CITY OF WEST COVINA

CITY COUNCIL/SUCCESSOR AGENCY

Public Comment Instructions

JULY 21, 2026, 7:00 PM
REGULAR MEETING

CITY HALL COUNCIL CHAMBERS
1444 W. GARVEY AVENUE SOUTH
WEST COVINA, CALIFORNIA 91790

Mayor Letty Lopez-Viado
Mayor Pro Tem Ollie Cantos
Councilwoman Rosario Diaz
Councilmember Brian Gutierrez
Councilman Tony Wu

Please turn off all cell phones and other electronic devices prior to entering the Council Chambers

AMERICANS WITH DISABILITIES ACT
The City complies with the Americans with Disabilities Act (ADA). If you will need special assistance at a Council meeting, please call (626) 939-8433 (voice) or (626) 960-4422 (TTY) from 8am to 5pm Monday through Thursday. Please call at least one day prior to the meeting date to inform us of your particular needs and to determine if accommodation is possible. For sign language interpreter services at Council meetings, please request no less than four working days prior to the meeting.

AGENDA MATERIAL
Agenda material is available for review at the City Clerk's Office, Room 317 in City Hall, 1444 W. Garvey Avenue South, West Covina and at www.westcovina.org. Any writings or documents regarding any item on this agenda, not exempt from public disclosure, provided to a majority of the City Council that is distributed less than 72 hours before the meeting, will be made available for public inspection in the City Clerk's Office, Room 317 of City Hall located at 1444 W. Garvey Avenue South, West Covina, during normal business hours.

NOTICE
The City Council will regularly convene on the first and third Tuesday of the month. The West Covina Community Development Commission, West Covina Public Financing Authority and the West Covina Community Services Foundation are agencies on which the City Council serves as members. Agendas may contain items for these boards, as necessary.

PUBLIC COMMENTS
ADDRESSING THE CITY COUNCIL

Any person wishing to address the City Council on any matter listed on the agenda, excluding any matter set for a public hearing, or on any other matter within their jurisdiction must complete a speaker card that is provided at the entrance to the Council Chambers and submit the card to the City Clerk prior to the commencement of Oral Communications. No speaker cards will be accepted after the commencement of Oral Communications, except at the discretion of the Presiding Officer.

Please identify on the speaker card whether you are speaking on an agenda item or non-agenda. Requests to speak

on agenda items will be heard prior to requests to speak on non-agenda items. Comments are limited to three (3) minutes per speaker, unless modified by the Presiding Officer or the City Council.

Any testimony or comments regarding a matter set for a public hearing will be heard during the hearing.

While members of the public are free to level criticism of City policies and the action(s) or proposed action(s) of the City Council or its members, members of the public may not engage in behavior that is disruptive to the orderly conduct of the meeting, including, but not limited to, speaking off topic, speaking beyond the speaker's allotted time limit, making slanderous or profane remarks or using loud, threatening, or abusive language which disrupts, disturbs, impedes, or renders infeasible the orderly conduct of the meeting. Members of the public may not threaten any person with physical harm or act in a manner that may reasonably be interpreted as an imminent threat of physical harm. The City of West Covina will not tolerate harassment based upon a person's race, religious creed, color, national origin, ancestry, disability, medical condition, marital status, gender, sexual orientation, or age.

RULES OF DECORUM
Excerpts from the West Covina Municipal Code and Penal Code pertaining to the Rules of Decorum will be found at the end of agenda.

AGENDA

CITY OF WEST COVINA
CITY COUNCIL/SUCCESSOR AGENCY

TUESDAY JULY 21, 2026, 7:00 PM
REGULAR MEETING

INVOCATION
Led by Pastor Samuel Martinez from Amazing Love Ministries

PLEDGE OF ALLEGIANCE
Led by Councilman Wu

ROLL CALL

REPORTING OUT FROM CLOSED SESSION

PRESENTATIONS

- Taste of West Covina Presentation Recognizing One Veg World
- Taste of West Covina Presentation Recognizing Sylvan Learning

CITY MANAGER'S REPORT
City Manager's report on current City projects.

ORAL COMMUNICATIONS - Three (3) minutes per speaker
Please step forward to the podium and state your name and city of residence for the record when recognized by the Mayor.

CONSENT CALENDAR
All matters listed under CONSENT CALENDAR are considered to be routine and can be acted on by one roll call vote. There will be no separate discussion of these items unless members of the City Council/Community Development Commission request specific items to be removed from the Consent Calendar for separate discussion or action.

APPROVAL OF MEETING MINUTES

1) CONSIDERATION OF APPROVAL FOR THE JUNE 16 AND JULY 7, 2026, CITY COUNCIL/SUCCESSOR AGENCY REGULAR SESSION MEETING MINUTES AND THE JUNE 16, AND JULY 7 2026 , CITY COUNCIL/SUCCESSOR AGENCY CLOSED SESSION MEETING MINUTES.

That the Council approve the June 16 and July 7, 2026, City Council/Successor Agency Regular Session Meeting Minutes and the June 16 and July 7, 2026, City Council/Successor Agency Closed Session Meeting Minutes

COMMUNITY DEVELOPMENT

2) CONSIDERATION OF FISCAL YEAR 2026-27 ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NOS. 1 AND 2

It is recommended that the City Council adopt the following resolutions:

RESOLUTION NO. 2026-58 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 1 FOR THE FISCAL YEAR BEGINNING JULY 1, 2026

RESOLUTION NO. 2026-59 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 2 FOR THE FISCAL YEAR BEGINNING JULY 1, 2026

FINANCE DEPARTMENT

3) CONSIDERATION OF ADOPTING BUDGET AMENDMENT FOR LEGAL SERVICES

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-87– A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, ADOPTING A BUDGET AMENDMENT FOR THE FISCAL YEAR COMMENCING JULY 1, 2025 AND ENDING JUNE 30, 2026 (LEGAL SERVICES)

FIRE DEPARTMENT

4) CONSIDERATION OF AGREEMENTS FOR FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES

It is recommended that the City Council take the following actions:

1. Award Request for Proposals No. 2026-15 for Fire Department Fleet Maintenance and Repair Services to Performance Truck Repair, Inc., ReNewell Fleet Service, LLC, and Fleetworks, Inc.; and
2. Authorize the City Manager to negotiate and execute agreements with Performance Truck Repair, Inc., ReNewell Fleet Service, LLC, and Fleetworks, Inc. for a five-year term commencing August 1, 2026 and ending July 31, 2031, in such final form as approved by the City Attorney; and

3. Authorize the City Manager to negotiate and execute any amendments to the agreements.

HUMAN RESOURCES/RISK MANAGEMENT

5) CONSIDERATION OF POSITION ACTIONS IN CITY MANAGER'S OFFICE, FINANCE DEPARTMENT, AND POLICE DEPARTMENT – NEW CLASSIFICATIONS, JOB DESCRIPTION UPDATES, AND RECLASSIFICATIONS

It is recommended that the City Council:

1. Approve the class specifications and salary range for the new Media Production Specialist classification by adopting the following resolution:

   RESOLUTION NO. 2026-80 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR THE NEW MEDIA PRODUCTION SPECIALIST CLASSIFICATION

2. Approve the repeal and replacement of the Executive Assistant to the City Manager classification specifications and the revised salary range for such classification by adopting the following resolution:

   RESOLUTION NO. 2026-83 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE REPEAL AND REPLACEMENT OF THE EXECUTIVE ASSISTANT TO THE CITY MANAGER CLASSIFICATION SPECIFICATIONS AND AN UPDATED SALARY RANGE FOR SUCH CLASSIFICATION

3. Approve the establishment of the Lead Jailer classification and corresponding classification specifications and salary range and the reclassification of two (2) Jailer positions to two (2) Lead Jailer positions by adopting the following resolution:

   RESOLUTION NO. 2026-70 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE ESTABLISHMENT OF THE LEAD JAILER CLASSIFICATION AND THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR SUCH CLASSIFICATION, AND AMENDING THE SCHEDULE OF POSITIONS BUDGETED FOR FISCAL YEAR 2026-27 TO REFLECT THE RECLASSIFICATION OF TWO (2) JAILER POSITIONS TO TWO (2) LEAD JAILER POSITIONS

PUBLIC WORKS

6) CONSIDERATION OF NEED TO CONTINUE EMERGENCY REPAIRS AT FIRE STATION 3

It is recommended that the City Council review the emergency action for the emergency conditions at Fire Station 3 and adopt the following resolution:

RESOLUTION NO. 2026-81 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DETERMINING, BY AT LEAST A FOUR-FIFTHS VOTE OF THE CITY COUNCIL, THAT THERE IS A NEED TO CONTINUE THE EMERGENCY ACTION AT FIRE STATION 3

7) APPROVAL OF PURCHASE ORDER FOR FORD FLEET CARE FOR FISCAL YEAR 2026-2027

It is recommended that the City Council:

1. Authorize the City Manager to issue a purchase order to Ford Fleet Care in the amount of $250,000 for vehicle repair and maintenance services utilizing the Sourcewell Cooperative Purchasing Agreement for Fiscal Year 2026-2027.
2. Authorize the City Manager to execute any purchase order change orders within the FY2026-2027 budget for Fund 365, Fleet Management.

END OF CONSENT CALENDAR

HEARINGS

PUBLIC HEARINGS

8) PUBLIC HEARING REGARDING FISCAL YEAR 2026-27 ASSESSMENT FOR THE WEST COVINA CITYWIDE LIGHTING AND MAINTENANCE DISTRICT

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-69 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE DIAGRAM AND ASSESSMENTS FOR THE CITYWIDE LIGHTING AND MAINTENANCE DISTRICT FOR FISCAL YEAR 2026-27

9) PUBLIC HEARING REGARDING FISCAL YEAR 2026-27 ASSESSMENTS FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICTS 4, 6 AND 7

It is recommended that the City Council conduct a public hearing and then adopt the following resolutions:

RESOLUTION NO. 2026-73 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 4 FOR FISCAL YEAR 2026-27

RESOLUTION NO. 2026-74 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 6 FOR FISCAL YEAR 2026-27

RESOLUTION NO. 2026-75 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 7 FOR FISCAL YEAR 2026-27

10) PUBLIC HEARING REGARDING THE WEST COVINA CITYWIDE SEWER SERVICE CHARGE COLLECTION METHOD AND ASSOCIATED REPORT

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-67 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE SEWER SERVICE CHARGES TO BE COLLECTED ON THE FISCAL YEAR 2026-27 TAX ROLL

11) PUBLIC HEARING TO CONSIDER WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FISCAL YEAR 2026-27 ASSESSMENT

It is recommended that the City Council conduct a public hearing and then adopt the following resolution:

RESOLUTION NO. 2026-78 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE ANNUAL REPORT FILED BY THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT ADVISORY BOARD AND LEVYING AN ANNUAL ASSESSMENT FOR THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FOR FISCAL YEAR 2026-27

DEPARTMENTAL REGULAR MATTERS

CITY MANAGER'S OFFICE

12) PRESENTATION ON WEBSITE UPDATE EXPANDING PUBLIC ACCESS

It is recommended that the City Council:

1. Receive and file this report.

MAYOR/COUNCILMEMBERS REPORTS

AB 1234 Conference and Meeting Report (verbal, if any)

(In accordance with AB 1234, Councilmembers shall make a brief report or file a written report on any meeting/event/conference attended at City expense.)

CITY COUNCIL REQUESTS FOR REPORTS, STUDIES OR INVESTIGATION

(Per City of West Covina Standing Rules 4.f - Requests for reports, studies, or investigations that are not readily available must be placed on the City Council/Successor Agency agenda as items of business and must be approved by a majority of the City Council/Successor Agency Board.)

13) PRESENTATION ON PROPOSED PARKS AND RECREATION MASTERPLAN

It is recommended that the City Council:

1. Receive and file this report; and
2. Provide direction.

CITY COUNCIL COMMENTS

ADJOURNMENT

The following are excerpts from the West Covina Municipal Code:

Section 2-47. - Addressing the council.

Pursuant to the California Government Code, any person wishing to address the city council on any matter on the agenda or on any other matter within their jurisdiction, excluding any matter set for a public hearing, may do so upon first securing the recognition of the presiding officer during the time designated as "Oral Communications" on the agenda. The city council may not act on any item unless it is listed on the agenda.

Section 2-48. - Manner of addressing city council; time limit; persons addressing may be sworn.

(a) Each person wishing to address the city council shall submit a speaker card to the city clerk prior to the commencement of the time designated for oral communications. No speaker cards will be accepted after the commencement of oral communications, except at the discretion of the presiding officer.
(b) When called forward by the presiding officer or the city clerk, each person addressing the city council shall step up to the podium and give his or her name and city of residence in an audible tone of voice for the record.
(c) Each person addressing the city council during oral communications shall limit his or her comments to three (3) minutes, unless the time limit is modified by the presiding officer or the city council. In order to provide all speakers the opportunity to participate in oral communications, the presiding officer or the city council may reduce the time limit to allow reasonable time for all speakers to address the city council.
(d) All remarks shall be addressed to the city council as a body and not to any member thereof. No person, other than the city council and the person having the floor, shall be permitted to enter into any discussion, either directly or through a member of the city council, without the permission of the presiding officer. No question shall be asked of a council member except through the presiding officer.
(e) The presiding officer may require any person to be sworn as a witness before addressing the city council on any subject. Any such person who, having taken an oath that he or she will testify truthfully, willfully and contrary to such oath states as true any material matter which he knows to be false may be held to answer criminally and subject to the penalty prescribed for perjury by the provisions of the California Penal Code.

Section 2-50. - Decorum—Required.
(a) While the city council is in session, council members shall preserve order and decorum, and a council member shall neither, by conversation or otherwise, delay or disrupt the proceedings or the peace of the council nor interrupt any council member while speaking or refuse to obey the orders of the council or its presiding officer, except as otherwise herein provided.
(b) Members of the public shall not willfully disrupt the meeting or act in a manner that actually disrupts, disturbs, impedes, impairs, or renders infeasible the orderly conduct of the meeting. For the purposes of this Code, "willfully disrupt" includes, but is not limited to, continuing to do any of the following after being warned by the presiding officer that the behavior is disrupting the meeting and failure to cease the behavior may result in removal from the meeting:
(1) Addressing the mayor or city council without first being recognized.
(2) Persisting in addressing a subject or subjects, other than that before the mayor and city council.
(3) Repetitiously addressing the same subject.
(4) Failing to relinquish the podium when directed to do so.
(5) From the audience, interrupting or attempting to interrupt, a speaker, the presiding officer, a council member, or a staff member, or shouting or attempting to shout over a speaker, the presiding officer, a council member or a staff member.
(6) From the audience, engaging in disorderly, disruptive, or boisterous conduct, including, but not limited to, handclapping, stomping of feet, whistling, making noise, use of abusive, threatening or profane language or obscene gestures, yelling, obstructing the view of other audience members, or similar conduct which disrupts, disturbs, impedes, or renders infeasible the orderly conduct of the meeting.

(7) As a speaker, making slanderous or profane remarks or using loud, threatening, or abusive language which disrupts, disturbs, impedes, or renders infeasible the orderly conduct of the meeting; interrupting or attempting to interrupt the presiding officer, a council member, or a staff member; shouting over or attempting to shout over the presiding officer, a council member, or a staff member; or engaging in any other disorderly conduct which disrupts, disturbs, impedes, or renders infeasible the orderly conduct of the meeting. Nothing in this section or any rules of the city council shall be construed to prohibit public criticism of the policies, procedures, programs, or services of the city or of the acts or omissions of the city council.
(8) Engaging in behavior that constitutes use of force or a true threat of force.
(c) It shall be unlawful to violate the provisions of this section. A person violating this section may be removed and barred from further participation at the meeting at which the violation occurs.
(d) If any subsection, sentence, clause, or phrase or word of this section 2-50 is for any reason held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this section. The city council hereby declares that it would have passed this section and each subsection, sentence, clause and phrase thereof, irrespective of the fact that any one or more subsections, sentences, clauses, phrases or words had been declared invalid or unconstitutional.

Section 2-51. - Enforcement of decorum.

The chief of police or any member or members of the police department or other members of the city staff may be designated by the council to be sergeant-at-arms when, in the opinion of the presiding officer, the services of a sergeant-at-arms is necessary, and the sergeant-at-arms shall carry out all orders and instructions given by the presiding officer for the purpose of maintaining order and decorum in accordance with section 2-50 at the council meeting, including, but not limited to, removing and barring from further participation at the meeting any person who is willfully disrupting the orderly conduct of the meeting.

Section 2-52. Persons authorized to be within council area.

No person, except city officials, their representatives and members of the news media shall be permitted within the rail in front of the council chamber without the express consent of the council.

The following are excerpts from the Penal Code:

Section 148. Resisting public or peace officers or emergency medical technicians in discharge of their duties; Removal of weapon from person or presence of public or peace officer.

(a) (1) Every person who willfully resists, delays, or obstructs any public officer, peace officer, or an emergency medical technician, as defined in Division 2.5 (commencing with Section 1797) of the Health and Safety Code, in the discharge or attempt to discharge any duty of his or her office or employment, when no other punishment is prescribed, shall be punished by a fine not exceeding one thousand dollars ($1,000), or by imprisonment in a county jail not to exceed one year, or by both that fine and imprisonment.

Section 403. Disturbance of assembly or meeting other than religious or political.

Every person who, without authority of law, willfully disturbs or breaks up any assembly or meeting that is not unlawful in its character, other than an assembly or meeting referred to in Section 302 of the Penal Code or Section 18340 of the Elections Code, is guilty of a misdemeanor.

AGENDA ITEM NO. 1

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF APPROVAL FOR THE JUNE 16 AND JULY 7, 2026, CITY COUNCIL/SUCCESSOR AGENCY REGULAR SESSION MEETING MINUTES AND THE JUNE 16, AND JULY 7 2026 , CITY COUNCIL/SUCCESSOR AGENCY CLOSED SESSION MEETING MINUTES.**

RECOMMENDATION:

That the Council approve the June 16 and July 7, 2026, City Council/Successor Agency Regular Session Meeting Minutes and the June 16 and July 7, 2026, City Council/Successor Agency Closed Session Meeting Minutes

BACKGROUND:

That the City Council adopt the attached minutes.

Prepared by: Lisa Sherrick, Assistant City Clerk

Attachments

Attachment No. 1 - 6/16/2026 Closed Session Minutes Draft
Attachment No. 2 - 6/16/2026 Regular Session Minutes Draft
Attachment No. 3 - Resume History of Lloyd Johnson
Attachment No. 4 - 7.7.2026 Closed Session Minutes Draft
Attachment No. 5 - 7.7.2026 Regular Session Minutes Draft

CITY COUNCIL GOALS & OBJECTIVES: Enhance City Image and Effectiveness

D R A F T

CITY OF WEST COVINA

CITY COUNCIL/SUCCESSOR AGENCY

JUNE 16, 2026, 7:00 PM
REGULAR MEETING - CLOSED SESSION

MANAGEMENT RESOURCE CENTER 3RD FLOOR
1444 W. GARVEY AVENUE SOUTH
WEST COVINA, CALIFORNIA 91790

ROLL CALL

Present: Council Member Brian Gutierrez; Councilman Tony Wu; Councilwoman Rosario Diaz; Mayor Pro Tem Ollie Cantos; Mayor Letty Lopez-Viado

Staff Present: Mikan Mrakich, City Manager; Roxanne Lerma, Assistant City Manager; Niel Mehta, Assistant City Manager; Tom Duarte, City Attorney; Roger Scott, Buchalter

PUBLIC COMMENTS ON ITEMS ON THE AGENDA

None

CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION - Pursuant to Government Code § 54956.9(d)(1)

1. Guillermina Buenrostro v. City of West Covina (LA Superior Court, Case No 23PSCV02465)
2. John Doe v. City of West Covina, et al, (United States District Court for the Central District of California Case No. 2:26-cv-03659-MEMF-MBK).

2. CONFERENCE WITH LABOR NEGOTIATORS
Pursuant to Government Code § 54957.6
City Negotiators: Mrakich, Duarte
Employee Organizations

- Confidential Employees
- Maintenance & Crafts Employees
- Non-Sworn
- W.C. Police Officers' Association
- W.C. Firefighters' Management Assoc.
- W.C. Firefighters' Association, I.A.F.F., Local 3226
- General Employees
- Mid-Management Employees
- W.C. Police Management Association

Unrepresented Employee Group

- Department Heads

REPORING OUT

With regard to Item No. 2, John Doe v. West Covina on a motion by Councilwoman Diaz and a second by Mayor Pro Tem Cantos voted 3-0 to defend Mayor Lopez-Viado and Milan Mrakich since they were named as defendants in the John Doe case.

ADJOURNMENT

A motion to adjourn the Regular Meeting was made, and the meeting was adjourned at 6:30 p.m. The next regularly scheduled Regular Closed City Council Meeting will be held on Tuesday, July 7, 2026, at 6:00 p.m. in the Council Chamber, 1444 West Garvey Avenue South, West Covina, California.

Submitted By:

Lisa Sherrick , CMC
Assistant City Clerk

Letty Lopez-Viado
Mayor

D R A F T

CITY OF WEST COVINA

CITY COUNCIL/SUCCESSOR AGENCY

JUNE 16, 2026, 7:00 PM
REGULAR MEETING

CITY HALL COUNCIL CHAMBERS
1444 W. GARVEY AVENUE SOUTH
WEST COVINA, CALIFORNIA 91790

MINUTES

INVOCATION
Led by Pastor Samuel Martinez from Amazing Love Ministries

PLEDGE OF ALLEGIANCE
Led by Councilmember Gutierrez

ROLL CALL

Present: Brian Gutierrez, Council Member; Tony Wu, Councilman; Rosario Diaz, Councilwoman; Ollie Cantos, Mayor Pro Tem; Letty Lopez-Viado, Mayor

REPORTING OUT FROM CLOSED SESSION

With regard to Item No. 2, John Doe v. West Covina on a motion by Councilwoman Diaz and a second by Mayor Pro Tem Cantos voted 3-0 to defend Mayor Lopez-Viado and Milan Mrakich since they were named as defendants in the John Doe case.

PRESENTATIONS

- Certificate Recognizing the San Gabriel Valley Senior Softball Team and President Ed Rhoads
- Taste of West Covina Presentation Recognizing South Hills Academy
- Taste of West Covina Presentation Recognizing Anna's Pizza

CITY MANAGER'S REPORT
City Manager's report on current City projects.

ORAL COMMUNICATIONS - Three (3) minutes per speaker

John Shewmaker
Speaker A
Mario Moet
AnnaMarie Lopez
AnaMarie Ruiz
Steve Bennett
Sherrie Berillon
Fredrick Sykes
Mario Sobalvarro
Josh Murry
Frank Auckley
Patricia Mendoza
Jesus Gomez
Keila Hernandez
John Rodriguez
Ralph J Beltran
Hollywood

CONSENT CALENDAR

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos Approve Consent Calendar Item No. 1, 2 and 5-9. (Councilmember Gutierrez voted no on Item No. 1 and 5. Item No.3, and 4 were pulled by Councilmember Gutierrez.)

