of May 1, 2020. In order to alleviate the blight of an abandoned building, the City has commenced rehabilitation of the Property. The Agreement provides that if the Property is used for an interim use, the taxing entities will receive a portion of the net proceeds of the interim use of the Property, if any, based on the percentages set forth in the Agreement (based on the respective proportion of base property tax, as determined pursuant to Section 34188), multiplied by the net proceeds of the operation of the Property.

City staff has not yet presented the proposed terms of the Agreement to the taxing entities. The Resolution presented herewith provides the City Administrator with authority to negotiate modifications to the Agreement to accommodate requests received from taxing entities. In the event certain taxing entities are not willing to accept the Agreement in substantially the form presented at this meeting, staff would return to the City Council to propose an alternative arrangement with such taxing entities.

**ALTERNATIVE:**

The City Council may decline to take any action at this time.

**FISCAL IMPACT:**

If the City sells the Property during the Term of the Agreement or realizes net proceeds from an interim use of the Property, the City will be required to remit the net proceeds to the County-Auditor Controller for distribution to the taxing entities, pursuant to the terms of the Agreement.

**CONCLUSION:**

Staff recommends that the City Council adopt Resolution No. 2023-95.

**ATTACHMENTS:**

1. Resolution No. 2023-95 entitled "A Resolution of the City Council of the City of Guadalupe, California Approving a Compensation Agreement pursuant to Health and Safety Code Section 34180(f) for the Transfer of the Royal Theater Properties for future Development Activities."
2. Form of Compensation Agreement.

RESOLUTION NO. 2023-95

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GUADALUPE, CALIFORNIA APPROVING A COMPENSATION AGREEMENT PURSUANT TO HEALTH AND SAFETY CODE SECTION 34181(f) FOR TRANSFER OF THE ROYAL THEATER PROPERTIES FOR FUTURE DEVELOPMENT ACTIVITIES**

**WHEREAS**, the City of Guadalupe (“City”) is a municipal corporation organized and operating under the laws of the State of California; and

**WHEREAS**, the Successor Agency to the Redevelopment Agency of the City of Guadalupe (“Successor Agency”) is a public body corporate and politic, organized and operating under Parts 1.8 and 1.85 of Division 24 of the California Health and Safety Code, and the successor the former Redevelopment Agency of the City of Guadalupe (“former Agency”) that was previously a community redevelopment agency organized and existing pursuant to the Community Redevelopment Law, Health and Safety Code Section 33000, et seq.; and

**WHEREAS**, Assembly Bill xl 26 (“AB xl 26”) added Parts 1.8 and 1.85 to Division 24 of the California Health & Safety Code and which laws were modified, in part, and determined constitutional by the California Supreme Court in the petition *California Redevelopment Association, et al. v. Ana Matosantos, et al.*, Case No. S194861 (“Matosantos Decision”), which laws and court opinion caused the dissolution of all redevelopment agencies and winding down of the affairs of former redevelopment agencies; thereafter, such laws were amended further by Assembly Bill 1484 (“AB 1484”) (together AB xl 26, the Matosantos Decision, and AB 1484 are referred to as the “Dissolution Laws”); and

**WHEREAS**, as of February 1, 2012, the former Agency was dissolved pursuant to the Dissolution Laws and as a separate public entity, corporate and politic, the Successor Agency administers the enforceable obligations of the former Agency and otherwise unwinds the former Agency’s affairs, all subject to the review and approval by a seven-member oversight board (“Oversight Board”); and

**WHEREAS**, Health and Safety Code Section 34191.5(b) requires the Successor Agency to prepare a “long-range property management plan” addressing the disposition and use of all real property of the former Agency no later than six months following the issuance by the California Department of Finance (“DOF”) to the Successor Agency of a finding of completion pursuant to Health and Safety Code Section 34179.7; and

**WHEREAS**, DOF issued a finding of completion to the Successor Agency on March 18, 2013; and

**WHEREAS**, pursuant to Health and Safety Code Section 34191.5, the Successor Agency prepared a Long-Range Property Management Plan (“LRPMP”) that addresses disposition of the real property formerly owned by the former Agency; and

**WHEREAS**, on February 26, 2015, the LRPMP was approved by OB Resolution No. 2015-02 of

the Oversight Board; and

**WHEREAS**, by letter dated September 4, 2015, DOF approved the LRPMP; and

**WHEREAS**, the LRPMP provides that certain property held by the Successor Agency (the Royal Theatre located at 848 Guadalupe Street, APN 126-143-012, and two adjacent vacant parcels located at 836 Guadalupe Street, APN 115-101-011 and APN 115-113-001) will be transferred to the City for future development pursuant to Health and Safety Code Section 34191.5, subdivisions (c)(2) and (c)(2)(A) (the "Property"); and

**WHEREAS**, the Property is designated as a historical building, but is currently vacant and red-tagged due to an electrical fire that occurred in 2011; and

**WHEREAS**, the LRPMP and applicable law provide that the City will enter into an agreement providing for compensation to the affected taxing entities (the "Taxing Entities") with respect to the Property, pursuant to Health and Safety Code Section 34180(f); and

**WHEREAS**, the City has prepared the attached "Compensation Agreement Pursuant To Health and Safety Code Section 34180(f) for Transfer of Royal Theater Properties For Future Development Activity" (the "Agreement") to be entered into between the City and the Taxing Entities, a form of which is attached hereto; and

**WHEREAS**, the Agreement provides that if the City sells the Property during the Term of the Agreement, the City will remit the Net Proceeds to the County-Auditor-Controller for distribution to each of the Taxing Entities; and

**WHEREAS**, the Agreement further provides for interim use of the Property during the Term and, if the City so desires, it may renovate the Property, subject to certain conditions, and the Taxing Entities will be entitled to a share of Net Proceeds (defined in the Agreement) resulting from such interim use during the Term of the Agreement; and

**WHEREAS**, the City Council desires to approve the Agreement in substantially the form submitted herewith.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GUADALUPE:**

**SECTION 1.** The foregoing recitals are true and correct and constitute a substantive part of this Resolution.

**SECTION 2.** The City Council hereby approves the Agreement in substantially the form presented at this meeting. The Mayor, City Administrator and City Clerk are authorized to execute the Agreement with such revisions as the Mayor, City Administrator, City Attorney, and Special Counsel to the City deem appropriate to further the City's interests consistent with the intent of the Agreement. The City

Administrator and her or his authorized designees are authorized and directed to take such actions as may be necessary or appropriate to implement the Agreement, including executing further instruments and agreements, issuing warrants, and taking other appropriate actions to perform the obligations and exercise the rights of the City under the Agreement. A copy of the Agreement when executed shall be placed on file in the office of the City Clerk.

**SECTION 3.** The City Administrator or his or her designee is authorized and directed to present the Agreement to the Taxing Entities in substantially the form presented at this meeting, and to seek agreement by each of the Taxing Entities to the terms of the Agreement. Upon execution of the Agreement by the City and the Taxing Entities, the Agreement shall become effective as between the City and the Taxing Entities.

**SECTION 4.** The Mayor shall sign the passage and adoption of this Resolution and thereupon the same shall take effect and be in force.

**SECTION 5.** The City Clerk shall certify to the adoption of this Resolution.

**PASSED, APPROVED AND ADOPTED** at a regular meeting the 28<sup>th</sup> day of November 2023 by the following vote:

**MOTION:**

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAINED:**

I, Amelia M. Villegas, City Clerk of the City of Guadalupe DO HEREBY CERTIFY that the foregoing Resolution, being C.C. Resolution No. 2023-95, has been duly signed by the Mayor and attested by the City Clerk, all at a regular meeting of the City Council, held November 28, 2023, and that same was approved and adopted.

**ATTEST:**

\_\_\_\_\_  
Amelia M. Villegas, City Clerk

\_\_\_\_\_  
Ariston Julian, Mayor

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Philip F. Sinco, City Attorney

**COMPENSATION AGREEMENT PURSUANT TO HEALTH AND SAFETY CODE SECTION 34180(f) FOR TRANSFER OF THE ROYAL THEATER PROPERTIES FOR FUTURE DEVELOPMENT ACTIVITY**

This Agreement, dated for reference purposes as of \_\_\_\_\_, 202\_\_ [INSERT DATE OF TRANSFER OF PROPERTY TO CITY] is entered into by and among the following public agencies (all of which are sometimes referred to individually as a **“Party”** and collectively as the **“Parties”**):

City of Guadalupe (**“City”**);  
County of Santa Barbara (**“County”**);  
Santa Maria Public Airport District (**“Airport District”**);  
Guadalupe Cemetery District (**“Cemetery District”**);  
Cachuma Resource Conservation District (**“Resource Conservation District”**);  
Santa Maria Valley Water Conservation District (**“Water Conservation District”**);  
Guadalupe Union School District (**“Guadalupe USD”**);  
Santa Maria Joint Union High School District (**“Santa Maria JUHSD”**);  
Allan Hancock Community College District (**“Allan Hancock CCD”**); and  
Santa Barbara County Education Office (**“Office of Education”**).

The Parties to this Agreement (other than the City) are sometimes referred to individually as a **“Taxing Entity”** and collectively as the **“Taxing Entities.”**

**RECITALS**

A. These Recitals refer to and utilize certain capitalized terms which are defined in Section 1 of this Agreement. The Parties intend to refer to those definitions in connection with the use thereof in this Agreement.

B. Pursuant to Assembly Bill xl 26, effective February 1, 2012, the Redevelopment Agency of the City of Guadalupe (**“Redevelopment Agency”**) was dissolved, and pursuant to Health and Safety Code Section 34173, the City serves as the successor agency to the dissolved Redevelopment Agency (the **“Successor Agency”**).

C. Pursuant to Health and Safety Code Section 34191.5, the Successor Agency prepared a Long-Range Property Management Plan (**“LRPMP”**) that addresses disposition of the real property formerly owned by the Redevelopment Agency.

D. On February 26, 2015, the LRPMP was approved by OB Resolution No. 2015-02 of the Oversight Board to the Successor Agency (the **“Oversight Board”**).

E. On September 4, 2015, the State Department of Finance (**“DOF”**) approved the LRPMP.

F. For properties designated in the LRPMP to be transferred to the City for future development, Health and Safety Code Section Code 34180(f) requires execution of a

compensation agreement among the City and the Taxing Entities providing for specified proceeds of the City’s subsequent disposition of the properties to be distributed to the Taxing Entities in accordance with their proportional shares of the base property tax revenues.

G. The LRPMP provides that (1) certain property held by the Successor Agency (the Royal Theatre located at 848 Guadalupe Street, APN 115-101-001, and two adjacent vacant parcels located at 836 Guadalupe Street, APN 115-101-011 and APN 115-113-001) will be transferred to the City for future development pursuant to Health and Safety Code Section 34191.5, subdivisions (c)(2) and (c)(2)(A) (collectively the “**Property**”) and (2) the City will enter into a compensation agreement with the Taxing Entities pursuant to Health and Safety Code Section 34180(f). This Agreement constitutes such compensation agreement. The Property was transferred to the City on [redacted], 20\_\_.

H. The Property is designated as a historical building, is currently vacant and was red-tagged due to an electrical fire that occurred in 2011. The Property is not compliant with the Americans with Disabilities Act and requires seismic upgrades. On March 16, 2020, the City issued a Request for Proposals to renovate the Property for mixed use, possibly including performances, concerts, community gatherings, educational and job training courses, and other uses in accordance with the City’s General Plan and applicable laws. No responses were received by the deadline of May 1, 2020. In order to alleviate the blight of an abandoned building, the City has commenced rehabilitation of the Property.

