

## **ENGINEER'S REPORT**

### **Annexation No. 19: CITY OF SAN JACINTO LANDSCAPING, LIGHTING AND PARK DISTRICT NO. 2**

**Preliminary Date: August 5, 2004**

**Confirmed Date: August 5, 2004**

## **INTRODUCTION**

Pursuant to the order of the City Council of the City of San Jacinto, this report is prepared in compliance with the requirements of Article 4, Chapter 1, Landscaping and Lighting Act of 1972, Part 2 of Division 15 of the Streets and Highways Code of the State of California.

This report presents the engineering analysis for the Annexation No. 19 to the district known as LANDSCAPING, LIGHTING AND PARK DISTRICT NO. 2 in the CITY OF SAN JACINTO (hereinafter referred to as "District").

This District, by special benefit assessments, provides funding for the installation, operation, maintenance and servicing of street lights and traffic signals; the installation, maintenance and servicing of landscaped areas (parkways, medians, open space, detention/retention basins, etc.); the installation, operation, maintenance and servicing of municipal parks; the installation, operation, maintenance and servicing of drainage facilities; and graffiti removal from horizontal and vertical surfaces which are appurtenant to the above items; all of which are located in public rights-of-way or easements in the District.

Reference is hereby made to the:

**ENGINEER'S REPORT**  
Formation of  
**CITY OF SAN JACINTO**  
**LANDSCAPING, LIGHTING AND PARK DISTRICT NO. 2**  
Fiscal Year 2002-2003,

that was confirmed on April 4, 2002, and is hereinafter referred to as the "Master Engineer's Report," which is hereby incorporated herein as though set forth in full.

## **BOUNDARIES OF DISTRICT**

The proposed boundary of Annexation No. 19 to the District is completely within the City Limits of the City of San Jacinto and is shown on the Boundary Map (attached hereto as Exhibit "A" and incorporated herein by reference and on file in the office of the City Clerk at the San Jacinto City Hall). Exhibit "A" serves as the Assessment Diagram for Zone 19 of the District and a copy of said Exhibit "A" may be found in the Appendix to this Report. The

boundary includes the parcels of land that are located in the vicinity of street lighting, landscaping, drainage and/or park improvements that were, or soon will be, installed as a condition of approval of a land development project; the operation and maintenance of which will be funded by this assessment district. All parcels of real property included within the District are described in detail on maps on file in the Riverside County Assessor's office or by a tract and parcel number legal description.

Zones

The 1972 Act provides for areas within a district to be classified into different zones. Annexation No. 19 to Landscaping, Lighting and Park District No. 2 is comprised of two sub-zones. The costs of the installation, operation, maintenance and servicing of the various improvements and facilities within this zone, will be separately determined, and incidental costs will be prorated and added to determine the total cost. This zone is comprised of C.U.P. No. 9-03 (Dairy Queen), C.U.P. No. 5-03 (Java Express), and Parcel Map No. 32188 (Wal-Mart) and is collectively designated as Zone 19. Future annexations will be assigned Zone designations e.g. Zone 20, Zone 21, Zone 21A, Zone 22, etc., as appropriate.

**IMPROVEMENTS**

The authorized facilities and items of servicing and maintenance are described in the "Master Engineer's Report." Said description is included within this report by reference. A copy of said "Master Engineer's Report" is on file in the Office of the City Clerk of the City of San Jacinto and may be reviewed, or a copy obtained, at City Hall during normal business hours.

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Zone 19 Improvements

The improvements included in Zone 19 to be installed, operated, serviced, and maintained are street lighting; traffic signals; median landscaping; storm drains (pipes, junction structures, catch basins, pumps, and detention basin in public easement); and median landscaping. Also included is the servicing and maintenance required for graffiti removal.

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Plans and Specifications

The plans and specifications showing and describing the general nature, location and extent of the improvements to be operated and maintained within Annexation No. 19 are on file in the office of the City Clerk and are incorporated herein by reference.

**FINANCIAL ANALYSIS**

The estimated annual cost requirements for Zone 19, for the improvements described in the "Improvements" section of this report, are summarized in Exhibit "B," attached hereto and incorporated herein by reference, in the Appendix to this report. Estimated costs are shown for each improvement or facility, and for incidental costs to be funded by the District.