Motion by Councilman Wu and Second by Councilwoman Diaz, 4-1 (No: Gutierrez) to: Approve Consent Calendar Item No. 3. (Item No.3 was pulled by Councilmember Gutierrez)

Motion by Councilman Wu and Second by Councilwoman Diaz, 4-1 (No: Gutierrez) to: Approve Consent Calendar Item No. 4. (Item No.4 was pulled by Councilwoman Diaz)

APPROVAL OF MEETING MINUTES

1) CONSIDERATION OF APPROVAL OF THE JUNE 2, 2026, CITY COUNCIL/SUCCESSOR AGENCY REGULAR SESSION MEETING MINUTES AND THE JUNE 2, 2026, CITY COUNCIL/SUCCESSOR AGENCY CLOSED SESSION MEETING MINUTES.

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

ORDINANCES FOR ADOPTION - Procedural Waiver.

2) CONSIDERATION OF ADOPTION OF ORDINANCE NO. 2540 APPROVING CODE AMENDMENT NO. 26-01, AMENDING CHAPTER 26 OF THE WEST COVINA MUNICIPAL CODE TO ESTABLISH REASONABLE DEVELOPMENT STANDARDS FOR SUPPORTIVE AND TRANSITIONAL HOUSING, UPDATE THE LAND USE TABLE REGARDING HOTEL AND MOTEL CONVERSIONS, AND ESTABLISH CRITERIA FOR THE AUTOMATIC WITHDRAWAL OF INACTIVE OR INCOMPLETE PLANNING APPLICATIONS

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

COMMUNITY DEVELOPMENT

3) CONSIDERATION OF A BUDGET AMENDMENT FOR TRANSTECH ENGINEERS

Motion by Councilman Tony Wu, seconded by Councilwoman Rosario Diaz

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

FINANCE DEPARTMENT

4) CONSIDERATION OF ADOPTING BUDGET AMENDMENT FOR LEGAL SERVICES

Motion by Councilman Tony Wu, seconded by Councilwoman Rosario Diaz

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

5) CONSIDERATION OF PROPOSITION A EXCHANGE WITH FOOTHILL TRANSIT

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

6) AUDIT COMMITTEE UPDATE

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

FIRE DEPARTMENT

7) CONSIDERATION OF AN AGREEMENT WITH ON DUTY HEALTH FOR FIRE DEPARTMENT WELLNESS PROGRAM

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

PUBLIC WORKS

8) CONSIDERATION OF NEED TO CONTINUE EMERGENCY REPAIRS AT FIRE STATION 3

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

9) CONSIDERATION OF BUDGET AMENDMENT FOR FLEET SERVICES OPERATIONS – FLEET VEHICLE REPAIRS AND FUEL EXPENDITURES

Motion by Councilwoman Rosario Diaz, seconded by Mayor Pro Tem Ollie Cantos

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

END OF CONSENT CALENDAR

HEARINGS

PUBLIC HEARINGS

10) CONSIDERATION OF A MITIGATED NEGATIVE DECLARATION, GENERAL PLAN AMENDMENT, ZONE CHANGE, PRECISE PLAN, TENTATIVE TRACT MAP, AND TREE REMOVAL PERMIT FOR THE DEVELOPMENT OF A 232-UNIT RESIDENTIAL PROJECT LOCATED AT 1501 W. DEL NORTE STREET

Public Comments in Favor

James Olvera
Marrio Sobalvarro
Sherrie Berillon
Jerri Potras

Public Comments Neither in Favor nor Opposed

Laura Vieyra
Steve Bennett
Andrea Hernandez
Adriana Padilla
Pete Limon
Ricardo Quintero
Javier Vega
J.D.

Public Comments in Opposition

Elvia Lima Ortiz
Glenn Kennedy
Justin

ACTION: Motion by Councilwoman Diaz and a second by Councilman Wu, 3-2 (No: Gutierrez, Cantos) to adopt Resolution No. 2026-39.

ACTION: Motion by Councilwoman Diaz and a Second by Councilman Wu, 3-2 (No: Gutierrez, Cantos) to adopt Resolution No. 2026-40.

ACTION: Motion by Councilwoman Diaz and a Second by Councilman Wu, 4-1 (No: Gutierrez) to approve Ordinance No 2541.

ACTION: Motion by Councilwoman Diaz and a Second by Councilman Wu, 4-1 (No: Gutierrez) to approve Resolution to 2026-41 with following corrections:

- $25,000 for first time home buyers;
- $250,000 cap for grading irrigation and sod for the baseball field;
- Fix typo on Condition of Approval Letter W, moving it from 23 to 19;
- Removes Conditions of Approval 3–6 except for number 5, only being the sidewalk at their property

11) REPORT ON JOB VACANCIES AND RECRUITMENT AND RETENTION EFFORTS PURSUANT TO ASSEMBLY BILL 2561

Public Comments in Favor
None

Public Comments Neither in Favor nor Opposed
None

Public Comments in Opposition:
None

This item is a receive and file item; no motion or vote is needed.

DEPARTMENTAL REGULAR MATTERS

12) CONSIDERATION OF ANNUAL APPROPRIATIONS LIMIT FOR FISCAL YEAR 2026-2027

Motion by Councilman Tony Wu, seconded by Councilwoman Rosario Diaz

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

13) CONSIDERATION OF ADOPTING FISCAL YEAR 2026-27 WEST COVINA COMMUNITY SERVICES FOUNDATION BUDGET

Motion by Councilman Tony Wu, seconded by Mayor Pro Tem Ollie Cantos

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

FINANCE DEPARTMENT

14) CONSIDERATION OF ADOPTING FISCAL YEAR 2026-27 OPERATING AND CAPITAL IMPROVEMENT PROGRAM BUDGET

Motion by Councilman Tony Wu, seconded by Councilwoman Rosario Diaz

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

15) REVIEW OF COUNCIL'S ALLOWANCE AND COUNCIL EXPENSE AND REIMBURSEMENT POLICY

This item is a receive and file item; no motion or vote is needed.

MAYOR/COUNCILMEMBERS REPORTS
AB 1234 Conference and Meeting Report (verbal, if any)

None

CITY COUNCIL REQUESTS FOR REPORTS, STUDIES OR INVESTIGATION

- Mayor Lopez-Viado requested a presentation on Precision Concrete Cutting. There was no objection.
- Councilwoman Diaz requested a cap of $10,000 on Council allowance, with any remaining funds being returned to the general fund. There was no objection.

CITY COUNCIL COMMENTS

- Councilmember Gutierrez read into the record history on Former Councilmember Lloyd Johnson. There was no objection in adding the statement to the record.
- Council members expressed their thoughts on Former Councilmember Lloyd Johnson

ADJOURNMENT

A motion to adjourn the Regular Meeting was made, and the meeting was adjourned at 1:40 a.m. The next regularly scheduled Regular Closed City Council Meeting will be held on Tuesday, July 7, 2026, at 7:00 p.m. in the Council Chamber, 1444 West Garvey Avenue South, West Covina, California.

Submitted By:

Lisa Sherrick Assistant City Clerk	Letty Lopez-Viado Mayor

RESUME HISTORY OF LLOYD JOHNSON

Lloyd Johnson grew up in East Las Angeles. After graduation Lloyd joined the United States Marine Corp. He went to serve in Vietnam Lloyd was wounded and received the Purple Heart for his injuries.

Moving to West Covina in 1970, Lloyd built a career in construction as a Certified Welder and meant his soon to be wife Linda Wysocki who is a graduate o Edgewood High School in 1967, where she lived with her partners. Lloyd and Linda were married and have been married for over 49 years living in West Covina Lloyd and Linda have 2 children.. One is his son Jeff and a daughter Wendy. They now have 8 grandchildren.

By the time his Children were in Monte Vista Elementary, Lloyd started to attend the City Council Meeting. He formed a Rally and stopped the State from expanding the building for a Probation Department in West Covina. If he had not been successful this building would have doubled in size and expanded the contract for an additional 25 years. He spoke out at the City Council meeting and this facility was moved to another city. Lloyd and Linda were active in the PTA as well as the music program. One of the programs that Lloyd was involved in was at Monte Vista Elementary School. "Read to the Children Program" Lloyd stayed with the program after his children left elementary school. After becoming the Cities Mayor, Lloyd read to the children at other schools all over West Covina. He continued the program far after his children left the school system. His son won a West Covina Unified School District contest in music to play any musical instrument he choice. His instrument of choice was the Baritone.

When his children moved into Edgewood Middle School he was very involved with the Band Boosters for his son and the choir Boosters for his daughter.

When his Children moved onto West Covina High School where they graduated from, Lloyd was busy with the Band Booster for his son in the school band. His son also was on the Jazz Band playing the guitar. Lloyd's daughter was such a good singer she was accepted into the WestCovaires Choir Program and he was involved in the Choir Boosters. This whole time Lloyd attends every West Covina Council Meeting and stayed involved in the community for over 30 years

Lloyd participated in the Los Angeles Olympic torch Relay of 2004; the torch was run down Glendora Avenue in West Covina. The turnout was very large with lots of news media. He also participated in the City of West Covina Town Program for the 2015 Special Olympics World Games. .

Lloyd never stopped donating his blood to the Red Cross or any organization that would take his blood. He did this after he was a cancer survivor. He would go every month if he was able too. But he had to replenish his own supply first.

One of the programs Lloyd was involved in was the biggest for the City of West Covina. Lloyd Johnson with the assistance of Glenn Kennedy and George Ogden was the building of the Veteran's Memorial in the City Court Yard of the West Covina City Hall. This small committee worked and fundraised for 10 years to get the money and permission from the City Planning Commissioner to approve the plans and raise the funds to complete this much needed project. This was a labor of Love for Lloyd, Glenn and George. The fundraising was extensive. The City also put in a very large amount of money to make this project come to light. I guess I even forgot or took it for granted. But with Memorial Day just passed and the City of West Covina's Veterans Memorial celebration we all reflected on the 3 people responsible for the building of this great Veteran Memorial at the Court Yard of the West Covina City Hall. Lloyd Johnson and the Committee were honored by the City of West Covina City Council and several elected representatives for his contribution of this project.

Let's not forget about Lloyd's 1956 Chevrolet classic car. Dedicated to our Vietnam Veterans'. Lloyd is a member of Cal Rods where he shows his car almost every weekend. It is a wonder to behold. A must see car.

Lloyd decided to run for a seat on the West Covina City Council. He won his seat for 2015 to 2020. Lloyd was the longest serving Mayor in the city of West Covina a member of the West Covina City Council was removed from the position of Mayor. As Mayor Pro-Tem he filled the seat for the remaining 6 months. Then filled his own term as Mayor for an additional 12 month period. Serving for a total of 18 months.

Lloyd is an active member of the West Covina Veterans of Foreign Wars (VFW), the Elks Club and the Hurst Ranch Barn Boys serving on all boards. And a lifetime member of the DAV (Disabled American Veteran). He was also a member of the Historical Society of West Covina.

Since leaving the West Covina City Council seat, Lloyds still stays involved in the activities for the City of Wes Covina. Lloyds takes his truck out 1 or 2 days a week to clean the streets of trash and takes it to the City Yard for disposal.

D R A F T

CITY OF WEST COVINA

CITY COUNCIL/SUCCESSOR AGENCY

JULY 7, 2026, 7:00 PM
REGULAR MEETING - CLOSED SESSION

MANAGEMENT RESOURCE CENTER 3RD FLOOR
1444 W. GARVEY AVENUE SOUTH
WEST COVINA, CALIFORNIA 91790

ROLL CALL

Present: Council Member Brian Gutierrez; Councilman Tony Wu; Councilwoman Rosario Diaz; Mayor Pro Tem Ollie Cantos; Mayor Letty Lopez-Viado

Staff Present: Mikan Mrakich, City Manager; Roxanne Lerma, Assistant City Manager; Niel Mehta, Assistant City Manager; Tom Duarte, City Attorney; Roger Scott, Buchalter; Tom O'Connell, Buchalter; Missy OLin, Manning Kass

*Councilmember Gutierrez recused himself during discussion of items 2 and 3 and was not present during the discussion.

PUBLIC COMMENTS ON ITEMS ON THE AGENDA

None

CLOSED SESSION

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION - Pursuant to Government Code § 54956.9(d)(1)

1. Theresa Chavira, et al. v. City of West Covina, et al.(US District Federal Court Central District California Case No. 2:24-cv-08464-SB-PVC)
2. Vincent A. Capelle v. City of West Covina, et all (LA Superior Court Case No. 26STCV06790
3. City of West Covina v. Brian Gutierrez (LA Superior Court Case No 26STCP00678)
4. John Doe v. City of West Covina, et al, (United States District Court for the Central District of California Case No. 2:26-cv-03659-MEMF-MBK

CONFERENCE WITH LABOR NEGOTIATORS
Pursuant to Government Code § 54957.6
City Negotiators: Mrakich, Duarte
Employee Organizations

- Confidential Employees
- Maintenance & Crafts Employees
- Non-Sworn
- W.C. Police Officers' Association
- W.C. Firefighters' Management Assoc.
- W.C. Firefighters' Association, I.A.F.F., Local 3226
- General Employees
- Mid-Management Employees
- W.C. Police Management Association

Unrepresented Employee Group

- Department Heads

REPORTING OUT

None

ADJOURNMENT

A motion to adjourn the Regular Closed Meeting was made by Mayor Letty Lopez-Viado, and the meeting was adjourned at 7:00 p.m. The next regularly scheduled Regular Closed City Council Meeting will be held on Tuesday, July 21, 2026, at 6:00 p.m. in the Management Resource Center 3rd Floor, 1444 West Garvey Avenue South, West Covina, California.

Submitted By:

Lisa Sherrick , CMC
Assistant City Clerk

Letty Lopez-Viado
Mayor

D R A F T

CITY OF WEST COVINA

CITY COUNCIL/SUCCESSOR AGENCY

JULY 7, 2026, 7:00 PM
REGULAR MEETING

CITY HALL COUNCIL CHAMBERS
1444 W. GARVEY AVENUE SOUTH
WEST COVINA, CALIFORNIA 91790

MINUTES

INVOCATION
Led by Pastor Mason Okubo from Immanuel First Lutheran Church

PLEDGE OF ALLEGIANCE
Led by Councilwoman Diaz

ROLL CALL

Present: Brian Gutierrez, Council Member; Tony Wu, Councilman; Rosario Diaz, Councilwoman; Ollie Cantos, Mayor Pro Tem; Letty Lopez-Viado, Mayor

REPORTING OUT FROM CLOSED SESSION

None

PRESENTATIONS

- Proclamation Celebrating Parks Make Life Better
- Taste of West Covina Presentation Mizuri Tea
- Taste of West Covina Presentation Wallace Chicken
- Property Tax Relief for Small Businesses

CITY MANAGER'S REPORT
City Manager's report on current City projects.

ORAL COMMUNICATIONS - Three (3) minutes per speaker

John Rodriguez
Carlos
Steve Bennett
John Shewmaker
Armando Sanchez
Hector Galan
David Holguin
Mario Sobalvarro
Dana Sykes
AnnaMaria Lope
John Murry
Henrick Macalintal
Lee
Leslie
JD
Justin Harvey
Rene P
Andrew Gibbs
Miss Nikki

CONSENT CALENDAR

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu Approve Consent Calendar Items No. 1 - 7 (Councilmember Gutierrez voted no on Item No. 1)

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

ORDINANCES FOR ADOPTION - Procedural Waiver. *Waive full reading of each ordinance on the agenda and authorize the approval of each ordinance by title only.*

1) **CONSIDERATION OF ADOPTION OF ORDINANCE NO. 2541 APPROVING ZONE CHANGE NO. 25-01 TO CHANGE THE ZONING FROM SINGLE FAMILY RESIDENTIAL (R-1) TO SPECIFIC PLAN NO. 33 (DEL NORTE SPECIFIC PLAN) AND OPEN SPACE (O-S) FOR THE PROPERTY LOCATED AT 1501 W. DEL NORTE STREET**

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: 4 NOES: Council Member Brian Gutierrez ABSENT: None. Motion: Carried

CITY MANAGER'S OFFICE

2) **CONSIDERATION OF AMENDMENTS TO FY 2025-2026 AND FY 2026-2027 BUDGETS**

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

3) **CONSIDERATION OF A RESOLUTION OF INTENTION TO LEVY AN ASSESSMENT FOR THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FOR FISCAL YEAR 2026-27**

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

COMMUNITY DEVELOPMENT

4) **CONSIDERATION OF RENEWAL OF LANDSCAPE MAINTENANCE DISTRICTS 4, 6, AND 7 - ORDERING AND APPROVAL OF THE PRELIMINARY CONSOLIDATED ENGINEER'S REPORT AND ADOPTION OF RESOLUTIONS OF INTENTION TO LEVY ASSESSMENTS IN THE DISTRICTS FOR FISCAL YEAR 2026-27**

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

5) **CONSIDERATION OF RESOLUTION DECLARING INTENT TO COLLECT CITYWIDE SEWER SERVICE CHARGE ON COUNTY TAX ROLL FOR FISCAL YEAR 2026-27**

6) **CONSIDERATION OF RENEWAL OF THE CITYWIDE LIGHTING AND MAINTENANCE DISTRICT - ORDERING AND APPROVAL OF THE ENGINEER'S REPORT, PRELIMINARY APPROVAL OF THE ENGINEER'S REPORT, AND ADOPTION OF RESOLUTION OF INTENTION TO LEVY ASSESSMENTS IN THE DISTRICT FOR FISCAL YEAR 2026-27**

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

PUBLIC WORKS

7) CONSIDERATION OF NEED TO CONTINUE EMERGENCY REPAIRS AT FIRE STATION 3

Motion by Councilwoman Rosario Diaz, seconded by Councilman Tony Wu

AYES: Unanimous. NOES: None. ABSENT: None. Motion: Carried

END OF CONSENT CALENDAR

DEPARTMENTAL REGULAR MATTERS

COMMUNITY DEVELOPMENT

8) STATUS OF THE UPDATE TO STREET SWEEPING PROGRAM IMPLEMENTATION

This item is a receive and file, no motion or vote was recorded.

MAYOR/COUNCILMEMBERS REPORTS

None

CITY COUNCIL REQUESTS FOR REPORTS, STUDIES OR INVESTIGATION
(Per City of West Covina Standing Rules 4.f - Requests for reports, studies, or investigations that are not readily available must be placed on the City Council/Successor Agency agenda as items of business and must be approved by a majority of the City Council/Successor Agency Board.)

- Mayor Lopez-Viado- requested that the representative from the Library speak first during Oral Communication- No Objection
- Mayor Pro Tem Cantos — Requested an agendaize an official policy that moving forward with decisions relating to street sweeping implementation that we set the policy of not removing the permit arrangements that have already been petitioned by different residents throughout different parts of the City. Second my Gutierrez - no objection
- Revert to the street sweeping schedule that was in existing prior to 2025. Second by Councilmember Gutierrez
- Mayor Pro Tem Cantos requested that the street sweeping contract be reverted back to 2025. Second by Councilmember Gutierrez - 2-3 Motion failed.
- Councilwoman Diaz requested an amendment to the Nationwide contract with different

time zones/street sweeping schedules (day and times), to clarify what other cities are doing, and taking into account where there is already permit parking. Second by Councilman Wu — there was no objection.
- Councilman Gutierrez - Requested to suspend parking enforcement at this time and increase outreach - There was no second.

CITY COUNCIL COMMENTS

- Councilman Cantos — Congratulated DMV West Covina for donation registrations.
- Councilwoman Diaz — Thanked staff for a fabulous 4th of July celebration.
- Councilwoman Diaz - Mentioned that she is a member at Sunday Car wash and on Sunday they have a food truck.
- Councilman Wu Thanked staff and the residents for a great event on the 4th of July and gave condolences to the community member that was injured by a stray bullet.
- Councilmember Gutierrez - thanked staff for going above and beyond for the celebration of the 4th of July.
- Mayor Pro Tem Cantos - Asked the Fire team to improve the dissemination of announcements when there is a fire in the area.
- Mayor Lopez-Viado - Stated that staff made the Council proud; the event was smooth, and she was able to engage with residents.

ADJOURNMENT

A motion to adjourn the Regular Closed Meeting was made by Mayor Letty Lopez-Viado, and the meeting was adjourned at 11:15 p.m. The next regularly scheduled Regular Closed City Council Meeting will be held on Tuesday, July 21, 2026, at 6:00 p.m. in the Council Chambers 1st Floor, 1444 West Garvey Avenue South, West Covina, California.

Submitted By:

Lisa Sherrick
Assistant City Clerk

Letty Lopez-Viado
Mayor

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF FISCAL YEAR 2026-27 ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NOS. 1 AND 2**

RECOMMENDATION:

It is recommended that the City Council adopt the following resolutions:

RESOLUTION NO. 2026-58 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 1 FOR THE FISCAL YEAR BEGINNING JULY 1, 2026

RESOLUTION NO. 2026-59 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 2 FOR THE FISCAL YEAR BEGINNING JULY 1, 2026

BACKGROUND:

Landscape Maintenance District No. 1 (“LMD1”) and Landscape Maintenance District No. 2 (“LMD2”) (collectively referred to as “Districts”) were formed in 1970, as a planned community development known as Woodside Village that began with “clustered” housing units on smaller lots and numerous open space areas. This combination of small lots and open space areas were developed to provide more cost-effective housing and create a park-like setting. In order to pay for maintenance of the open space areas, the Districts were formed as ad valorem (Latin word for “according to value”) assessment districts pursuant to the Municipal Improvement Act of 1911. LMD1 is located south of Amar Road, east of Azusa Avenue, between Temple Avenue and Shadow Oak Drive and consists of 872 properties (Attachment No. 4). LMD2 is located north of Amar Road, between Lark Ellen Avenue and Azusa Avenue and consists of 787 properties (Attachment No. 5).

The assessments within an ad valorem district are based on property value rather than benefit as in other districts, which were formed pursuant to the Landscaping and Lighting Act of 1972. In 1972, Proposition 92 capped the assessment rates for ad valorem districts at their 1972 rate, which for LMD1 was 18.75 cents per 100 dollars of assessed value.

In July 2021, Governor Newsom signed Senate Bill (SB) 431 that allowed the City of West Covina to access existing funds in the Districts. It expanded the Districts’ eligible uses of its funds that the Municipal Improvement Act of 1911 restricted, allowing those funds to be used pursuant to the

Landscaping and Lighting Act of 1972.

DISCUSSION:

Rates

For FY 2026-27, the LMD1 assessment rate is proposed to be maintained at the current rate of $0.1188 per 100 dollars of assessed property value. At this rate, the annual assessment for a home and property valued at $400,000 would be $475.20. The total projected revenue is $836,900 including $96,900 in interest, which will continue to fund the current maintenance. Attachment No. 3 shows the history of assessment rates in this district for the last 15 years.

There have been no increases in assessment rates over the last fifteen years. The LMD2 assessment rate is proposed to be maintained at the current rate of $0.0660 per 100 dollars of assessed value. At this rate, the annual assessment for a home and property valued at $400,000 would be $264.00. The total projected revenue is $363,200 including $26,600 in interest, which will continue to fund the current maintenance activities. Attachment No. 3 shows the history of assessment rates in this district for the last 15 years. There have been no increases in assessment rates over the last eight years.