I. City and the Taxing Entities desire to enter into this Agreement to provide for the distribution of net proceeds upon (i) the interim use of the Property, if any, and (ii) the sale of the Property to a third party developer for future development.

J. The Parties further desire to enter into this Agreement to provide for the execution of an appropriate compensation agreement in accordance with Health and Safety Code Section 34180(f).

**NOW, THEREFORE**, the Parties agree as follows:

Section 1. Definitions. The following definitions shall apply in this Agreement:

- (a) “Agreement” means this Compensation Agreement Pursuant To Health and Safety Code Section 34180(f) for Transfer of Royal Theater Properties For Future Development Activity, as may be amended from time to time.
- (b) “Applicable Fiscal Year” means each Fiscal Year of the City in which the City receives Interim Municipal Use Annual Operating Proceeds from an Interim Municipal Use of one or more of the Properties, as more fully described in Section 7.
- (c) “Applicable Shares” has the meaning given in Section 6(a).
- (d) “Auditor-Controller” means the Santa Barbara County Auditor-Controller.
- (e) “City” means the City of Guadalupe.

(f) “DDA” means, with respect to each Property, the disposition and development agreement between the City and a Developer for that Property.

(g) “Developer” means, with respect to each Property, the developer to which the City disposes of that Property pursuant to a DDA.

(h) “Disposition Proceeds” means, with respect to each Property, the gross purchase price and other compensation, if any, actually received by the City from the Developer in consideration for the disposition of the Property pursuant to the DDA, less the sum of the City’s actual costs for the following items (but only to the extent paid from City funds and not from funds provided by the Successor Agency, a Developer, or another separate entity), each to be documented in reasonable detail in the Disposition Proceeds Statement for the Property:

(1) the City’s actual, reasonable costs for normal maintenance, management and insurance of the applicable Property from the date the Property was transferred by the Successor Agency to the City to the date the Property is disposed of by the City to the Developer pursuant to the DDA;

(2) the City’s actual costs of any rehabilitation, improvement to alleviate blight, and capital improvements or repairs to maintain the Property in a safe and lawful condition incurred from the date the Property is transferred by the Successor Agency to the City to the date the Property is disposed of by the City to the Developer pursuant to the DDA;

(3) the City’s actual costs of site preparation, including hazardous materials remediation and pollution legal liability insurance premiums, if any, required to be paid by the City under the DDA for the applicable Property to prepare the Property for disposition;

(4) the City’s actual, reasonable costs to pay third party vendors for appraisal, legal, real estate consultant and marketing, title company, title insurance and other costs related to Developer selection, DDA preparation and approval, and closing costs for disposition of the Property; plus

(5) any broker’s commissions payable by the City pursuant to the DDA for the Property.

(i) “Disposition Proceeds Receipt Date” means, with respect to each Property, the date on which the City receives the proceeds from the disposition of that Property to the Developer pursuant to the DDA.

(j) “Disposition Proceeds Statement” means, with respect to each Property, the statement prepared by the City and delivered to the Taxing Entities in accordance with Section 5(b).

(k) “DOF” means the California Department of Finance.

(l) “Effective Date” has the meaning given in Section 2.

(m) “ERAF” means the Educational Revenue Augmentation Fund maintained by the Auditor-Controller.

(n) “Fiscal Year” means the fiscal year of the City in effect from time to time. The current Fiscal Year period of the City commences on July 1 of each calendar year and ends on the following June 30.

(o) “Former RDA” means the Redevelopment Agency of the City of Guadalupe.

(p) “Interim Municipal Use” means an interim use by the City of a Property, such as for a theater, community space, landscape features, parking lots available for community events, and other similar uses.

(q) “Interim Municipal Use Annual Operating Proceeds” means, for each Applicable Fiscal Year, the gross revenue actually received by the City from Interim Municipal Use of the Properties, as documented in reasonable detail in the Operating Proceeds Statement for the Applicable Fiscal Year.

(r) “LRPMP” means the Long-Range Property Management Plan of the Successor Agency.

(s) “Operating Proceeds Statement” means, with respect to each Applicable Fiscal Year, the statement prepared by the City and delivered to the Taxing Entities in accordance with Section 7(c).

(t) “Oversight Board” means the Successor Agency’s oversight board established and acting in accordance with the Redevelopment Dissolution Statutes.

(u) “Parties” means all of the parties to this Agreement as set forth in the opening paragraph of this Agreement. “Party” means one of the Parties individually.

(v) “Properties” mean collectively, the following three adjacent parcels of real property that are owned by the City and that are subject to the terms of this Agreement:

(1) “Property 1”: an approximately 7,200 square foot property located at 848 Guadalupe Street identified as APN 115-101-001;

(2) “Property 2”: property located at 836 Guadalupe Street identified as APN 115-101-011; and

(3) “Property 3”: property located at 836 Guadalupe Street identified as APN 115-113-001.

Each of the above Properties is referred to individually as a “Property”.



(w) “Redevelopment Dissolution Statutes” means collectively ABxl 26 enacted in June 2011, as amended to date.

(x) “Redevelopment Plan” means the [Consolidated Amended and Restated Redevelopment Plan for the Guadalupe Merged Redevelopment Project] adopted by the City Council of the City by Ordinance No. [REDACTED] on [REDACTED].

(y) “Successor Agency” means the Successor Agency to the Guadalupe Redevelopment Agency.

(z) “Taxing Entities” means, collectively, the following entities that comprise affected taxing entities for purposes of the Redevelopment Dissolution Statutes:

- City of Guadalupe (“**City**”);
- County of Santa Barbara (“**County**”);
- Santa Maria Public Airport District (“**Airport District**”);
- Guadalupe Cemetery District (“**Cemetery District**”);
- Cachuma Resource Conservation District (“**Resource Conservation District**”);
- Santa Maria Valley Water Conservation District (“**Water Conservation District**”);
- Guadalupe Union School District (“**Guadalupe USD**”);
- Santa Maria Joint Union High School District (“**Santa Maria JUHSD**”);
- Allan Hancock Community College District (“**Allan Hancock CCD**”); and
- Santa Barbara County Education Office (“**Office of Education**”).

Section 2. Effectiveness of Agreement. This Agreement shall become effective only upon satisfaction of the following conditions:

(a) Approval of this Agreement by the City and direction by the City Council to execute and implement this Agreement pursuant to Health and Safety Code Section 34180(f) (the “City Action”);

(b) Approval by the Oversight Board of the LRPMP for transfer of the Properties to the City for future development. The LRPMP was approved by the Oversight Board on February 26, 2015.

(c) Notification to DOF of the Oversight Board action and approval by DOF of the Oversight Board action approving the LRPMP. DOF notified the Oversight Board and Successor Agency of its approval of the LRPMP by letter dated September 4, 2015.

(d) Signature of this Agreement by each of the parties hereto. Promptly following the effectiveness of this Agreement, the City and the Successor Agency shall transmit notice to all the other Parties that the Agreement is effective and specifying the date the Agreement became effective (the “Effective Date”).

Once effective, the terms and conditions of this Agreement shall apply retroactively to the date the Properties were transferred to the City by the Successor Agency.

Section 3. Signatories With Respect To Certain Funds.

(a) **City.** The City of Guadalupe administers the following funds, and in addition to entering into this Agreement for the City itself, the City is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #0640 City of Guadalupe (12.8351938% of 22-23 Tax Base)
- Fund #0680 Guadalupe Lighting (3.8440946% of 22-23 Tax Base)

(b) **County.** The County administers the following special districts and funds, and in addition to entering into this Agreement for the County itself, the County is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #0001 General (15.9892704% of 22-23 Tax Base)
- Fund #2280 Fire Protection District (0% of 22-23 Tax Base)
- Fund #2400 Flood Ctr/Water Conservation District (0.2155233% of 22-23 Tax Base)
- Fund #2460 Guadalupe Flood Zone Number 3 (0.8584783% of 22-23 Tax Base)
- Fund #2570 SM River Levee Maintenance Zone (0.1234373% of 22-23 Tax Base)
- Fund #3050 Water Agency (0.2684557% of 22-23 Tax Base)
- Fund #9802 Education Revenue Augmentation (ERAF) (11.9251073% of 22-23 Tax Base)

(c) **Airport District.** The Airport District administers the following special district and fund, and in addition to entering into this Agreement for the Airport District itself, the Airport District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #3210 Santa Maria Public Airport Dst (0.9576147% of 22-23 Tax Base)

(d) **Cemetery District.** The Cemetery District administers the following special district and fund, and in addition to entering into this Agreement for the Cemetery District itself, the Cemetery District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #3280 Guadalupe Cemetery District (1.9151936% of 22-23 Tax Base)

(e) **Resource Conservation District.** The Resource Conservation District administers the following special district and fund, and in addition to entering into this Agreement for the Resource Conservation District itself, the Resource Conservation District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #4500 Cachuma Resource Cons Dist (0.0022189% of 22-23 Tax Base)

(f) **Water Conservation District.** The Water Conservation District administers the following special district and fund, and in addition to entering into this Agreement for the Water Conservation District itself, the Water Conservation District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #5700 SM Vly Wtr Cons -General (0.3784720% of 22-23 Tax Base)

(g) **Guadalupe USD.** Guadalupe USD administers the following special district and fund, and in addition to entering into this Agreement for Guadalupe USD itself, Guadalupe USD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #6901 Guadalupe Union Sch Dist-Gen. (28.4494279% of 22-23 Tax Base)

(h) **Santa Maria JUHSD.** Santa Maria JUHSD administers the following special district and fund, and in addition to entering into this Agreement for Santa Maria JUHSD itself, Santa Maria JUHSD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #8301 SMJH District-General (15.3884393% of 22-23 Tax Base)

(i) **Allan Hancock CCD.** Allan Hancock CCD administers the following special district and fund, and in addition to entering into this Agreement for Allan Hancock CCD itself, Allan Hancock CCD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #9410 Allan Hancock CC District-Gen (4.0807335% of 22-23 Tax Base)

(j) **Office of Education.** The Office of Education (i.e., the office of the Santa Barbara County Superintendent of Schools) administers the following special fund and in addition to entering into this Agreement for the Office of Education itself, the Office of Education is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #9801 County School Service (2.7683393% of 22-23 Tax Base)

Section 4. **Conveyance of Properties To City.** In consideration for the distributions to the Taxing Entities by the City through the Auditor-Controller set forth in Section 6 (updated as to percentages for the year in which the distribution occurs), the Successor Agency did convey, and the City did accept, all of the interest in and to the Properties (subject to the special provisions regarding the conveyance of the Properties).

Section 5. Disposition of Properties By City. Within a time frame determined by the City to yield a financially feasible and marketable development, the City shall use diligent good faith efforts to select a Developer for each Property or, for the Properties collectively, negotiate and obtain approval and execution of the DDA for the Property, and dispose of the Property to the Developer in accordance with the applicable DDA. City shall obtain the Disposition Proceeds for distribution through the Auditor-Controller to the Taxing Entities pursuant to Section 6 and to enable development of each Property in accordance with the Redevelopment Plan. As required by Government Code Section 52201, the purchase price payable to the City for each Property under the applicable DDA shall be an amount that is determined to be not less than the Property's fair market value at highest and best use, or the Property's fair reuse value at the use and with the covenants and conditions and development costs authorized by the applicable DDA.

By not later than the date of first published notice of the City Council public hearing for the applicable DDA (the "DDA Public Hearing Notice"), the City shall provide each Taxing Entity with a copy of the DDA Public Hearing Notice (including the date, time and location of the public hearing and the location at which the proposed DDA may be inspected and copied), and a statement setting forth the proposed purchase price to be paid to the City under the proposed DDA.