Notes:

1. Incidental Costs are prorated in proportion to the respective servicing and maintenance costs in each Zone (or sub-zone). Future annexations will be treated in a similar manner.

## **METHOD OF APPORTIONMENT**

The net amount to be assessed upon lands within the District in accordance with this report is apportioned by a formula and method which fairly distributes the total assessments among all assessable lots or parcels in proportion to the estimated special benefit to be received by each lot or parcel from the improvements. Said method is described in the "Master Engineer's Report" and is included within this report by reference. A copy of said "Master Engineer's Report" is on file in the Office of the City Clerk of the City of San Jacinto and may be reviewed, or a copy obtained, at City Hall during normal business hours.

## **ASSESSMENT FORMULA**

The basic formula used to calculate the amount allocated to each lot or parcel within the District for each type of improvement or facility is described in the "Master Engineer's Report." Said formula, including but not limited to, the table entitled "ASSESSMENT FORMULA USING ASSESSMENT UNIT (AU) METHOD," and subsections entitled Special Benefit Analysis, Street Classification and corresponding General Benefit (%), and Assessment of Public Property is included within this report by reference.

## **LIMITATION ON INCREASE OF ANNUAL ASSESSMENT**

The City Council intends to increase assessments, on an annual basis when necessary, in accordance with the Consumer Price Index for all Urban Consumers for the Los Angeles-Anaheim-Riverside area, published by the United States Department of Labor, Bureau of Labor Statistics; provided however, that any such annual increase shall not exceed seven and one-half percent (7.5%). The current Southern California telephone number for the Consumer Price Index (CPI) Hotline is (310) 235-6884.

## **ASSESSMENT SPREAD**

The individual Zone 19 assessments, tabulated by Assessor's Parcel Number or other form of identification, are shown on the Assessment Spread on file in the Office of the City Clerk of the City of San Jacinto and attached hereto as Exhibit "C." The total cost of the improvements described in the "Improvements" section of the report for Annexation No. 19 for fiscal year 2004-2005 is estimated to be \$57,982.60. The maximum annual assessment per lot/parcel for the 2004-2005 fiscal year is as follows:

C.U.P. No. 9-03            \$2,999.37/Lot

C.U.P. No. 5-03            \$459.36/Lot

Parcel Map No. 32188

Parcel A	\$3,143.98
Parcel B	\$2,447.66
Parcel C	\$2,067.85
Parcel D	\$2,299.96
Parcel E	\$1,244.93
Parcel F	\$43,319.43



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GFB-FRIEDRICH & ASSOC., INC.  
JOHN A. FRIEDRICH, P.E.

