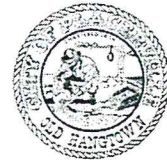


"Placerville, a Unique Historical Past Forging into a Golden Future "



City Manager's Report
June 23, 2015 City Council Meeting
Prepared by: Dave Warren, Director of Finance
Item #: 11.2

Subject: Adopt a Resolution:

1. Approving the Engineer's Reports attached hereto and referenced herein: and
2. Confirming the assessments and the diagrams as are described in full detail in the reports on file with the City Clerk; and
3. Directing NBS to prepare and submit the levy of assessments to El Dorado County for the placement of the Fiscal Year 2015/2016 secured property tax roll; and
4. Confirming the adoption of this Resolution shall constitute the levy of assessments for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016, pursuant to Section 22631 of the Act.

Background:

At the regular meeting held on May 12, 2015, the City Council adopted a Resolution declaring the intentions to provide for annual levy and collection of assessments for the City's Landscaping, Lighting, and Maintenance Districts (LLMD) as required by Division 15, Part 2, of the Streets and Highways Code of the State of California. The adoption of the said Resolution was step one of a two-step process required by the Streets and Highways Code. The Council was provided with the draft annual engineer's reports detailing the annual assessments. However, the adoption of those reports requires a public hearing. Copies of the reports are attached for your reference. The public hearing on these reports is scheduled for tonight's council meeting.

Cost:

The anticipated costs of operating and maintaining the Cottonwood and Orchard Hill LLMDs in Fiscal Year 2015/2016 are \$14,255 and \$20,464 respectively.

Budget Impact:

The Engineer's Reports for both the Orchard Hill and Cottonwood LLMDs present status quo budgets and levy calculations, and the current level of assessments are adequate in covering the cost of operating and maintaining both districts, including a reasonable contingency for Fiscal Year 2015/2016.

Recommendation:

Adopt a Resolution:

1. Approving the Engineer's Reports attached hereto and referenced herein: and
2. Confirming the assessments and the diagrams as are described in full detail in the reports on file with the City Clerk; and
3. Directing NBS to prepare and submit the levy of assessments to El Dorado County for the placement of the Fiscal Year 2015/2016 secured property tax roll; and
4. Confirming the adoption of this Resolution shall constitute the levy of assessments for the Fiscal Year commencing July 1, 2015 and ending June 30, 2016, pursuant to Section 22631 of the Act.



M. Cleve Morris, City Manager



Dave Warren, Director of Finance

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLACERVILLE,
COUNTY OF EL DORADO, STATE OF CALIFORNIA, APPROVING THE ANNUAL
ENGINEER'S REPORTS FOR THE LIGHTING AND LANDSCAPING
MAINTENANCE DISTRICTS 95-01 AND 99-01 FOR FISCAL YEAR 2015/2016 AND
DIRECTING CERTAIN ACTIONS WITH RESPECT THERETO**

The City Council of the City of Placerville (hereafter referred to as the "City Council") does resolve as follows:

WHEREAS, the City Council, pursuant to the provisions of the Landscape and Lighting Act of 1972, Part 2, Division 15 of the California Streets and Highways Code (commencing with Section 22500) (hereafter referred to as the "Act") did by previous Resolution, order the Engineer, NBS, to prepare and file a report in accordance with Chapter 1 Article 4 of the Act, commencing with Section 22565, in connection with the proposed levy and collection of assessments for the Districts known and designated as the Orchard Hill Landscaping and Lighting Maintenance District 95-01 and Cottonwood Park Subdivision Lighting and Landscaping Maintenance District 99-01, for the fiscal year commencing July 1, 2015 and ending June 30, 2016; and

WHEREAS, the Engineer has prepared and filed with the City Clerk of the City of Placerville and the City Clerk has presented to the City Council such reports entitled "Orchard Hill Landscaping and Lighting Maintenance District 95-01 2015/2016 Annual Engineer's Report" and "Cottonwood Park Subdivision Lighting and Landscaping Maintenance District 99-01 2015/2016 Annual Engineer's Report" (hereafter referred to as the "Reports"); and

WHEREAS, the City Council has carefully examined and reviewed the Reports as presented, and is satisfied with each and all of the items and documents as set forth therein, and finds that the levy has been spread in accordance with the special benefits received from the improvements, operation, maintenance and services to be performed, as set forth in said Report; and

WHEREAS, the Council has, by previous resolution, declared its intention to hold a Public Hearing concerning the levy and collection of assessments within the Districts; and

WHEREAS, notice of such Public Hearing was duly given in accordance with Section 22626 of the Act; and

WHEREAS, at the time and place specified in the aforementioned notice the Council held and conducted such Hearing, and considered all objections to the assessment.

NOW, THEREFORE BE IT RESOLVED, by the City Council of the City of Placerville hereby:

1. Approves the Engineer's Reports attached hereto and referenced herein; and
2. Confirms the assessments and the diagrams as are described in full detail in the Reports on file with the City Clerk; and
3. Directs NBS to prepare and submit the levy of assessments to El Dorado County for placement on the Fiscal Year 2015/2016 secured property tax roll; and
4. Confirms the adoption of this resolution shall constitute the levy of assessments for the fiscal year commencing July 1, 2015 and ending June 30, 2016, Pursuant to Section 22631 of the Act.

The foregoing Resolution was introduced at a regular meeting of the City Council of the City of Placerville held on June 23, 2015, by Councilmember _____ who moved its adoption. The motion was seconded by Councilmember _____. The motion was passed by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Mayor, Patricia Borelli

City Clerk Susan Zito



City of Placerville

**Cottonwood Park Subdivision
Lighting and Landscaping
Maintenance District No. 99-01**

Fiscal Year 2015/16 Engineer's Report

April 2015

Main Office

32605 Temecula Parkway, Suite 100
Temecula, CA 92592
Toll free: 800.676.7516

Regional Office

870 Market Street, Suite 1223
San Francisco, CA 94102
Toll free: 800.434.8349

**City of Placerville
Cottonwood Park Lighting and Landscaping
Maintenance District No. 99-01
3101 Center Street
Placerville, California 95667
Phone - (530) 642-5223
Fax - (530) 642-5255**

City Council

Patty Borelli, Mayor

Carol Patton, Vice Mayor

John Clerici, Councilmember

Wendy Thomas, Councilmember

Trisha Wilkins, Councilmember

City Staff

M. Cleve Morris, City Manager

John Driscoll, City Attorney

Dave Warren, Director of Finance

NBS

Danielle Wood, Client Services Director

Adina McCargo, Senior Consultant

David Baugh, Financial Analyst

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4.1.	BOUNDARY	4-1
4.2.	DIAGRAM	4-1
5.	ASSESSMENT ROLL	5-1

1. INTRODUCTION

The City of Placerville (the "City") formed and levied assessments upon certain parcels within the Cottonwood Park Subdivision Lighting and Landscaping Maintenance District No. 99-01 (the "District") to pay the costs of maintenance, operations, and servicing of the improvements. The improvements are generally described as landscaping, irrigation and park maintenance of George F. Duffey Park and street lighting within the Cottonwood Park Planned Development located north of Clay Street and Miller Way, west of Anderson Way, east of Pleasant Street and south of Roddan Court. The improvements are more fully described in the plans and specifications prepared by Patterson Development dated December 24, 1997. These plans and specifications have been filed separately with the Clerk of the legislative body and are incorporated herein by reference.