Upon the execution of the DDA for the Property, the City shall transmit a copy of the executed DDA to the other Parties.

Section 6. Compensation To Taxing Entities Related To Disposition Proceeds.

(a) Distribution of Disposition Proceeds. Within fifteen (15) days after the Disposition Proceeds Receipt Date with respect to the Property, the City shall remit the Disposition Proceeds for that Property to the Auditor-Controller for subsequent distribution by the Auditor-Controller among the Taxing Entities in proportion to their shares of the base property tax (the "Applicable Shares"), as determined by the Auditor- Controller pursuant to Health and Safety Code Section 34188. The attached Exhibit A shows, for illustrative purposes only, the Applicable Shares of the Taxing Entities that would have applied to a distribution under this Section 6 had the distribution been made for the fiscal 2022-23 year, as provided by the Auditor-Controller.

(b) Accounting Requirements. At the time of each distribution pursuant to subsection (a), the City shall provide to the Taxing Entities and the Auditor- Controller a statement prepared in accordance with sound accounting practice that provides the City's calculation of the Disposition Proceeds (the "Disposition Proceeds Statement"). The City shall keep complete, accurate and appropriate books and records of its calculation of the Disposition Proceeds with respect to each distribution. The Auditor- Controller shall have the right, on behalf of the Taxing Entities and upon reasonable written notice to City, to audit and examine such books, records and documents and other relevant items in the possession of City, but only to the extent necessary for a proper determination of Disposition Proceeds.

Section 7. Compensation To Taxing Entities Related To Interim Municipal Use Annual Operating Proceeds.

(a) Applicability. The provisions of this Section 7 shall apply for each Fiscal Year in which one or more of the Properties is used for an Interim Municipal Use and generates Interim Municipal Use Annual Operating Proceeds to the City (each, an “Applicable Fiscal Year”). Nothing in this Agreement shall obligate the City to charge any fees or other amounts or to collect any revenues with respect to an Interim Municipal Use of any of the Properties.

(b) Distribution of Interim Municipal Use Annual Operating Proceeds. Within ninety (90) days after the end of each Applicable Fiscal Year, the City shall remit the Interim Municipal Use Annual Operating Proceeds for that Applicable Fiscal Year to the Auditor-Controller for subsequent distribution by the Auditor-Controller among the Taxing Entities in proportion to their Applicable Shares, as determined by the Auditor-Controller pursuant to Health and Safety Code Section 34188. The attached Exhibit A shows, for illustrative purposes only, the Applicable Shares of the Taxing Entities that would have applied to a distribution under this Section 7 had the distribution been made for the fiscal 2022-23 year, as provided by the Auditor-Controller.

(c) Governmental, Public and Community Uses Permitted. The City may use the Property for any interim use permitted by applicable laws, and may permit the Taxing Entities to use the Property without charge. The City shall have no obligation to permit the Taxing Entities to use the Property for fee-generating uses, use by for-profit third parties, political or campaign-related uses, or any other use not related to the governmental purposes of the Taxing Entities. The City may permit fundraising uses supporting the governmental purposes of the Taxing Entities or the community in the City’s sole and absolute discretion. The Taxing Entities further acknowledge and agree that the City may use tax-exempt bond proceeds to renovate the Property and that such funding imposes restrictions on the use of the Property by private entities and/or for fee-generating purposes.

(d) Deed of Trust. At the time the Property was transferred to the City, the Property was subject to that certain Note Secured by Deed of Trust dated as of July 29, 2000 (the “**Loan**”), which was executed by the Redevelopment Agency in favor of Mr. Henry Garcia, Jr. and Ms. Olivia Garcia (Ms. Olivia Garcia having been paid in full, Mr. Henry Garcia Jr. is referred to herein as the “**Lender**”). The Loan is not subject to prepayment at the option of the City. At the time the Property was transferred to the City, the Loan was outstanding in the principal amount of \$10,515, accrued interest at 9%, and had remaining payments of principal and interest to maturity equal the cumulative amount of \$10,929.54 (from June 4, 2018 through final maturity of June 4, 2020). The Taxing Entities agree that the City shall be entitled to deduct payments made on the Loan in calculating Interim Municipal Use Annual Proceeds, if applicable, or Disposition Proceeds.

(e) Distributions to Cemetery District. The City and the Cemetery District entered into that certain Compensation Agreement (Guadalupe Cemetery District) dated as of October 1, 2018 (“2018 Agreement”), which provided that, in compensation for the Successor Agency’s transfer of the Property to the City, the Cemetery District accepted transfer of title to a “Winch Truck” (as defined in the 2018 Agreement). A copy of the 2018 Agreement is attached hereto as Exhibit B. The value of the Cemetery District’s share of compensation from the Property at that time was estimated to be \$1,768.15 (defined as the “Potential Compensation Amount” in the 2018 Agreement). Accordingly, the Parties hereto, including, without limitation, the City and the Cemetery District, agree that the Cemetery District shall not receive aggregate

Interim Municipal Use Annual Proceeds, if applicable, or Disposition Proceeds, unless, and only to the extent that, such proceeds exceed \$1,768.15.

(f) Accounting Requirements. At the time of each distribution pursuant to subsection (a), the City shall provide to the Taxing Entities and the Auditor- Controller a statement prepared in accordance with sound accounting practice that provides the City's calculation of the Interim Municipal Use Annual Operating Proceeds (the "Operating Proceeds Statement"). The City shall keep complete, accurate and appropriate books and records of its calculation of the Interim Municipal Use Annual Operating Proceeds with respect to each distribution. The Auditor-Controller shall have the right, on behalf of the Taxing Entities and upon reasonable written notice to City, to audit and examine such books, records and documents and other relevant items in the possession of City, but only to the extent necessary for a proper determination of the Interim Municipal Use Annual Operating Proceeds.

Section 8. Term of Agreement: Early Termination.

(a) Term. The term of this Agreement shall commence on the Effective Date and, unless sooner terminated as otherwise provided in this Agreement, shall expire upon (i) the earlier to occur of twenty-five (25) years from the date set forth above, or (ii) the distribution by the City of all amounts owed to the Taxing Entities under this Agreement.

(b) Early Termination. Notwithstanding any other provision of this Agreement, a Party may terminate this Agreement upon written notice to the other Parties if a court order, legislation, or DOF policy reverses DOF's directive regarding the need for this Agreement and the payment of compensation by the City pursuant to Health and Safety Code Section 34180(1) (an "Early Termination"). An Early Termination shall become effective five (5) days after the terminating Party delivers the required notice to the other Parties in accordance with Section 9(a). Upon effectiveness of an Early Termination, no Party shall have any further rights or obligations under this Agreement, and the City may retain the Disposition Proceeds from the disposition of any Property for which the City has not yet received the Disposition Proceeds as of the effective date of the Early Termination, and may retain any Interim Municipal Use Annual Operating Proceeds for which the City was not required to make the distribution to the Taxing Entities as of the effective date of the Early Termination; provided, however, that the City shall have no right to recover any Disposition Proceeds or any Interim Municipal Use Annual Operating Proceeds from any Taxing Entity that were distributed by the City prior to the effective date of the Early Termination.

Section 9. Miscellaneous Provisions.

(a) Rights of the City. The Parties acknowledge and agree that, pursuant to the LRPMP, the City is entitled to receive fee title to the Property from the Successor Agency at no cost pursuant to the LRPMP, at any time (as determined by the City and the Successor Agency), subject only to this Agreement. Except for the right to receive Disposition Proceeds (if any) pursuant to Section 5 and the right to receive Interim Municipal Use Annual Operating Proceeds (if any) pursuant to Section 7, the Parties hereby expressly acknowledge and agree as follows:

(b) The Taxing Entities (other than the City) shall have no right, title or interest in or to the Property, and

(c) The Taxing Entities (other than the City), shall have no consent or approval rights with respect to the use of the Property or any part thereof, the development of the Property, the sale, conveyance, or transfer of the Property or any part thereof, any encumbrance of any portion of the Property, or any other matters relating to the Property during or following the Term hereof, except to the extent such Taxing Entities have regulatory authority with respect to such matters pursuant to applicable laws, and

(d) The Taxing Entities shall have no right to receive any payment or other compensation in connection with a sale of the Property by the City, including any percentage or portion of the proceeds of such sale, except for such Taxing Entity's share of Disposition Proceeds as set forth in Section 5. In this regard, the Parties acknowledge and agree that the City may (but is not required to) spend money to renovate the Property in connection with any Interim Municipal Use and that such renovations, or other circumstances or market conditions, may increase the value of the Property. Such renovation costs, if any, may be deducted by the City in calculating Disposition Proceeds or Interim Municipal Use Annual Operating Proceeds, as applicable.

(e) Notices. All notices, statements, or other communications made pursuant to this Agreement to another Party or Parties shall be in writing, and shall be sufficiently given and served upon the Party if sent by (1) United States certified mail, return receipt requested, postage prepaid, or (2) nationally recognized overnight courier, with charges prepaid or charged to sender's account, and addressed to the applicable Party at the address set forth on that Party's signature page. Any Party may change its address for notice purposes by written notice to the other Parties prepared and delivered in accordance with the provisions of this Section.

(f) No Third Party Beneficiaries. No person or entity other than the Parties and their permitted successors and assigns, shall have any right of action under this Agreement.

(g) Litigation Regarding Agreement. In the event litigation is initiated attacking the validity of this Agreement, each Party shall in good faith defend and seek to uphold the Agreement and shall be responsible for its own legal fees and costs.

(h) State Law; Venue. This Agreement, and the rights and obligations of the Parties hereto, shall be construed and enforced in accordance with the laws of the State of California. Any action to enforce or interpret this Agreement shall be filed and heard in the Superior Court of Santa Barbara County, California or in the Federal District Court for the Central District of California.

(i) Attorneys' Fees. In any action which a Party brings to enforce its rights hereunder, the unsuccessful Party or Parties shall pay all costs incurred by the prevailing party, including reasonable attorneys' fees and costs.

(j) Entire Agreement; Amendment. This Agreement constitutes the entire and integrated agreement of the Parties and supersedes all prior negotiations, representations, or agreements, either written or oral, except the 2018 Agreement (which remains in full force and

effect). This Agreement may be modified only in writing and only if signed by all of the Parties, except as otherwise provided below.

(k) Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same agreement. The signature page of any counterpart may be detached therefrom without impairing the legal effect of the signature(s) thereon, provided such signature page is attached to any other counterpart identical thereto having additional signature pages executed by the other Parties. Any executed counterpart of this Agreement may be delivered to the other Parties by facsimile and shall be deemed as binding as if an originally signed counterpart was delivered.

(l) Non-Waiver. No waiver of a breach, failure of any condition, or any right or remedy contained in or granted by the provisions of this Agreement will be effective unless it is in writing and signed by the waiving Parties.

(m) No Partnership. Nothing contained in this Agreement shall be construed to constitute any Party as a partner, employee, joint venturer, or agent of any other Party.

(n) Ambiguities. Any rule of construction to the effect that ambiguities are to be resolved against the drafting party does not apply in interpreting this Agreement.

(o) Exhibits. The following exhibits are incorporated in this Agreement by reference:

Exhibit A: Taxing Entities Applicable Shares of Property Taxes

Exhibit B: Compensation Agreement (Guadalupe Cemetery District) dated as of October 1, 2018

(p) Severability. If any term, provision, or condition of this Agreement is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall continue in full force and effect unless an essential purpose of this Agreement is defeated by such invalidity or unenforceability.