Maintenance

LMD1 contains landscaped hillside slopes vegetated with plants, shrubbery, and trees. The current scope of work for the operations, maintenance, and care of these areas includes fire clearing along the entire slope and irrigation maintenance and repairs.

LMD2 contains lighted paseos landscaped hillside slopes vegetated with plants, shrubbery, and trees. The current scope of work for the operations, maintenance, and care of these areas includes continued fire clearing along the entire slope, and irrigation maintenance and repairs, modification of the paseo lighting to LED for energy cost savings, repair and replacement of light standards, hardscape repair and replacement of off-grade, cracked and broken areas, tree trimming of the hillside trees on a trimming cycle, and landscape maintenance including trash removal and clearing of the hillside plants and shrubbery.

In FY 2023-24, the City entered into a new landscaping contract that increased the scope of services to include the entire hillside that will be trimmed to a maximum of 4 feet in height. The previous contract scope only addressed 4 feet from the sidewalk or property line. This work continued through FY 2025-26 and will be maintained for FY 2026-27.

If determined that rates are to be increased in the future, it would require a vote by the affected property owners. Pending completion of further analysis, this report recommends that assessment rates be maintained at their current levels for FY 2026-27.

LEGAL REVIEW:

The City Attorney's Office did not review this staff report.

OPTIONS:

The City Council has the following options:

1. Approve staff's recommendation; or
2. Reduce the assessment rates; LMD1 and LMD2's reserves will be depleted at a faster pace requiring the City's General Fund to subsidize the district; or
3. Provide alternative direction.

ENVIRONMENTAL REVIEW:

This item is statutorily exempt from the provisions of the California Environmental Quality Act (“CEQA”) pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) and generally exempt from CEQA pursuant to Section15061 (b) (3) of the CEQA Guidelines in that it consists of the continuing maintenance and operations of landscaping and irrigation within the districts, which does not have the potential for causing a significant effect on the environment.

Prepared by: Robert Ortega Cip Project Manager

Fiscal Impact

FISCAL IMPACT:

For FY 2026-27, the LMD1 assessment rate is proposed to be maintained at the current rate of 11.88 cents per 100 dollars of assessed value. The projected income from the recommended rates is $740,000.

The LMD2 assessment rate is proposed to be maintained at the current rate of 6.60 cents per 100 dollars of assessed value. The projected income from the recommended rate is $336,300.

Furthermore, a portion of LMD2 overlaid by Landscape Maintenance District No. 4 (LMD4). LMD4 benefit assessment district was formed in 1975 to encompass the previously remaining undeveloped areas of the Woodside Village planned community development. As a result, a portion of the assessment collected from LMD2 is reimbursed to LMD4. In turn, this benefit assessment within the overlaid portion of LMD4 is reduced proportionately to reflect this reimbursement. For FY 2026-27, the reimbursement is $9,000 to reflect the appropriate share of the actual assessment collections. LMD4 rates will be adopted by the City Council separately.

Attachments

Attachment No. 1 - Resolution No. 2026-58
Attachment No. 2 - Resolution No. 2026-59
Attachment No.3 - 15-year Rate History
Attachment No.4 - LMD 1 Map
Attachment No.5 - LMD 2 Map
Attachment No.6 - LMD 1 Financial Report
Attachment No.7 - LMD 2 Financial Report
Attachment No.8 - LMD 1, 10-year Projection
Attachment No.9 - LMD 2, 10-year Projection

CITY COUNCIL GOALS & OBJECTIVES: Achieve Fiscal Sustainability and Financial Stability
A Well-Planned Community
Enhance City Image and Effectiveness

ATTACHMENT NO. 1

RESOLUTION NO. 2026-58

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 1 FOR FISCAL YEAR BEGINNING JULY 1, 2026

THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. As applicable, the assessment levied on the real property is exempt from the application of Article XIII A, Section 1 (A) and Article XIII C of the Constitution of the State of California and is levied for the benefit of the residents of the City of West Covina Landscape Maintenance District No. 1 ("LMD 1").

SECTION 2. The amount of funds necessary to be raised by the assessment, upon the assessable property within LMD1, for the current Fiscal Year beginning July 1, 2026, is hereby fixed as follows:

For the cost of maintaining and operating the open space, improvements, and facilities thereon within the LMD1 in the amount of $566,861.

SECTION 3. For the purpose of raising the funding necessary to be raised by the assessment upon the assessable property within LMD 1, as revenue to maintain and operate the open space, improvements and facilities within the LMD 1, the rate is hereby fixed and the assessment is hereby set on all assessable real property in the LMD 1 for the Fiscal Year beginning July 1, 2026, at the rate of 0.1188 cents upon 100 dollars of assessed value of said assessable real property as assessed by the County Assessor and equalized by the Assessment Appeals Board of the County of Los Angeles and with respect to certain property as assessed by the State Board of Equalization and equalized by said Board as follows:

Estimated Assessed Value of Land within Entire District	$622,895,623
Benefit Assessment Rate	$0.1188 per one hundred dollars

No separate tax is being levied upon the assessable property within any zone in LMD1 for the Fiscal year beginning July 1, 2026, and no funds are being raised to finance special services within LMD 1.

SECTION 4. The City Council finds that the levy and collection of these assessments is statutorily exempt from the California Environmental Quality Act under §

15273 of the Guidelines. In addition, the capital improvements proposed for LMD 1 are of minor nature and, therefore, categorically exempt from the requirements for environmental compliance.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California do hereby certify that the foregoing Resolution No. 2026-58 was duly adopted by the City Council of the City of West Covina, California, at their regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO. 2

RESOLUTION NO. 2026-59

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, SETTING THE ASSESSMENT RATE FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICT NO. 2 FOR FISCAL YEAR BEGINNING JULY 1, 2026

THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. As applicable, the assessment levied on the real property is exempt from the application of Article XIII A, Section 1 (A) and Article XIII C of the Constitution of the State of California and is levied for the benefit of the residents of the City of West Covina Landscape Maintenance District No. 2 ("LMD 2").

SECTION 2. The amount of funds necessary to be raised by the assessment, upon the assessable property within LMD 2, for the current Fiscal Year beginning July 1, 2026, is hereby fixed as follows:

For the cost of maintaining and operating the open space, improvements, and facilities thereon within the LMD 2 in the amount of $33,346.

SECTION 3. For the purpose of raising the funding necessary to be raised by the assessment upon the assessable property within LMD 2, as revenue to maintain and operate the open space, improvements and facilities within the LMD 2, the rate is hereby fixed and the assessment is hereby set on all assessable real property in the LMD 2 for the Fiscal Year beginning July 1, 2026, at the rate of $0.0660 upon 100 dollars of assessed value of said assessable real property as assessed by the County Assessor and equalized by the Assessment Appeals Board of the County of Los Angeles and with respect to certain property as assessed by the State Board of Equalization and equalized by said Board as follows:

Estimated Assessed Value of Land within Entire District	$509,545,455
Benefit Assessment Rate	$0.0660 per hundred dollars

No separate tax is being levied upon the assessable property within LMD 2 for the Fiscal Year beginning July 1, 2026, and no funds are being raised to finance special services within LMD2.

SECTION 4. The City Council finds that the levy and collection of these assessments is statutorily exempt from the California Environmental Quality Act under §

15273 of the Guidelines. In addition, the capital improvements proposed for LMD 2 are of minor nature and, therefore, categorically exempt from the requirements for environmental compliance.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California do hereby certify that the foregoing Resolution No. 2026-59 was duly adopted by the City Council of the City of West Covina, California, at their regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO.3

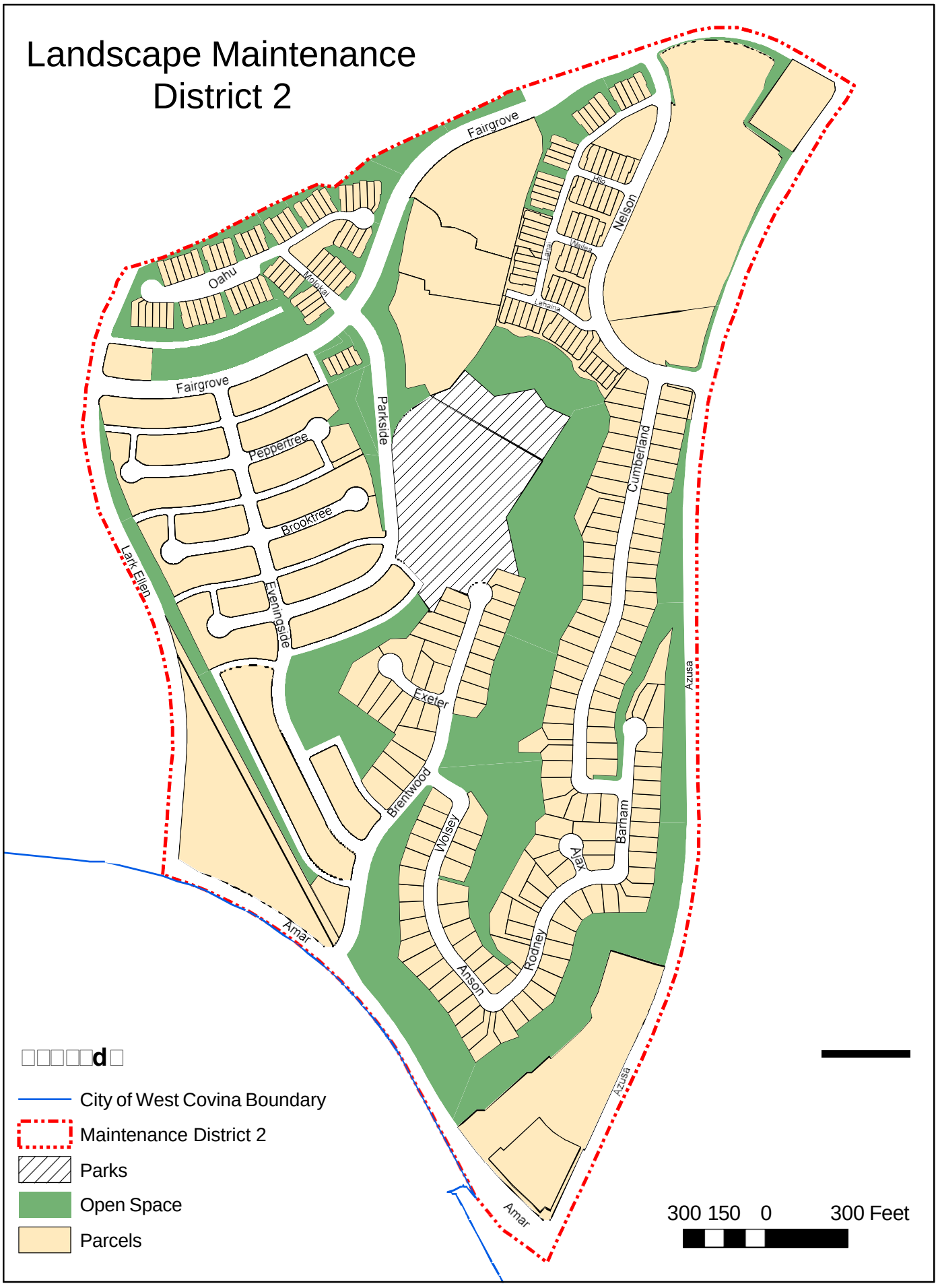
West Covina
Landscape Maintenance District No. 1 and No. 2
15 Year Rate History

Fiscal Year	LMD 1		LMD 2	
	Rate per $100 of Assessed Value	Assessments for Assessed Value of $400,000	Rate per $100 of Assessed Value	Assessments for Assessed Value of $400,000
Proposed 2026-27	**$0.1188**	**$475.20**	**$0.0660**	**$264.00**
2025-26	$0.1188	$475.20	$0.0660	$264.00
2024-25	$0.1188	$475.20	$0.0660	$264.00
2023-24	$0.1188	$475.20	$0.0660	$264.00
2022-23	$0.1188	$475.20	$0.0660	$264.00
2021-22	$0.1188	$475.20	$0.0660	$264.00
2020-21	$0.1188	$475.20	$0.0660	$264.00
2019-20	$0.1188	$475.20	$0.0660	$264.00
2018-19	$0.1188	$475.20	$0.0660	$264.00
2017-18	$0.1188	$475.20	$0.0660	$264.00
2016-17	$0.1188	$475.20	$0.0660	$264.00
2015-16	$0.1188	$475.20	$0.0660	$264.00
2014-15	$0.1188	$475.20	$0.0660	$264.00
2013-14	$0.1188	$475.20	$0.0660	$264.00
2012-13	$0.1188	$475.20	$0.0660	$264.00

Landscape Maintenance District 1



Landscape Maintenance District 2



ATTACHMENT NO.6

City of West Covina Landscape Maintenance District No. 1 Fiscal Year 2026-27 Financial Report Estimated Costs for Landscape Maintenance	
Beginning Fund Balances	**$4,735,476**
Revenues	
Estimated Assessment Income	$740,000
Interest	$96,900
Total Projected Revenues	**$836,900**
Expenditures	
Direct Costs	
Personnel Services	$72,943
Maintenance Contracts	$283,238
Utilities	$42,900
Maintenance Supplies	$8,000
Property & Liability Insurance	$46,960
Capital Improvement Project	$0
Total Direct Costs	**$454,041**
Administrative Costs	
Levy Admin & Professional Services	$5,300
City Overhead & Administration	$107,520
Total Administrative Costs	**$112,820**
Total Expenditures	**$566,861**
Ending Fund Balance (estimated)	**$5,005,515**

this is from 10 year projection, should it be from City budget? Last Year's amount was from the projection

Row Labels	Sum of PropBudg
EXPENDITURES	**$566,860.53**
Administrative Costs	$107,520.00
Maintenance Contracts	$283,238.00
Maintenance Supplies	$8,000.00
Personnel Services	$72,942.53
Property & Liability Insurance	$46,960.00
Utilities	$42,900.00
Professional Services	$5,300.00
REVENUE	**$836,900.00**
PROPERTY TAX - CY SECURED	$740,000.00
INTEREST INCOME	$96,900.00
Grand Total	**$1,403,760.53**

ATTACHMENT NO.7

City of West Covina Landscape Maintenance District No. 2 Fiscal Year 2026-27 Financial Report Estimated Costs for Landscape Maintenance	
Beginning Fund Balances	**$1,449,577**
Revenues	
Assessments	$336,300
Interest	$26,600
Total Projected Revenues	**$362,900**
Expenditures	
Direct Costs	
Personnel Services	$44,560
Maintenance Contracts	$236,596
Utilities	$3,400
Maintenance Supplies	$0
Property & Liability Insurance	$53,760
Total Direct Costs	**$338,316**
Administrative Costs	
Levy Admin & Professional Services	$5,300
City Overhead & Administration	$19,730
Total Administrative Costs	**$25,030**
Total Expenditures	**$363,346**
Ending Fund Balance (estimated)	**$1,449,131**

Assessed Value
$509,545,454.55

Row Labels
EXPENDITURES
City Overhead & Administration
Maintenance Contracts
Personnel Services
Professional Services
Property & Liability Insurance
Utilities
REVENUE
INTEREST INCOME
PROPERTY TAX - CY SECURED
Grand Total

Sum of PropBudg
$363,346.04
$19,730.00
$236,596.00
$44,560.04
$5,300.00
$53,760.00
$3,400.00
$363,200.00
$26,600.00
$336,600.00
$726,546.04

ATTACHMENT NO.8

West Covina Lighting and Maintenance District No. 1
10 Year Fiscal Projection

Percent Increase	1%	1%	1%	1%	1%	1%	1%	1%	1%	1%
Fiscal Year	**25-26[1]**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$692,700**	**$699,627**	**$706,623**	**$713,690**	**$720,826**	**$728,035**	**$735,315**	**$742,668**	**$750,095**	**$757,596**
Interest [1]	$8,602	$8,381	$8,270	$8,119	$7,926	$7,688	$7,403	$7,071	$6,687	$6,251
Total Revenues	**$701,302**	**$708,008**	**$714,894**	**$721,809**	**$728,752**	**$735,722**	**$742,718**	**$749,739**	**$756,782**	**$763,846**
Prior Year Balance	$4,301,120	$4,190,404	$4,135,156	$4,059,622	$3,962,864	$3,843,908	$3,701,744	$3,535,323	$3,343,558	$3,125,318
Total Funding	**$5,002,422**	**$4,898,412**	**$4,850,050**	**$4,781,431**	**$4,691,616**	**$4,579,630**	**$4,444,463**	**$4,285,062**	**$4,100,340**	**$3,889,164**
Operating Exp. [2]	$737,018	$763,256	$790,428	$818,567	$847,708	$877,886	$909,139	$941,504	$975,022	$1,009,733
CIP	$75,000	$0	$0	$0	$0	$0	$0	$0	$0	$0
Total Cost	**$812,018**	**$763,256**	**$790,428**	**$818,567**	**$847,708**	**$877,886**	**$909,139**	**$941,504**	**$975,022**	**$1,009,733**
Ending Balance	**$4,190,404**	**$4,135,156**	**$4,059,622**	**$3,962,864**	**$3,843,908**	**$3,701,744**	**$3,535,323**	**$3,343,558**	**$3,125,318**	**$2,879,431**
Rate per $100 of Assessed Value	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188	$0.1188
Assessments for Assessed Value of $400,000	$475.20	$475.20	$475.20	$475.20	$475.20	$475.20	$475.20	$475.20	$475.20	$475.20

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

ATTACHMENT NO.9

West Covina Lighting and Maintenance District No. 2
10 Year Fiscal Projection

Percent Increase	1%	1%	1%	1%	1%	1%	1%	1%	1%	1%
Fiscal Year	25-26[1]	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34	34-35
Assessment Income	**$254,500**	**$257,045**	**$259,615**	**$262,212**	**$264,834**	**$267,482**	**$270,157**	**$272,858**	**$275,587**	**$278,343**
Interest [1]	$1,824	$1,362	$869	$345	$0	$0	$0	$0	$0	$0
Total Revenues	**$256,324**	**$258,407**	**$260,485**	**$262,556**	**$264,834**	**$267,482**	**$270,157**	**$272,858**	**$275,587**	**$278,343**
Prior Year Balance	$912,185	$681,029	$434,602	$172,280	$0	$0	$0	$0	$0	$0
Total Funding	**$1,168,509**	**$939,436**	**$695,087**	**$434,837**	**$264,834**	**$267,482**	**$270,157**	**$272,858**	**$275,587**	**$278,343**
Operating Exp. [2]	$487,480	$504,834	$522,806	$541,418	$560,693	$580,653	$601,325	$622,732	$644,901	$667,860
CIP	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
Total Cost	**$487,480**	**$504,834**	**$522,806**	**$541,418**	**$560,693**	**$580,653**	**$601,325**	**$622,732**	**$644,901**	**$667,860**
Ending Balance/(Funding Shortfall)	**$681,029**	**$434,602**	**$172,280**	**($106,582)**	**($295,859)**	**($313,171)**	**($331,168)**	**($349,873)**	**($369,314)**	**($389,517)**
Rate per $100 of Assessed Value	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660	$0.0660
Assessments for Assessed Value of $400,000	$264.00	$264.00	$264.00	$264.00	$264.00	$264.00	$264.00	$264.00	$264.00	$264.00

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF ADOPTING BUDGET AMENDMENT FOR LEGAL SERVICES**

RECOMMENDATION:

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-87– A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, ADOPTING A BUDGET AMENDMENT FOR THE FISCAL YEAR COMMENCING JULY 1, 2025 AND ENDING JUNE 30, 2026 (LEGAL SERVICES)

BACKGROUND:

On June 17, 2025, City Council adopted a budget for Fiscal Year 2025-26.

On September 16, 2025, City Council approved special counsel Buchalter, Gemelli Employment Law, and Plante & Moran to assist with City Council investigations.

On December 16, 2025, City Council approved the additional appropriations (Budget Amendment BA 2026-13) for legal fees in the amount of $500,000.

On June 16, 2026, City Council approved the additional appropriations (Budget Amendment BA 2026-24) for legal fees in the amount of $606,800.

DISCUSSION:

This year, legal costs have been substantially higher than in prior years. See below for the summary of estimated legal expenses by activity (Table 1) and firm (Table 2).

Table 1 - Legal Services by Activity

Activity	Estimate
General	$335,415
Labor and Employment	$247,668
Litigation/Council Investigation	$750,031
Litigation	$484,613

Retainer (City Attorney)	$507,249
Total Estimate	$2,324,976

Table 2 - Legal Services by Firm

Firm	Estimate
Buchalter A Professional Corporation	$1,230,294
Jones & Mayer - Retainer	$507,249
Jones & Mayer - Non Retainer	$245,243
Liebert Cassidy Whitmore	$223,507
Gemelli Employment Law	$63,747
JL Group LLC	$22,751
Plante & Moran, PLLC	$17,500
Cole Hubber LLP	$13,255
Nancy K Bohl Inc	$1,430
Total Estimate	$2,324,976

Due to ongoing legal cases, investigations, and related professional services, actual costs are anticipated to exceed budget appropriation. Staff is requesting an additional $348,410 to cover outstanding invoices for legal, investigative, forensic analysis, personnel reviews, and other consulting services associated with these matters.

Staff is also requesting an increase to Human Resources legal services budget from $172,000 to $247,670, representing an additional appropriation of $75,670. This increase will provide funding for personnel-related matters, ADA, and labor negotiations.

Combined, these budget adjustments total $424,080 and will ensure sufficient funding is available to maintain continuity of legal counsel, investigative support, and related professional services through the remainder of the fiscal year.

Total legal services for FY 2025-26 are projected to exceed $2.3 million, compared to $1.1 million in the prior fiscal year. The increase is primarily attributable to ongoing litigation and related legal matters that require continued legal representation and professional support through the end of the fiscal year.

LEGAL REVIEW:

The City Attorney’s Office has reviewed the resolution and approved it as to form.

OPTIONS:

The City Council has the following options:

1. Approve staff’s recommendation; or
2. Provide alternative direction.

Prepared by: Karen Ogawa, Finance Director
Additional Approval: Roxanne E. Lerma, Assistant City Manager

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Fiscal Impact

FISCAL IMPACT:

Approval of the proposed budget amendment for Fiscal Year 2025-26 will be funded through available General Fund reserves. The proposed budget amendment will require the following funding:

ACCOUNT	ACCOUNT NUMBER	AMOUNT REQUESTED	FUND
Legal Services	110.501.11.04.00.00.61.61110.	$125,000	General Fund (110)
Legal Services	110.501.14.08.00.00.61.61110.	$75,670	General Fund (110)
Litigation	110.501.11.04.00.00.61.61130.	$223,410	General Fund (110)
Total		$424,080	

Attachments

Attachment No. 1 - Resolution 2026-87

CITY COUNCIL GOALS & OBJECTIVES: Achieve Fiscal Sustainability and Financial Stability
Enhance City Image and Effectiveness

ATTACHMENT NO. 1

RESOLUTION NO. 2026-87

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, ADOPTING A BUDGET AMENDMENT FOR THE FISCAL YEAR COMMENCING JULY 1, 2025 AND ENDING JUNE 30, 2026 (LEGAL SERVICES)

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, on June 3, 2025, the Acting City Manager presented to the City Council a proposed budget for Fiscal Year 2025-26 in compliance with Section 2-151(m) of the West Covina Municipal Code; and

WHEREAS, the City held meetings and community workshops and conducted an online budget survey in order to solicit input from the public regarding the proposed budget; and

WHEREAS, on June 17, 2025, the City Council adopted a budget for Fiscal Year 2025-26; and

WHEREAS, amendments must periodically be made to the budget to conform to changed circumstances following adoption of the budget.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council hereby approves Budget Amendment No. 2026-28, attached hereto as Exhibit A, for Fiscal Year 2025-26.