The District is comprised of two zones. Zone 1 receives the sole benefit of the improvements. Zone 2 is unimproved and is deemed to receive no benefit from the improvements. Therefore, the total costs are assessed to Zone 1. The following assessment is made to cover the portion of the estimated costs of maintenance, operation, and servicing of the improvements to be paid by the assessable real property within Zone 1 in proportion to the special benefit received:

Description	Amount
Balance to Levy	\$14,255.24
Total Equivalent Dwelling Units (EDU)	143
Maximum Assessment Per EDU	\$99.69
Total Assessment Per EDU	\$99.69
Total Number of Parcels	45

(1) Actual assessments are rounded down to the nearest even penny for submittal to the tax rolls.

2. ESTIMATE OF COSTS

The budget for Fiscal Year 2015/16 is as follows:

Description	Budget Amount
Maintenance / Open Space & Park	\$12,755.24
Service / Water & Garbage	1,000.00
Service / Electrical	500.00
Subtotal Direct Costs:	\$14,255.24
Indirect Costs	0.00
Capital Replacement Set Aside	0.00
Balance to Levy:	\$14,255.24

3. METHOD OF APPORTIONMENT

Pursuant to the Landscaping and Lighting Act of 1972 ("the Act"), the costs of the District may be apportioned by any formula or method which fairly distributes the net amount to be assessed, among all assessable parcels in proportion to the estimated special benefit to be received by each such parcel from the maintenance, servicing and operation of the improvements. The formula used for the District reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on the estimated benefits to each parcel.

Zone 1 will receive the sole benefit from the improvements, maintenance, and lighting provided by the District; therefore, each parcel within Zone 1 will be assessed a share of the total costs.

The total assessment apportioned to each parcel based on the total number of Equivalent Dwelling Units ("EDU") in Zone 1 is as follows:

Phase or Unit No.	Description	Percentage of Allocation	Total EDU
One	35 Lot Subdivision	100% per Lot	35.0
Two	78 Unit Apt Complex	75% per Unit	58.5
Three	9 Lot Subdivision	100% per Lot	9.0
Five	81 Unit Senior Apartments	50% per Unit	40.5
Total			143.0

Zone 2 is unimproved and, per the original engineer's report will receive no benefit from the improvements, maintenance, and lighting provided by the District; therefore, all parcels within Zone 2 will not be assessed for Fiscal Year 2015/16.

3.1. Historical Rates

The following table provides the historical maximum and actual levy rates per EDU:

Fiscal Year	Maximum Rate	Actual Rate ⁽¹⁾
2003/04	99.69	99.69
2004/05	99.69	99.69
2005/06	99.69	99.69
2006/07	99.69	99.69
2007/08	99.69	99.69
2008/09	99.69	99.69
2009/10	99.69	99.69
2010/11	99.69	99.69
2011/12	99.69	99.69
2012/13	99.69	99.69
2013/14	99.69	99.69
2014/15	99.69	99.69
2015/16	99.69	99.69

(1) Actual assessments are rounded down to the nearest even penny for submittal to the tax rolls.

3.2. Current Year Rate

The current year rate is calculated as follows:

$$\text{Balance to Levy } (\$14,255.24) / \text{Total EDU } (143) = \$99.68 \text{ per EDU}$$

3.3. Annual Inflator

There is no annual inflator for the District. Any increase to the rate would require additional notice, protest, and hearing proceedings pursuant to Article XIII D of the California Constitution.