Date: \_\_\_\_\_

## **APPENDIX**

### **EXHIBITS**

Exhibit "A" – Boundary Map

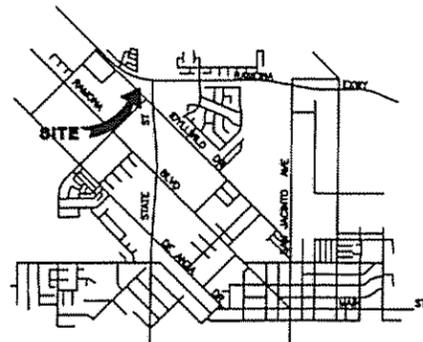
Exhibit "B" – Cost Estimate

Exhibit "C" – Assessment Spread

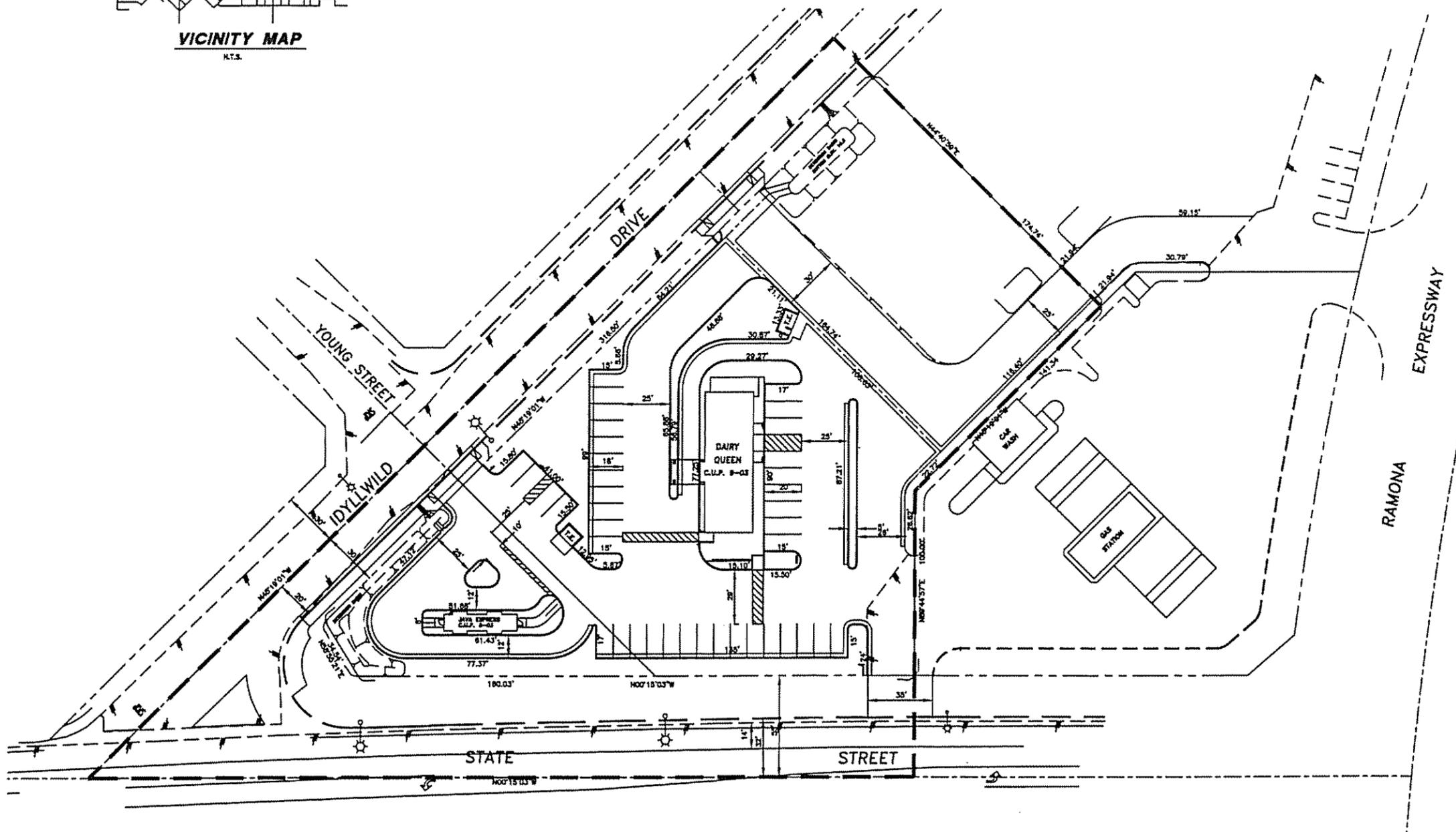
EXHIBIT "A"  
**BOUNDARY MAP  
LANDSCAPING, LIGHTING AND  
PARK DISTRICT NO. 2  
ANNEXATION NO. 19**

for the  
**CITY OF SAN JACINTO  
FISCAL YEAR 2004-2005**

**ZONE 19**



**VICINITY MAP**  
N.T.S.



FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
CITY CLERK

FILED IN THE OFFICE OF THE COUNTY AUDITOR, COUNTY RIVERSIDE, STATE OF CALIFORNIA, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
CITY CLERK

THE ASSESSMENT NUMBER FOR EACH LOT OR PARCEL WITHIN THE DISTRICT IS THE ASSESSOR'S PARCEL NUMBER AS ASSIGNED BY THE COUNTY OF RIVERSIDE ASSESSOR'S OFFICE.

THE LINES AND DIMENSIONS FOR EACH LOT OR PARCEL OF LAND WITHIN THE DISTRICT ARE SHOWN ON THE ASSESSOR'S PARCEL MAPS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY ASSESSOR.