SECTION 2. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-87 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

Exhibit A

City of West Covina
Fiscal Year 2025-26
Budget Amendment No. 2026-28

Fund No. - Name	Current Budget	Proposed Amendment	Amended Budget
Fund 110 – General Fund			
Revenue	98,039,328	0	98,039,328
Expenditures	101,804,090	424,080	102,228,170
Net Change in Fund Balance	**(3,764,762)**	**424,080**	**(4,188,842)**

REVENUE TOTAL INCREASE	**0**
EXPENDITURE TOTAL INCREASE	**424,080**

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF AGREEMENTS FOR FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES**

RECOMMENDATION:

It is recommended that the City Council take the following actions:

1. Award Request for Proposals No. 2026-15 for Fire Department Fleet Maintenance and Repair Services to Performance Truck Repair, Inc., ReNewell Fleet Service, LLC, and Fleetworks, Inc.; and
2. Authorize the City Manager to negotiate and execute agreements with Performance Truck Repair, Inc., ReNewell Fleet Service, LLC, and Fleetworks, Inc. for a five-year term commencing August 1, 2026 and ending July 31, 2031, in such final form as approved by the City Attorney; and
3. Authorize the City Manager to negotiate and execute any amendments to the agreements.

BACKGROUND:

The West Covina Fire Department serves the community by providing fire and life safety protection services, responding to incidents such as medical emergencies, structural fires, public assistance, hazardous conditions, and mutual aid calls from five strategically located fire stations. Emergency operations are conducted twenty-four (24) hours a day, seven (7) days a week, three hundred sixty-five (365) days a year, making the reliability and readiness of the department's apparatus critical to maintaining public safety.

A comprehensive inspection and preventative maintenance program is an essential component of fleet management. Regular maintenance reduces operating and repair costs, minimizes the time out of service, and extends equipment life. Due to the specialized nature of fire apparatus, repairs and maintenance must be performed by certified fire apparatus mechanics with the appropriate certifications, training and experience. The Fire Department fleet consists of eight Type I fire engines, one Type III fire engine, two tillered quints, eight ambulances, and two support vehicles. The Fire Department fleet apparatuses require routine inspections, preventive maintenance, diagnostics, repairs, and replacement of components to maintain operational readiness and ensure uninterrupted emergency response capabilities.

DISCUSSION:

On April 28, 2026, the City released Request for Proposals (RFP) No. 2026-15 for Fire Department Fleet Maintenance and Repair Services through PlanetBids. The RFP sought qualified vendors capable of providing maintenance and repair services for the City's fire apparatus to ensure continued reliability, safety, and operational readiness of the Fire Department fleet.

By the proposal submission deadline, the City received four (4) responsive proposals. A review panel consisting of Fire Department staff evaluated each proposal based on the criteria established in the RFP. The evaluation process considered the completeness of the proposal, the proposer's relevant experience and qualifications, capacity to perform the required services, and proposed cost. Using the following criteria, the maximum available score was 100 points:

Criteria:	**Maximum Points:**
Completeness of Proposal	15 points
Relevant Experience and Qualifications of Proposer	30 points
Capacity to Perform	30 points
Proposed Cost	25 points
Total Score	**100**

Following the evaluation process, the proposals were ranked as follows:

Rank:	**Vendor:**	**Average Score:**
1	Performance Truck Repair, Inc.	97
2	ReNewell Fleet Service, LLC	78
3	Fleetworks, Inc.	63
4	Diamond Star Commercial Vehicles	28

Performance Truck Repair, Inc. received the highest overall score, demonstrating extensive experience servicing emergency response vehicles, a strong understanding of the City's operational requirements, sufficient staffing and resources to perform the work, and a competitive cost proposal. ReNewell Fleet Service, LLC and Fleetworks Inc. also demonstrated the qualifications and capabilities necessary to provide the requested services and are recommended as qualified vendors.

Diamond Star Commercial Vehicles received the lowest evaluation score and did not demonstrate the qualifications, experience, or capacity necessary to adequately meet the Department's fleet maintenance and repair service requirements. As a result, staff does not recommend awarding an agreement to Diamond Star Commercial Vehicles.

Staff recommends establishing agreements with the three highest-ranked vendors; Performance Truck Repair, Inc., ReNewell Fleet Service, LLC, and Fleetworks, Inc. to provide Fire Department fleet maintenance and repair services on an as-needed basis. Awarding agreements to multiple qualified vendors will provide the City with greater flexibility, ensure timely service availability, and help minimize potential disruptions to Fire Department operations.

The proposed agreements do not guarantee any minimum amount of work or compensation to any awarded vendor. Services will be requested on an as-needed basis and assigned at the Fire Department's discretion based on factors such as availability, responsiveness, location, and cost-effectiveness. Establishing a pool of qualified vendors will allow the City to efficiently address maintenance and repair needs while maintaining operational readiness of the Fire Department fleet throughout the term of the agreements.

LEGAL REVIEW:

The City Attorney's Office will review the final form of the agreements prior to execution.

OPTIONS:

The City Council has the following options:
1. Approve the staff recommendation; or
2. Provide alternative direction.

Fiscal Impact

FISCAL IMPACT:

The City appropriates funding each fiscal year. The amount spent on these services will not exceed the amount appropriated. These funds are budgeted under Account No. 110.502.32.10.00.00.63.63290.

Attachments

Attachment No. 1 - Performance Truck Repair_RFP 2026-15

Attachment No. 2 - ReNewell Fleet Service_ RFP 2026-15

Attachment No. 3 - Fleet Works_RFP 2026-15

Attachment No. 4 - Draft Agreement with Performance Truck Repair

Attachment No. 5 - Draft Agreement with ReNewell Fleet Service

Attachment No. 6 - Draft Agreement with Fleetworks

ATTACHMENT NO. 1

PERFORMANCE TRUCK REPAIR INC.

892 W.Tenth St. Azusa, Ca 91702 (626)664-0995 info@ptrcorp.com

May 25, 2026
CITY OF WEST COVINA
1444 W. Garvey Ave S
308
West Covina, Ca 91702
RFP NO. 2026-15

To whom it may concern:
Thank you for providing Performance Truck Repair Inc. the opportunity to respond to this RFP 2026-15, fire equipment maintenance, annual inspection and testing. We are confident that you will be very satisfied with the services we provide.

Performance Truck Repair Inc. succeeds in providing superior support with all your emergency equipment repair needs 24/7. PTR is a family-owned business and have been operating successfully for over 30 years. We offer after hour's field service technical support. We provide detailed analysis reports o f all findings while performing any and all work on equipment. We at PTR Inc. take a lot of pride in our process of educating the equipment operator in proper preventative measures to ensure minimal equipment down time.

The accompanying proposal provides a compressive response to all of the requirements outlined. We have also enclosed a list of references as well as a copy o f our liability insurance policy so that you are sure you are in good hands.

Again, thank you for your time and we look forward to working with you.

Sincerely,

David Killackey Jr

CHIEF FINANCIAL OFFICER

PERFORMANCE TRUCK REPAIR INC.

PERFORMANCE TRUCK REPAIR INC.

892 W. Tenth St. Azusa, Ca 91702

David Killackey (626)664-0995

info@ptrcorp.com

PROJECT SUMMARY

Understanding the scope of work is a key element in proper repair methods. It all begins with training. We have reviewed the list of emergency fire apparatus listed in this RFP we received and crossed checked the list with our experience and certifications and conclude the list is easily streamlined with our qualifications, facility, Parts inventory and overall experience.

The repair process begins with a phone call from West Covina Personnel indicating a complaint in the operation of a piece of equipment. Once we received this phone call our typical response time to West Covina would be approximately 1 to 1.5 hours. Once on scene with the vehicle in question, we begin the repair process by interviewing The West Covina personnel member who can best describe the issues at hand. If available, we would ask for a history Report of the vehicle in question. With a basic understanding of the complaint, we then go directly to the component most likely associated with the malfunction. First a visual inspection of component, and if applicable we connect your laptop computer to scan the control area network (CAN) to locate any known active or in active trouble codes. In this example we would then inspect any electronic modules, connectors and wiring for points of failure within those components.

If the malfunction is related to non-electronic components, we would begin with the visual inspection followed by exercising the malfunctioning component looking for the exact cause of failure.

During the replacement of components, we use only original equipment (OEM) parts.

The OEM parts are then installed using methods and techniques required by the OEM parts manufactures and apparatus manufacturers recommendations.

There are many examples of proper methods and techniques during repairs, below are just two.

1. One small but important example of proper repair methods would be wiring repairs. We rarely use crimp-on wire connectors. Instead, we use solderable connectors and heat shrink insulating protectors.

2. Another example of proper methods and techniques is the proper use of silicone sealant. There is indeed a time and place for silicone sealant however during an engine or transmission overhaul would not be one of those times. Silicone sealant can enter into the hydraulic systems of components such as engines, transmissions, water pumps and valving. No doubt the silicone would end up in a place within those components that could cause a catastrophic failure to those assemblies.

We have found that there are very few exceptions to the outlines provided by the OEMs regards proper methods and techniques during maintenance and repair to fire apparatus. We strongly adhere to those recommendations.

METHODOLOGY SECTION

TECHNICAL PROPOSAL/EXECUTIVE SUMMARY

Thank you for your consideration,

For over 30 years Performance Truck Repair. (PTR) has successfully built a company and assembled a team that is second to none in the emergency equipment repair industry. At PTR we pride ourselves in holding the highest qualifications and certifications. In addition to being highly qualified we also have made an enormous investment in our facility and tooling. PTR's willingness to purchase any and all tools necessary to perform inspections and repairs combined with highly educated technicians inside a perfectly constructed and laid out shop make for a repair experience unmatched in So Cal.

PTR has the facility, equipment, and experienced crew to tackle any heavy truck overhaul repair. Our technicians are thoroughly trained in Allison transmission overhaul/repair, light-medium vehicle overhaul/repair, major engine overhaul on internal and external componentry, brake assemblies, clutch assemblies, drive-line overhaul/repair, off-highway equipment and aerial device overhaul/repair, just to name a few.

That being said we understand that the above mentioned is not always enough. We consider a quick response to the needs of our customers as critical to keeping their fleet in service. Due to our quality of work and response time we have had the privilege of obtaining the fire fleet maintenance contracts with Arcadia fire Department, Orange County Fire Department, Alhambra Fire Department and Los Angeles County Fire Department, just to name a few. We also have been working with OES for many years.

Accessibility is key therefore we are available to our customers 24/7. In addition to our shop PTR Maintains multiple service trucks for on-site repairs for regular and after-hours repair needs including weekends and holidays.

PTR operates a full line welding shop and fabrication shop. Our employees have acquired all certifications needed to rebuild and repair all styles of water pump applications (Hale, Waterous, Darley, ect.). We have acquired all certifications in recertifying and testing aerial apparatus as well as certifications with Cummins, Detroit diesel, CAT, Allison, Bendix, Foam Pro, CAFS systems, TAK-4, steering, air brake, electronics, suspension, ect. (All certifications are available upon request). PTR is also a service center and vehicle sales dealer for E-one.

PTR is family owned and operated therefore we enjoy the "family" style approach to running our business with not only professionalism and expertise but also a strong sense of concern for the needs of the customers as well as our vendors. Maintaining a sense of urgency throughout the repair process until the equipment is returned to service is critical to both the success of the customer and PTR.

PTR's is financially solid and do not have any loans, We also have never been through a bankruptcy. Due to the fact that we pay our bills on time we have developed a strong relationship with our vendors ensuring that we receive parts on a timely manner.

PTR personnel has a deep sense of appreciation to the commitment displayed throughout the fire fighter community. We feel it is our duty to contribute all of our efforts in keeping the equipment in proper working condition and do to so in a cost effective manner.

-David Killackey (CFO), James Killackey (Fire Mechanic), Joe Avina (Shop Foreman)

-Amado Trejo (Parts Manager)

RELEVANT EXPERIENCE FORM

Please complete the next five (5) pages to demonstrate experience with projects of similar scope and size to that which is to be performed. This completed form will be submitted with bid.

Project No. 1

Project Name Orange County Fire Department - Fleet repair

Project Address/Location Orange County Fire Department

Date of Start/Completion of Project 2 YEARS

Contract Description

PTR holds the contract to perform vehicle maintenance and repair on all heavy duty fleet vehicles and equipment

Contract Owner Information:

Owner Orange County Fire Departmant

Name of Contact Dan Davis

Title Fleet Supervisor / Fleet Services

Address Orange County Fire Authority

Phone Number 714.573.6655 Email dandavis@ocfa.org

Project No. 2

Project Name Arcadia Fire Department - Fleet repair

Project Address/ Location Arcadia Fire Department

Date of Start/Completion of Project 15 years

Contract Description

PTR holds the contract to perform vehicle maintenance and repair on all heavy duty fleet vehicles and equipment

Contract Owner Information:

Owner Arcadia Fire Department

Name of Contact Tom Devlin

Title Batallion Chief

Address Arcadia Fire Department

Phone Number (626)260-3464 Email tdevlin@arcadiaca.gov

Project No. 3

Project Name Alhambra Fire Department - Fleet repair

Project Address/ Location Alhambra Fire Department

Date of Start/Completion of Project 10 Years

Contract Description

PTR holds the contract to perform vehicle maintenance and repair on all heavy duty fleet vehicles and equipment

Contract Owner Information:

Owner Alhambra Fire Department

Name of Contact Dustin Pierson

Title Captian

Address Alhambra Fire Department

Phone Number (805)795-5656 Email Dpierson@alhambrafire.org

Project No. 4

Project Name Costa Mesa Fire Department - Fleet Repair

Project Address/ Location Costa Mesa Fire Department

Date of Start/Completion of Project 1 Year

Contract Description

PTR holds the contract to perform vehicle maintenance and repair on heavy duty fleet vehicles and equipment

Contract Owner Information:

Owner Costa Mesa Fire Department

Name of Contact Ruben Salas

Title Fleet Maintenance

Address Costa Mesa Fire Department

Phone Number (714)651-6438 Email RUBEN.SALAS@costamesaca.gov

Project No. 5

Project Name Monrovia Fire Department - Fleet repair

Project Address/ Locaton Monrovia Fire Department - Fleet repair

Date of Start/Completion of Project 9 Years

Contract Description

PTR perform vehicle maintenance and repair on all heavy duty fleet vehicles and equipment

Contract Owner Information:

Owner Monrovia Fire Department

Name of Contact Jake Clemens

Title Captain

Address Monrovia Fire Department

Phone Number (626) 482-5218 Email jclemens@ci.monrovia.ca.us

TERMS AND CONDITIONS ACCEPTANCE

On behalf of Performance Truck Repair Inc. we certify that we have reviewed and accept the terms contained in this RFP 2026-15. We acknowledge and agree that by signing this acceptance we shall be personally responsible for upholding the obligations under the agreement within this RFP.

DATE: 05/25/2026

SIGNATURE: D Killackey Jr.

NAME: David Killackey

POSITION: CFO

NON-COLLUSION DECLARATION TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

The undersigned declares:
I am the David Killackey of Performance Truck Repair Inc., the party making the foregoing bid.

The bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation. The bid is genuine and not collusive or sham. The bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid. The bidder has not directly or indirectly colluded, conspired, connived, or agreed with any bidder or anyone else to put in a sham bid, or to refrain from bidding. The bidder has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the bid price of the bidder or any other bidder, or to fix any overhead, profit, or cost element of the bid price, or of that of any other bidder. All statements contained in the bid are true. The bidder has not, directly or indirectly, submitted his or her bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, to any corporation, partnership, company, association, organization, bid depository, or to any member or agent thereof, to effectuate a collusive or sham bid, and has not paid, and will not pay, any person or entity for such purpose.

Any person executing this declaration on behalf of a bidder that is a corporation, partnership, joint venture, limited liability company, limited liability partnership, or any other entity, hereby represents that he or she has full power to execute, and does execute, this declaration on behalf of the bidder.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on 05/25/2026 [date], at Azusa, CA 91702 [city, state].

Firm Performance Truck Repair Inc.

(Signature)

David Killackey / CFO

(Print Name & Title)

Street 892 W. Tenth St

City Azusa State CA Zip 91720

SUBCONTRACTOR CAMPAIGN CONTRIBUTION ACKNOWLEDGMENT FORM

Proposer [or Consultant] is required to identify any known subcontractor who will provide goods or services with an anticipated or actual value of $15,000 or more in connection with any contract which may be awarded pursuant to this Request for Proposal if the proposed contract with the Proposer [or Consultant] has an anticipated or actual value of $30,000 or more.

By my signature below, I certify that as a subcontractor I reviewed and am in compliance with West Covina Municipal Code section 2-405.1(c), in reference to campaign contributions to any individual holding City elective office, and that I will comply with Section 2-405.1(c) at all times while providing services as a subcontractor.

CONTRACTOR:

Company: Performance Truck Repair Inc.

By: David Killackey

Title: Chief Financial Officer

Date: 05/25/2026

SUBCONTRACTOR:

Company: N/A

By: _____

Title: _____

Date: _____

An official website of the United States government Here's how you know

SAM.GOV®

Exclusions

- Entity Registration
- Exclusions
  - Active Exclusions
- Responsibility / Qualification

PERFORMANCE TRUCK REPAIR, INC.

Active Registration

Unique Entity ID
MGH7JE2QFLN3

CAGE/NCAGE
71WP7

Expiration Date
Mar 3, 2027

Physical Address

892 W 10TH ST
Azusa, California
91702-1935, United States

Mailing Address

892 W 10TH ST
Azusa, California
91702-1935, United States

Purpose of Registration
All Awards

Version

Current Record

EXCLUSIONS



There may be instances when an individual or firm has the same or similar name as your search criteria, but is actually a different party. Therefore, it is important that you verify a potential match with the excluding agency identified in the exclusion's details. To confirm or obtain additional information, contact the federal agency that took the action against the listed party. Agency points of contact, including name and telephone number, may be found by navigating to the Agency Exclusion POCs page within Help.

Active Exclusions

There are no active exclusion records associated to this entity by its Unique Entity ID.



⚠ **WARNING**

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SAM.gov

An official website of the U.S. General Services Administration

FEE SCHEDULE

Rates set forth in this fee schedule are inclusive of all labor, shop fees, management fees, and environmental fees.

Parts Markup: 20%

Cost proposal for directed work items such as maintenance, mechanical repairs, component replacement and reconditioning.

Tier 1 – Standard Hourly Rate: $120.00

Tier II – Overtime Hourly Rate: $120.00

Cost proposal for emergency conditions (after hours) work items such as mechanical repairs, component replacement and reconditioning.

Tier III – Emergency Call Hourly Rate: $120.00

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 04/20/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER The Liberty Company Insurance Brokers Lic #0D79653 5955 De Soto Ave, Ste 250 Woodland Hills CA 91367	**CONTACT NAME:** Carmen Josef **PHONE (A/C, No, Ext):** (909) 498-9151 **FAX (A/C, No):** **E-MAIL ADDRESS:** carmen.josef@libertycompany.com
INSURED Performance Truck Repair, Inc. DBA: P.A.R.T.S. 892 W 10th Street Azusa CA 91702	**INSURER(S) AFFORDING COVERAGE** — **NAIC #** **INSURER A:** Underwriters at Lloyds London — 32727 **INSURER B:** **INSURER C:** **INSURER D:** **INSURER E:** **INSURER F:**

COVERAGES **CERTIFICATE NUMBER:** 26-27 Master **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR [X] Garage GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:	Y	Y	GLL-11095-03	04/14/2026	04/14/2027	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG [ ]	$ 2,000,000 $ 100,000 $ 5,000 $ 1,000,000 $ 3,000,000 $ 3,000,000 $
A	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [ ] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			GLL-11095-03	04/14/2026	04/14/2027	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) [ ]	$ 1,000,000 $ $ $ $
	[ ] UMBRELLA LIAB [ ] OCCUR [ ] EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $						EACH OCCURRENCE AGGREGATE [ ]	$ $ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A					[ ] PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $
A	GarageKeepers Liability Deductible: $5,000			GLL-11095-03	04/14/2026	04/14/2027	Each Location Each Auto	$1,000,000 $ 500,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Whereby required by written contract or agreement, Certificate Holder is included as an Additional Insured under the Commercial General Liability on a Primary/Non-Contributory basis. Waiver of Subrogation in favor of the Additional Insured applies to the General Liability.

CERTIFICATE HOLDER

City of West Covina
825 S. Sunset Ave.
West Covina CA 91791

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See Specific Instructions on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Performance Truck Repair Inc.

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only one of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

5 Address (number, street, and apt. or suite no.). See instructions.

892 W. Tenth St

Requester's name and address (optional)

6 City, state, and ZIP code

Azusa, Ca 91702

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number: ___ - ___ - ____

or

Employer identification number: 80-0851895

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | Signature of U.S. person: David Killackey | Date: 1/21/26

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

ReNewell
Fleet Service

• West Covina Fire Apparatus Service and Maintenance RFP 2026-15

ReNewell Fleet Service, LLC
Dean Guccione, Director of Service Operations
2020 S. Baker Ave.
Ontario, CA. 91761
(909) 239-0677
dguccione@renewellfs.com

May 21, 2026

City of West Covina, CA
Finance Department
1444 W. Garvey Ave Suite 308, West Covina, CA. 91790

Subject: Proposal Submission and Cover Letter- Proposal for Fire Department Fleet Maintenance and Repair Services (RFP 2026-15}

Dear Purchasing Officer,

On behalf of ReNewell Fleet Service, LLC, I am pleased to submit our proposal in response to **Request for Proposal RFP 2026-15** for the **Fire Apparatus Maintenance and Repair Services RFP** for the City of West Covina.

We have carefully reviewed the scope of work and requirements outlined in the RFP, and we fully understand and accept the terms and conditions for the three-year (36) month agreement period, with the option of a mutual two-year extension. Per the requirements of the contract, ReNewell Fleet's Ontario facility is located approximately 22 miles from West Covina. My team and I also acknowledge that all work performed under this agreement will comply with NFPA 1911 and all applicable federal, state, and local regulations and standards. ReNewell Fleet did not submit questions for this RFP. ReNewell Fleet also accepts the indemnity and contract terms of this RFP.