4. ASSESSMENT DIAGRAM

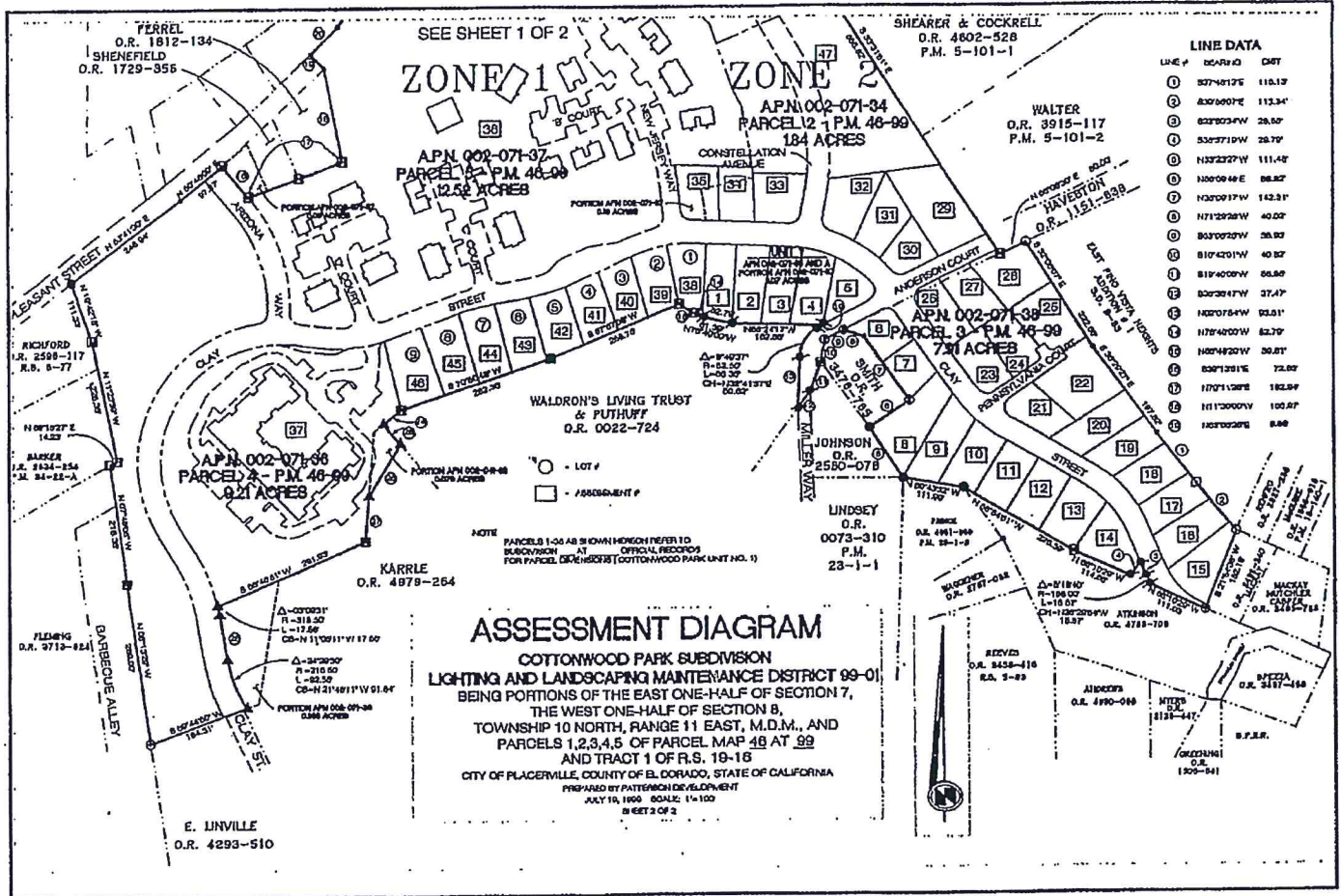
4.1. Boundary

The District is generally located north of Clay Street and Miller Way, west of Anderson Way, east of Pleasant Street and south of Roddan Court in the Cottonwood Park Subdivision.

There are no proposed changes to the boundaries of the District.

4.2. Diagram

The following pages contain the assessment diagram for the District. The lines and dimensions shown on maps of the County Assessor of the County of El Dorado for the current year are incorporated herein by reference and are made part of this Report.



5. ASSESSMENT ROLL

The following page contains the Fiscal Year 2015/16 assessment roll for the District.

City of Placerville
Cottonwood Park Subdivision LLMD 99-01
Final Billing Detail Report for the 08/01/2015 Billing

Account ID	Property ID	DB	Levy	Other	Total
002-071-41-100	002-071-41-100		\$5,831.86	\$0.00	\$5,831.86
002-071-50-100	002-071-50-100		4,037.44	0.00	4,037.44
002-400-01-100	002-400-01-100		99.69	-0.01	99.68
002-400-02-100	002-400-02-100		99.69	-0.01	99.68
002-400-03-100	002-400-03-100		99.69	-0.01	99.68
002-400-04-100	002-400-04-100		99.69	-0.01	99.68
002-400-05-100	002-400-05-100		99.69	-0.01	99.68
002-400-06-100	002-400-06-100		99.69	-0.01	99.68
002-400-07-100	002-400-07-100		99.69	-0.01	99.68
002-400-08-100	002-400-08-100		99.69	-0.01	99.68
002-400-09-100	002-400-09-100		99.69	-0.01	99.68
002-400-10-100	002-400-10-100		99.69	-0.01	99.68
002-400-11-100	002-400-11-100		99.69	-0.01	99.68
002-400-12-100	002-400-12-100		99.69	-0.01	99.68
002-400-13-100	002-400-13-100		99.69	-0.01	99.68
002-400-14-100	002-400-14-100		99.69	-0.01	99.68
002-400-15-100	002-400-15-100		99.69	-0.01	99.68
002-400-16-100	002-400-16-100		99.69	-0.01	99.68
002-400-17-100	002-400-17-100		99.69	-0.01	99.68
002-400-18-100	002-400-18-100		99.69	-0.01	99.68
002-400-19-100	002-400-19-100		99.69	-0.01	99.68
002-400-20-100	002-400-20-100		99.69	-0.01	99.68
002-410-01-100	002-410-01-100		99.69	-0.01	99.68
002-410-02-100	002-410-02-100		99.69	-0.01	99.68
002-410-03-100	002-410-03-100		99.69	-0.01	99.68
002-410-04-100	002-410-04-100		99.69	-0.01	99.68
002-410-05-100	002-410-05-100		99.69	-0.01	99.68
002-410-06-100	002-410-06-100		99.69	-0.01	99.68
002-410-08-100	002-410-08-100		99.69	-0.01	99.68
002-410-09-100	002-410-09-100		99.69	-0.01	99.68
002-410-10-100	002-410-10-100		99.69	-0.01	99.68
002-410-11-100	002-410-11-100		99.69	-0.01	99.68
002-410-12-100	002-410-12-100		99.69	-0.01	99.68
002-410-13-100	002-410-13-100		99.69	-0.01	99.68
002-410-14-100	002-410-14-100		99.69	-0.01	99.68
002-410-15-100	002-410-15-100		99.69	-0.01	99.68
002-410-16-100	002-410-16-100		99.69	-0.01	99.68
002-420-01-100	002-420-01-100		99.69	-0.01	99.68
002-420-02-100	002-420-02-100		99.69	-0.01	99.68
002-420-03-100	002-420-03-100		99.69	-0.01	99.68
002-420-04-100	002-420-04-100		99.69	-0.01	99.68
002-420-05-100	002-420-05-100		99.69	-0.01	99.68
002-420-06-100	002-420-06-100		99.69	-0.01	99.68
002-420-07-100	002-420-07-100		199.38	0.00	199.38
002-420-08-100	002-420-08-100		99.69	-0.01	99.68
45 Accounts			\$14,255.66	(\$0.42)	\$14,255.24



City of Placerville

**Orchard Hill
Landscaping and Lighting
Maintenance District No. 95-01**

Fiscal Year 2015/16 Engineer's Report

April 2015

Main Office

32605 Temecula Parkway, Suite 100
Temecula, CA 92592
Toll free: 800.676.7516

Regional Office

870 Market Street, Suite 1223
San Francisco, CA 94102
Toll free: 800.434.8349

**City of Placerville
Orchard Hill Landscaping and
Lighting Maintenance District No. 95-01
3101 Center Street
Placerville, California 95667
Phone - (530) 642-5223
Fax - (530) 642-5255**