**LEGEND**

-  STREET LIGHT
-  ASSESSMENT DISTRICT BOUNDARY

**C.U.P. 5-03 & C.U.P. 9-03**  
A.P.N. 434-080-002      A.P.N. 434-080-032

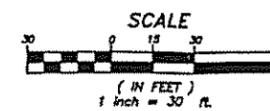
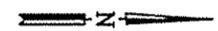
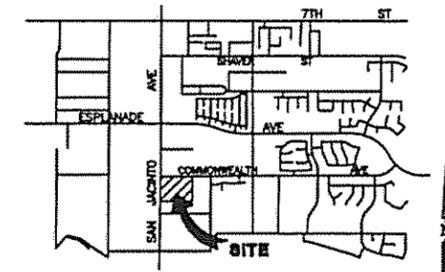
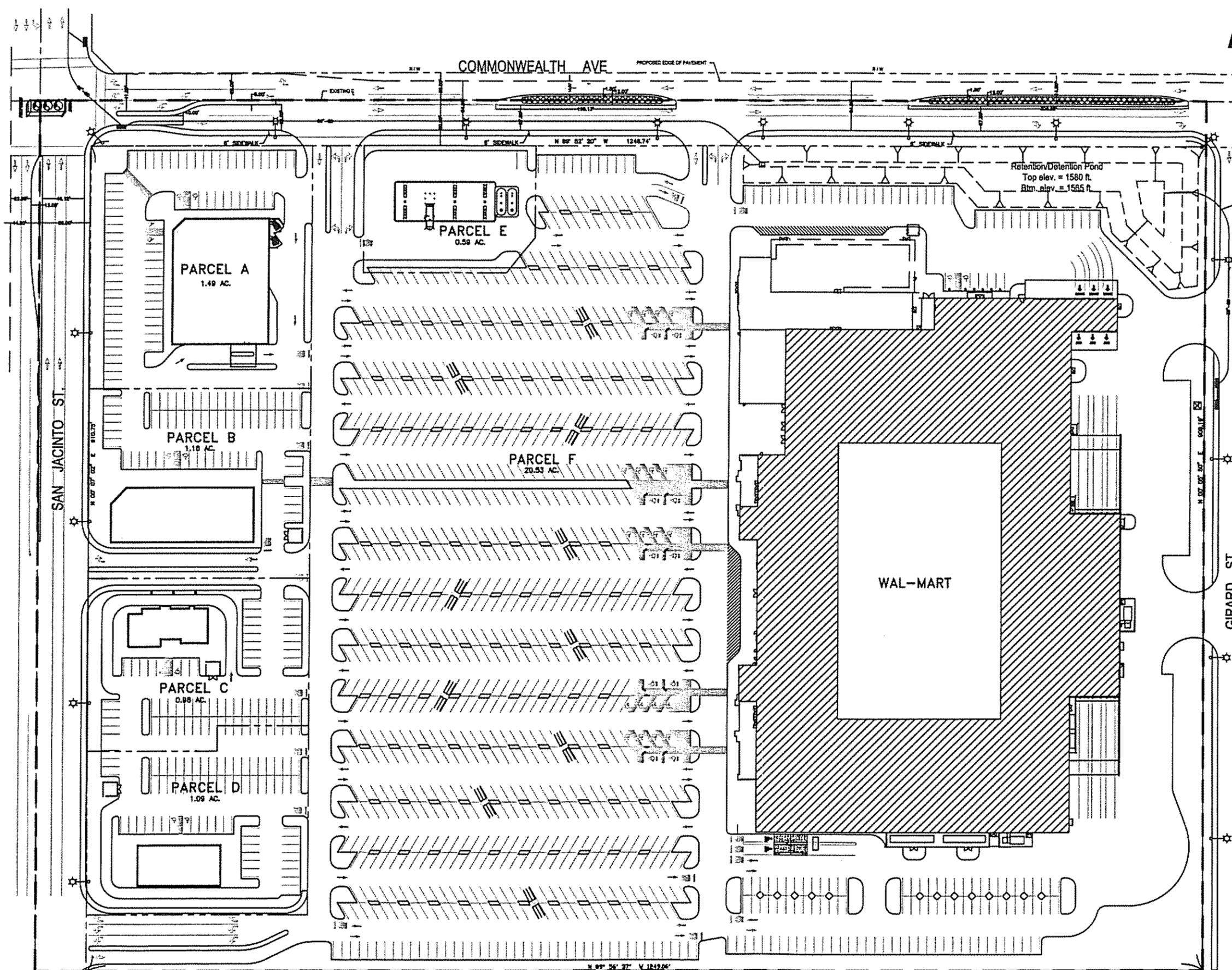