ReNewell Fleet Service, LLC is uniquely qualified to provide the level of service and expertise expected by the City of West Covina Fire Department. As the Southern California sole source provider for Pierce service/repairs, warranty, and parts, our experienced technicians are Pierce factory-trained and certified in all major fire apparatus systems including general repairs & periodic maintenance, chassis electrical, fire pump systems (Waterous, Hale, Darley, PUC}; TAK-4, foam systems (Husky, Foam Pro), air brakes, steering & suspension, Command Zone diagnostics/reprogramming and repair, air conditioning, and aerial ladder maintenance and repair. Our technicians also have significant experience in performing repairs and service on all makes and models of fire apparatus. We bring unmatched knowledge and experience in Pierce, Spartan,

American LaFrance, Salsbury and Freightliner (BME, HME) Type 3 apparatus. ReNewell Fleet has the staff, infrastructure, and certified technicians to meet the service demands and requirements of the Fire Department with reduced downtime and maximum quality.

In addition to routine and major fire apparatus repairs, our Ontario facility also offers complete fabrication, collision/body repairs, and computer matched paint services. ReNewell Fleet is the only fire apparatus repair company in Southern California with a certified AWS welder/fabricator. Our internal quality control procedures ensure every unit is inspected and tested post-repair to meet or exceed operational standards before returning to service. ReNewell Fleet also maintains several mobile service trucks and can also provide after-hours service if needed.

The enclosed proposal includes all required attachments and project summary, as well as well as ReNewell's understanding of the scope of work, fee schedule, methodology and approach to accomplish the scope of work, list of subcontractors, list of similar services completed, and references.

If ReNewell is fortunate enough to be awarded the contract, we will provide current insurance information including worker's compensation, garage/liability insurance, vehicle insurance, West Covina as additional insured, and umbrella policy that exceeds the city's insurance requirements under this contract.

We appreciate the opportunity to earn the trust of the City of West Covina and build a long-term, responsive, and reliable partnership in support of your mission of saving lives and protecting the community.

If there are any questions regarding this submission, or if additional information or documentation is required, please contact me directly at (909) 635-8992 or via email at dguccione@renewellfs.com.

Thank you again for your time and consideration.

Sincerely,

Dean Guccione
Director of Service Operations
ReNewell Fleet Service, LLC

ReNewell
Fleet Service

Organizational Structure – ReNewell Fleet Service (31 Employees)

1. Administration

***Dean Guccione**, Director of Service Operations, Ontario, Vista, Paso Robles, CA.*

- **Alicia Thomas** – Warranty Administrator
- **Tina Aguilar** – Insurance/HR Coordinator
- **Debbie Conroy** – Accounts Payable/Accounts Receivable
- **Mike Morris** – Payroll & Accounting

---

2. Service & Warranty Department

Division Managers:

- ***Mike Perez**, Service Manager*
- ***Allen Sullins**, Service Manager/Shop Foreman*

Division Team Members:

- ***Ron Overholt**, Shop Foreman*
- **Clara Carrillo,** Mobile Service Dispatcher
- **David Breceda,** Lead Fire Technician/Mobile Fire Technician
- **Eric Breceda,** Lead Fire Technician/Mobile Fire Technician
- **Anthony Diaz,** Fire Technician
- **Manny Arballo,** Fire Technician
- **Tom Freden,** Fire Technician
- **Chase Warden,** Fire Technician/Mobile Fire Technician
- **Eli Olivares,** Fire Technician/Mobile Fire Technician
- **Jose Andrade,** Fire Technician
- **Emilio Flores,** Fire Technician
- **Travon Fox,** Fire Technician
- **Junior Garcia,** Mobile Fire Technician
- **Martin Quintana,** Paint/Body Technician
- **Jesus Gomez,** Paint/Body Technician
- **Adalberto Terrazas,** AWS Certified Structural Welder/Fabricator
- **Scott Wiedensohler,** PDI Specialist
- **Sean Banks,** PDI Specialist
- **Scott Watson,** PDI Specialist
- **Fernando Corona,** Driver/Shop Porter – California Class A CDL

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3. Parts Department

Division Manager: ***Alex Diaz****, Parts Manager/Over-the-Counter Sales*

- **Johnny Martinez,** Lead Parts Specialist
- **Miguel Reyes**, Parts Specialist/Inventory Clerk
- **Brian Gomez**, Over-the-Counter Sales/Inventory Control Specialist

Company Background/Experience

- While ReNewell Fleet Service is two years old, Kevin Newell, the President of ReNewell Fleet Service has been the Pierce sales, service, warranty, and parts dealer since 2006 under South Coast Fire Equipment. In 2022, Mr. Newell sold the *warranty, service, and parts division* to South Coast EVS (separate privately owned company), which became the authorized Pierce dealer for those functions, while Mr. Newell retained the Pierce sales dealership, as South Coast Fire Equipment. In April 2024, the Pierce factory revoked EVS's contract as the Pierce warranty, service, and parts dealer, and reassigned that portion of the dealership back to Mr. Newell. He then established ReNewell Fleet Service, LLC as the new authorized Pierce dealer for warranty, parts, and service. South Coast EVS is now a defunct company, and South Coast Fire Equipment remains the dealer for Pierce fire apparatus sales.

  I, Dean Guccione, was immediately hired as the Director of Service Operations to build ReNewell Fleet into the Pierce dealer it is today. While ReNewell Fleet is a newer company, no other fire apparatus repair company in Southern California can match our depth and breadth of experience and knowledge in providing high-quality service for Pierce and all major brands of fire apparatus including American LaFrance, Spartan, Salsbury, and BME/HME Freightliner, LTI, KME, E-One, and others.

  When I began my role as Director, we had six employees. Two years later, we now employ 31 team members including 15 fire technicians, 4 parts specialists, multiple administrative and managerial staff. I hired the best fire technicians from EVS, as well as from So Cal Fleet Service, Fire Apparatus Solutions (FAS), SVT Fleet Solutions, and Seagrave/Derotic. I also recruited the top parts specialists and administrative professionals from those same organizations. ReNewell Fleet now employs the most experienced, dedicated and capable personnel in the fire apparatus repair industry where all our technicians are Pierce factory certified in all major fire apparatus systems and components. ReNewell Fleet is quickly becoming the premier fire apparatus repair company in Southern California.

Project Summary:

- ReNewell Fleet Service understands that the term of this contract/agreement is for thirty-six (36) months with an extension option of two (2) years mutually agreed upon. ReNewell Fleet also understands that all repairs and maintenance shall be incompliance with NFPA 1911

and shall also conform to applicable federal, state, and local standards and regulations. All ReNewell Fleet technicians possess the required training, certifications, and experience to perform repairs on Pierce, Spartan, American LaFrance, Salisbury, and BME/HME Freightliner fire apparatus. All certifications are attached.

- The West Covina Fire Department maintains 5 fire stations with 4 front line engines and 1 front line quint ladder truck, cross staffed Type III unit, 3 paramedic rescue ambulances, a command vehicle, and several reserve apparatus. ReNewell Fleet fully understands the importance minimal downtime for all fire apparatus. We know that fire department planning revolves around the units that are out of service, not in service, when planning for promotional exams, training, maintenance, multi-agency drills, hose testing, and the list goes on. It is our goal to ensure that all units are returned to service as soon as possible.
- ReNewell Fleet shall provide all parts, labor, and supervision to ensure work is complete, inspected, and tested with specific quality control measures ensuring the vehicle is ready to be placed back into emergency service. ReNewell Fleet fully complies with all standards, regulations, and requirements to ensure all repairs and maintenance meet Pierce and NFPA 1911 and OEM standards, as well as comply with all federal, state, and local regulations and requirements including AQMD, OSHA, BAR, EPA, and CARB.
- Requests for repairs/service shall be performed on an as-needed basis and periodic maintenance (PM) may be scheduled at department required intervals. It is also understood that calls for priority repairs (out of service) may occur after normal business hours, which may include weekends and holidays. ReNewell Fleet's normal business hours are Monday through Friday, 6:00am to 4:30pm. After hours consists of any time other than normal business hours.
- All non-warranty parts and labor repairs shall have a warranty period of one year for parts and labor in accordance with the requirements of the service contract. All non-warranty repairs shall be pre-approved by a designated West Covina Fire Department officer prior to any work being performed. ReNewell shall provide a written estimate of all repairs, parts, and part numbers shall be provided on the estimate for approval. All invoices shall be accurate and complete prior to being submitted for payment to the City.
- ReNewell shall be responsible for repairs and maintenance that include, but not be limited to all mechanical and electrical repairs; radiator/CAC repairs; air conditioning repairs; drivetrain and engine/transmission repairs; aerial ladder maintenance/repairs and annual NDT testing; fire pump repairs; annual fire pump testing and certification; suspension, steering, chassis and air brake repairs including TAK-4 repairs; Husky/Foam Pro foam system repairs and maintenance; collision/body/paint work; periodic maintenance and inspections; certified welding/fabrication repairs on Pierce, American LaFrance, Spartan, Salsbury and

BME/HME Freightliner fire apparatus. For periodic maintenance (PM service), ReNewell shall complete semi-annual preventive maintenance and inspections within three (3) business days of receiving the unit, and annual maintenance and inspections shall be completed with five (5) business days of receiving the unit.

- ReNewell shall be responsible for maintaining a reasonable parts inventory at our Ontario location to meet the needs of this agreement. Any parts such as filters and other maintenance items shall be readily available prior to the delivery of the apparatus to ReNewell Fleet's Ontario location, so work can promptly begin, and the downtime is kept to a minimum. If there is a delay in the arrival or ordered parts, the unit will be returned to fire department until the part(s) arrive in Ontario, and the unit will then be scheduled for the repairs.
- All parts shall be charged to the City of West Covina at manufacturer's suggested retail price (MSRP) and provide warranty for all parts and repairs under the requirements of the contract. All subcontractor repairs will be marked up approximately 30%.
- Because of the dedication, training, and experience of our technicians, ReNewell maintains an exceptionally low comeback rate of under 2%. Out of every 100 repairs, only one to two may require follow-up work. We are also achieving an 80% efficiency rate, meaning our technicians spend at least 80% of their daily time actively working on fire apparatus, as opposed to waiting for parts or experiencing other delays. Additionally, ReNewell Fleet only works on fire apparatus, not over-the-road trucks, so our technicians are focused on fire apparatus repairs and maintenance to minimize downtime.

- All of ReNewell's technicians are Pierce factory certified in all areas of fire apparatus repair and maintenance. Our technicians are highly skilled in performing every type of bumper-to-bumper maintenance and repair on all makes and models of fire apparatus. One of our senior technicians, David Breceda, has worked as a Pierce technician for over 18 years, and worked for American LaFrance in the early 2000s. He specializes in major aerial apparatus repairs and service, major fire pump/transfer case repairs and rebuilds, foam system repairs, annual pump testing, air brake repairs, electrical diagnostics, and chassis, steering, and suspension work. David is a certified Pierce fire technician with over 25 years of total fire apparatus experience. The average experience of all our technicians is over 10 years.
- Fire agencies and other fire apparatus repair companies bring their most complex aerial ladder repair issues to ReNewell Fleet Service, recognizing our expertise, AWS welding certifications, and heavy equipment capabilities. We are proficient in major repairs for all aerial ladder device makes, including Pierce, American LaFrance, LTI, and Seagrave ladders.
- No fire apparatus shop in Southern California has more Pierce factory-trained and certified technicians than ReNewell Fleet. Our technicians also have extensive experience in working on all makes and models of fire apparatus. We also operate a full-service paint, body, and collision center staffed by two (2) certified highly experienced paint/body technicians with over 65 years of combined commercial paint and body experience. Both are Sikkens

certified to apply Sikkens computer-matched paint products and coatings to the OEM standard for Pierce, American LaFrance, Spartan, Salsbury, BME/HME and all makes of fire apparatus finishes.

Approach and Methodology

Experience and Capabilities

- ReNewell Fleet possesses the capability to perform bumper to bumper repairs and maintenance on all makes of fire apparatus as previously stated except for those types of repairs listed in the sub-contractor section. ReNewell Fleet can perform and repair any electrical issue including complex Command Zone issues; air conditioning; drivetrain and suspension service and repairs; steering, chassis and engine repairs; all fire pump repairs, testing and pump test certification; We can perform major maintenance and repairs on aerial ladder devices including 100 and 400 hr aerial service to replacing and adjusting aerial ladder extension cables, extension rams, outrigger hydraulic systems, and Command Zone automated bedding, collision avoidance systems and supplemental restraint systems (SRP).
- Our technicians are capable of removing and replacing entire aerial ladder sections and adjust all portions of the aerial ladder system, including cables, elevation and extension rams to exact Pierce specifications. We possess a portable crane that allows us to support, lift and remove sections of the aerial ladder, water tanks, and body/compartment sections if necessary for repair or replacement. ReNewell specializes in TAK-4 and standard suspension repair and are trained in using specialized tools purchased from Pierce to perform these repairs correctly, unlike other vendors who do not have access to the proper training or tooling for TAK-4 suspension repair.
- While ReNewell Fleet specializes in Pierce fire apparatus, our certified technicians have the expertise and experience to repair all major systems on any make or model of fire apparatus. We also specialize in Waterous, Hale, Darley and PUC fire pump repairs and testing as well as Husky and Foam Pro foam system diagnostics, repair, and replacement. Many of these systems utilize Pierce Command Zone technology to function and all of our technicians are certified in Command Zone/chassis electrical diagnostics, reprogramming and calibration.
- ReNewell Fleet provides a full-service paint/body/collision center that can provide computer matched paint for any fire apparatus color. Our body/paint technicians are Sikkens certified with the latest training and paint application techniques to provide factory restoration to any paint or body repair.
- Additionally, ReNewell employs a certified welder/fabricator who is certified to perform structural welding and fabrication repairs on steel, aluminum, and sheet metal. These certifications enable our welder to complete major structural repairs on not only Pierce

products, but all makes and models of fire apparatus. Certified welding services include but are not limited to aerial ladder repairs, chassis/frame components, structural body components, and custom fabrication and tool mounting. ReNewell Fleet Service is the only fire apparatus repair shop in the region with a certified structural welder on staff—other vendors must sublet this type of work, typically to ReNewell Fleet Service.

Communication and Job Management

- The objectives and tasks that are the key to the success and city satisfaction of this project include consistent communication with the point of contact whether it be Chief Mike Brown for Captain Mike Hamble, so they are updated at least twice per week on the status of the repair(s) or service of a given fire apparatus unit. Job management is key to ensuring all service and repairs require as little downtime as possible, so the unit can be returned to service in response ready condition, which will help firefighters save lives. Job management includes having the parts readily available so the technician can immediately begin work when the unit arrives at the shop. If parts need to be ordered, we will not schedule the unit into the shop until the parts are received. Estimates of all repair work shall be provided to Chief Brown and/or Captain Hambel for approval prior to the commencement of any work.
- ReNewell Fleet Service will ensure that fire department requests for service or repairs are completed in a timely manner by responding to service/repair requests within 1 hour of an email request and scheduled as soon as possible to bring into the shop.
- Communication between the technicians and the service managers is also the key to efficient job management, so problems can be addressed in a timely manner, again reducing the downtime. Our goal is to maintain a 100% success rate with every repair or service we provide to prevent comebacks that require the unit to be out of service unnecessarily. Our technicians understand that every piece of fire apparatus must function perfectly 100% of the time, or run the risk of injury or death to the firefighters and/or civilians. Our technicians and service team see working on fire apparatus as a privilege, and because of the dedication our technicians and staff have to our fire agencies, we look forward to building a strong partnership between ReNewell Fleet Service and the City of West Covina. Our partnership will ensure that firefighters can perform their job without worrying about the reliability of the equipment they use to serve the community at the high level that is expected from the fire service.

Warranty Repairs

- ReNewell Fleet Service understands that we shall warranty all non-warranty repairs for a period of not less than one year for parts and labor. ReNewell shall honor and perform all

current Pierce factory warranty repairs. Please be advised that certain maintenance components are not covered under the 1-year Pierce factory warranty including pump discharge and inlet valves, primping pump valves, relief valves, and foam pumps. Maintenance items such as fluids, belts, and minor adjustments/calibrations and ride height adjustments/alignments are also not covered under the 1-year warranty.

Quality Control

- Quality control is the foundation for a high level of service delivery in any industry. Because heavy fire apparatus are much more complex vehicles than standard over-the-road heavy trucks, it is necessary to have quality control procedures in place to ensure that all repairs meet or exceed, not only the factory repair standards, but the high standards set by NFPA 1911, and the standards and regulations set by federal, state, and local entities, for the reliable and safe operation of their fire fleet. ReNewell Fleet ensures all repairs and maintenance meet these standards.
- ReNewell Fleet has in place a quality control procedure where after every service and/or repair is completed, the unit is tested and operated by the shop foreman, for correct and proper operation of the system(s) that was serviced/repaired ensuring the highest standards are met for operation. The unit will be test driven to ensure its proper drivability and that the alignment is correct. The system that was repaired or serviced will be operated and tested to ensure the system and its components operate properly and reliably. If there is any question during the QC process where the shop foreman feels the performance of the system does not meet the operational standard, the unit will be moved back into the shop for additional repair. The vehicle is then QC'd again for proper operation and performance before being returned to the fire agency where it can be placed back into service.

Fee Schedule

- Please see the attached fee schedule for term of the contract.

Excluded or Subcontracted Services

- While ReNewell Fleet is a full-service fire apparatus repair provider, occasionally, it is necessary to hire subcontractors to perform required work or repairs. ReNewell Fleet uses the following sub-contractors in the course of doing business because they provide the highest quality of specialized services:
    - ***Western States Converters and Transmissions***
      224 Jason Ct., Corona, CA. 92879
      Tim Arnold (951) 279-6393

Western States Transmission is the top Allison Transmission dealer in the Southern California area and provides a full scope of transmission services including all transmission electronics, repairs, service and full overhaul or replacement. Western States has been repairing and servicing fire apparatus transmissions for over 30 years. All work is guaranteed and have a near perfect track record for quality with few comebacks.

- ***Fontana Radiator Service***
  Jeff Johnson
  17635 Arrow Blvd., Fontana, CA. 92335
  Jeff Johnson 909 743-9237
  Fontana Radiator Service has been performing radiator repairs and replacements on fire apparatus for over 30 years. They specialize in heavy duty truck radiator and charge air cooler (CAC) repairs. Jeff Johnson is the owner, and he is actively involved in the daily operations and warranties every repair including any defective part or workmanship. The labor is not covered for removal if the repair requires warranty work. We have not found any radiator shop that pays for labor under their guarantee/warranty. We have not found a better radiator shop to meet our needs and the needs of the fire service. They work for many agencies who perform fire apparatus repairs in-house.
- ***Underwriter's Laboratories Solutions (UL)***
  Liam Cooke, UL Field Inspector Fire Equipment Services
  Liam.cooke@ul.com, Phone (877) 854-3577
  Fire apparatus aerial ladder testing and certification and UL meets or exceeds NFPA standards for all testing and certification.

References/List of Similar Services Completed

Below is a list of similar services provided to fire agencies that are also our references. ReNewell Fleet Service provides service and maintenance to 105 fire agencies in 7 counties throughout Southern California.

- City of Long Beach, CA.
  Jacob Atwood, Fire Captain
  3205 Lakewood Blvd. Long Beach, CA. 90808
  (562) 570-3355
  ReNewell Fleet has performed repairs on ten (10) new Pierce pumpers the city of Long Beach received in 2024. ReNewell has also performed major electrical/Command Zone repairs, ECM and pump repair work on two of Long Beach Airport's ARFF crash units. Although the

repair work on the Pierce pumpers has primarily been warranty work, the scope of work of this project demonstrates that ReNewell has the capability to perform any repairs on Pierce fire apparatus. The scope of repairs performed on these units include, but are not limited to repaired emergency lights, repaired pump plumbing, repaired seats, repaired cab tilt system, replaced and reprogrammed pump panel governor, replaced defective gauges, repaired pump panel lighting, repaired foam system, repaired water tank, repaired miscellaneous electrical issues and Command Zone issues, repaired water level and foam level gauges, A/C diagnostics and repair, repaired leaking discharge valves, repaired and shoreline charger (Kussmaul). Lead technicians for aerial ladder repairs and ARFF units are Eric Breceda and David Breceda. Technicians assigned to perform repair on their pumpers are Eli Olivares, Emilio Flores, Jose Andrade, and Manny Arballo.

- Kern County Fire Department, CA.
  Jarred Cleaver, Fleet Services Superintendent
  5642 Victor St, Bakersfield, CA. 93308
  (661) 391-7041
  Kern County Fire has purchased Pierce fire apparatus including Type 1 pumpers, TDA aerial apparatus, Type 3 pumpers and water tenders. While Kern County performs much of their maintenance and repair work in-house, ReNewell Fleet performs warranty and non-warranty work for the department. The scope of work includes major collision repairs, paint, and fabrication work; electrical repairs including Command Zone multiplex diagnosis and programming/calibrations including reprogramming Command Zone displays, aerial ladder programming, diagnosing short circuits and connectors, repairing and replacing electrical wiring harnesses, modules and relays, and calibrating aerial ladder electronics. Additional work includes aerial hydraulic system repairs (PTOs, hydraulic pumps, lines); air brake repairs; generator diagnosis and repairs; A/C diagnosis and repair; complete fire pump diagnosis and repairs; door sensors and roll-up compartment door replacement and repairs; and windshield replacement. The lead technicians for all electrical and Command Zone diagnosis and repairs are Manny Arballo, Emilio Flores, and Eric Breceda. The lead technician for all major pump repairs, aerial repairs, and pump tests is David Breceda and Eric Breceda. The lead technicians for all other bumper to bumper warranty and non-warranty repairs are Manny Arballo, Tom Freden, Tony Diaz, Emilio Flores, Eli Olivares, and Jose Andrade. Certified welding and fabrication is performed by Adalberto Terrazas. Collision repairs and paint are performed by Jesus Gomez, Martin Quintana, and Adalberto Terrazas.

- City of Manhattan Beach Fire Department, CA.

John Dulmage, Battalion Chief
400 15th St. Manhattan Beach, CA. 90266
(310) 802-5200
ReNewell Fleet has performed periodic maintenance, repair work, fabrication and tool mounting on multiple units for the Manhattan Beach Fire Department. Repair work includes replacing aerial ladder hydraulic PTOs, hydraulic pumps, and lines; A/C diagnosis and repair; major pump repairs; pump transmission repair; priming pump and pump plumbing/valve repairs; air brake system repairs; and engine leak repairs. Additional work includes annual and 6-month maintenance services, annual pump tests, aerial ladder/outrigger ram and hydraulic repairs, suspension and rear axle repairs, discharge gauge repair, door hinge replacement, paint repairs, miscellaneous fabrication work, rollup door repair, and front seat replacement. The technicians assigned to these repairs include David Breceda for all mechanical repairs, Jesus Gomez and Martin Quintana for paint repairs, and Adalberto Terrazas for all fabrication projects and repairs.

- City of Downey Fire Department, CA.
  Sal Piscitelli, Battalion Chief
  12222 Paramount Blvd. Downey, CA. 90242
  (562) 904-7300
  ReNewell Fleet is currently performing major engine repairs on one of Downey's Pierce pumpers due to a significant engine bay fire. The scope of the repairs include removal and repair of the radiator and related cooling system components, ECM harness and related wiring, alternator replacement and related wiring harness replacement, fan and fan clutch replacement, injector harness replacement, EGR valve replacement, turbo and actuator replacement, power steering pump/hoses replacement, intake manifold replacement, air compressor and related air lines and valve replacement, steering damper replacement, and reprogramming of all related Command Zone components that were damaged in the fire. The lead technicians for this project were Anthony Diaz, David Breceda, and Manny Arballo. ReNewell has performed multiple TAK-4 mounting bracket replacement repairs on multiple units. This involves removing the entire front TAK-4 suspension system including the torsion bars and replacing the large mounting bracket between the frame and the suspension. The technician primarily assigned to these repairs is Anthony Diaz.