City Council

Patty Borelli, Mayor

Carol Patton, Vice Mayor

John Clerici, Councilmember

Wendy Thomas, Councilmember

Trisha Wilkins, Councilmember

City Staff

M. Cleve Morris, City Manager

John Driscoll, City Attorney

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4.	ASSESSMENT DIAGRAM	4-1
4.1.	BOUNDARY	4-1
4.2.	DIAGRAM	4-1
5.	ASSESSMENT ROLL	5-1

1. INTRODUCTION

The City of Placerville (the "City") formed and levied assessments upon certain parcels within the Orchard Hill Landscaping and Lighting Maintenance District No. 95-01 (the "District") to pay the costs of maintenance, operations, and servicing of the improvements. The improvements are generally described as street lighting, landscaping maintenance, irrigation, and park maintenance for Lot A of the Orchard Hill Subdivision, and maintenance of landscaping in the Mallard Lane right-of-way. The improvements are more fully described in the plans and specifications prepared by Patterson Development dated March 22, 1995. These plans and specifications have been filed separately with the Clerk of the legislative body and are incorporated herein by reference.

The following assessment is made to cover the portion of the estimated costs of maintenance, operation and servicing of the improvements to be paid by the assessable real property within the District in proportion to the special benefit received:

Description	Amount
Balance to Levy	\$20,464.04
Total Number of Parcels	103
Maximum Assessment Per Parcel	\$198.68
Total Assessment Per Parcel	\$198.68

2. ESTIMATE OF COSTS

The budget for Fiscal Year 2015/16 is as follows:

Description	Budget Amount
Servicing & Maintenance / Site #1 Orchard Hill Park	\$9,845.00
Servicing & Maintenance / Site #2 On-site Landscape Areas	6,092.00
Servicing & Maintenance / Site #3 Off-site Landscape Areas	1,927.04
Lighting / Energy Costs	2,000.00
Lighting / Maintenance Costs	600.00
Subtotal Direct Costs:	\$20,464.04
Balance to Levy:	\$20,464.04

3. METHOD OF APPORTIONMENT

Pursuant to the Landscaping and Lighting Act of 1972 ("the Act"), the costs of the District may be apportioned by any formula or method which fairly distributes the net amount to be assessed, among all assessable parcels in proportion to the estimated special benefit to be received by each such parcel from the maintenance, servicing and operation of the improvements. The formula used for the District reflects the composition of the parcels, and the improvements and services provided, to fairly apportion the costs based on the estimated benefits to each parcel.

Each parcel within the District is deemed to receive equal benefit from the improvements, therefore each parcel is assessed an equal share of the costs. The amount assessed upon each parcel is calculated by determining the total assessment and dividing that by the total number of parcels.

3.1. Historical Rates

The following table provides the historical maximum and actual levy rates per parcel:

Fiscal Year	Maximum Rate	Actual Rate
2002/03	\$198.68	\$198.68
2003/04	198.68	198.68
2004/05	198.68	198.68
2005/06	198.68	198.68
2006/07	198.68	198.68
2007/08	198.68	198.68
2008/09	198.68	198.68
2009/10	198.68	198.68
2010/11	198.68	198.68
2011/12	198.68	198.68
2012/13	198.68	198.68
2013/14	198.68	198.68
2014/15	198.68	198.68
2015/16	198.68	198.68

3.2. Current Year Rate

The current year rate is calculated as follows:

$$\text{Balance to Levy } (\$20,464.04) / \text{Total Parcels } (103) = \$198.68 \text{ per parcel}$$

3.3. Annual Inflator

There is no annual inflator for the District. Any increase to the rate would require additional notice, protest, and hearing proceedings pursuant to Article XIII D of the California Constitution.

4. ASSESSMENT DIAGRAM

4.1. Boundary

The District is generally located in the western portion of the City in the Orchard Hill Subdivision, east of Mallard Lane.

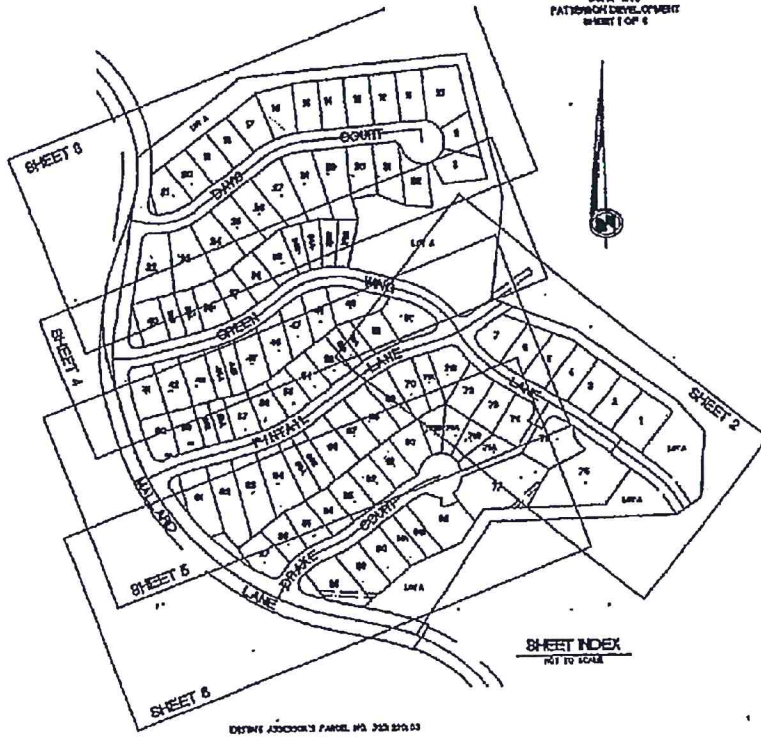
There are no proposed changes to the boundaries of the District.

4.2. Diagram

The following pages contain the assessment diagram for the District. The lines and dimensions shown on maps of the County Assessor of the County of El Dorado for the current year are incorporated herein by reference and are made part of this Report.

ASSESSMENT DIAGRAM
ORCHARD HILL LANDSCAPING AND LIGHTING DISTRICT 95 - 01
 BEING A PORTION OF SECTION 11 AND 14 T.10N, R.10E, M.D.M.
 BEING PARCEL 2 OF PARCEL MAP 42-148
 CITY OF PLACERVILLE, COUNTY OF EL DORADO, STATE OF CALIFORNIA
 JULY 1990

PATIOBOND DEVELOPMENT
 SHEET 1 OF 6



SHEET INDEX
 NOT TO SCALE

DISTRICT ASSOCIATE'S PARCEL NO. 213 270 13

CITY ENGINEER'S CERTIFICATE

RECORDED IN THE OFFICE OF THE CITY ENGINEER OF THE CITY OF PLACERVILLE,
 ON _____ DAY OF _____ 19____.