(q) Action or Approval. Whenever action and/or approval by the City is required under this Agreement, the City Administrator or his or her designee may act on and/or approve such matter unless specifically provided otherwise, or unless the City Administrator determines in his or her discretion that such action or approval requires referral to the City Council for consideration.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the date set forth in the opening paragraph of this Agreement.

[signature pages S-1 through S-10 follow]



IN WITNESS WHEREOF, the City has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**CITY OF GUADALUPE**, a municipal corporation

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
City Attorney

Address for Notices:

City of Guadalupe  
918 Obispo Street  
PO Box 918  
Guadalupe, CA 93434

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The County has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**COUNTY OF SANTA BARBARA**, a political subdivision of the State of California

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
County Counsel

Address for Notices:

County of Santa Barbara  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Airport District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA PUBLIC AIRPORT  
DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Public Airport District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Cemetery District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**GUADALUPE CEMETERY DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Guadalupe Cemetery District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Resource Conservation District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**CACHUMA RESOURCE CONSERVATION DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Cachuma Resource Conservation District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Water Conservation District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA VALLEY WATER  
CONSERVATION DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Valley Water Conservation District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Guadalupe USD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**GUADALUPE UNION SCHOOL DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Guadalupe Union School District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Santa Maria JUHSD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA JOINT UNION HIGH SCHOOL DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Joint Union High School District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*



The Allan Hancock CCD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**ALLAN HANCOCK COMMUNITY  
COLLEGE DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Allan Hancock Community College District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Office of Education has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA BARBARA COUNTY EDUCATION OFFICE**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Barbara County Education Office  
[insert address for notices]

EXHIBIT A

ILLUSTRATIVE TAXING ENTITIES  
 APPLICABLE SHARES OF PROPERTY TAXES

Below is the allocation percentages for FY 22-23 for proceeds of a sale of an asset:

		Calculate TRA Allocation Ratios 34188	
		A	B = A / Σ A
Fund	Taxing Agency	Property Tax Increment Dollars from TRAs within RDA Boundaries FY 22-23	Ratio %
0001	General	446,761	15.9892704%
0640	City of Guadalupe	358,632	12.8351938%
0680	Guadalupe Lighting	107,409	3.8440946%
0685	Guadalupe Redevelopment Agency		
2280	Fire Protection Dist	0	0.0000000%
2400	Flood Ctrl/Wtr Cons Dst Mt	6,022	0.2155233%
2460	Guadalupe Flood Zone Number 3	23,987	0.8584783%
2570	SM River Levee Maint Zone	3,449	0.1234373%
3050	Water Agency	7,501	0.2684557%
3210	Santa Maria Public Airport Dst	26,757	0.9576147%
3280	Guadalupe Cemetery District	53,513	1.9151936%
4500	Cachuma Resource Cons Dist	62	0.0022189%
5700	SM Vly Wtr Cons - General	10,575	0.3784720%
6901	Guadalupe Union Sch Dist-Gen	794,914	28.4494279%
8301	SMJH District-General	429,973	15.3884393%
9410	Allan Hancock CC Dist-Gen	114,021	4.0807335%
9801	County School Service	77,351	2.7683393%
9802	Education Revenue Augmentation	333,203	11.9251073%
		2,794,130	1.0000000%

EXHIBIT B

2018 AGREEMENT

(attached)

**COMPENSATION AGREEMENT  
(Guadalupe Cemetery District)**

This Compensation Agreement (this “**Agreement**”), dated for reference purposes only as of October 1, 2018, is entered into by and between the City of Guadalupe (“**City**”) and the Guadalupe Cemetery District (“**Cemetery District**”). The City and Cemetery District are sometimes referred to individually as a “**Party**” and collectively as the “**Parties.**”

**RECITALS**

A. Pursuant to Assembly Bill x1 26, effective February 1, 2012 (as amended from time to time, the “**Dissolution Act**”), the Redevelopment Agency of the City of Guadalupe (“**Redevelopment Agency**”) was dissolved, and pursuant to Health & Safety Code Section 34173, the City serves as the successor agency to the dissolved Redevelopment Agency (the “**Successor Agency**”).

B. Pursuant to Health and Safety Code Section 34191.5, the Successor Agency prepared a Long-Range Property Management Plan (“**LRPMP**”) that addresses disposition of the real property formerly owned by the Redevelopment Agency.

C. On February 26, 2015, the LRPMP was approved by OB Resolution No. 2015-02 of the Oversight Board to the Successor Agency.

D. On September 4, 2015, the State Department of Finance approved the LRPMP.

E. The LRPMP provides that (1) certain property held by the Successor Agency (the Royal Theatre located at 848 Guadalupe Street, APN 126-143-012, and two adjacent vacant parcels located at 836 Guadalupe Street, APN 115-101-011 and APN 115-113-001) (the “**Property**”) will be transferred to the City for future development pursuant to Health and Safety Code Section 34191.5, subdivisions (c)(2) and (c)(2)(A) and (2) the City will enter into a compensation agreement with the affected taxing entities (the “**Taxing Entities**”) pursuant to Health and Safety Code Section 34180(f). This Agreement constitutes the compensation agreement between the City and the Cemetery District required by the LRPMP.

F. The City obtained an appraisal of the fair market value of the Property, dated June 12, 2017, which determined that the fair market value of the Property is \$110,000. The City has offered to allow certain public entities that levy taxes within the Redevelopment Agency’s redevelopment project area to use the Property or, if the City sells the Property, the City has offered to pay such taxing entities a portion of the value of the Property (reduced by the amount of a loan secured by the Property and estimated costs of selling the Property). The City estimates the Cemetery District’s share of this payment, if and when paid, would have been \$1,768.15 (the “**Potential Compensation Amount**”). The Potential Compensation Amount is calculated based on the Cemetery District’s 1.9351475% share of the 1.00% general property tax levy within the Redevelopment Agency’s redevelopment project area, as reported by the County of Santa Barbara.

G. The Cemetery District wishes to acquire a winch truck currently owned by the City and described in more detail below, in exchange for the Cemetery District’s agreement to forego any rights with respect to the Property (including the Potential Compensation Amount) that the Cemetery

District could claim under the Dissolution Act, including without limitation Health and Safety Code Sections 34180(f) and 34191.5(c).

H. The foregoing recitals are true and correct.

NOW THEREFORE, the Parties agree as follows.

**1. Conveyance of Winch Truck.** In consideration of the Cemetery District's agreements, acknowledgements, waivers and releases set forth in this Agreement, the City hereby agrees to transfer and convey, by bill of sale, all right, title and interest held by the City in that certain 1995 Ford winch truck, Plate Number 027096, Vehicle Identification Number 1FDHF38C6SEA53467 (the "Winch Truck"). The Winch Truck is currently owned by the City and has been declared to be surplus by the City. The City shall transfer title to the Winch Truck to the Cemetery District within ten (10) business days following the Cemetery District's execution of this Agreement.

**(a) "As Is" Condition.** The Cemetery District shall accept the Winch Truck in its "as is" condition, with all defects and faults, whether patent or latent, and shall release the City from any and all claims the Cemetery District may have otherwise had against the City in connection with, arising from, or caused by the condition of the Winch Truck. The Cemetery District acknowledges and agrees that it has been provide will adequate opportunities to inspect and test the Winch Truck. The City makes no representation to the Cemetery District with respect to the condition of the Winch Truck, the operations of the Winch Truck, or any other matters relating to the condition or usefulness of the Winch Truck for the Cemetery District's intended purposes.

**2. Rights of the City.** The Cemetery District acknowledges and agrees that, pursuant to the LRPMP, the City is entitled to receive fee title to the Property from the Successor Agency at no cost pursuant to the LRPMP, at any time (as determined by the City and the Successor Agency).

**3. Release, Waiver, Acknowledgement and Agreement by Cemetery District.** In consideration of the City's transfer of the Winch Truck to the Cemetery District, the Cemetery District hereby provides the express waivers, releases, acknowledgements and agreements set forth below:

**(a)** The Cemetery District shall have no right, title or interest in or to the Property.

**(b)** The Cemetery District shall have no consent or approval rights with respect to the use, development, sale, conveyance, or transfer of the Property or any part thereof, any encumbrance of any portion of the Property, or any other matters relating to the Property.

**(c)** The Cemetery District waives any and all right it may have otherwise had to receive the Potential Compensation Amount and shall receive no compensation in connection with the Property, including any percentage or portion of the proceeds of any sale of the Property, except as provided in Section 1 hereof.

**(d)** The Cemetery District acknowledges and agrees that the City may (but is not required to) spend money to renovate the Property and that such renovations, or other circumstances

or market conditions, may increase the value of the Property. Further, if the City sells or leases the Property to a governmental entity or a non-profit entity, the Property may no longer be subject to taxation during the term of ownership or use by such entity. The Cemetery District will receive no payment or other benefit as a result of any increase in the value of the Property from time to time, whether as a result of the activities of the City at the Property or otherwise, and shall have no right to contest or object to a sale or lease of the Property that might reduce the assessed value of the Property.

(e) Except as expressly set forth in this Agreement, the Cemetery District hereby waives any and all rights (as respects the City, Redevelopment Agency or Successor Agency) arising under Health and Safety Code Sections 34180(f) and 34191.5(c) or the LRPMP.

(f) In addition to the conveyance of the Property to the City, the LRPMP provides that certain property held by the Successor Agency (the City’s water storage tank and water treatment facility located at 303 Obispo Street) will be transferred to the City for a governmental use, as permitted by Health and Safety Code Sections 34181(a) and 34191.5(c)(2) (“**Governmental Use Property**”), and that certain property held by the Successor Agency (the Former Lantern Hotel located 879 Guadalupe Street and the Former Al’s Union located at 995 Guadalupe Street) will be sold by the Successor Agency, with the proceeds of sale to be distributed to the County Auditor-Controller for distribution to the taxing entities pursuant to Health and Safety Code Section 34191.5, subdivisions (c)(2) and (c)(2)(B) (“**Successor Agency Sale Property**”). Neither the Dissolution Act nor the LRPMP requires the City to pay compensation to any Taxing Entity with respect to the Governmental Use Property or the Successor Agency Sale Property. Accordingly, this Agreement does not address the conveyance or use of the Governmental Use Property or the Successor Agency Sale Property and does not provide for compensation to any Taxing Entity in connection with the conveyance or use of the Governmental Use Property or the Successor Agency Sale Property.

**4. Miscellaneous Provisions.**

(a) **Notices.** Except as otherwise specified in this Agreement, all notices to be sent pursuant to this Agreement shall be made in writing and sent to the Parties at their respective addresses set forth below:

If to the City: City of Guadalupe  
918 Obispo Street  
P O BOX 918  
Guadalupe, CA 93434

If to the Cemetery District: Guadalupe Cemetery District  
4655 West Main Street  
Guadalupe, CA 93434  
Attention: Superintendent  
Tel: (858) 343-1415

Either Party may change its address for notices by written notice delivered to the other Parties in accordance with this Section. All such notices shall be sent by: (i) personal delivery, in which case notice is effective upon delivery; (ii) certified or registered mail, return receipt requested, in which case notice shall be deemed delivered on receipt if delivery is confirmed by a return receipt; or (iii)

nationally recognized overnight courier, with charges prepaid or charged to the sender's account, in which case notice is effective on delivery if delivery is confirmed by the delivery service.

(b) **Headings; Interpretation.** The Section headings and captions used herein are solely for convenience and shall not be used to interpret this Agreement. The Parties agree that this Agreement shall not be construed as if prepared by one of the Parties, but rather according to its fair meaning as a whole, as if all Parties had prepared it.