- City of Culver City, CA
  Francisco Landeros, Fleet Supervisor
  9815 W. Jefferson Blvd. Culver City, CA. 90232
  (310) 253-6531

ReNewell Fleet has performed numerous repairs for the Culver City Fire Department, including diagnosing and repairing DEF and exhaust emissions related issues on multiple units. This entails utilizing Pierce software only available to ReNewell, for Command Zone

diagnostics and testing to determine the exact cause of the failure. ReNewell has performed major repairs on their aerial ladder truck including replacing the lower stabilizer weldment for the left side outrigger that was damaged during an emergency operation and aerial ladder rung replacement and repaint. The lead technician for the DEF issues was Junior Garcia. The lead technician for the outrigger repair was David Breceda, and the fabrication work was performed by Adalberto Terrazas. The lead paint/body technician for the aerial ladder repair was Martin Quintana.

- City of San Diego Fire Department
  Scott Harris, Fleet Manager
  8050 Othello Ave. San Diego, CA. 92111
  The San Diego Fire Department fleet is comprised of 200 pieces of fire apparatus including Type 1, Type 3, and tiller aerial ladder trucks that are entirely Pierce. While San Diego has in-house fire technicians, ReNewell Fleet supplements their fire repair shop by providing both customer pay and warranty repairs for their fleet. Much of the work performed for San Diego includes significant electrical repairs including Command Zone multiplex issues. These repairs include reprogramming Command Zone displays, diagnosing short circuits and connectors, repairing and replacing electrical wiring harnesses, modules and relays, and repairing shoreline charging systems. Additional work includes replacing aerial ladder hydraulic PTOs, hydraulic pumps, and lines; A/C diagnosis and repair; water tank repair; major pump diagnosis and repair; pump transmission repair; priming pump and pump plumbing/valve repairs; aerial hydraulic system repairs; air brake system repairs; engine leak repairs; coolant leak repairs; and roll-up compartment door replacement and repair. ReNewell is also tasked with tool mounting for 4 TDA aerial tractor trailers and 3 new Type-3 pumpers that are currently in progress. The lead technicians for all electrical and Command Zone diagnosis and repairs are Manny Arballo, Emilio Flores, and Eric Breceda. The lead technician for all major pump repairs, aerial repairs, and pump tests is David Breceda. The lead technician for TAK-4 diagnostics and repairs is Anthony Diaz. The lead technicians for all other bumper to bumper repairs are Manny Arballo, Tom Frededn, David Breceda, Anthony Diaz, Emilio Flores, Eli Olivares, and Jose Andrade. Tool mounting is performed by Adalberto Terrazas, Emilio Flores, Martin Quintana, Eli Olivares, and Manny Arballo. Collision repairs and paint are performed by Jesus Gomez, Martin Quintana, and Adalberto Terrazas.

ReNewell Fleet serves large, medium, and small departments throughout southern California. In addition to the agencies referenced above ReNewell Fleet has performed similar services, maintenance, non-warranty and warranty repairs for LAFD, Los Angeles County Fire Department, Anaheim Fire Department, Fullerton Fire Department, Newport Beach Fire Department, Compton Fire Department, Glendale Fire Department, Pasadena Fire Department, Plam Springs Fire Department, Ventura Fire Department, Santa Barbara Fire Department, Santee Fire Department, Poway Fire Department, and West Covina Fire Department just to name a few. ReNewell assists these agencies in keeping their fleet running with limited downtime. The scope of work includes but is not limited to major aerial ladder/outrigger repairs, major electrical/Command Zone diagnosis and repairs; fire pump rebuilds and repairs; foam system repairs; annual pump tests; air brakes; steering, major suspension and chassis repairs including TAK-4; differential repairs, engine repairs; air conditioning service and repairs; onboard generator/air compressor repairs; collision/body and paint; custom fabrication work, and general fire apparatus repairs and periodic maintenance.

Thank you again for the opportunity to submit this service bid for the West Covina Fire Department, and we look forward to working with you and building a trusted partnership.

Dean Guccione, Director of Service Operations
2020 S. Baker Ave.
Ontario, CA. 91761
(909) 239-0677
dguccione@renewellfs.com

City of West Covina RFP Fee Schedule for 2026-2028

ATTACHMENT D

RENEWELL FLEET SERVICES, LLC - 2026	
Description	Cost
Tier 1 Labor Hourly Rate	$210.00
Tier 2 Overtime Rate	$320.00
Tier 3 After Hours/Holiday Rate	$420.00
Apparatus Pick Up and Delivery	$140.00 per hour
Fuel surcharge (round trip)	$0.00
Round trip mileage	$0.00
Road call fee (one per incident)	Travel time @$140.00 per hour x actual drive hours
Body Shop Hourly Rate	$210.00
Fabrication Hourly Rate	$210.00
Paint Hourly Rate	$210.00
BIT/DOT inspections	1 hour @ $210.00
Subcontractor Repairs	30% mark up
Fire Apparatus Service and Repair	
A Level - P/M Service Labor for Pumper, Ladder Truck, Type 3 (oil, filter, lube, DOT/BIT inspection)	8 hours @ $210.00 = $1680.00 + parts
C Level – **Standard** Annual PM Service (Includes change oil & fuel filters, change air filter, change coolant filter, change P/S filter, change engine, differential, transfer case oils and change coolant, DOT/BIT inspection)	18 hours @ $210.00 = $3780.00 + parts
C Level – **Comprehensive** Annual PM Service (Includes Standard Annual Service + foam system maintenance, check pump anodes, change DEF filter, transmission service, comprehensive inspection)	30 hours @ $210.00 = $6300.00 + parts
Transmission Service Only	4 hours @ $210.00 = $840.00 + filters/fluid
Aerial Ladder Service	**50 hour** aerial ladder service (6 month) – 15 hours @ $210.00 = $3150.00 + parts **100 hour** aerial ladder service (Annual) - 30 hours @ $210.00 = $6300.00 + parts **500 hour** aerial ladder service (5 Years) – 40 hours @ $210.00 = $8400.00 = parts

Parts	Manufacturer's Suggested Retail Price (MSRP) 0% Discount
Shop Supplies	8% of labor with a cap of $300.00
Annual Fire Pump Testing Certification	$1100.00
RENEWELL FLEET SERVICES, LLC - 2027	
Description	Cost
Tier 1 Labor Hourly Rate	$220.00
Tier 2 Overtime Rate	$340.00
Tier 3 After Hours/Holiday Rate	$440.00
Apparatus Pick Up and Delivery	$150.00 per hour
Fuel surcharge (round trip)	$0.00
Round trip mileage	$0.00
Road call fee (one per incident)	Travel time @$150.00 per hour x actual drive hours
Body Shop Hourly Rate	$220.00
Fabrication Hourly Rate	$220.00
Paint Hourly Rate	$220.00
BIT/DOT inspections	1 hour @ $220.00
Subcontractor Repairs	30% mark-up
Fire Apparatus Service and Repair	
A Level - P/M Service Labor for Pumper, Ladder Truck, Type 3 (oil, filter, lube, DOT/BIT inspection)	8 hours @ $220.00 = $1760.00 + parts
C Level – **Standard** Annual PM Service (Includes change oil & fuel filters, change air filter, change coolant filter, change P/S filter, change engine, differential, transfer case oils and change coolant, DOT/BIT inspection)	18 hours @ $220.00 = $3960.00 + parts
C Level – **Comprehensive** Annual PM Service (Includes Standard Annual Service + foam system maintenance, check pump anodes, change DEF filter, transmission service, comprehensive inspection)	30 hours @ $220.00 = $6600.00 + parts
Transmission Service Only	4 hours @ $220.00 = $880.00 + filters/fluid
Aerial Ladder Service	**50 hour** aerial ladder service (6 month) – 15 hours @ $220.00 = $3300.00 + parts **100 hour** aerial ladder service (Annual) - 30 hours @ $220.00 = $6600.00 + parts **400 hour** aerial ladder service (5 Years) – 40 hours @ $220.00 = $8800.00 = parts

Parts	Manufacturer's Suggested Retail Price (MSRP) 0% Discount
Shop Supplies	8% of labor with a cap of $350.00
Annual Fire Pump Testing Certification	$1200.00

RENEWELL FLEET SERVICES, LLC - 2028	
Description	Cost
Tier 1 Labor Hourly Rate	$230.00
Tier 2 Overtime Rate	$360.00
Tier 3 After Hours/Holiday Rate	$460.00
Apparatus Pick Up and Delivery	$160.00 per hour
Fuel surcharge (round trip)	$0.00
Round trip mileage	$0.00
Road call fee (one per incident)	Travel time @$160.00 per hour x actual drive hours
Body Shop Hourly Rate	$230.00
Fabrication Hourly Rate	$230.00
Paint Hourly Rate	$230.00
BIT/DOT inspections	1 hour @ $230.00
Subcontractor Repairs	30% mark-up
Fire Apparatus Service and Repair	
A Level - P/M Service Labor for Pumper, Ladder Truck, Type 3 (oil, filter, lube, DOT/BIT inspection)	8 hours @ $230.00 = $1840.00 + parts
C Level – **Standard** Annual PM Service (Includes change oil & fuel filters, change air filter, change coolant filter, change P/S filter, change engine, differential, transfer case oils and change coolant, DOT/BIT inspection)	18 hours @ $230.00 = $4140.00 + parts
C Level – **Comprehensive** Annual PM Service (Includes Standard Annual Service + foam system maintenance, check pump anodes, change DEF filter, transmission service, comprehensive inspection)	30 hours @ $230.00 = $6900.00 + parts
Transmission Service Only	4 hours @ $230.00 = $920.00 + filters/fluid
Aerial Ladder Service	**50 hour** aerial ladder service (6 month) – 15 hours @ $230.00 = $3450.00 + parts **100 hour** aerial ladder service (Annual) - 30 hours @ $230.00 = $6900.00 + parts

	400 hour aerial ladder service (5 Years) – 40 hours @ $230.00 = $9200.00 = parts
Parts	Manufacturer's Suggested Retail Price (MSRP) 0% Discount
Shop Supplies	8% of labor with a cap of $400.00
Annual Fire Pump Testing Certification	$1265.00

RENEWELL FLEET SUBCONTRACTOR LIST	
Description	Cost
Fontana Radiator, Fontana, CA.	$175.00 per hour + parts
Atlas Radiator, Norwalk, CA.	$175.00 per hour + parts
Western States Converters & Transmissions, Corona, CA.	$150.00 per hour + parts
UL Underwriters Laboratories	Varies - $2700.00 to $3200.00 per NDT Test

NON-COLLUSION DECLARATION TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

The undersigned declares:
I am the Director of Service Operations of ReNewell Fleet Service, LLC, the party making the foregoing bid.

The bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation. The bid is genuine and not collusive or sham. The bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid. The bidder has not directly or indirectly colluded, conspired, connived, or agreed with any bidder or anyone else to put in a sham bid, or to refrain from bidding. The bidder has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the bid price of the bidder or any other bidder, or to fix any overhead, profit, or cost element of the bid price, or of that of any other bidder. All statements contained in the bid are true. The bidder has not, directly or indirectly, submitted his or her bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, to any corporation, partnership, company, association, organization, bid depository, or to any member or agent thereof, to effectuate a collusive or sham bid, and has not paid, and will not pay, any person or entity for such purpose.

Any person executing this declaration on behalf of a bidder that is a corporation, partnership, joint venture, limited liability company, limited liability partnership, or any other entity, hereby represents that he or she has full power to execute, and does execute, this declaration on behalf of the bidder.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on 5/21/2026 [date], at Ontario, CA. 91761 [city, state].

Firm ReNewell Fleet Service, LLC

(Signature)

Dean Guccione, Director of Service Operations
(Print Name & Title)

Street 2020 S. Baker Ave.

City Ontario State CA Zip 91761

SUBCONTRACTOR CAMPAIGN CONTRIBUTION ACKNOWLEDGMENT FORM

Proposer [or Consultant] is required to identify any known subcontractor who will provide goods or services with an anticipated or actual value of $15,000 or more in connection with any contract which may be awarded pursuant to this Request for Proposal if the proposed contract with the Proposer [or Consultant] has an anticipated or actual value of $30,000 or more.

By my signature below, I certify that as a subcontractor I reviewed and am in compliance with West Covina Municipal Code section 2-405.1(c), in reference to campaign contributions to any individual holding City elective office, and that I will comply with Section 2-405.1(c) at all times while providing services as a subcontractor.

CONTRACTOR:

Company: ReNewell Fleet Service, LLC

By: Dean Guccione

Title: Director of Service Operations

Date: 5/21/2026

SUBCONTRACTOR:

Company: _____

By: _____

Title: _____

Date: _____

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- ( ) Any Words
- (•) All Words
- ( ) Exact Phrase

e.g. 123456789, Smith Corp

"ReNewell Fleet Service" ×
"ReNewell Fleet Service, LLC" ×

Classification
Excluded Individual
Excluded Entity
Federal Organizations
Exclusion Type

- [x] Ineligible (Proceedings Pending)
- [x] Ineligible (Proceedings Complete)
- [x] Prohibition/Restriction
- [ ] Voluntary Exclusion

Exclusion Program

Location

Dates

Reset

Entity Information | Entities | Disaster Response Registry | Responsibility / Qualification | Exclusions

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The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

TAK-4™ Maintenance

Conducted 9/10/2018-9/11/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

TAK-4™ Maintenance

Conducted 5/19/2025-5/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ron Overholt

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ramon Junior Garcia

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Eric Breceda

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Emilio Flores

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

Tiller Aerial Maintenance

Conducted 11/18/2025-11/19/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

SRP/Frontal Protection Repair

Conducted 5/23/2025-5/23/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Eric Breceda

has attended

Command Zone™ Systems

Conducted 1/1/2018-1/2/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

William Brown

has attended

Command Zone™ Systems

Conducted 5/7/2025-5/9/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ron Overholt

has attended

Command Zone™ Systems

Conducted 12/3/2025-12/5/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ramon Junior Garcia

has attended

Command Zone™ Systems

Conducted 5/7/2025-5/9/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

Command Zone™ Systems

Conducted 5/7/2025-5/9/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

Command Zone™ Systems

Conducted 9/1/2021-9/3/2021

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended

CAFS/Husky™ Maintenance

Conducted 5/21/2025-5/22/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ramon Junior Garcia

has attended

CAFS/Husky™ Maintenance

Conducted 9/12/2018-9/13/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

CAFS/Husky™ Maintenance

Conducted 12/9/2024-12/10/2024

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

CAFS/Husky™ Maintenance

Conducted 12/9/2024-12/10/2024

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

CAFS/Husky™ Maintenance

Conducted 9/12/2018-9/13/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

CAFS/Husky™ Maintenance

Conducted 5/21/2025-5/22/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

CAFS/Husky™ Maintenance

Conducted 5/21/2025-5/22/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

CAFS/Husky™ Maintenance

Conducted 5/21/2025-5/22/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

PUC™ Maintenance

Conducted 6/16/2025 - 6/17/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

PUC™ Maintenance

Conducted 6/16/2025 - 6/17/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

PUC™ Maintenance

Conducted 6/16/2025 - 6/17/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

PUC™ Maintenance

Conducted 6/16/2025 - 6/17/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

PUC™ Maintenance

Conducted 6/16/2025 - 6/17/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended

Chassis Electrical

Conducted 5/5/2025-5/6/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ron Overholt

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ramon Junior Garcia

has attended

Chassis Electrical

Conducted 5/5/2025-5/6/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Emilio Flores

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended

Chassis Electrical

Conducted 12/1/2025-12/2/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Eric Breceda

has attended

Chassis Electrical

Conducted 1/2/2018-1/2/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended

Chassis Electrical

Conducted 8/30/2021-8/31/2021

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Eric Breceda

has attended the

Aerial Maintenance

Conducted 1/2/2018-1/2/2018

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Travon Fox

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ron Overholt

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Ramon Junior Garcia

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Jose Andrade

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Emilio Flores

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Dave Breceda

has attended the

Aerial Maintenance

Conducted 5/7/2025-5/9/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended the

Aerial Maintenance

Conducted 3/11/2026-3/13/2026

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Manuel Arballo

has attended the

Air Brakes, ABS, and ESC troubleshooting

Conducted 6/18/2025-6/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Elias Olivares

has attended the

Air Brakes, ABS, and ESC troubleshooting

Conducted 12/11/2024-12/13/2024

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Chase Warden

has attended the

Air Brakes, ABS, and ESC troubleshooting

Conducted 6/18/2025-6/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Anthony Diaz

has attended the

Air Brakes, ABS, and ESC troubleshooting

Conducted 6/18/2025-6/20/2025

Todd J. Knorr, Product Training Manager

The Product Support Staff of

Pierce Manufacturing Inc.

hereby certify that

Allen Sullins

has attended the

Air Brakes, ABS, and ESC troubleshooting

Conducted 6/18/2025-6/20/2025

Todd J. Knorr, Product Training Manager

AkzoNobel

Vehicle Refinishes

Jesus Gomez

has successfully completed

Sikkens Autocoat BT LV650 Product Training

5/6/2025 - 5/7/2025



Expire Date:

Orange, CA

Chris Harsh

AkzoNobel

Vehicle Refinishes

Martin Quintana

has successfully completed

Sikkens Autocoat BT LV650 Product Training

5/6/2025 - 5/7/2025



Expire Date:

Orange, CA

Chris Harsh

AWS D1.2:2014

WELDING SKILLS
TEST & TRAINING CENTER

Full Service Welder Education / City of Los Angeles License #TA24838

PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, weldingclass.org

WELDER QUALIFICATION TEST RECORD

Welder [X] Welder Operator [ ]

Company Name: RENEWELL FLEET SERVICE

Type of Welder: A.W.S. D1.2 Structural Aluminum

WPS No.: RFS-WPS-D1.2-300

PQR No.: RFS-PQR-D1.2-3G



Name: ADALBERTO TERRAZAS

Identification No: CDL # D8491101

WPS Date: 8/28/25

Rev: - Rev.Date: -

Process: G M A W

Test Base Metal Specification: 6061 Aluminum to 6061 Aluminum

Material Number: M-23 to M-23

AWS Filler Metal Classification(s): ER5356 F No. 22

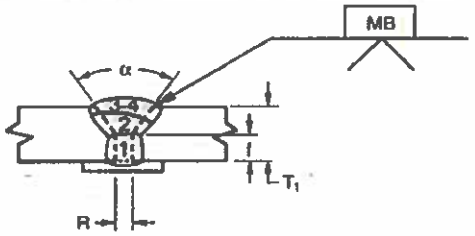
Backing: Yes [X] No [ ] Single Side [X] Double Side [ ]

Backing Material: 6061 Aluminum Current/Polarity: AC [ ] DCEP [X] DCEN [ ]

Backing Gas: Yes [ ] No [X]

Test Joint Sketch: Figure B.1 (page 119)

Type: CJP Single V-Groove Butt Weld



Shielding Gas: 100% Argon

Fuel Gas (OFW): N/A

Transfer Mode (GMAW): SPRAY

Consumable Insert: Yes [ ] No [X]

Test Weldment

Groove:	Pipe	1G 2G 5G or 6G	
Groove:	Plate	1G 2G 3G or 4G	3G
Fillet:	Pipe	1F 2F 2FR 4F or 5F	
Fillet:	Plate	1F 2F 3F or 4F	
Cladding:		1C 2C 3C 4C 5C or 6C	
Hardfacing:		1C 2C 3C 4C 5C or 6C	

Progression: Vertical Up [X] Vertical Down [ ] N/A [ ]

Weldment Thickness (T)

Thickness: - Diameter: -

Thickness: 0.375" to 0.375"

Thickness: Diameter:

Thickness:

Thickness:

Thickness:

Test Results

					Remarks
Visual:		[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Bend:	1st Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	2nd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	3rd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	4th Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Macro:	1st Specimen	[ ] Pass	[ ] Fail	[X] N/A	
	2nd Specimen	[ ] Pass	[ ] Fail	[ ] N/A	
Tension:	1st Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	2nd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Radiographic:		[ ] Pass	[ ] Fail	[X] N/A	

WELDING PERFORMANCE QUALIFICATION TEST RECORD (continued)

Welder Name: ADALBERTO TERRAZAS Welder I.D. CDL # D8491101

QUALIFICATION LIMITS (D1.2, Table 3.7)

Process(es): G M A W

Weldment		Position		Base Metal Thickness		
Groove:	Pipe	F H V O All	-	T min. -	T max. -	Dia.min -
Groove:	Plate	F H V O All	F, V	T min. 0.125"	T max. 0.750"	
Cladding:		F H V O All	N/A	T min. N/A	T max. N/A	
Hardfacing:		F H V O All	N/A	T min. N/A	T max. N/A	
Fillet:	Pipe	F H V O All	-	T min. -	T max. -	Dia.min -
Fillet:	Plate	F H V O All	F, V	T min. 0.125"	T max. 0.750"	

Progression: N/A [ ] Vertical Up [X] Vert. Down [ ]

Notes: Qualifies for Plug and Slot welds

Base Metal M No(s): Aluminum, Group IV, M-23

Filler Metal F No(s): 22

Current/Polarity: AC [ ] DCEP [X] DCEN [ ]

Backing Gas: N/A

Shielding Gas: 100% Argon

Fuel Gas (OFW): N/A

Backing: Either [ ] Yes [X] No [ ]

Consumable Insert: Yes [ ] No [X]

Transfer Mode (GMAW): Spray

I certify that the statements in this record are correct and the test welds were prepared, welded, and tested in accordance with the requirements of AWS B2.1/BS.1M: 2014, Specification for Welding Procedure and Performance Qualification and AWS D1.2/D1.2M: 2014 Structural Welding Code - Aluminum Welding Code.

Welding supervised by Tyler McClure, CWI #25084911

Inspected by R.McClure, CWI #08091221

Organization Welding Skills Test & Training Center, Inc.

PO Box 8007, Rancho Cucamonga, CA 91701

Test No. 4806

Test Date 08/28/25

Randy K. McClure AWS CWI 08091221 QC1 EXP. 9/1/2026

We, the undersigned, certify that the statements in this record are correct and that the test welds were prepared, welded and tested accordance with the requirements of AWS D1.2/D1.2M: 2021 Structural Welding Code - Aluminum Welding Code.