PAUL R. BROWN, CITY ENGINEER
 CITY OF PLACERVILLE

CITY CLERK'S CERTIFICATE

A RESOLUTION WAS PASSED BY THE CITY COUNCIL OF THE CITY OF PLACERVILLE ON THE
 DATE, _____, AND PARCELS OF LOTS SHOWN ON THIS ASSESSMENT DIAGRAM
 WERE RECORDED IN THE OFFICE OF THE CITY ENGINEER OF THE CITY OF PLACERVILLE ON THE _____ DAY
 OF _____ 19____. WHEREAS IT BEING THE DUTY OF THE CITY CLERK TO
 RECORD IN THE CITY OFFICE OF THE CITY ENGINEER FOR THE EXACT AMOUNT OF EACH
 ASSESSMENT LEVIED AGAINST EACH PARCEL OF LAND SHOWN BY THIS ASSESSMENT DIAGRAM.

DEAN J. BROWN, CITY CLERK
 CITY OF PLACERVILLE

COUNTY RECORDER'S CERTIFICATE

FILED THIS _____ DAY OF _____ 19____ AT THE HOUR OF _____
 O'CLOCK, P.M. IN BOOK _____ OF THE OFFICE OF RECORDS AND
 COMMUNITY DEVELOPMENT OFFICES AT PLACERVILLE IN THE OFFICE OF THE COUNTY RECORDER
 OF THE COUNTY OF EL DORADO, STATE OF CALIFORNIA.
 DOCUMENT NO. _____

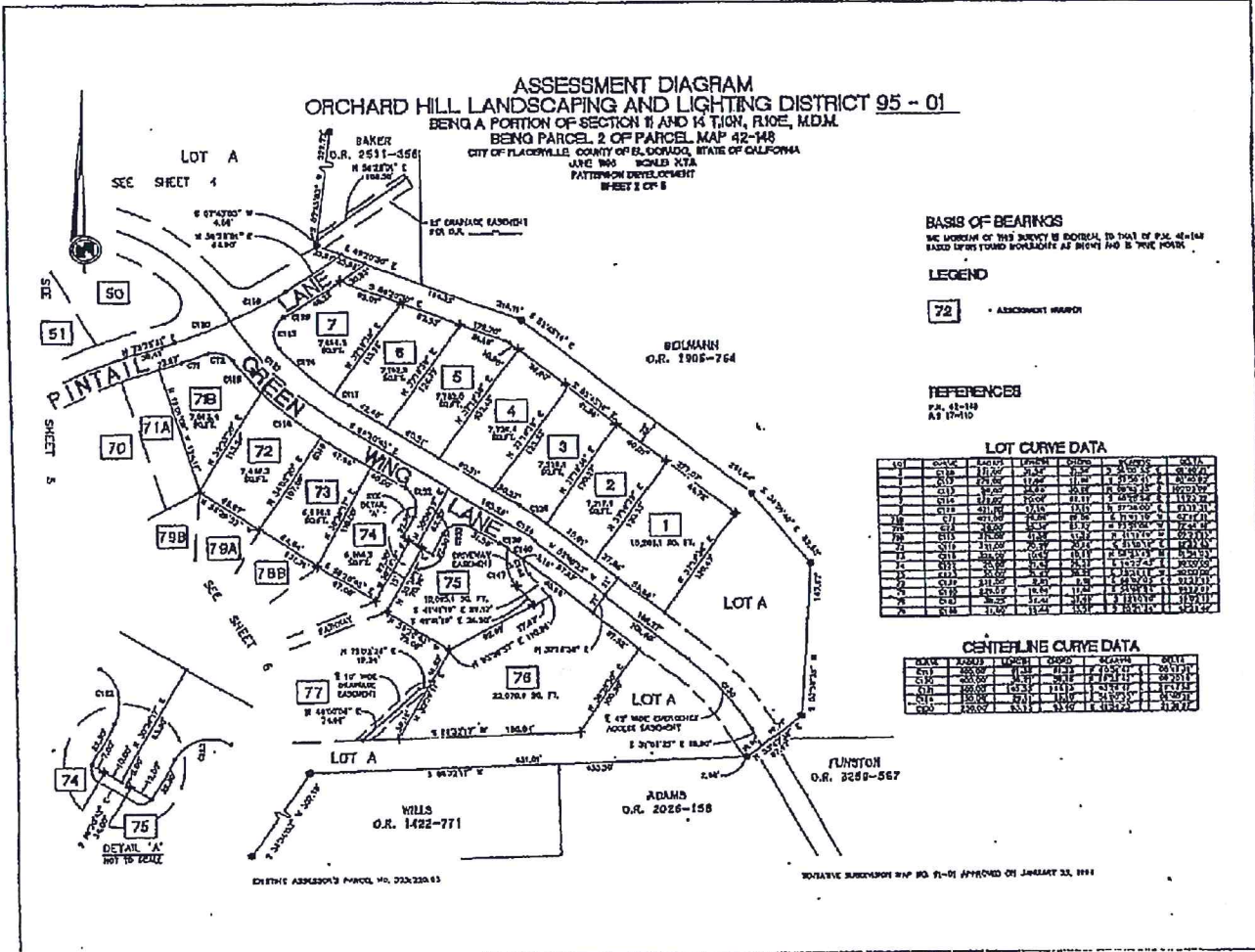
WILLIAM E. BROWN, COUNTY RECORDER, CLERK
 COUNTY OF EL DORADO
 STATE OF CALIFORNIA

BY _____
 DEPUTY

PORTATIVE SUBDIVISION MAP NO. 42-01 APPROVED BY RESOLUTION 28, 1990

**ASSESSMENT DIAGRAM
ORCHARD HILL LANDSCAPING AND LIGHTING DISTRICT 95 - 01**

BENQ A PORTION OF SECTION 11 AND 14 T10N, R10E, M.D.M.
BENQ PARCEL 2 OF PARCEL MAP 42-148
CITY OF FLAGSTON, COUNTY OF EL DORADO, STATE OF CALIFORNIA
JUNE 1965 WORLD NTA
PATTERSON DEVELOPMENT
SHEET 1 OF 8