EXHIBIT "A"

**BOUNDARY MAP  
LANDSCAPING, LIGHTING AND  
PARK DISTRICT NO. 2  
ANNEXATION NO. 19**

for the  
**CITY OF SAN JACINTO  
FISCAL YEAR 2004-2005**

**ZONE 19**



VICINITY MAP  
NTS

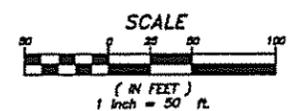
THE ASSESSMENT NUMBER FOR EACH LOT OR PARCEL WITHIN THE DISTRICT IS THE ASSESSOR'S PARCEL NUMBER AS ASSIGNED BY THE COUNTY OF RIVERSIDE ASSESSOR'S OFFICE.

THE LINES AND DIMENSIONS FOR EACH LOT OR PARCEL OF LAND WITHIN THE DISTRICT ARE SHOWN ON THE ASSESSOR'S PARCEL MAPS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY ASSESSOR.

**LEGEND**

- STREET LIGHT
- INDICATES LANDSCAPING
- ASSESSMENT DISTRICT BOUNDARY
- PARCEL LINES
- CATCH BASIN
- STORM DRAIN

**NOTE:**  
EXACT HORIZONTAL LOCATION OF STORM DRAINS TO BE DETERMINED



**PARCEL MAP 32188**

**CITY OF SAN JACINTO**  
**LIGHTING, LANDSCAPING AND PARK DISTRICT NO. 2**  
**Annexation No. 19**  
**(Zone 19)**

**COST ESTIMATE**

Item	Quantity	Unit	Unit Cost/ Month	Street Lights & Traffic Signals		Park Maintenance		Landscape Maintenance		Storm Drain Maint.		Graffiti Removal		TOTALS		
				Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Per Month	Per Year	
<b>C.U.P. 9-03 (Dairy Queen) and C.U.P. 5-03 (Java Express)</b>																
<u>Street Lights and Traffic Signal</u>																
Street Lights																
9,500 lumen (Idyllwild Drive)	2	Ea.	\$9.62	\$19.24	\$230.88									\$19.24	\$230.88	
Less General Benefit: \$9.62/Light x 1 Lights =				(\$9.62)	(\$115.44)									(\$9.62)	(\$115.44)	
22,000 lumen (State Street)	2	Ea.	\$14.08	\$28.16	\$337.92									\$28.16	\$337.92	
Traffic Signal - State Street @ Ramona Expressway																
Maintenance Cost	1	L.S.	\$278.33	\$278.33	\$3,340.00									\$278.33	\$3,340.00	
Energy Cost (\$55/Signal/Month)	1	L.S.	\$55.00	\$55.00	\$660.00									\$55.00	\$660.00	
Less General Benefit (60% for Pass Through Traffic and 30% for the project being in one of four quadrants around the signal = 90%)				(\$300.00)	(\$3,600.00)									(\$300.00)	(\$3,600.00)	
Traffic Signal - State Street @ Idyllwild Drive																
Maintenance Cost	1	L.S.	\$278.33	\$278.33	\$3,340.00									\$278.33	\$3,340.00	
Energy Cost (\$55/Signal/Month)	1	L.S.	\$55.00	\$55.00	\$660.00									\$55.00	\$660.00	
Less General Benefit (60% for Pass Through Traffic and 30% for the project being in one of four quadrants around the signal = 90%)				(\$300.00)	(\$3,600.00)									(\$300.00)	(\$3,600.00)	
Note: Assessments for the future traffic signal at State Street and Idyllwild Drive shall not be collected until the signal is installed.																
<u>Park Maintenance</u>																
None Financed by this Annexation. No Park Maintenance in Com1 Project.																
<u>Landscape Maintenance</u>																
None Financed by this Annexation. Landscape Maintenance by Others.																
<u>Storm Drain Maintenance</u>																
None Financed by this Annexation. Storm Drain Maintenance by Others.																
<u>Graffiti Removal</u>	1	L.S.	\$100										\$100.00	\$1,200.00	\$100.00	\$1,200.00
Subtotal, Maintenance and Servicing				\$104.45	\$1,253.36	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$1,200.00	\$204.45	\$2,453.36	
Contingency (10%)				\$10.44	\$125.34	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00	\$120.00	\$20.44	\$245.34	
TOTAL, Maintenance and Servicing				\$114.89	\$1,378.70	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$110.00	\$1,320.00	\$224.89	\$2,698.70	
<u>Incidental Costs</u>																
Assessment Engineer	1	L.S.	\$120 /yr	\$5.11	\$61.30	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4.89	\$58.69	\$10.00	\$120.00	
Legal Counsel	1	L.S.	\$110 /yr	\$4.68	\$56.20	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4.48	\$53.80	\$9.17	\$110.00	
City Administration	1	L.S.	\$130 /yr	\$5.53	\$66.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5.30	\$63.59	\$10.83	\$130.00	
City Inspection Costs	1	L.S.	\$160 /yr	\$6.81	\$81.74	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$6.52	\$78.26	\$13.33	\$160.00	
County Collection Fees	1	L.S.	\$40 /yr	\$1.70	\$20.43	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1.63	\$19.56	\$3.33	\$40.00	
Miscellaneous	1	L.S.	\$60 /yr	\$2.55	\$30.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2.45	\$29.35	\$5.00	\$60.00	
Reserve Fund	1	L.S.	\$140 /yr	\$5.96	\$71.52	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5.71	\$68.52	\$11.67	\$140.00	
TOTAL, Incidental Costs			\$760 /yr	\$32.36	\$388.26	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$30.98	\$371.78	\$63.33	\$760.00	
<u>Contributions to the District</u>																
Developer				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
TOTAL AMOUNT TO ASSESSMENT				\$147.25	\$1,766.96	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$140.98	\$1,691.78	\$288.22	\$3,458.70	