Manufacturer or Contractor **RENEWELL FLEET SERVICE**

3150 Palisades Dr., Corona, CA 92878

Authorized By Ryan Guccione

Date 9/3/2025

AWS D1.2:2014

WELDING SKILLS
TEST & TRAINING CENTER

Full Service Welder Education / City of Los Angeles License #TA24838

PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, weldingclass.org

WELDER QUALIFICATION TEST RECORD

Welder [X] Welder Operator [ ]

Company Name: RENEWELL FLEET SERVICE

Type of Welder: A.W.S. D1.2 Structural Aluminum

WPS No.: RFS-WPS-D1.2-300

PQR No.: RFS-PQR-D1.2-4G



Name: ADALBERTO TERRAZAS

Identification No: CDL # D8491101

WPS Date: 8/28/25

Rev: - Rev.Date: -

Process: G M A W

Test Base Metal Specification: 6061 Aluminum to 6061 Aluminum

Material Number: M-23 to M-23

AWS Filler Metal Classification(s): ER5356 (F#22) F No. 22

Backing: Yes [X] No [ ] Single Side [X] Double Side [ ]

Backing Material: 6061 Aluminum Current/Polarity: AC [ ] DCEP [X] DCEN [ ]

Backing Gas: Yes [ ] No [X]

Shielding Gas: 100% Argon

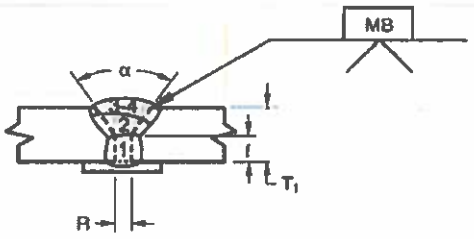
Fuel Gas (OFW): N/A

Transfer Mode (GMAW): SPRAY

Consumable Insert: Yes [ ] No [X]

Test Joint Sketch: Figure B.1 (page 119)

Type: CJP Single V-Groove Butt Weld



Test Weldment

Groove:	Pipe	1G 2G 5G or 6G	
Groove:	Plate	1G 2G 3G or 4G	4G
Fillet:	Pipe	1F 2F 2FR 4F or 5F	
Fillet:	Plate	1F 2F 3F or 4F	
Cladding:		1C 2C 3C 4C 5C or 6C	
Hardfacing:		1C 2C 3C 4C 5C or 6C	

Progression: Vertical Up [ ] Vertical Down [ ] N/A [X]

Weldment Thickness (T)

Thickness: ____ Diameter: -

Thickness: 0.375" to 0.375"

Thickness: ____ Diameter: ____

Thickness: ____

Thickness: ____

Thickness: ____

Test Results

					Remarks
Visual:		[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Bend:	1st Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	2nd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	3rd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	4th Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Macro:	1st Specimen	[ ] Pass	[ ] Fail	[X] N/A	
	2nd Specimen	[ ] Pass	[ ] Fail	[X] N/A	
Tension:	1st Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
	2nd Specimen	[X] Pass	[ ] Fail	[ ] N/A	Acceptable
Radiographic:		[ ] Pass	[ ] Fail	[X] N/A	

WELDING PERFORMANCE QUALIFICATION TEST RECORD (continued)

Welder Name: ADALBERTO TERRAZAS Welder I.D. CDL # D8491101

QUALIFICATION LIMITS (D1.2, Table 3.7)

Process(es): G M A W

Weldment		Position		Base Metal Thickness				
Groove:	Pipe	F H V O All	-	T min. -	T max. -	Dia.min -
Groove:	Plate	F H V O All	F, OH	T min. 0.125"	T max. 0.750"	
Cladding:		F H V O All	N/A	T min. N/A	T max. N/A	
Hardfacing:		F H V O All	N/A	T min. N/A	T max. N/A	
Fillet:	Pipe	F H V O All	-	T min. -	T max. -	Dia.min -
Fillet:	Plate	F H V O All	F, H, OH	T min. 0.125"	T max. 0.750"	

Progression: N/A [ ] Vertical Up [X] Vert. Down [ ]

Notes: Qualifies for Plug and Slot welds

Base Metal M No(s): Aluminum, Group IV, M-23

Filler Metal F No(s): 22

Current/Polarity: AC [ ] DCEP [X] DCEN [ ]

Backing Gas: N/A

Shielding Gas: 100% Argon

Fuel Gas (OFW): N/A

Backing: Either [ ] Yes [X] No [ ]

Consumable Insert: Yes [ ] No [X]

Transfer Mode (GMAW): Spray

I certify that the statements in this record are correct and the test welds were prepared, welded, and tested in accordance with the requirements of AWS B2.1/BS.1M: 2021, Specification for Welding Procedure and Performance Qualification and AWS D1.2/D1.2M: 2014 Structural Welding Code - Aluminum Welding Code.

Welding supervised by Tyler McClure, CWI #25084911

Inspected by R.McClure, CWI #08091221

Organization Welding Skills Test & Training Center, Inc.

PO Box 8007, Rancho Cucamonga, CA 91701

Test No. 4807

Test Date 06/23/25

Randy K. McClure
CWI 08091221
EXP: 9/1/2026

We, the undersigned, certify that the statements in this record are correct and that the test welds were prepared, welded and tested accordance with the requirements of AWS D1.2/D1.2M: 2014 Structural Welding Code - Aluminum Welding Code.

Manufacturer or Contractor **RENEWELL FLEET SERVICE**

3150 Palisades Dr., Corona, CA 92878

Authorized By Dean Guccione

Date 9/3/2025



AWS D1.3/D1.3M:2018

WELDING SKILLS
TEST & TRAINING CENTER
City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS**
Identification No.: CDL # D8491101
WPS No.: RFS-D1.3-WPS-103 & RFS-D1.3-WPS-104 (PQR #D1.3-16F)
Revision: - Qualification Date: 5/29/2025
Welding Process(es): GMAW-S
Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting. Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Flare-Bevel-Groove (Fig. 5.3.B) sheet to sheet *Table 6.4, Fig. 6.2A*	Flare-Bevel-Groove (Fig. 6.3A), Flare-V-Groove(Fig. 6.3C) Sheet to sheet & Sheet to Structural
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	4G	1G, 2G, 4G
Progression for Vertical	Up☐ Down☐	Up☐ Down☐
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I or II
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	N/A
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	ER100-G	ER100-G
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.28	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4799
Date: 5/29/2025

Randy K. McClure
CWI 08091221
EXP. 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**
Name/Title:
Signature:
Date: 9/3/2025



AWS D1.3/D1.3M:2018

WELDING SKILLS
TEST & TRAINING CENTER
City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS**
Identification No.: CDL # D8491101
WPS No.: RFS-D1.3-WPS-103 & RFS-D1.3-WPS-104 (PQR #D1.3-16F)
Revision: - Qualification Date: 5/29/2025
Welding Process(es): GMAW-S
Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting, Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Flare-Bevel-Groove (Fig. 5.3.B) sheet to sheet *Table 6.4, Fig. 6.2A*	Flare-Bevel-Groove (Fig. 6.3A), Flare-V-Groove(Fig. 6.3C) Sheet to sheet & Sheet to Structural
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	3G Uphill	1G, 2G, 3G Uphill Only
Progression for Vertical	Up [X] Down [ ]	Up [X] Down [ ]
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I or II
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	N/A
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	ER100-G	ER100-G
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.28	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4798
Date: 5/29/2025

Randy K. McClure
CWI 08091221
QC1 EXP. 8/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**
Name/Title:
Signature:
Date: 5/29/2025



AWS D1.3/D1.3M:2018

WELDING SKILLS
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PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS**
Identification No.: CDL # D8491101
WPS No.: RFS-D1.3-WPS-101 & RFS-D1.3-WPS-102 (PQR #D1.3-16T)
Revision: - Qualification Date: 5/29/2025
Welding Process(es): GMAW-S
Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting, Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Fillet Weld in T-Joint sheet to sheet *Table 6.4, Fig. 6.2C*	Fillet Weld in T, Lap or Corner Joint sheet to sheet and sheet to supporting steel
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	4F	1F, 2F, 4F
Progression for Vertical	Up ☐ Down ☐	Up ☐ Down ☐
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	ER100-G	ER100-G
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.28	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4797
Date: 5/29/2025

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**
Name/Title:
Signature:
Date: 5/30/2025



AWS D1.3/D1.3M:2018

WELDING SKILLS
TEST & TRAINING CENTER

City of Los Angeles Testing Center License #TA24838

PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE

Welder Name: **ADALBERTO TERRAZAS** Identification No.: CDL # D8491101

WPS No.: RFS-D1.3-WPS-101 & RFS-D1.3-WPS-102 (PQR #D1.3-16T) Revision: - Qualification Date: 5/29/2025

Welding Process(es): GMAW-S Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting, Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Fillet Weld in T-Joint, sheet to sheet, *Table 6.4, Fig. 6.2C*	Fillet Weld in T, Lap or Corner Joint, sheet to sheet and sheet to supporting steel
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	3F Uphill	1F, 2F, 3F Uphill Only
Progression for Vertical	Up [X] Down [ ]	Up [X] Down [ ]
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	ER100-G	ER100-G
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.28	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)

Preheat Temperature Min.: 50° F

Preheat Temperature Max.: 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221 Test No.: 4796

Organization: Welding Skills Test & Training Center, Inc. Date: 5/29/2025

PO Box 8007, Rancho Cucamonga, CA 91701

Randy K. McClure CWI 08091221 QC1 EXP: 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**

Name/Title: _____ Signature: _____ Date: 9/5/2025



AWS D1.3/D1.3M:2018

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PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS** Identification No. CDL # D8491101
WPS No. WSTTC-D1.3-024C (Prequalified) & WSTTC-D1.3-024D (PQR # D1.3-10F) Revision: - Qualification Date 5/21/2025
Welding Process(es) GMAW-S Type Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW) Short Circuiting (Short circuiting. Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Flare-Bevel-Groove (Fig. 5.3.B) sheet to sheet *Table 6.4, Fig. 6.2A*	Flare-Bevel-Groove (Fig. 6.3A), Flare-V-Groove(Fig. 6.3C) Sheet to sheet & Sheet to Structural
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	4G	1G, 2G, 4G
Progression for Vertical	Up ☐ Down ☐	Up ☐ Down ☐
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	E70S-6	E70S-6
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.18	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	n/a
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	n/a

Test Conducted By R.McClure CWI #08091221 Test No. 4795
Organization Welding Skills Test & Training Center, Inc. Date 5/21/2025
PO Box 8007, Rancho Cucamonga, CA 91701

Randy K. McClure
CWI 08091221
QC1 EXP. 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor **RENEWELL FLEET SERVICE** Date 9/3/2025
Name/Title _____ Signature _____



AWS D1.3/D1.3M:2018

WELDING SKILLS
TEST & TRAINING CENTER
City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS** — Identification No. CDL # D8491101
WPS No. WSTTC-D1.3-024C (Prequalified) & WSTTC-D1.3-024D (PQR # D1.3-10F) — Revision: - — Qualification Date 5/21/2025
Welding Process(es): GMAW-S — Type: Semi-automatic (Automatic, Manual, etc.) — Transfer Mode (GMAW): Short Circuiting (Short circuiting, Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Flare-Bevel-Groove (Fig. 5.3.B) sheet to sheet *Table 6.4, Fig. 6.2A*	Flare-Bevel-Groove (Fig. 6.3A), Flare-V-Groove(Fig. 6.3C) Sheet to sheet & Sheet to Structural
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	3G Uphill	1G, 2G, 3G Uphill Only
Progression for Vertical	Up [X] Down [ ]	Up [X] Down [ ]
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	E70S-6	E70S-6
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.18	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	n/a
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	n/a

Test Conducted By R.McClure CWI #08091221 — Test No. 4794
Organization Welding Skills Test & Training Center, Inc. — Date 5/21/2025
PO Box 8007, Rancho Cucamonga, CA 91701

Randy K. McClure
CWI 08091221
QC1 EXP. 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor **RENEWELL FLEET SERVICE** — Date 5/3/2025
Name/Title _____ — Signature _____



AWS D1.3/D1.3M:2018

WELDING SKILLS
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City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS**
Identification No.: CDL # D8491101
WPS No.: WSTTC-D1.3-024B (Prequalified) & WSTTC-D1.3-024C (PQR # D1.3-10T)
Revision: - Qualification Date: 5/21/2025
Welding Process(es): GMAW-S
Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting. Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Fillet Weld in T-Joint sheet to sheet *Table 6.4, Fig. 6.2C*	Fillet Weld in T, Lap or Corner Joint sheet to sheet and sheet to supporting steel
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	4F	1F, 2F, 4F
Progression for Vertical	Up ☐ Down ☐	Up ☐ Down ☐
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	E70S-6	E70S-6
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.18	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4793
Date: 5/21/2025

Randy K. McClure CWI 08091221 QC1 EXP. 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**
Name/Title:
Signature:
Date: 9/3/2025



AWS D1.3/D1.3M:2018

WELDING SKILLS
TEST & TRAINING CENTER

City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER PERFORMANCE QUALIFICATION TEST RECORD

Company Name: RENEWELL FLEET SERVICE
Welder Name: **ADALBERTO TERRAZAS**
Identification No.: CDL # D8491101
WPS No.: WSTTC-D1.3-024B (Prequalified) & WSTTC-D1.3-024C (PQR # D1.3-10T)
Revision: - Qualification Date: 5/21/2025
Welding Process(es): GMAW-S
Type: Semi-automatic (Automatic, Manual, etc.) Transfer Mode (GMAW): Short Circuiting (Short circuiting. Spray, globular)

VARIABLE	ACTUAL VARIABLE USED IN QUALIFICATION	QUALIFICATION RANGE
JOINT (Table 6.4)		
Joint and Weld per Table 6.4	Fillet Weld in T-Joint sheet to sheet *Table 6.4, Fig. 6.2C*	Fillet Weld in T, Lap or Corner Joint sheet to sheet and sheet to supporting steel
Backing Material Type (steel, ceramic, etc.)	without	with, without
Butt Welded From: one or both sides	one	one side
POSITION (6.8.1.5, 6.8.1.6, Table 1.3)	3F Uphill	1F, 2F, 3F Uphill Only
Progression for Vertical	Up [X] Down [ ]	Up [X] Down [ ]
Arc Plug	N/A	N/A
Arc Spot	N/A	N/A
Arc Seam	N/A	N/A
BASE METAL (6.8.1.1)		
Specification / Grade		
Sheet Steel	ASTM A1008	M-1, Group I
Supporting Steel	N/A	N/A
Thickness (6.8.2)		
Sheet Steel (6.8.2)	16 ga	16 ga to 3/16"
Supporting Steel	N/A	WITHOUT or WITH: > 3/16" and Over
COATING(S) [6.8.1.1] Type / Thickness		
Sheet Steel	NONE	uncoated
Supporting Steel	N/A	N/A
FILLER METAL (6.8.1.3, 6.8.1.4)		
Specification / Classification	E70S-6	E70S-6
Size	0.035 diameter	0.035 diameter
Group (SMAW)	F-6, spec AWS A5.18	F-6
GAS or GAS Mixture (1.6.6.2, 6.8.1.4)		
Composition	75% Argon, 25% CO2	75% Argon, 25% CO2
FLUX (6.8.1.4)		
Specification / Classification	N/A	N/A

PREHEAT (1.1, 7.4, Annex A)
Preheat Temperature Min. 50° F
Preheat Temperature Max. 350° F

TEST RESULTS (6.7)

	Visual Examination				Mechanical Testing			
Specimen No.	Appearance	Reinforcement	Cracks	Undercut	Nugget Dia.	Fusion	Cracks	Weld Throat (T_w)
1	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable
2	**Acceptable**	Acceptable	Acceptable	Acceptable	n/a	Acceptable	Acceptable	Acceptable

Test Conducted By: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4792
Date: 5/21/2025

Randy K. McClure CWI 08091221 QC1 EXP. 9/1/2026

The undersigned certifies that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.3/D1.3M: 2018 Structural Welding Code - Sheet Steel.

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**
Date: 9/3/2025
Name/Title:
Signature:

WELDING SKILLS
TEST & TRAINING CENTER
City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER QUALIFICATION TEST RECORD

Type of Welder: **STRUCTURAL STEEL**
Name: **ADALBERTO TERRAZAS**
Welding Procedure Specification No.: **A.W.S. D1.1 Pre-qualified**



Identification No: **CDL # D8491101**
Rev **0** Date: **Current Edition**

VARIABLES		Record Actual Values Used in Qualification		Qualification Range
Process/Type [Sections 5.5, 6.2.2 and 10.11.1]		FCAW-G / SEMI-AUTOMATIC		FCAW-G / SEMI-AUTOMATIC
Electrode (single or multiple) [Tables 5.3, 5.4, 6.5 and 6.13]		SINGLE		SINGLE
Current/Polarity [Tables 5.1 and 6.5]		D.C.E.P.		D.C.E.P.
Position [Tables 6.10 and 10.12]				
Groove - Plate & Pipe ≥ 24"		4G		F, OH
Groove - Pipe < 24"		N/A		F, OH
Fillet - Plate & Pipe ≥ 24"		N/A		F, OH
Fillet - Pipe < 24"		N/A		N/A
Weld Progression		N/A		N/A
Backing (YES or NO) [Section 5.4.1.2 and Tables 6.12 and 10.12]		YES	A-36	WITH METAL or WELD ONLY
Base Metal				
Material/Spec [Tables 5.3 and 6.9]		A-36 to A-36		CARBON STEEL, GROUP 1 OR 2
Thickness [Table 6.11]: (Plate)	CJP Groove	1.000"		1/8" TO UNLIMITED
	PJP Groove	N/A		1/8" TO UNLIMITED
	Fillet	N/A		1/8" TO UNLIMITED
Thickness [Tables 6.11, 10.13]: (Pipe/Tube)	CJP Groove	N/A		1/8" TO UNLIMITED
	PJP Groove	N/A		1/8" TO UNLIMITED
	Fillet	N/A		1/8" TO UNLIMITED
Diameter [Table 6.10]: (Pipe from plate test)		N/A		24" DIA. AND OVER
Diameter [Table 10.12]: (Tubular)		N/A		N/A
Filler Metal (Section 5.6 and Tables 5.3, 5.4 and 6.5)				
Class		E71T-1M		
Spec No.		AWS A5.20		AWS A5.20
F-No.		F6		F6
Gas/Flux Type (Section 5.6.3 and Table 6.5)		75% Argon 25% CO2		75% Argon 25% CO2
Other		Flow Rate 25 SCFH		

VISUAL INSPECTION (Section 6.10.1 and Table 10.15 for Tubular)

Acceptable: **YES**

Guided Bend Test Results (6.10.3.1, 6.10.3.2 and 6.10.3.3)

Type	Result	Type	Result
SIDE BEND	ACCEPTABLE	SIDE BEND	ACCEPTABLE
N/A	N/A	N/A	N/A

Fillet Test Results (6.10.1.2 and 6.10.4.1)

Appearance: N/A
Fracture Test Root Penetration: N/A
Fillet Size: N/A
Macroetch: N/A
(Describe the location, nature, and size of any crack or tearing of the specimen.)

Inspected by: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4791
Date: 5/21/25

Randy K. McClure
CWI 08091221
QCT EXP. 9/1/2026

RADIOGRAPHIC INSPECTION (6.10.2.1, 6.10.2.2, 10.21.2 and 10.27)

Film Identification Number	Results	Remarks	Film Identification Number	Results	Remarks
N/A	N/A	N/A	N/A	N/A	N/A
N/A	N/A	N/A	N/A	N/A	N/A

Interpreted by: N/A
Organization: N/A
Test Number: N/A
Date: N/A

We, the undersigned, certify that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.1/D1.1M, 2020 *Structural Welding Code-steel.*

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**

Authorized By
Date: 9/3/2025

WELDING SKILLS
TEST & TRAINING CENTER
City of Los Angeles Testing Center License #TA24838
PO Box 8007, Rancho Cucamonga, California 91701, 909-476-4149, fax 909-476-4189

WELDER QUALIFICATION TEST RECORD

Type of Welder: **STRUCTURAL STEEL**
Name: **ADALBERTO TERRAZAS**
Welding Procedure Specification No.: **A.W.S. D1.1 Pre-qualified**



Identification No: **CDL # D8491101**
Rev **0** Date: **Current Edition**

VARIABLES		Record Actual Values Used in Qualification	Qualification Range
Process/Type [Sections 5.5, 6.2.2 and 10.11.1]		FCAW-G / SEMI-AUTOMATIC	FCAW-G / SEMI-AUTOMATIC
Electrode (single or multiple) [Tables 5.3, 5.4, 6.5 and 6.13]		SINGLE	SINGLE
Current/Polarity [Tables 5.1 and 6.5]		D.C.E.P.	D.C.E.P.
Position [Tables 6.10 and 10.12]			
Groove - Plate & Pipe ≥ 24"		3G	F, H, V
Groove - Pipe < 24"		N/A	N/A
Fillet - Plate & Pipe ≥ 24"		N/A	F, H, V
Fillet - Pipe < 24"		N/A	N/A
Weld Progression		UPHILL	UPHILL
Backing (YES or NO) [Section 5.4.1.2 and Tables 6.12 and 10.12]		YES A-36	WITH METAL or WELD ONLY
Base Metal			
Material/Spec [Tables 5.3 and 6.9]		A-36 to A-36	CARBON STEEL, GROUP 1 OR 2
Thickness [Table 6.11]: (Plate)	CJP Groove	1.000"	1/8" TO UNLIMITED
	PJP Groove	N/A	1/8" TO UNLIMITED
	Fillet	N/A	1/8" TO UNLIMITED
Thickness [Tables 6.11, 10.13]: (Pipe/Tube)	CJP Groove	N/A	1/8" TO UNLIMITED
	PJP Groove	N/A	1/8" TO UNLIMITED
	Fillet	N/A	1/8" TO UNLIMITED
Diameter [Table 6.10]: (Pipe from plate test)		N/A	24" DIA. AND OVER
Diameter [Table 10.12]: (Tubular)		N/A	N/A
Filler Metal (Section 5.6 and Tables 5.3, 5.4 and 6.5)			
Class		E71T-1M	
Spec No.		AWS A5.20	AWS A5.20
F-No.		F6	F6
Gas/Flux Type (Section 5.6.3 and Table 6.5)		75% Argon 25% CO2	75% Argon 25% CO2
Other		Flow Rate 25 SCFH	

VISUAL INSPECTION (Section 6.10.1 and Table 10.15 for Tubular)

Acceptable: **YES**

Guided Bend Test Results (6.10.3.1, 6.10.3.2 and 6.10.3.3)

Type	Result	Type	Result
SIDE BEND	ACCEPTABLE	SIDE BEND	ACCEPTABLE
N/A	N/A	N/A	N/A

Fillet Test Results (6.10.1.2 and 6.10.4.1)

Appearance: N/A
Fillet Size: N/A
Fracture Test Root Penetration: N/A
Macroetch: N/A
(Describe the location, nature, and size of any crack or tearing of the specimen.)