(c) **Action or Approval.** Whenever action and/or approval by City is required under this Agreement, the City Administrator or her designee may act on and/or approve such matter unless specifically provided otherwise, or unless the City Administrator determines in her sole discretion that such action or approval requires referral to City Council for consideration.

(d) **Entire Agreement.** This Agreement contains the entire agreement among the Parties with respect to the subject matter hereof, and supersedes all prior written or oral agreements, understandings, representations or statements between the Parties with respect to the subject matter hereof.

(e) **Counterparts.** This Agreement may be executed in multiple counterparts, each of which shall be an original and all of which taken together shall constitute one instrument. The signature page of any counterpart may be detached therefrom without impairing the legal effect of the signature(s) thereon provided such signature page is attached to any other counterpart identical thereto having additional signature pages executed by the other Parties. Any executed counterpart of this Agreement may be delivered to the other Parties by facsimile and shall be deemed as binding as if an originally signed counterpart was delivered.

(f) **Severability.** If any term, provision, or condition of this Agreement is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall continue in full force and effect unless an essential purpose of this Agreement is defeated by such invalidity or unenforceability.

(g) **No Third Party Beneficiaries.** Except as expressly set forth herein, nothing contained in this Agreement is intended to or shall be deemed to confer upon any person, other than the Parties, any rights or remedies hereunder.

(h) **Governing Law; Venue.** This Agreement shall be governed by and construed in accordance with the laws of the State of California without regard to principles of conflicts of laws. Any action to enforce or interpret this Agreement shall be filed and heard in the Superior Court of Santa Barbara County, California or in the Federal District Court for the Central District of California.

*[SIGNATURES APPEAR ON FOLLOWING PAGES.]*



IN WITNESS WHEREOF, the City and the Cemetery District have executed this Compensation Agreement by their authorized representatives.

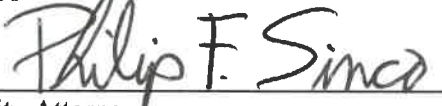
**CITY OF GUADALUPE**, a municipal corporation

By:   
John Lizalde, Mayor

Attest:

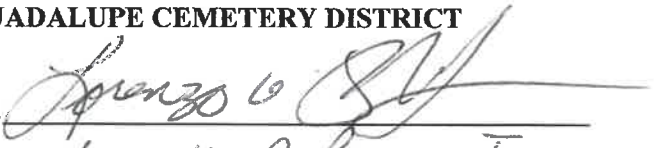
  
City Clerk

Approved as to form:

  
City Attorney

The Cemetery District has executed this Compensation Agreement by its authorized representative, as indicated below.

**GUADALUPE CEMETERY DISTRICT**

By: 

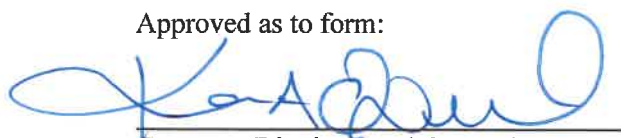
Name: LORENZO Q. PEREZ JR

Title: VICE PRESIDENT, Guadalupe Cemetery DISTRICT

Attest:

  
Cemetery District Secretary

Approved as to form:

  
Cemetery District Legal Counsel



**REPORT TO THE SUCCESSOR AGENCY TO THE  
REDEVELOPMENT AGENCY OF THE CITY OF GUADALUPE  
Agenda of November 28, 2023**

*Joy Otsuki*

**Prepared by:**  
**Joy Otsuki, Special Counsel to the Successor Agency**

*Todd Bodem*

**Approved by:**  
**Todd Bodem, City Administrator**

**SUBJECT:** Resolution of the Successor Agency to the Redevelopment Agency of the City of Guadalupe approving the Transfer of Property for Future Development to the City of Guadalupe in accordance with Health & Safety Code section 34181(a) (former Al's Union site)

**RECOMMENDATION:**

That the Successor Agency Board adopt Resolution No. 2023-03 entitled "Resolution of the Successor Agency to the Redevelopment Agency of the City of Guadalupe Approving the Transfer of Property for Future Development to the City of Guadalupe in accordance with Health & Safety Code Section 34181(a)."

**EXECUTIVE SUMMARY:**

Pursuant to California Health and Safety Code (HSC) Section 34181(a), the Successor Agency to the Redevelopment Agency of the City of Guadalupe (Successor Agency) may transfer real property to the City of Guadalupe (City) for future development, provided that the City enters into a Compensation Agreement with the taxing entities providing for the distribution of sales proceeds to the taxing entities upon the eventual sale of the property.

**BACKGROUND:**

The former Guadalupe Redevelopment Agency received a donation of a vacant 0.42-acre commercial parcel located at 995 Guadalupe Street at the corner of Guadalupe Street and 10th Street (APN 115-071-001), known as the "Al's Union Site" (and hereafter referred to as the "Property"). The Property was contaminated and designated by the State as Leaking Underground Fuel Tank (LUFT) Site #52010.

In 2011, the California Legislature enacted Assembly Bill 1x26 to eliminate redevelopment agencies (as amended to date, the "Dissolution Law"). In January 2012, the City of Guadalupe elected to serve as the Successor Agency to its former Redevelopment Agency ("Successor Agency"). As part of the dissolution process, the Successor Agency became successor in interest to various real property formerly owned by the Redevelopment Agency, including the Property.

*Long Range Property Management Plan:*

In accordance with the Dissolution Law, the Successor Agency submitted a “Long Range Property Management Plan” to the California Department of Finance (DOF) proposing that the Property be sold after remediation was completed. The DOF approved the Successor Agency’s Long Range Property Management Plan. The Successor Agency engaged in ongoing remediation of the Property, and after the remediation process was completed, received a letter dated June 30, 2022, from the Santa Barbara County Public Health Department providing a certification of completion of remedial action. The letter states that no further action is required related to the petroleum release at the site.

Surplus Land Act:

In addition to the Dissolution Law, the Successor Agency must comply with the California Surplus Land Act (Gov. Code, § 54220, et seq.) (“SLA”), which requires that before a local agency, including a Successor Agency, takes any action to sell or lease surplus property, it must declare the property to be either “surplus land” or “exempt surplus land”.

The SLA defines “surplus land” as land owned in fee simple by any local agency for which the local agency’s governing body takes formal action in a regular meeting declaring that such land is surplus and is not necessary for the agency’s use. The SLA requires a local agency, including a Successor Agency, to declare such property to be either “surplus land” or “exempt surplus land” prior to taking any action to sell or lease the property.

The SLA further requires local agencies to give written notice of the availability of surplus lands to local public entities (“NOA”), including schools and park districts, within whose jurisdiction the property is located, as well as to housing sponsors that have notified HCD of their interest in surplus properties. The SLA imposes a mandatory negotiation process giving priority to affordable housing development.

On June 13, 2023, the Successor Agency declared the Property as “surplus land.” On June 27, 2023, the Successor Agency issued a NOA for the Property. The Successor Agency did not receive any responses to the NOA expressing an interest in acquiring the Property within the 60-day noticing period, which expired on August 28, 2023.

By letter dated September 19, 2023, the Successor Agency informed the California Department of Housing and Community Development (“HCD”) that the Successor Agency had fulfilled its obligations pursuant the SLA such that it was permitted to dispose of the Property without regard to the provisions of the SLA. The Successor Agency received a letter from HCD dated October 9, 2023, determining that the Successor Agency had met the requirements of the SLA and is therefore permitted to sell or lease the Property.

Countywide Oversight Board and Department of Finance Approval:

As part of the dissolution of the former Redevelopment Agency, Health & Safety Code Section 34177(e) requires the Oversight Board to direct the Successor Agency to dispose of any real property held by the Successor Agency. The LRPMP stated that the Property would be sold by the Successor Agency, but since the LRPMP was approved, the Successor Agency wishes to dispose of the Property in a manner not contemplated by the LRPMP. In order for this to occur, the Successor Agency is required to obtain the approval of the Oversight Board and the Department of Finance. Upon Successor Agency approval of the transfer proposed herein, Successor Agency Staff will submit to the Countywide Oversight Board an

agenda item considering the proposed transfer at the Countywide Oversight Board's next regularly scheduled meeting on January 17, 2024.

**DISCUSSION:**

Staff recommends that the Property be transferred to the City for future development. The Property is the last real property held by the Successor Agency, and must be "disposed of" prior to the Successor Agency's filing of a "Last & Final ROPS" (LFROPS). The Successor Agency desires to file a LFROPS as soon as practical in order to minimize the time and expense required to maintain the Successor Agency. Once a LFROPS is prepared and approved, the Successor Agency will no longer be required to prepare and submit an annual ROPS to the Oversight Board and Department of Finance. Health and Safety Code Section 34191.6(a) states that successor agencies that have received a Finding of Completion may file a Last and Final ROPS when the following conditions are met: 1) the remaining debt is limited to administrative costs and payments pursuant to enforceable obligations with defined payment schedules; 2) all remaining obligations have been previously listed on the ROPS and approved for payment by the Department of Finance ("DOF"); and 3) the Successor Agency is not party to outstanding or unresolved litigation.

Accordingly, the Successor Agency must dispose of this last piece of real property in order to file a LFROPS. Transfer of the Property to the City for future development will require that the City share any profit made from the future sale or operation of the AI's Union Property with the Taxing Entities in accordance with Health & Safety Code Section 34180(f).

A form of Compensation Agreement to be negotiated by the City and the Taxing Entities is attached to the proposed resolution approving the transfer of the Property. The City is currently considering approval of a Compensation Agreement for the Royal Theater, which, if approved, will be circulated for execution by the Taxing Entities. The Compensation Agreement for the Property differs from the Compensation Agreement for the Royal Theater, as the Royal Theater was transferred pursuant to the Long Range Property Management Plan and a prior agreement with the Cemetery District was entered into with respect to the Royal Theater property. The execution of the Compensation Agreement for the Royal Theater will be pursued concurrently with the approval of the Countywide Oversight Board and Department of Finance Approvals for the transfer of the Property to the City. The DOF has up to 105 days (from the date of submittal of a signed Countywide Oversight Board resolution) to consider the proposed transfer of the Property to the City.

The Compensation Agreement sets forth how proceeds from the sale of the Property will be distributed to the Taxing Entities when the City conveys the Property to a private developer for redevelopment, or, if the Property is used for an interim use, when the Property is operated at a profit. The net proceeds received by the City from the interim use and/or ultimate sale of the Property to a private developer will be remitted to the Guadalupe County Auditor-Controller who will then distribute the net proceeds to the Taxing Entities in proportion to their normal respective property tax shares.

The attached Resolution No. 2023-03 authorizes the Successor Agency, upon approval by the Countywide Oversight Board and DOF, and full execution of the Compensation Agreement, to convey the Property to the City for future development.

The Countywide Oversight Board's Resolution approving such transfer must be transmitted to the Department of Finance ("DOF"). DOF has five (5) days after submittal to request a review and one hundred (100) days thereafter to review the Countywide Oversight Board Resolution if it decides to do so.

**ALTERNATIVE:**

The Successor Agency may decline to adopt the form of Resolution submitted herewith.

**FISCAL IMPACT:**

None. The Successor Agency is limited to making payments reflected on an approved ROPS.

**CONCLUSION:**

Staff recommends that the Successor Agency Board adopt Resolution No. 2023-03.