Assessment per Lot = See Assessment Spread

**CITY OF SAN JACINTO**  
**LIGHTING, LANDSCAPING AND PARK DISTRICT NO. 2**  
**Annexation No. 19**  
**(Zone 19)**

**COST ESTIMATE**

Item	Quantity	Unit	Unit Cost/ Month	Street Lights & Traffic Signals		Park Maintenance		Landscape Maintenance		Storm Drain Maint.		Graffiti Removal		TOTALS	
				Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Cost/Mo.	Cost/Yr.	Per Month	Per Year
<b>Parcel Map No. 32188</b>															
<b>(San Jacinto Retail Center - Wal-Mart)</b>															
<u>Street Lights and Traffic Signal</u>															
<u>Street Lights</u>															
22,500 lumen (San Jacinto St)	4.5	Ea.	\$14.08	\$63.36	\$760.32									\$63.36	\$760.32
22,500 lumen (Commonwealth Ave)	7.5	Ea.	\$14.08	\$105.60	\$1,267.20									\$105.60	\$1,267.20
9,500 lumen (Girard St)	4	Ea.	\$9.62	\$38.48	\$461.76									\$38.48	\$461.76
Less General Benefit: \$9.62/Light x 2 Lights =				(\$19.24)	(\$230.88)									(\$19.24)	(\$230.88)
Traffic Signal - San Jacinto St @ Commonwealth Ave															
Maintenance Cost	1	L.S.	\$278.33	\$278.33	\$3,340.00									\$278.33	\$3,340.00
Energy Cost (\$55/Signal/Month)	1	L.S.	\$55.00	\$55.00	\$660.00									\$55.00	\$660.00
Less General Benefit (60% for Pass Through Traffic and 30% for the project being in one of four quadrants around the signal = 90%)				(\$300.00)	(\$3,600.00)									(\$300.00)	(\$3,600.00)
Traffic Signal - San Jacinto St @ Wal-Mart Center Entrance															
Maintenance Cost	1	L.S.	\$278.33	\$278.33	\$3,340.00									\$278.33	\$3,340.00
Energy Cost (\$55/Signal/Month)	1	L.S.	\$55.00	\$55.00	\$660.00									\$55.00	\$660.00
There is no General Benefit component for this traffic signal because its sole purpose is to safely move traffic in and out of the Wal-Mart Center. Therefore the Wal-Mart Center receives all of the Special Benefit.														\$0.00	\$0.00
Note: Assessments for the future traffic signal at San Jacinto Ave and the Wal-Mart Center shall not be collected until the signal is installed.															
<u>Park Maintenance</u>															
None Financed by this Annexation. No Park Maintenance in Com'l Project.															
<u>Landscape Maintenance</u>															
Commonwealth Ave Medians - 3 each)															
Landscape Median "A"	0	S.F.	\$0.088					\$0.00	\$0.00					\$0.00	\$0.00
Landscape Median "B"	1,204	S.F.	\$0.088					\$105.95	\$1,271.42					\$105.95	\$1,271.42
Landscape Median "C"	2,112	S.F.	\$0.088					\$185.86	\$2,230.27					\$185.86	\$2,230.27
<u>Storm Drain Maintenance</u>															