BASIS OF BEARINGS
THE MERIDIAN OF THIS SURVEY IS IDENTICAL TO THAT OF P.M. 48-148
BASED UPON TOWNSHIP CORNER AS BEING AND 3 TOWNSHIP

LEGEND

72 - ASSIGNMENT NUMBER

REFERENCES
P.M. 48-148
A3 19610

LOT CURVE DATA

LOT	CHORD	CHORD BEARING	CHORD DISTANCE	CHORD BEARING	CHORD DISTANCE	CHORD BEARING	CHORD DISTANCE
1	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
2	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
3	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
4	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
5	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
6	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
7	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20
8	0.118	112.00°	11.20	112.00°	11.20	112.00°	11.20

CENTERLINE CURVE DATA

NAME	CHORD	CHORD BEARING	CHORD DISTANCE	CHORD BEARING	CHORD DISTANCE
1	0.118	112.00°	11.20	112.00°	11.20
2	0.118	112.00°	11.20	112.00°	11.20
3	0.118	112.00°	11.20	112.00°	11.20
4	0.118	112.00°	11.20	112.00°	11.20
5	0.118	112.00°	11.20	112.00°	11.20
6	0.118	112.00°	11.20	112.00°	11.20
7	0.118	112.00°	11.20	112.00°	11.20
8	0.118	112.00°	11.20	112.00°	11.20

DETAILED ASSESSMENT PARCEL NO. 012-230-03

NOTARIAL SUBDIVISION MAP NO. 91-01 APPROVED ON JANUARY 31, 1964

ASSESSMENT DIAGRAM
ORCHARD HILL LANDSCAPING AND LIGHTING DISTRICT 95 - 01

BEING A PORTION OF SECTION 11 AND 14 T.10N., R.10E., M.10M.
 BEING PARCEL 2 OF PARCEL, MAP 42-448
 CITY OF PLACERVILLE, COUNTY OF EL DORADO, STATE OF CALIFORNIA
 JUNE 1985 BOALS 1-80
 PATTERSON DEVELOPMENT
 SHEET 2 OF 8

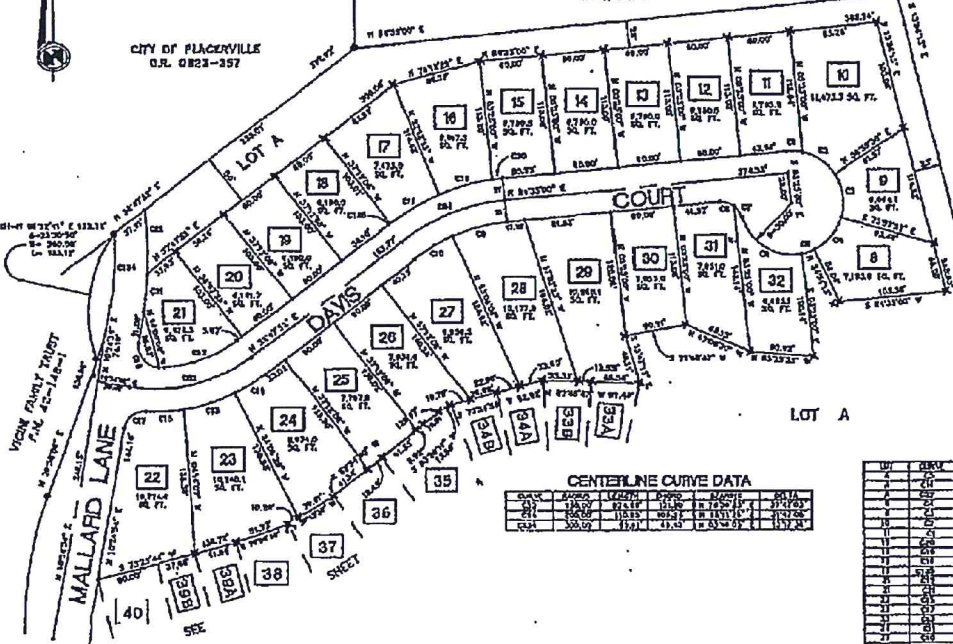
BASIS OF BEARINGS
 THE MEDIUM OF THIS SURVEY IS ORIGINAL TO THAT OF
 P.M. 43-148 BASED UPON FOUR MONUMENTS AS SHOWN
 AND TO BE TRUE NORTH.

LEGEND
 [72] ALTERNATIVE NUMBER

REFERENCES
 P.M. 43-148
 P.3 97-119

BAKER
 O.R. 2511-356

BILMANN
 O.R. 1996-764



CENTRELINE CURVE DATA

STATION	CHORD	CHORD BEARING	CHORD DISTANCE	CHORD BEARING	CHORD DISTANCE
10+00	18.70	81.85	11.30	81.85	11.30
20+00	37.40	163.70	22.60	163.70	22.60
30+00	56.10	245.55	33.90	245.55	33.90
40+00	74.80	327.40	45.20	327.40	45.20

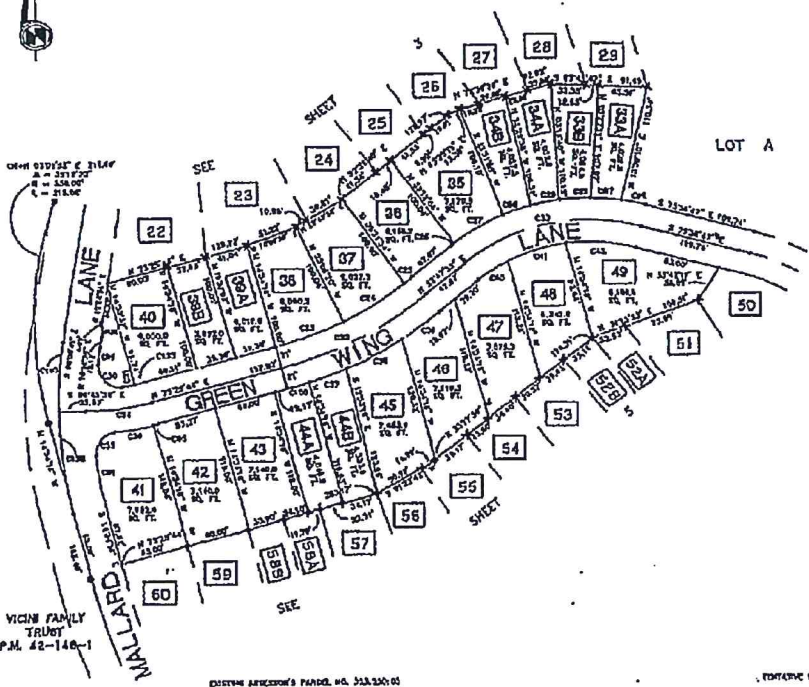
LOT CURVE DATA

LOT	BEARING	DISTANCE	BEARING	DISTANCE	BEARING	DISTANCE	BEARING	DISTANCE
7	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
8	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
9	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
10	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
11	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
12	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
13	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
14	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
15	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
16	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
17	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
18	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
19	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
20	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
21	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
22	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
23	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
24	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
25	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
26	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
27	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
28	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
29	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
30	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
31	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
32	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
33	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30
34	N 81°30'00" E	11.30	S 81°30'00" W	11.30	N 81°30'00" E	11.30	S 81°30'00" W	11.30