**ATTACHMENTS:**

1. Letter from HCD
2. Resolution No. 2023-03 entitled "Resolution of the Successor Agency to the Redevelopment Agency of the City of Guadalupe Approving Transfer of Property for Future Development to the City of Guadalupe in accordance with Health & Safety Code Section 34181(a)"
3. Form of Compensation Agreement

**LETTER FROM HCD  
WILL BE PROVIDED DURING THE MEETING**

**SUCCESSOR AGENCY RESOLUTION NO. 2023-03**

**A RESOLUTION OF THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF GUADALUPE, APPROVING THE TRANSFER OF PROPERTY FOR FUTURE DEVELOPMENT TO THE CITY OF GUADALUPE IN ACCORDANCE WITH HEALTH & SAFETY CODE SECTION 34181(a)**

**WHEREAS**, on June 29, 2011, the Legislature of the State of California (the “State”) adopted Assembly Bill x1 26 (“AB 26”), which amended provisions of the State’s Community Redevelopment Law (Health & Safety Code sections 33000 et seq.); and

**WHEREAS**, pursuant to AB 26 and the California Supreme Court decision in *California Redevelopment Association, et al. v. Ana Matasantos, et al.*, which upheld AB 26 (together with AB 1484, as amended to date, the “Dissolution Law”), the former Redevelopment Agency of the City of Guadalupe (the “Agency”) was dissolved on February 1, 2012; and

**WHEREAS**, the Successor Agency to the Redevelopment Agency of the City of Guadalupe (the “Successor Agency”) is charged with implementing recognized enforceable obligations and winding down of the affairs of the former Redevelopment Agency of the City of Guadalupe (the “Agency”) in accordance with the California Health and Safety Code; and

**WHEREAS**, the Successor Agency is the owner of certain real property located at 995 Guadalupe Street, in the City of Guadalupe (“City”) more particularly described as Assessor’s Parcel Number 115-071-001 (the “Property”); and

**WHEREAS**, applicable law permits the Property to be conveyed by the Successor to the City for future redevelopment activities by the City consistent with the Redevelopment Plan, and requires that such conveyance to the City shall occur upon the full execution of a compensation agreement (the “Compensation Agreement”) between the City and the affected taxing entities (as listed in the Compensation Agreement, the “Taxing Entities”) for the distribution of net funds received, if any, from the sale of the Property. Such agreement is entitled “Compensation Agreement Pursuant to Health & Safety Code 34180(f) Regarding Successor Agency Transfer of Property to the City of Guadalupe” (“Compensation Agreement”) and a form of such Compensation Agreement is attached hereto; and

**WHEREAS**, the requirements of Health & Safety Code Section 34181(f) will be satisfied, in that the Oversight Board will hold a public meeting to consider the transfer of the Property from the Successor Agency to the City, ten (10) days public notice of said transfer will be provided by the Oversight Board, and members of the public will be given an opportunity to comment on the transfer of the Property; and

**WHEREAS**, all other legal prerequisites to the adoption of this Resolution have occurred.

**NOW, THEREFORE, THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF GUADALUPE, DOES HEREBY RESOLVE, DETERMINE AND ORDER AS FOLLOWS:**

**SECTION 1.** The Recitals set forth above are true and correct and incorporated herein by reference.

**SECTION 2.** Upon receipt of all approvals required by the Dissolution Law and full execution of a Compensation Agreement by the Taxing Entities and the City, in such final form as is reasonably approved by the parties thereto, the Successor Agency is authorized and directed to convey the Property to the City and to take any other action and execute any documents as may be necessary to implement the conveyance of the Property to the City, pursuant to Health and Safety Code section 34181, subdivision (a).

**SECTION 3.** Successor Agency Chair Ariston Julian, or his designee, is hereby authorized and directed to execute grant deeds in a form acceptable to Successor Agency Counsel to transfer ownership of the Property to the City of Guadalupe and, if deemed appropriate by Successor Agency Counsel, enter into such agreements or other documents as may be required in accordance with the Health & Safety Code, and to take such other actions on behalf of the Successor Agency with respect to the foregoing as may be necessary in accordance with applicable law.

**SECTION 4.** If any provision of this Resolution or the application thereof to any person or circumstance is held invalid, such invalidity shall not affect other provisions or applications of this Resolution which can be given effect without the invalid provision or application, and to this end the provisions of this Resolution are severable. The Successor Agency hereby declares that it would have adopted this Resolution irrespective of the invalidity of any particular portion thereof.

**SECTION 5.** This Resolution shall take effect from and after the date of its passage and adoption in accordance with, and subject to, all applicable requirements of the Health & Safety Code.

**PASSED, APPROVED, AND ADOPTED** at a special meeting on the 28<sup>th</sup> day of November 2023 by the following vote:

**MOTION:**

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAINED:**

I, Amelia Villegas, Secretary of the Successor Agency to the Redevelopment Agency of the City of Guadalupe, do hereby certify that the foregoing **Successor Agency Resolution No. 2023-03** was duly adopted by the Board of the Successor Agency to the Redevelopment Agency of the City of Guadalupe at a meeting held on November 28, 2023.



**ATTEST:**

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Amelia M. Villegas, Secretary  
Successor Agency of the Redevelopment  
Agency of the City of Guadalupe

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Ariston Julian, Chair  
Successor Agency of the Redevelopment  
Agency of the City of Guadalupe

**APPROVED AS TO FORM:**

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Philip F. Sinco, Successor Agency Counsel

**COMPENSATION AGREEMENT PURSUANT TO HEALTH  
AND SAFETY CODE SECTION 34180(f) FOR TRANSFER OF  
THE AL'S UNION PROPERTY FOR FUTURE  
DEVELOPMENT ACTIVITY**

This Agreement, dated for reference purposes as of \_\_\_\_\_, 202\_\_ [INSERT DATE OF TRANSFER OF PROPERTY TO CITY] is entered into by and among the following public agencies (all of which are sometimes referred to individually as a **“Party”** and collectively as the **“Parties”**):

City of Guadalupe (**“City”**);  
 County of Santa Barbara (**“County”**);  
 Santa Maria Public Airport District (**“Airport District”**);  
 Guadalupe Cemetery District (**“Cemetery District”**);  
 Cachuma Resource Conservation District (**“Resource Conservation District”**);  
 Santa Maria Valley Water Conservation District (**“Water Conservation District”**);  
 Guadalupe Union School District (**“Guadalupe USD”**);  
 Santa Maria Joint Union High School District (**“Santa Maria JUHSD”**);  
 Allan Hancock Community College District (**“Allan Hancock CCD”**); and  
 Santa Barbara County Education Office (**“Office of Education”**).

The Parties to this Agreement (other than the City) are sometimes referred to individually as a **“Taxing Entity”** and collectively as the **“Taxing Entities.”**

**RECITALS**

A. These Recitals refer to and utilize certain capitalized terms which are defined in Section 1 of this Agreement. The Parties intend to refer to those definitions in connection with the use thereof in this Agreement.

B. Pursuant to Assembly Bill xl 26, effective February 1, 2012, the Redevelopment Agency of the City of Guadalupe (**“Redevelopment Agency”**) was dissolved, and pursuant to Health and Safety Code Section 34173, the City serves as the successor agency to the dissolved Redevelopment Agency (the **“Successor Agency”**).

C. Pursuant to Health and Safety Code Section 34191.5, the Successor Agency prepared a Long-Range Property Management Plan (**“LRPMP”**) that addresses disposition of the real property formerly owned by the Redevelopment Agency.

D. On February 26, 2015, the LRPMP was approved by OB Resolution No. 2015-02 of the Oversight Board to the Successor Agency (the **“Oversight Board”**).

E. On September 4, 2015, the State Department of Finance (**“DOF”**) approved the LRPMP.

F. The former Redevelopment Agency received a donation of a vacant 0.42-acre commercial parcel located at 995 Guadalupe Street at the corner of Guadalupe Street and 10<sup>th</sup>

Street (APN 115-071-001), known as the “Al’s Union Site” (and hereafter referred to as the “Property”). The Property was contaminated and designated by the State as Leaking Underground Fuel Tank (LUFT) Site #52010.

G. The LRPMP called for the sale of the Property by the Successor Agency. Since the approval of the LRPMP, the Successor Agency has engaged in ongoing remediation of the Property, and after the remediation process was completed, received a letter dated June 30, 2022, from the Santa Barbara County Public Health Department providing a certification of completion of remedial action. The letter states that no further action is required related to the petroleum release at the site.

H. The California Surplus Land Act (Gov. Code, § 54220, *et seq.*) (“SLA”), requires that before a local agency, including a Successor Agency, takes any action to sell or lease surplus property (including a transfer to the City), it must declare the property to be either “surplus land” or “exempt surplus land”. The SLA further requires local agencies to give written notice of the availability of surplus lands to local public entities (“NOA”), within whose jurisdiction the property is located, as well as to housing sponsors that have notified HCD of their interest in surplus properties. The SLA imposes a mandatory negotiation process giving priority to affordable housing development.

I. On June 13, 2023, the Successor Agency declared the Property as “surplus land.” On June 27, 2023, the Successor Agency issued a NOA for the Property. The Successor Agency did not receive any responses to the NOA expressing an interest in acquiring the Property within the 60-day noticing period, which expired on August 28, 2023. By letter dated September 19, 2023, the Successor Agency informed the California Department of Housing and Community Development (“HCD”) that the Successor Agency had fulfilled its obligations pursuant the SLA such that it was permitted to dispose of the Property without regard to the provisions of the SLA. The Successor Agency received a letter from HCD dated October 9, 2023 determining that the Successor Agency had met the requirements of the SLA and was therefore permitted to transfer, sell or lease the Property.

J. Instead of selling the Property to a third party, the Successor Agency elected to transfer the Property to the City for future development. The Successor Agency is charged with winding down the affairs of the former redevelopment agency, and transfer of the Property to the City expedites the wind-down of the Successor Agency.

K. Transfer of the Property to the City was approved by the Countywide Oversight Board on [January 17, 2024]. The Department of Finance approved the transfer of the Property to the City on \_\_\_\_\_, 2024.

L. Health and Safety Code Section Code 34180(f) requires execution of a compensation agreement among the City and the Taxing Entities providing for specified proceeds of the City’s subsequent disposition of the Property to be distributed to the Taxing Entities in accordance with their proportional shares of the base property tax revenues.

M. This Agreement constitutes such compensation agreement. The Property was transferred to the City on \_\_\_\_\_, 2024.

N. The Property is currently vacant land. The Successor Agency did not receive any responses to its NOA for development of the Property in 2023. Though the City anticipates selling the Property for future development, prior to the disposition of the Property to a third party, the City may use the Property for a municipal use or other uses in accordance with the City's General Plan and applicable laws.

O. City and the Taxing Entities desire to enter into this Agreement to provide for the distribution of net proceeds upon (i) the interim use of the Property, if any, and (ii) the sale of the Property to a third party developer for future development.

P. The Parties further desire to enter into this Agreement to provide for the execution of an appropriate compensation agreement in accordance with Health and Safety Code Section 34180(f).

**NOW, THEREFORE**, the Parties agree as follows:

Section 1. Definitions. The following definitions shall apply in this Agreement:

(a) "Agreement" means this Compensation Agreement Pursuant To Health and Safety Code Section 34180(f) for Transfer of AI's Union Property For Future Development Activity, as may be amended from time to time.

(b) "Applicable Fiscal Year" means each Fiscal Year of the City in which the City receives Interim Municipal Use Annual Operating Proceeds from an Interim Municipal Use of one or more of the Properties, as more fully described in Section 7.

(c) "Applicable Shares" has the meaning given in Section 6(a).

(d) "Auditor-Controller" means the Santa Barbara County Auditor-Controller.

(e) "City" means the City of Guadalupe.