Storm Drain - 30" in Girard St	1	L.S.	\$250.00							\$250.00	\$3,000.00			\$250.00	\$3,000.00
Storm Drain - 36" in Commonwealth Ave	1	L.S.	\$350.00							\$350.00	\$4,200.00			\$350.00	\$4,200.00
Storm Drain - 42" in San Jacinto St	1	L.S.	\$300.00							\$300.00	\$3,600.00			\$300.00	\$3,600.00
Retention/Detention Basin	1	L.S.	\$600.00							\$600.00	\$7,200.00			\$600.00	\$7,200.00
<u>Pump Station Maintenance:</u>															
Weekly Pump Test	4.33	Man-hr.	\$50							\$216.50	\$2,598.00			\$216.50	\$2,598.00
Maintain, Overhaul & Repair	1	L.S.	\$300							\$300.00	\$3,600.00			\$300.00	\$3,600.00
<u>Graffiti Removal</u>															
	1	L.S.	\$250.00									\$250.00	\$3,000.00	\$250.00	\$3,000.00
Subtotal, Maintenance and Servicing				\$554.87	\$6,658.40	\$0.00	\$0.00	\$291.81	\$3,501.70	\$2,016.50	\$24,198.00	\$250.00	\$3,000.00	\$3,113.17	\$37,358.10
Contingency (10%)				\$55.49	\$665.84	\$0.00	\$0.00	\$29.18	\$350.17	\$201.65	\$2,419.80	\$25.00	\$300.00	\$311.32	\$3,735.81
TOTAL, Maintenance and Servicing				\$610.35	\$7,324.24	\$0.00	\$0.00	\$320.99	\$3,851.87	\$2,218.15	\$26,617.80	\$275.00	\$3,300.00	\$3,424.49	\$41,093.91
<u>Incidental Costs</u>															
Assessment Engineer	1	L.S.	\$2,600 /yr	\$38.62	\$463.40	\$0.00	\$0.00	\$20.31	\$243.71	\$140.34	\$1,684.10	\$17.40	\$208.79	\$216.67	\$2,600.00
Legal Counsel	1	L.S.	\$2,500 /yr	\$37.13	\$445.58	\$0.00	\$0.00	\$19.53	\$234.33	\$134.94	\$1,619.33	\$16.73	\$200.76	\$208.33	\$2,500.00
City Administration	1	L.S.	\$2,800 /yr	\$41.59	\$499.05	\$0.00	\$0.00	\$21.87	\$262.45	\$151.14	\$1,813.65	\$18.74	\$224.85	\$233.33	\$2,800.00
City Inspection Costs	1	L.S.	\$3,200 /yr	\$47.53	\$570.34	\$0.00	\$0.00	\$25.00	\$299.95	\$172.73	\$2,072.74	\$21.41	\$256.97	\$266.67	\$3,200.00
County Collection Fees	1	L.S.	\$180 /yr	\$2.67	\$32.08	\$0.00	\$0.00	\$1.41	\$16.87	\$9.72	\$116.59	\$1.20	\$14.45	\$15.00	\$180.00
Miscellaneous	1	L.S.	\$900 /yr	\$13.37	\$160.41	\$0.00	\$0.00	\$7.03	\$84.36	\$48.58	\$582.96	\$6.02	\$72.27	\$75.00	\$900.00
Reserve Fund	1	L.S.	\$1,250 /yr	\$18.57	\$222.84	\$0.00	\$0.00	\$9.76	\$117.12	\$67.47	\$809.64	\$8.36	\$100.32	\$104.17	\$1,250.00
TOTAL, Incidental Costs			\$13,430 /yr	\$199.48	\$2,393.70	\$0.00	\$0.00	\$104.90	\$1,258.79	\$724.92	\$8,699.00	\$89.87	\$1,078.42	\$1,119.17	\$13,430.00
<u>Contributions to the District</u>															
Developer				\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00
TOTAL AMOUNT TO ASSESSMENT				\$809.83	\$9,717.94	\$0.00	\$0.00	\$425.89	\$5,110.66	\$2,943.07	\$35,316.80	\$364.87	\$4,378.42	\$4,543.66	\$54,523.91