DATE AND ADDRESS OF PARCEL NO. 200-10000

TOTALING SURVEYOR MAP NO. 11424 APPROVED ON JANUARY 31, 1984

ASSESSMENT DIAGRAM
ORCHARD HILL LANDSCAPING AND LIGHTING DISTRICT 95 - 01
 BEING A PORTION OF SECTION 11 AND 14 T.10N. R.10E. M.D.M.
 BEING PARCEL 2 OF PARCEL MAP 42-148
 CITY OF PLACERVILLE, COUNTY OF EL DORADO, STATE OF CALIFORNIA
 JUNE 1995 RECALC. RITE
 PATTERSON DEVELOPMENT
 SHEET 4 OF 5



BASES OF BEARINGS
 THE MEASUREMENT OF THIS SURVEY IS SUBJECT TO THAT OF P.M. 42-148
 EXCEPT WHERE SHOWN OTHERWISE AS SHOWN ON SAID P.M.

LEGEND
72 - ALTERNATE NUMBER

REFERENCES
 P.M. 42-148
 S.S. 17-113

LOT CURVE DATA

LOT	BEARING	LENGTH	CHORD	CHORD BEARING	AREA
22	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
23	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
24	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
25	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
26	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
27	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
28	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
29	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
30	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
31	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
32	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
33	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
34	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
35	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
36	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
37	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
38	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
39	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
40	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
41	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
42	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
43	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
44	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
45	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
46	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
47	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
48	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
49	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
50	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
51	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
52	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
53	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
54	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
55	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
56	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
57	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
58	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
59	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00
60	S 22° 25' 00" E	100.00	100.00	S 22° 25' 00" E	5000.00

CENTERLINE CURVE DATA

STATION	CHORD	CHORD BEARING	AREA
22	100.00	S 22° 25' 00" E	5000.00
23	100.00	S 22° 25' 00" E	5000.00
24	100.00	S 22° 25' 00" E	5000.00
25	100.00	S 22° 25' 00" E	5000.00
26	100.00	S 22° 25' 00" E	5000.00
27	100.00	S 22° 25' 00" E	5000.00
28	100.00	S 22° 25' 00" E	5000.00
29	100.00	S 22° 25' 00" E	5000.00
30	100.00	S 22° 25' 00" E	5000.00
31	100.00	S 22° 25' 00" E	5000.00
32	100.00	S 22° 25' 00" E	5000.00
33	100.00	S 22° 25' 00" E	5000.00
34	100.00	S 22° 25' 00" E	5000.00
35	100.00	S 22° 25' 00" E	5000.00
36	100.00	S 22° 25' 00" E	5000.00
37	100.00	S 22° 25' 00" E	5000.00
38	100.00	S 22° 25' 00" E	5000.00
39	100.00	S 22° 25' 00" E	5000.00
40	100.00	S 22° 25' 00" E	5000.00
41	100.00	S 22° 25' 00" E	5000.00
42	100.00	S 22° 25' 00" E	5000.00
43	100.00	S 22° 25' 00" E	5000.00
44	100.00	S 22° 25' 00" E	5000.00
45	100.00	S 22° 25' 00" E	5000.00
46	100.00	S 22° 25' 00" E	5000.00
47	100.00	S 22° 25' 00" E	5000.00
48	100.00	S 22° 25' 00" E	5000.00
49	100.00	S 22° 25' 00" E	5000.00
50	100.00	S 22° 25' 00" E	5000.00
51	100.00	S 22° 25' 00" E	5000.00
52	100.00	S 22° 25' 00" E	5000.00
53	100.00	S 22° 25' 00" E	5000.00
54	100.00	S 22° 25' 00" E	5000.00
55	100.00	S 22° 25' 00" E	5000.00
56	100.00	S 22° 25' 00" E	5000.00
57	100.00	S 22° 25' 00" E	5000.00
58	100.00	S 22° 25' 00" E	5000.00
59	100.00	S 22° 25' 00" E	5000.00
60	100.00	S 22° 25' 00" E	5000.00

VICIN FAMILY TRUST
 P.M. 42-148-1

EXISTING SECTION'S PARCEL NO. 32A, 32A, 32A, 32A

EXISTING SECTION'S MAP NO. 42-148 APPROVED ON JANUARY 23, 1994

5. ASSESSMENT ROLL

The following pages contain the Fiscal Year 2015/16 assessment roll for the District.

City of Placerville
Orchard Hill LLMD 95-01
Final Billing Detail Report for the 08/01/2015 Billing