(f) "DDA" means, with respect to the Property, the disposition and development agreement between the City and a Developer for the Property.

(g) "Developer" means, with respect to the Property, the developer to which the City disposes of the Property pursuant to a DDA.

(h) "Disposition Proceeds" means, with respect to the Property, the gross purchase price and other compensation, if any, actually received by the City from the Developer in consideration for the disposition of the Property pursuant to the DDA, less the sum of the City's actual costs for the following items (but only to the extent paid from City funds and not from funds provided by the Successor Agency, a Developer, or another separate entity), each to be documented in reasonable detail in the Disposition Proceeds Statement for the Property:

(1) the City's actual, reasonable costs for normal maintenance, management and insurance of the applicable Property from the date the Property was transferred

by the Successor Agency to the City to the date the Property is disposed of by the City to the Developer pursuant to the DDA;

(2) the City's actual costs of any rehabilitation, improvement to alleviate blight, and capital improvements or repairs to maintain the Property in a safe and lawful condition incurred from the date the Property is transferred by the Successor Agency to the City to the date the Property is disposed of by the City to the Developer pursuant to the DDA;

(3) the City's actual costs of site preparation, including hazardous materials remediation and pollution legal liability insurance premiums, if any, required to be paid by the City under the DDA for the applicable Property to prepare the Property for disposition;

(4) the City's actual, reasonable costs to pay third party vendors for appraisal, legal, real estate consultant and marketing, title company, title insurance and other costs related to Developer selection, DDA preparation and approval, and closing costs for disposition of the Property; plus

(5) any broker's commissions payable by the City pursuant to the DDA for the Property.

(i) "Disposition Proceeds Receipt Date" means, with respect to each Property, the date on which the City receives the proceeds from the disposition of that Property to the Developer pursuant to the DDA.

(j) "Disposition Proceeds Statement" means, with respect to each Property, the statement prepared by the City and delivered to the Taxing Entities in accordance with Section 5(b).

(k) "DOF" means the California Department of Finance.

(l) "Effective Date" has the meaning given in Section 2.

(m) "ERAF" means the Educational Revenue Augmentation Fund maintained by the Auditor-Controller.

(n) "Fiscal Year" means the fiscal year of the City in effect from time to time. The current Fiscal Year period of the City commences on July 1 of each calendar year and ends on the following June 30.

(o) "Former RDA" means the Redevelopment Agency of the City of Guadalupe.

(p) "Interim Municipal Use" means an interim use by the City of the Property, such as for a municipal or government use, landscape features, parking lots available for community events, and other similar uses.

(q) “Interim Municipal Use Annual Operating Proceeds” means, for each Applicable Fiscal Year, the gross revenue actually received by the City from an Interim Municipal Use of the Property as documented in reasonable detail in the Operating Proceeds Statement for the Applicable Fiscal Year.

(r) “LRPMP” means the Long-Range Property Management Plan of the Successor Agency.

(s) “Operating Proceeds Statement” means, with respect to each Applicable Fiscal Year, the statement prepared by the City and delivered to the Taxing Entities in accordance with Section 7(c).

(t) “Oversight Board” means the Successor Agency’s oversight board established and acting in accordance with the Redevelopment Dissolution Statutes.

(u) “Parties” means all of the parties to this Agreement as set forth in the opening paragraph of this Agreement. “Party” means one of the Parties individually.

(v) “Property” means the following parcel of real property that is owned by the City and subject to the terms of this Agreement:

(1) a vacant 0.42-acre commercial parcel located at 995 Guadalupe Street at the corner of Guadalupe Street and 10th Street (APN 115-071-001).

(w) “Redevelopment Dissolution Statutes” means collectively ABx1 26 enacted in June 2011, as amended to date.

(x) “Redevelopment Plan” means the [Consolidated Amended and Restated Redevelopment Plan for the Guadalupe Merged Redevelopment Project] adopted by the City Council of the City by Ordinance No. [REDACTED] on [REDACTED].

(y) “Successor Agency” means the Successor Agency to the Guadalupe Redevelopment Agency.

(z) “Taxing Entities” means, collectively, the following entities that comprise affected taxing entities for purposes of the Redevelopment Dissolution Statutes:

- City of Guadalupe (“**City**”);
- County of Santa Barbara (“**County**”);
- Santa Maria Public Airport District (“**Airport District**”);
- Guadalupe Cemetery District (“**Cemetery District**”);
- Cachuma Resource Conservation District (“**Resource Conservation District**”);
- Santa Maria Valley Water Conservation District (“**Water Conservation District**”);
- Guadalupe Union School District (“**Guadalupe USD**”);
- Santa Maria Joint Union High School District (“**Santa Maria JUHSD**”);
- Allan Hancock Community College District (“**Allan Hancock CCD**”); and
- Santa Barbara County Education Office (“**Office of Education**”).

Section 2. Effectiveness of Agreement. This Agreement shall become effective only upon satisfaction of the following conditions:

(a) Approval of this Agreement by the City and direction by the City Council to execute and implement this Agreement pursuant to Health and Safety Code Section 34180(f) (the “City Action”);

(b) Approval by the Oversight Board for transfer of the Property to the City for future development. The transfer was approved by the Oversight Board on [January 17, 2024].

(c) Approval by DOF of the Oversight Board action approving the transfer. DOF notified the Oversight Board and Successor Agency of its approval of the transfer by letter dated \_\_\_\_\_, 2024.

(d) Signature of this Agreement by each of the parties hereto. Promptly following the effectiveness of this Agreement, the City and the Successor Agency shall transmit notice to all the other Parties that the Agreement is effective and specifying the date the Agreement became effective (the “Effective Date”).

Once effective, the terms and conditions of this Agreement shall apply retroactively to the date the Properties were transferred to the City by the Successor Agency.

Section 3. Signatories With Respect To Certain Funds.

(a) City. The City of Guadalupe administers the following funds, and in addition to entering into this Agreement for the City itself, the City is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #0640 City of Guadalupe (12.8351938% of 22-23 Tax Base)
- Fund #0680 Guadalupe Lighting (3.8440946% of 22-23 Tax Base)

(b) County. The County administers the following special districts and funds, and in addition to entering into this Agreement for the County itself, the County is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #0001 General (15.9892704% of 22-23 Tax Base)
- Fund #2280 Fire Protection District (0% of 22-23 Tax Base)
- Fund #2400 Flood Ctr/Water Conservation District (0.2155233% of 22-23 Tax Base)
- Fund #2460 Guadalupe Flood Zone Number 3 (0.8584783% of 22-23 Tax Base)
- Fund #2570 SM River Levee Maintenance Zone (0.1234373% of 22-23 Tax Base)
- Fund #3050 Water Agency (0.2684557% of 22-23 Tax Base)
- Fund #9802 Education Revenue Augmentation (ERAF) (11.9251073% of 22-23 Tax Base)

(c) **Airport District.** The Airport District administers the following special district and fund, and in addition to entering into this Agreement for the Airport District itself, the Airport District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #3210 Santa Maria Public Airport Dst (0.9576147% of 22-23 Tax Base)

(d) **Cemetery District.** The Cemetery District administers the following special district and fund, and in addition to entering into this Agreement for the Cemetery District itself, the Cemetery District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #3280 Guadalupe Cemetery District (1.9151936% of 22-23 Tax Base)

(e) **Resource Conservation District.** The Resource Conservation District administers the following special district and fund, and in addition to entering into this Agreement for the Resource Conservation District itself, the Resource Conservation District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #4500 Cachuma Resource Cons Dist (0.0022189% of 22-23 Tax Base)

(f) **Water Conservation District.** The Water Conservation District administers the following special district and fund, and in addition to entering into this Agreement for the Water Conservation District itself, the Water Conservation District is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #5700 SM Vly Wtr Cons -General (0.3784720% of 22-23 Tax Base)

(g) **Guadalupe USD.** Guadalupe USD administers the following special district and fund, and in addition to entering into this Agreement for Guadalupe USD itself, Guadalupe USD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #6901 Guadalupe Union Sch Dist-Gen. (28.4494279% of 22-23 Tax Base)

(h) **Santa Maria JUHSD.** Santa Maria JUHSD administers the following special district and fund, and in addition to entering into this Agreement for Santa Maria JUHSD itself, Santa Maria JUHSD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #8301 SMJH District-General (15.3884393% of 22-23 Tax Base)



(i) **Allan Hancock CCD.** Allan Hancock CCD administers the following special district and fund, and in addition to entering into this Agreement for Allan Hancock CCD itself, Allan Hancock CCD is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #9410 Allan Hancock CC District-Gen (4.0807335% of 22-23 Tax Base)

(j) **Office of Education.** The Office of Education (i.e., the office of the Santa Barbara County Superintendent of Schools) administers the following special fund and in addition to entering into this Agreement for the Office of Education itself, the Office of Education is authorized to, and has entered into and executed this Agreement on behalf of the following:

- Fund #9801 County School Service (2.7683393% of 22-23 Tax Base)

Section 4. **Conveyance of Property To City.** In consideration for the distributions to the Taxing Entities by the City through the Auditor-Controller set forth in Section 6 (updated as to percentages for the year in which the distribution occurs), the Successor Agency did convey, and the City did accept, all of the interest in and to the Properties (subject to the special provisions regarding the conveyance of the Properties).

Section 5. **Disposition of Property By City.** Within a time frame determined by the City to yield a financially feasible and marketable development, the City shall use diligent good faith efforts to select a Developer for the Property, negotiate and obtain approval and execution of the DDA for the Property, and dispose of the Property to the Developer in accordance with the applicable DDA. City shall obtain the Disposition Proceeds for distribution through the Auditor-Controller to the Taxing Entities pursuant to Section 6 and to enable development of each Property in accordance with the Redevelopment Plan. As required by Government Code Section 52201, the purchase price payable to the City for the Property under the applicable DDA shall be an amount that is determined to be not less than the Property's fair market value at highest and best use, or the Property's fair reuse value at the use and with the covenants and conditions and development costs authorized by the applicable DDA.

By not later than the date of first published notice of the City Council public hearing for the applicable DDA (the "DDA Public Hearing Notice"), the City shall provide each Taxing Entity with a copy of the DDA Public Hearing Notice (including the date, time and location of the public hearing and the location at which the proposed DDA may be inspected and copied), and a statement setting forth the proposed purchase price to be paid to the City under the proposed DDA.

Upon the execution of the DDA for the Property, the City shall transmit a copy of the executed DDA to the other Parties.

Section 6. Compensation To Taxing Entities Related To Disposition Proceeds.

(a) Distribution of Disposition Proceeds. Within fifteen (15) days after the Disposition Proceeds Receipt Date with respect to the Property, the City shall remit the Disposition Proceeds for the Property to the Auditor-Controller for subsequent distribution by the Auditor-Controller among the Taxing Entities in proportion to their shares of the base property tax (the “Applicable Shares”), as determined by the Auditor- Controller pursuant to Health and Safety Code Section 34188. The attached Exhibit A shows, for illustrative purposes only, the Applicable Shares of the Taxing Entities that would have applied to a distribution under this Section 6 had the distribution been made for the fiscal 2022-23 year, as provided by the Auditor-Controller.

(b) Accounting Requirements. At the time of each distribution pursuant to subsection (a), the City shall provide to the Taxing Entities and the Auditor- Controller a statement prepared in accordance with sound accounting practice that provides the City’s calculation of the Disposition Proceeds (the “Disposition Proceeds Statement”). The City shall keep complete, accurate and appropriate books and records of its calculation of the Disposition Proceeds with respect to each distribution. The Auditor- Controller shall have the right, on behalf of the Taxing Entities and upon reasonable written notice to City, to audit and examine such books, records and documents and other relevant items in the possession of City, but only to the extent necessary for a proper determination of Disposition Proceeds.