Assessment per Parcel = See Assessment Spread

**CITY OF SAN JACINTO**  
**LANDSCAPING, LIGHTING AND PARK DISTRICT NO. 2**  
**Annexation No. 19**  
**(Zone 19)**

**ASSESSMENT SPREAD**

Parcel Identification (Lot Number)	Property Owner Name	Proposed Land Use	Assessable Acreage (acres)	Asmt. Units (AU)	Street Lights	Park Maint.	Landscape Maint.	Storm Drain Maint.	Graffiti Removal	Dollars per AU/ Parcel (\$)	Assessment per Parcel (\$)
<b>C.U.P. No. 9-03 (Dairy Queen)</b>											
434-080-032	Hemet Land Management, Inc.	Com'l	1.11	n/a	\$1,532.28	\$0.00	\$0.00	\$0.00	\$1,467.09		\$2,999.37
<b>C.U.P. No. 5-03 (Java Express)</b>											
434-080-002	Anza village Market, Inc.	Com'l	<u>0.17</u>	n/a	<u>\$234.67</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$224.69</u>		<u>\$459.36</u>
	C.U.P. No. 9-03 and C.U.P. No. 5-03 Totals		1.28	n/a	\$1,766.96	\$0.00	\$0.00	\$0.00	\$1,691.78		\$3,458.70
<b>Parcel Map No. 32188 (Wal-Mart)</b>											
Parcel A	The Peter A. Patti Trust	Com'l	1.49	n/a	\$560.36	\$0.00	\$294.69	\$2,036.46	\$252.47		\$3,143.98
Parcel B	The Peter A. Patti Trust	Com'l	1.16	n/a	\$436.25	\$0.00	\$229.43	\$1,585.43	\$196.55		\$2,447.66
Parcel C	The Peter A. Patti Trust	Com'l	0.98	n/a	\$368.56	\$0.00	\$193.83	\$1,339.41	\$166.05		\$2,067.85
Parcel D	The Peter A. Patti Trust	Com'l	1.09	n/a	\$409.93	\$0.00	\$215.58	\$1,489.76	\$184.69		\$2,299.96
Parcel E	The Peter A. Patti Trust	Com'l	0.59	n/a	\$221.89	\$0.00	\$116.69	\$806.38	\$99.97		\$1,244.93
Parcel F	The Peter A. Patti Trust	Com'l	<u>20.53</u>	n/a	<u>\$7,720.95</u>	<u>\$0.00</u>	<u>\$4,060.44</u>	<u>\$28,059.37</u>	<u>\$3,478.68</u>		<u>\$43,319.43</u>
	Parcel Map No. 32188 Totals		25.84	n/a	\$9,717.94	\$0.00	\$5,110.66	\$35,316.80	\$4,378.42		\$54,523.91
<b>TOTALS (Zone 19)</b>						\$11,484.90	\$0.00	\$5,110.66	\$35,316.80	\$6,070.20	\$57,982.60

**C.U.P. No. 9-03**

Current Ownership: Wayne Minor  
Hemet Land Management, Inc.  
Address: P.O. Box 490, San Jacinto, CA 92581

Applicant: Same  
Address: Same

Assessor's Parcel No.: 434-080-032

**C.U.P. No. 5-03**

Current Ownership: Anza Village Market, Inc.  
Address: P.O. Box 490, San Jacinto, CA 92581

Applicant: Richard Shirek, Hemet Auto Sales & Leasing, Inc.  
Address: P.O. Box 8328, Hemet, CA 92545

Assessor's Parcel No.: 434-080-002

**Wal-Mart Development**

Current Ownership: Peter A. Patti Trust  
Peter A. Patti, Steven Patti, Ann Marie Horroun  
Address: P.O. Box 490, San Jacinto, CA 92581

Applicant: Joe Meyer  
Address: 5225 Canyon Crest Drive, #166, Riverside, CA 92507

Assessor's Parcel Nos.: 439-120-023 & 439-120-024