Account ID	Property ID	DB	Levy	Other	Total
323-621-01-100	323-621-01-100		\$198.68	\$0.00	\$198.68
323-621-02-100	323-621-02-100		198.68	0.00	198.68
323-621-03-100	323-621-03-100		198.68	0.00	198.68
323-621-04-100	323-621-04-100		198.68	0.00	198.68
323-621-05-100	323-621-05-100		198.68	0.00	198.68
323-621-06-100	323-621-06-100		198.68	0.00	198.68
323-621-07-100	323-621-07-100		198.68	0.00	198.68
323-621-08-100	323-621-08-100		198.68	0.00	198.68
323-621-09-100	323-621-09-100		198.68	0.00	198.68
323-621-10-100	323-621-10-100		198.68	0.00	198.68
323-621-11-100	323-621-11-100		198.68	0.00	198.68
323-621-12-100	323-621-12-100		198.68	0.00	198.68
323-621-13-100	323-621-13-100		198.68	0.00	198.68
323-621-14-100	323-621-14-100		198.68	0.00	198.68
323-621-15-100	323-621-15-100		198.68	0.00	198.68
323-621-16-100	323-621-16-100		198.68	0.00	198.68
323-622-01-100	323-622-01-100		198.68	0.00	198.68
323-622-02-100	323-622-02-100		198.68	0.00	198.68
323-622-03-100	323-622-03-100		198.68	0.00	198.68
323-622-04-100	323-622-04-100		198.68	0.00	198.68
323-622-05-100	323-622-05-100		198.68	0.00	198.68
323-622-06-100	323-622-06-100		198.68	0.00	198.68
323-622-07-100	323-622-07-100		198.68	0.00	198.68
323-622-08-100	323-622-08-100		198.68	0.00	198.68
323-622-09-100	323-622-09-100		198.68	0.00	198.68
323-622-10-100	323-622-10-100		198.68	0.00	198.68
323-622-11-100	323-622-11-100		198.68	0.00	198.68
323-622-12-100	323-622-12-100		198.68	0.00	198.68
323-622-13-100	323-622-13-100		198.68	0.00	198.68
323-622-14-100	323-622-14-100		198.68	0.00	198.68
323-622-15-100	323-622-15-100		198.68	0.00	198.68
323-622-16-100	323-622-16-100		198.68	0.00	198.68
323-622-17-100	323-622-17-100		198.68	0.00	198.68
323-622-18-100	323-622-18-100		198.68	0.00	198.68
323-622-19-100	323-622-19-100		198.68	0.00	198.68
323-622-20-100	323-622-20-100		198.68	0.00	198.68
323-622-21-100	323-622-21-100		198.68	0.00	198.68
323-622-22-100	323-622-22-100		198.68	0.00	198.68
323-622-23-100	323-622-23-100		198.68	0.00	198.68
323-622-24-100	323-622-24-100		198.68	0.00	198.68
323-622-25-100	323-622-25-100		198.68	0.00	198.68
323-622-26-100	323-622-26-100		198.68	0.00	198.68
323-622-27-100	323-622-27-100		198.68	0.00	198.68
323-622-28-100	323-622-28-100		198.68	0.00	198.68
323-631-01-100	323-631-01-100		198.68	0.00	198.68
323-631-02-100	323-631-02-100		198.68	0.00	198.68
323-631-03-100	323-631-03-100		198.68	0.00	198.68
323-631-04-100	323-631-04-100		198.68	0.00	198.68

City of Placerville
Orchard Hill LLMD 95-01
Final Billing Detail Report for the 08/01/2015 Billing

Account ID	Property ID	DB	Levy	Other	Total
323-631-05-100	323-631-05-100		198.68	0.00	198.68
323-631-06-100	323-631-06-100		198.68	0.00	198.68
323-631-07-100	323-631-07-100		198.68	0.00	198.68
323-631-08-100	323-631-08-100		198.68	0.00	198.68
323-631-09-100	323-631-09-100		198.68	0.00	198.68
323-631-10-100	323-631-10-100		198.68	0.00	198.68
323-631-11-100	323-631-11-100		198.68	0.00	198.68
323-631-12-100	323-631-12-100		198.68	0.00	198.68
323-631-13-100	323-631-13-100		198.68	0.00	198.68
323-631-14-100	323-631-14-100		198.68	0.00	198.68
323-631-15-100	323-631-15-100		198.68	0.00	198.68
323-631-16-100	323-631-16-100		198.68	0.00	198.68
323-631-17-100	323-631-17-100		198.68	0.00	198.68
323-631-18-100	323-631-18-100		198.68	0.00	198.68
323-631-19-100	323-631-19-100		198.68	0.00	198.68
323-631-20-100	323-631-20-100		198.68	0.00	198.68
323-631-21-100	323-631-21-100		198.68	0.00	198.68
323-631-22-100	323-631-22-100		198.68	0.00	198.68
323-631-23-100	323-631-23-100		198.68	0.00	198.68
323-631-24-100	323-631-24-100		198.68	0.00	198.68
323-631-25-100	323-631-25-100		198.68	0.00	198.68
323-631-26-100	323-631-26-100		198.68	0.00	198.68
323-631-27-100	323-631-27-100		198.68	0.00	198.68
323-631-28-100	323-631-28-100		198.68	0.00	198.68
323-631-29-100	323-631-29-100		198.68	0.00	198.68
323-631-30-100	323-631-30-100		198.68	0.00	198.68
323-631-31-100	323-631-31-100		198.68	0.00	198.68
323-631-32-100	323-631-32-100		198.68	0.00	198.68
323-631-33-100	323-631-33-100		198.68	0.00	198.68
323-631-34-100	323-631-34-100		198.68	0.00	198.68
323-631-35-100	323-631-35-100		198.68	0.00	198.68
323-631-36-100	323-631-36-100		198.68	0.00	198.68
323-632-01-100	323-632-01-100		198.68	0.00	198.68
323-632-02-100	323-632-02-100		198.68	0.00	198.68
323-632-03-100	323-632-03-100		198.68	0.00	198.68
323-632-04-100	323-632-04-100		198.68	0.00	198.68
323-632-05-100	323-632-05-100		198.68	0.00	198.68
323-632-06-100	323-632-06-100		198.68	0.00	198.68
323-632-07-100	323-632-07-100		198.68	0.00	198.68
323-632-08-100	323-632-08-100		198.68	0.00	198.68
323-632-09-100	323-632-09-100		198.68	0.00	198.68
323-632-10-100	323-632-10-100		198.68	0.00	198.68
323-632-11-100	323-632-11-100		198.68	0.00	198.68
323-632-12-100	323-632-12-100		198.68	0.00	198.68
323-632-13-100	323-632-13-100		198.68	0.00	198.68
323-632-14-100	323-632-14-100		198.68	0.00	198.68
323-632-15-100	323-632-15-100		198.68	0.00	198.68
323-632-16-100	323-632-16-100		198.68	0.00	198.68

City of Placerville
Orchard Hill LLMD 95-01
Final Billing Detail Report for the 08/01/2015 Billing

Account ID	Property ID	DB	Levy	Other	Total
323-632-17-100	323-632-17-100		198.68	0.00	198.68
323-632-18-100	323-632-18-100		198.68	0.00	198.68
323-632-19-100	323-632-19-100		198.68	0.00	198.68
323-632-20-100	323-632-20-100		198.68	0.00	198.68
323-632-21-100	323-632-21-100		198.68	0.00	198.68
323-632-22-100	323-632-22-100		198.68	0.00	198.68
323-632-23-100	323-632-23-100		198.68	0.00	198.68
103 Accounts			\$20,464.04	\$0.00	\$20,464.04