Section 7. Compensation To Taxing Entities Related To Interim Municipal Use Annual Operating Proceeds.

(a) Applicability. The provisions of this Section 7 shall apply for each Fiscal Year in which the Property is used for an Interim Municipal Use and generates Interim Municipal Use Annual Operating Proceeds to the City (each, an “Applicable Fiscal Year”). Nothing in this Agreement shall obligate the City to charge any fees or other amounts or to collect any revenues with respect to an Interim Municipal Use of any of the Properties.

(b) Distribution of Interim Municipal Use Annual Operating Proceeds. Within ninety (90) days after the end of each Applicable Fiscal Year, the City shall remit the Interim Municipal Use Annual Operating Proceeds for that Applicable Fiscal Year to the Auditor-Controller for subsequent distribution by the Auditor-Controller among the Taxing Entities in proportion to their Applicable Shares, as determined by the Auditor- Controller pursuant to Health and Safety Code Section 34188. The attached Exhibit A shows, for illustrative purposes only, the Applicable Shares of the Taxing Entities that would have applied to a distribution under this Section 7 had the distribution been made for the fiscal 2022-23 year, as provided by the Auditor-Controller.

(c) Governmental, Public and Community Uses Permitted. The City may use the Property for any interim use permitted by applicable laws, and may permit the Taxing Entities to use the Property without charge. The City shall have no obligation to permit the Taxing Entities to use the Property for fee-generating uses, use by for-profit third parties, political or campaign-related uses, or any other use not related to the governmental purposes of the Taxing Entities. The City may permit fundraising uses supporting the governmental purposes of the Taxing Entities or the community in the City’s sole and absolute discretion.

(d) Accounting Requirements. At the time of each distribution pursuant to subsection (a), the City shall provide to the Taxing Entities and the Auditor- Controller a statement prepared in accordance with sound accounting practice that provides the City's calculation of the Interim Municipal Use Annual Operating Proceeds (the "Operating Proceeds Statement"). The City shall keep complete, accurate and appropriate books and records of its calculation of the Interim Municipal Use Annual Operating Proceeds with respect to each distribution. The Auditor-Controller shall have the right, on behalf of the Taxing Entities and upon reasonable written notice to City, to audit and examine such books, records and documents and other relevant items in the possession of City, but only to the extent necessary for a proper determination of the Interim Municipal Use Annual Operating Proceeds.

Section 8. Term of Agreement: Early Termination.

(a) Term. The term of this Agreement shall commence on the Effective Date and, unless sooner terminated as otherwise provided in this Agreement, shall expire upon (i) the earlier to occur of twenty-five (25) years from the date set forth above, or (ii) the distribution by the City of all amounts owed to the Taxing Entities under this Agreement.

(b) Early Termination. Notwithstanding any other provision of this Agreement, a Party may terminate this Agreement upon written notice to the other Parties if a court order, legislation, or DOF policy reverses DOF's directive regarding the need for this Agreement and the payment of compensation by the City pursuant to Health and Safety Code Section 34180(1) (an "Early Termination"). An Early Termination shall become effective five (5) days after the terminating Party delivers the required notice to the other Parties in accordance with Section 9(a). Upon effectiveness of an Early Termination, no Party shall have any further rights or obligations under this Agreement, and the City may retain the Disposition Proceeds from the disposition of any Property for which the City has not yet received the Disposition Proceeds as of the effective date of the Early Termination, and may retain any Interim Municipal Use Annual Operating Proceeds for which the City was not required to make the distribution to the Taxing Entities as of the effective date of the Early Termination; provided, however, that the City shall have no right to recover any Disposition Proceeds or any Interim Municipal Use Annual Operating Proceeds from any Taxing Entity that were distributed by the City prior to the effective date of the Early Termination.

Section 9. Miscellaneous Provisions.

(a) Rights of the City. The Parties acknowledge and agree that, pursuant to the Redevelopment Dissolution Statutes, the City is entitled to receive fee title to the Property from the Successor Agency at no cost, subject only to this Agreement. Except for the right to receive Disposition Proceeds (if any) pursuant to Section 6 and the right to receive Interim Municipal Use Annual Operating Proceeds (if any) pursuant to Section 7, the Parties hereby expressly acknowledge and agree as follows:

(b) The Taxing Entities (other than the City) shall have no right, title or interest in or to the Property, and

(c) The Taxing Entities (other than the City), shall have no consent or approval rights with respect to the use of the Property or any part thereof, the development of the Property, the sale, conveyance, or transfer of the Property or any part thereof, any encumbrance of any portion of the Property, or any other matters relating to the Property during or following the Term hereof, except to the extent such Taxing Entities have regulatory authority with respect to such matters pursuant to applicable laws, and

(d) The Taxing Entities shall have no right to receive any payment or other compensation in connection with a sale of the Property by the City, including any percentage or portion of the proceeds of such sale, except for such Taxing Entity's share of Disposition Proceeds as set forth in Section 6. In this regard, the Parties acknowledge and agree that the City may (but is not required to) spend money to renovate the Property in connection with any Interim Municipal Use and that such renovations, or other circumstances or market conditions, may increase the value of the Property. Such renovation costs, if any, may be deducted by the City in calculating Disposition Proceeds or Interim Municipal Use Annual Operating Proceeds, as applicable.

(e) Notices. All notices, statements, or other communications made pursuant to this Agreement to another Party or Parties shall be in writing, and shall be sufficiently given and served upon the Party if sent by (1) United States certified mail, return receipt requested, postage prepaid, or (2) nationally recognized overnight courier, with charges prepaid or charged to sender's account, and addressed to the applicable Party at the address set forth on that Party's signature page. Any Party may change its address for notice purposes by written notice to the other Parties prepared and delivered in accordance with the provisions of this Section.

(f) No Third Party Beneficiaries. No person or entity other than the Parties and their permitted successors and assigns, shall have any right of action under this Agreement.

(g) Litigation Regarding Agreement. In the event litigation is initiated attacking the validity of this Agreement, each Party shall in good faith defend and seek to uphold the Agreement and shall be responsible for its own legal fees and costs.

(h) State Law; Venue. This Agreement, and the rights and obligations of the Parties hereto, shall be construed and enforced in accordance with the laws of the State of California. Any action to enforce or interpret this Agreement shall be filed and heard in the Superior Court of Santa Barbara County, California or in the Federal District Court for the Central District of California.

(i) Attorneys' Fees. In any action which a Party brings to enforce its rights hereunder, the unsuccessful Party or Parties shall pay all costs incurred by the prevailing party, including reasonable attorneys' fees and costs.

(j) Entire Agreement; Amendment. This Agreement constitutes the entire and integrated agreement of the Parties and supersedes all prior negotiations, representations, or agreements, either written or oral, except the 2018 Agreement (which remains in full force and effect). This Agreement may be modified only in writing and only if signed by all of the Parties, except as otherwise provided below.

(k) Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same agreement. The signature page of any counterpart may be detached therefrom without impairing the legal effect of the signature(s) thereon, provided such signature page is attached to any other counterpart identical thereto having additional signature pages executed by the other Parties. Any executed counterpart of this Agreement may be delivered to the other Parties by facsimile and shall be deemed as binding as if an originally signed counterpart was delivered.

(l) Non-Waiver. No waiver of a breach, failure of any condition, or any right or remedy contained in or granted by the provisions of this Agreement will be effective unless it is in writing and signed by the waiving Parties.

(m) No Partnership. Nothing contained in this Agreement shall be construed to constitute any Party as a partner, employee, joint venturer, or agent of any other Party.

(n) Ambiguities. Any rule of construction to the effect that ambiguities are to be resolved against the drafting party does not apply in interpreting this Agreement.

(o) Exhibits. The following exhibit is incorporated in this Agreement by reference:

Exhibit A: Taxing Entities Applicable Shares of Property Taxes

(p) Severability. If any term, provision, or condition of this Agreement is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall continue in full force and effect unless an essential purpose of this Agreement is defeated by such invalidity or unenforceability.

(q) Action or Approval. Whenever action and/or approval by the City is required under this Agreement, the City Administrator or his or her designee may act on and/or approve such matter unless specifically provided otherwise, or unless the City Administrator determines in his or her discretion that such action or approval requires referral to the City Council for consideration.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the date set forth in the opening paragraph of this Agreement.

[signature pages S-1 through S-10 follow]

IN WITNESS WHEREOF, the City has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**CITY OF GUADALUPE**, a municipal corporation

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
City Attorney

Address for Notices:

City of Guadalupe  
918 Obispo Street  
PO Box 918  
Guadalupe, CA 93434

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The County has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**COUNTY OF SANTA BARBARA**, a political subdivision of the State of California

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
County Counsel

Address for Notices:

County of Santa Barbara  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Airport District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA PUBLIC AIRPORT  
DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Public Airport District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*



The Cemetery District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**GUADALUPE CEMETERY DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Guadalupe Cemetery District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Resource Conservation District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**CACHUMA RESOURCE CONSERVATION DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Cachuma Resource Conservation District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Water Conservation District has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA VALLEY WATER  
CONSERVATION DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Valley Water Conservation District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Guadalupe USD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**GUADALUPE UNION SCHOOL DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Guadalupe Union School District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Santa Maria JUHSD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA MARIA JOINT UNION HIGH SCHOOL DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Maria Joint Union High School District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Allan Hancock CCD has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**ALLAN HANCOCK COMMUNITY  
COLLEGE DISTRICT**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Allan Hancock Community College District  
[insert address for notices]

*SIGNATURES CONTINUE ON FOLLOWING PAGES*

The Office of Education has executed this Compensation Agreement by its authorized representative, as indicated below, on behalf of the entities and funds set forth in Section 3 of this Agreement.

**SANTA BARBARA COUNTY EDUCATION  
OFFICE**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Attest by: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_

Address for Notices:

Santa Barbara County Education Office  
[insert address for notices]

EXHIBIT A

ILLUSTRATIVE TAXING ENTITIES  
 APPLICABLE SHARES OF PROPERTY TAXES

Below is the allocation percentages for FY 22-23 for proceeds of a sale of an asset:

		Calculate TRA Allocation Ratios 34188	
		A	B = A / Σ A
Fund	Taxing Agency	Property Tax Increment Dollars from TRAs within RDA Boundaries FY 22-23	Ratio %
0001	General	446,761	15.9892704%
0640	City of Guadalupe	358,632	12.8351938%
0680	Guadalupe Lighting	107,409	3.8440946%
0685	Guadalupe Redevelopment Agency		
2280	Fire Protection Dist	0	0.0000000%
2400	Flood Ctrl/Wtr Cons Dst Mt	6,022	0.2155233%
2460	Guadalupe Flood Zone Number 3	23,987	0.8584783%
2570	SM River Levee Maint Zone	3,449	0.1234373%
3050	Water Agency	7,501	0.2684557%
3210	Santa Maria Public Airport Dst	26,757	0.9576147%
3280	Guadalupe Cemetery District	53,513	1.9151936%
4500	Cachuma Resource Cons Dist	62	0.0022189%
5700	SM Vly Wtr Cons - General	10,575	0.3784720%
6901	Guadalupe Union Sch Dist-Gen	794,914	28.4494279%
8301	SMJH District-General	429,973	15.3884393%
9410	Allan Hancock CC Dist-Gen	114,021	4.0807335%
9801	County School Service	77,351	2.7683393%
9802	Education Revenue Augmentation	333,203	11.9251073%
		2,794,130	1.0000000%