Inspected by: R.McClure CWI #08091221
Organization: Welding Skills Test & Training Center, Inc.
PO Box 8007, Rancho Cucamonga, CA 91701
Test No.: 4790
Date: 5/20/25

Randy K. McClure
CWI 08091221
AWS EXP. 9/7/2026

RADIOGRAPHIC INSPECTION (6.10.2.1, 6.10.2.2, 10.21.2 and 10.27)

Film Identification Number	Results	Remarks	Film Identification Number	Results	Remarks
N/A	N/A	N/A	N/A	N/A	N/A
N/A	N/A	N/A	N/A	N/A	N/A

Interpreted by: N/A
Organization: N/A
Test Number: N/A
Date: N/A

We, the undersigned, certify that the statements in this record are correct and that the test welds were prepared, welded, and tested in conformance with the requirements of Clause 6 of AWS D.1.1/D1.1M, 2020 *Structural Welding Code-steel.*

Manufacturer or Contractor: **RENEWELL FLEET SERVICE**

Authorized By
Date: 9/3/2025

ATTACHMENT NO. 3

COVER LETTER FOR RFP# 2026-15

Richard Gautreau

Fleetworks INC

14011 Marquardt Ave, Santa Fe Springs, Ca, 90670

Jasmin Hernandez

Purchasing Manager

City of West Covina

Dear Jasmin,

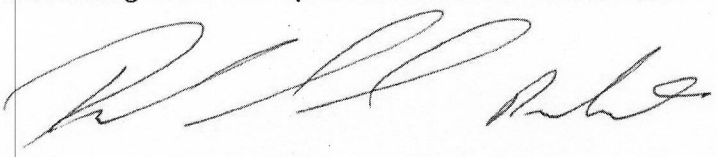
I am writing on behalf of my company Fleetworks Inc, which is headquartered in Santa Fe Springs, Ca.
Fleetworks Inc is an S-Corp type business, Fleetworks is interested in Bidding for the term Contract RFP-2026-15 Fire Department Fleet Maintenance and repair services which is due for submission on May 26th 2026.

The RFP has been reviewed and understood, Fleetworks is full-service repair company. We already work with other Local government entities in the Bay Area and in Southern California I believe we can be a great asset to the City of West Corvina.

I firmly believe that Fleetworks will provide huge benefits to the City of West Covina, as my business developer has over 15 years of experience working with Local governments, including the San Francisco fire Department. We have two repair facilities in Southern California, one in Santa Fe Springs which does all types of Heavy truck repair, fire truck repairs and Generator repairs, construction equipment repairs, including 15 mobile service trucks. We also have a location in Riverside that performs service and repairs on light, medium, and heavy duty trucks along with construction equipment and generators, along with our location in Oakland which services multiple local government agencies in the Bay Area, Oakland repairs and services multiple cities and government agencies in the Bay Area, which includes Fire apparatus repairs for the City of Alameda.

I want to thank you for spending the time to review this information, we are very interested in the prospect of working with the City of West Covina in the future.

Sincerely,



Richard Gautreau, President Fleetworks inc

rich@fleetworksinc.com 562 665 5852

fleet works

562 921 7979

SERVICE CATEGORY	RATE PER HOUR	RATE TYPE	
Standard Hourly Rate	$ per hour $195.00	Regular time, (Monday-Friday 7am-5pm)	
Overtime rate	$ per hour $225.00	Overtime rate	
Emergency call out rate	$ per hour $225.00	Emergency rate	
Parts Mark up	The mark up on parts will be 30%		

PROPOSAL 2026-15

FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES

Project summary:

The contractor will provide services as needed, including major repairs; overhauls of dynamic components, engines, and engine accessories; engineering support; and repairs, maintenance, and parts for pumps, valves, pumping components, fire apparatus, and heavy equipment, including various non-critical items.

The contractor will furnish all labor, materials, equipment, parts, and supervision required to support the West Covina Fire Department.

The contractor employs fully trained EVT technicians whose training was provided by Cal Fire and operates more than 14 fully equipped mobile service units throughout the Los Angeles area.

The contractor is fully capable of completing the following repairs in a timely manner as the contractor is aware that the fire department will need the equipment returned as fast as possible to put back into service for the city.

However, the contractor will use a subcontractor for Radiator, fuel tank repairs and cleaning and charge air cooler repairs. The subcontractor will be Atlas radiator services, 10110 Norwalk Blvd, Santa Fe Springs, Ca, 90670.

- Radiator core repair/replacement
- Radiator rod out
- Heater core repair
- End tank repair
- Fuel tank repair
- Fuel tank cleaning
- Radiator neck repair/ replacement
- Oil cooler repair
- Welding
- Charge air cooler repair/ replacement

Fleetworks Service Department Procedure

The Fire department will contact the Fleetworks Santa Fe Springs Service Department either by phone or email, the City will provide the location of the unit(s) to be serviced or repaired, the time desired for the unit to be picked up from the City serviced or repaired and the unit(s) identification fleet numbers.

Once the Service department has all this information an estimate will be created in Fleetworks cloud-based workshop management system, this will include:

- The details of each unit to be Serviced or repaired.
- The location of the unit(s) to be Serviced or repaired.
- The estimated labor time for each Service or repair.
- The date.
- The estimate number.

The estimate will then be sent electronically to the City for approval, the approval can be completed through the Fleetworks cloud Portal or by email or phone.

Once approval is received from the City.

The Contractor will send our Class A Driver to pick up the fire apparatus from the City if needed.

The service department will assign a technician to perform the required service or repair needed for the vehicle or equipment.

Fleetworks has a Cloud based repair management system for the district to access, if the district wishes they can see the status of vehicles that work was performed on.

Once the service or repair is completed the City will be informed either by a phone call or an email.

Once the vehicle is fit to go back into service, the vehicle will return the fire apparatus the City's location.

Then our service department will then request a purchase order for the services completed at the City staff.

Then our service department will provide the City a detailed final invoice with the following information:

- The date
- The Technicians name.
- The purchase order number
- The invoice number
- The milage or hours on the truck or piece of equipment
- The unit number of the truck or piece of equipment
- The make and model of the truck or piece of equipment
- The VIN number of the truck or piece of equipment
- Detailed labor costs of the service or repair carried out

The contractor has a 20,000 sq ft secure repair facility in Santa Fe Springs, the contractor has its own dedicated heavy duty tow truck, that can tow the City's fire apparatus to Santa Fe Springs if needed. The Santa Fe Springs location has six full time dedicated technicians, 2 full time parts technicians, service department manager, a service department writer,

A full-time class A driver who can pick up and deliver fire apparatus from the city to the Contractors location in Santa Fe springs.

The contractor will perform all services and repairs in accordance with industry practices for safe and efficient operation.

All repairs and services will be up to manufacturer's latest specifications (EPA & CARB standards) using OEM genuine parts or OEM genuine remanufactured parts.

All repair work will be carried out by factory trained EVT technicians.

All work will be quality controlled by our workshop staff to a high standard, before it is inspected by a representative from the Fire department.

The contractor will not subcontract any repairs to other service providers with prior permission from the West Covina Fire Department.

The contractor has a Bureau of automotive repair BAR license.

Follows policies and requirements in line with AQMD and the EPA both state and federal as well as OSHA state and federal.

Parts

Contractor will provide new and original equipment manufacturer (OEM)

Parts/components, rebuilt, remanufactured, no deviation will be made without prior approval from the fire department.

Contractor will deliver parts in stock within 1-2 business days after receipt of order from the fire department.

Contractor will provide the option for will call orders for parts in stock with two hours of order placement.

Contractor will accept the return of unused parts with a refund.

Warranty

All repaired/rebuilt parts shall be warrantied to be free from defects, for one year. Contractor shall provide company written warranty standards on request for the West Covina Fire Department.

Company Background

Fleetworks INC was started in 2010, Fleetworks is an S-Corp type business. The Company head office is in Santa Fe Springs, California.

The company has 3 locations in California, the head office in Santa Fe Springs, a location in Riverside and a location in Oakland.

Our aim is to provide a large operating area in California to assist our customers, we plan for high customer satisfaction, we offer services to our customers at the same level of excellence in all three of our locations. We aspire to work with more local government agencies in the future.

The key personnel in the company are as follows:

Richard Gautreau, the President of Fleetworks, his history was as a diesel mechanic till 2010 when he started Fleetworks and he grew the company to what it is today.

Gersson Alvarenga is the General Manager, he started with the company in the parts department and worked his way up to be General Manager in the span of 9 years.

Rita Orozco, the Corporate Secretary, Rita has been with Fleetworks since 2010 and manages our local government compliance along with HR within the company.

Chris McGoldrick is the company Business Developer; he has over 12 years of experience working with local government in The San Francisco Bay Area.

Fleetworks operates in the mobile service sector, it currently has 15 mobile service units running throughout California. Our target market is companies with large or medium-sized fleets that need on-site inspections and on-site repairs or construction equipment companies that require assistance with the fleets, along with local government fleet truck repair and construction equipment repairs.

The company's strengths are our experienced management team along with our highly skilled employees.

Fleetworks is currently Developing OEM dealership opportunities, which will benefit our customer base, in performing warranty repairs; we plan to develop and grow in this side of the business in the future.

Fleetworks has been made a vendor to service and repair Fire Apparatus, for Orange County Fire Department, The City of Long Beach and the City of Santa Monica.

References for Fleetworks INC

San Francisco MUNI (SFMTA):

Fleetworks has been performing services and repairs on construction equipment and specialized trucks along with normal gas and diesel trucks for MUNI since 2020.

Gino Potter, non-revenue fleet Superintendent

Gino.potter@sfmta.com Office 415 401 3854

1849 Harrison St, San Francisco, Ca, 94103

City of Oakland Public works, equipment services:

Fleetworks has been performing services and repairs on light duty, medium duty, heavy duty trucks, Fire Apparatus as well as construction equipment service and repairs since 2020.

Jose Jimenez Jr, heavy equipment supervisor.

jjimenezjr@oaklandca.gov Office 510 535 5675

5050 Coliseum Way, Oakland, Ca, 94621

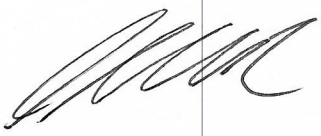
City of Alameda,

Fleetworks has been performing service and repairs on Fire apparatus for the since 2020. For the City of Alameda.

Carlo Balboni Equipment Office 510 384 9021

2040 Grand Street, Alameda, Ca, 94501

I Chris McGoldrick the Business Developer of Fleetworks INC am authorized to sign this contract proposal for Fleetworks INC, based in Santa Fe Springs.



Chris McGoldrick Business Developer 5/20/2026

SUBCONTRACTOR CAMPAIGN CONTRIBUTION ACKNOWLEDGMENT FORM

Proposer [or Consultant] is required to identify any known subcontractor who will provide goods or services with an anticipated or actual value of $15,000 or more in connection with any contract which may be awarded pursuant to this Request for Proposal if the proposed contract with the Proposer [or Consultant] has an anticipated or actual value of $30,000 or more.

By my signature below, I certify that as a subcontractor I reviewed and am in compliance with West Covina Municipal Code section 2-405.1(c), in reference to campaign contributions to any individual holding City elective office, and that I will comply with Section 2-405.1(c) at all times while providing services as a subcontractor.

CONTRACTOR:

Company: Fleetworks INC

By: Chris McGoldrick

Title: Business Developer

Date: 05/20/2026

SUBCONTRACTOR:

Company: Atlas Radiator

By: Nick Cerda

Title: Vice President

Date: 5/20/24

NON-COLLUSION DECLARATION TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

The undersigned declares:
I am the Business Developer of Fleetworks INC, the party making the foregoing bid.

The bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation. The bid is genuine and not collusive or sham. The bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid. The bidder has not directly or indirectly colluded, conspired, connived, or agreed with any bidder or anyone else to put in a sham bid, or to refrain from bidding. The bidder has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the bid price of the bidder or any other bidder, or to fix any overhead, profit, or cost element of the bid price, or of that of any other bidder. All statements contained in the bid are true. The bidder has not, directly or indirectly, submitted his or her bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, to any corporation, partnership, company, association, organization, bid depository, or to any member or agent thereof, to effectuate a collusive or sham bid, and has not paid, and will not pay, any person or entity for such purpose.

Any person executing this declaration on behalf of a bidder that is a corporation, partnership, joint venture, limited liability company, limited liability partnership, or any other entity, hereby represents that he or she has full power to execute, and does execute, this declaration on behalf of the bidder.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on 20th May [date], at Santa Fe Springs, California [city, state].

Firm Fleetworks INC

(Signature)

Chris McGoldrick Business Developer

(Print Name & Title)

Street 14011 Marquardt Ave

City Santa Fe Springs State Ca Zip 90670

An official website of the United States government Here's how you know

Contract Award Data Processing Delay Show Details
May 4, 2026

Subcontracting Plan Reporting Contract Retrieval Issue Show Details
Apr 17, 2026

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Keyword Search

For more information on how to use our keyword search, visit our help guide

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- Any Words
- All Words
- Exact Phrase

FLEETWORKS, INC.
Unique Entity ID: F4DYXTHDBL13

e.g. 123456789, Smith Corp

Entity

Entity Name

fleetworks

FLEETWORKS, INC.
Unique Entity ID: F4DYXTHDBL13

Unique Entity ID

e.g. HTYR9YJHK65L

CAGE / NCAGE

Enter CAGE/NCAGE Code

Location

Status

- [x] Active
- [ ] Inactive

Reset

Entity Information | All Entity Information | Entities | Disaster Response Registry | Responsibility / Qu

Showing 1 - 1 of 1 results

Sort by Relevance

FLEETWORKS, INC. Active Registration

Entity

Unique Entity ID
F4DYXTHDBL13

CAGE Code
13A21

Physical Address
14011 Marquardt Ave,
Santa Fe Springs, CA
90670 USA

Expiration Date
May 19, 2027

Purpose of Registration
All Awards

page 1 of **1**

results per page 25

Our Website

About This Site

Our Community

Release Notes

System Alerts

Policies

Terms of Use

Privacy Policy

Restricted Data Use

Freedom of Information Act

Accessibility

Our Partners

Acquisition.gov

FLEETWORKS, INC.
Unique Entity ID: F4DYXTHDBL13

More Partners

Customer Service

Help

Check Entity Status

Federal Service Desk

External Resources

Contact

GSA

⚠ **WARNING**

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This system contains Controlled Unclassified Information (CUI). All individuals viewing, reproducing or disposing of this information are required to protect it in accordance with 32 CFR Part 2002 and GSA Order CIO 2103.2 CUI Policy.

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FLEETWORKS, INC.
Unique Entity ID: F4DYXTHDBL13

USFCR

U.S. Federal Contractor Registration

INVOICE

INV-000154606-1

BILL TO

FLEETWORKS INC
UEI: F4DYXTHDBL13
CAGE: 13A21
14011 Marquardt Ave
Santa Fe Springs, CA 90670

Invoice Date: June 16, 2025
Contract #: 000154606
Payment: 1 of 1

SERVICES

Federal SAM Advantage Bundle Entry federal contracting solution that unlocks government opportunities with essential registration support and procurement tools.	×1
Advanced Procurement Portal: Advantage Entry-level access to federal opportunity searches with one user license, basic learning content, and simplified notification tools.	×1
SAM Registration Submission Support (SO) Processing assistance with federal SAM registration paperwork and validation, ensuring your business becomes compliant for federal contracting.	×1

Contract Total:	$599.00
Paid to Date:	$599.00
Balance:	$0.00
Amount Due:	**$0.00**

Payment on File: American Express ****5694
Questions? support@usfcr.com · (877) 252-2700

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Fleetworks Inc.

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

14011 Marquardt Ave.

Requester's name and address (optional)

6 City, state, and ZIP code

Santa Fe Springs, CA 90670

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

2	7	–	3	9	7	1	4	7	4

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** [signature] **Date** 7/30/2025

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

MAINTENANCE SERVICES AGREEMENT BETWEEN CITY OF WEST COVINA AND PERFORMANCE TRUCK REPAIR, INC. FOR FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES

THIS MAINTENANCE SERVICES AGREEMENT is made and entered into as of August 1, 2026 ("Effective Date"), by and between the CITY OF WEST COVINA, a municipal corporation ("City"), and PERFORMANCE TRUCK REPAIR, INC., a California corporation ("Contractor").

RECITALS

A. City proposes to utilize the services of Contractor as an independent contractor to City to provide maintenance and repair services for the Fire Department's fleet, as more fully described herein; and

B. Contractor represents that it has the experience and expertise to properly perform such services and holds all necessary licenses to practice and perform the services; and

C. City and Contractor desire to contract for the specific services described in Exhibit "A" and desire to set forth their rights, duties and liabilities in connection with the services to be performed; and

D. No official or employee of City has a financial interest, within the provisions of Sections 1090-1092 of the California Government Code, in the subject matter of this Agreement; and

E. Contractor responded to City's Request for Proposals No. 2026-15, dated April 28, 2026, incorporated via this reference as if fully set forth herein, and Contractor's response to the Request for Proposals was a material inducement to the City ultimately entering into this Agreement; and

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions contained herein, the parties hereby agree as follows:

1.0. SERVICES PROVIDED BY CONTRACTOR

1.1. Scope of Services. Contractor shall provide the services described in the Scope of Services, attached hereto as Exhibit "A," and Contractor's Proposal, attached hereto as Exhibit "B," both incorporated herein.

1.2. Performance to Satisfaction of City. Contractor agrees to perform all the work to the complete satisfaction of the City. Evaluations of the work will be conducted by the City Manager or his or her designee. If the quality of work is not satisfactory, City in its discretion has the right to:

(a) Meet with Contractor to review the quality of the work and resolve the

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matters of concern;

(b) Require Contractor to repeat the work at no additional fee until it is satisfactory; and/or

(c) Terminate the Agreement as hereinafter set forth.

1.3. Compliance with Applicable Law. Contractor shall perform the services required by this Agreement in compliance with all applicable Federal and California employment laws, including, but not limited to, those laws related to minimum hours and wages; occupational health and safety; fair employment and employment practices; workers' compensation; and all other Federal, State and local laws and ordinances applicable to the services required under this Agreement. Contractor shall indemnify and hold harmless City from and against all claims, demands, payments, suits, actions, proceedings, and judgments of every nature and description including attorneys' fees and costs, presented, brought, or recovered against City for, or on account of any liability under any of the above-mentioned laws, which may be incurred by reason of Contractor's performance under this Agreement.

1.4. Non-Discrimination. In performing this Agreement, Contractor shall not engage in, nor permit its agents to engage in, discrimination in employment of persons because of their race, religious creed, color, national origin, ancestry, physical disability or mental disability, reproductive health decisionmaking, medical condition, genetic information, marital status, sex, gender, gender identity, gender expression, age, sexual orientation, or veteran or military status, except as permitted pursuant to Section 12940 of the California Government Code.

1.5. Non-Exclusive Agreement. Contractor acknowledges that City may enter into agreements with other contractors for services similar to the services that are subject to this Agreement or may have its own employees perform services similar to those services contemplated by this Agreement.

1.6. Public Records Act Disclosure. Contractor has been advised and is aware that this Agreement and all reports, documents, information and data, including, but not limited to, computer tapes, discs or files furnished or prepared by Contractor, or any of its subcontractors, pursuant to this Agreement and provided to City may be subject to public disclosure as required by the California Public Records Act (California Government Code Section 7920.000 *et seq*.). Exceptions to public disclosure may be those documents or information that qualify as trade secrets, as that term is defined in California Government Code Section 7924.510, and of which Contractor informs City of such trade secret. The City will endeavor to maintain as confidential all information obtained by it that is designated as a trade secret. The City shall not, in any way, be liable or responsible for the disclosure of any trade secret including, without limitation, those records so marked if disclosure is deemed to be required by law or by order of the court.

2.0. COMPENSATION AND BILLING

2.1. Compensation. Contractor shall be paid in accordance with the fee schedule set forth in Exhibit "C," attached hereto and incorporated here (the "Fee Schedule").

2.2. Additional Services. Contractor shall not receive compensation for any services provided outside the scope of services specified in Contractor's Proposal unless the City, prior to Contractor performing the additional services, approves such additional services in writing. It is

specifically understood that oral requests and/or approvals of such additional services or additional compensation shall be barred and are unenforceable.

2.3. Method of Billing. Contractor may submit invoices to the City for approval on a monthly. Said invoice shall be based on the total of all Contractor's services which have been completed to City's sole satisfaction. City shall pay Contractor's invoice within forty-five (45) days from the date City receives said invoice. Each invoice shall describe in detail the services performed, the date of performance, and the associated time for completion. Any additional services approved and performed pursuant to this Agreement shall be designated as "Additional Services" and shall identify the number of the authorized change order, where applicable, on all invoices.

2.4. Records and Audits. Records of Contractor's services relating to this Agreement shall be maintained in accordance with generally recognized accounting principles and shall be made available to City for inspection and/or audit at mutually convenient times from the Effective Date until three (3) years after the termination or expiration of this Agreement.

3.0. TIME OF PERFORMANCE

3.1. Commencement and Completion of Work. The services shall be performed in strict compliance with the performance schedule agreed to by City and Contractor, which may be amended by mutual agreement of the parties. Failure to commence work in a timely manner and/or diligently pursue work to completion may be grounds for termination of this Agreement.

3.2. Excusable Delays. Neither party shall be responsible for delays or lack of performance resulting from acts beyond the reasonable control of the party or parties. Such acts shall include, but not be limited to, acts of God, fire, strikes, material shortages, compliance with laws or regulations, riots, acts of war, or any other conditions beyond the reasonable control of a party. If a delay beyond the control of Contractor is encountered, a time extension may be mutually agreed upon in writing by the City and Contractor. Contractor shall present documentation satisfactory to the City to substantiate any request for a time extension.

4.0. TERM AND TERMINATION

4.1. Term. This Agreement shall commence on the Effective Date and continue for a period of five (5) years, ending on July 31, 2031, unless previously terminated as provided herein or as otherwise agreed to in writing by the parties.

4.2. Notice of Termination. The City reserves and has the right and privilege of canceling, suspending or abandoning the execution of all or any part of the work contemplated by this Agreement, with or without cause, at any time, by providing at least fifteen (15) days prior written notice to Contractor. In the event of such termination, Contractor shall immediately stop rendering services under this Agreement unless directed otherwise by the City. If the City suspends, terminates or abandons a portion of this Agreement such suspension, termination or abandonment shall not make void or invalidate the remainder of this Agreement.

If Contractor defaults in the performance of any of the terms or conditions of this Agreement, it shall have ten (10) days after service upon it of written notice of such default in which to cure the default by rendering a satisfactory performance. In the event that Contractor fails to cure its default within such period of time, the City shall have the right, notwithstanding

any other provision of this Agreement, to terminate this Agreement without further notice and without prejudice to any other remedy to which it may be entitled to at law, in equity, or under this Agreement.

The City also shall have the right, notwithstanding any other provisions of this Agreement, to terminate this Agreement, at its option and without prejudice to any other remedy to which it may be entitled to at law, in equity, or under this Agreement, immediately upon service of written notice of termination on Contractor, if the latter should:

(a) Be adjudged bankrupt;

(b) Become insolvent or have a receiver of its assets or property appointed because of insolvency;

(c) Make a general assignment for the benefit of creditors;

(d) Default in the performance of any obligation or payment of any indebtedness under this Agreement;

(e) Suffer any judgment against it to remain unsatisfied or unbonded of record for thirty (30) days or longer; or

(f) Institute or suffer to be instituted any procedures for reorganization or rearrangement of its affairs.

4.3. Compensation. In the event of termination, City shall pay Contractor for reasonable costs incurred and professional services satisfactorily performed up to and including the effective date of the City's written notice of termination, within forty-five (45) days after the effective date of the notice of termination or the final invoice of Contractor, whichever occurs last. Compensation for work in progress shall be prorated based on the percentage of work completed as of the effective date of termination in accordance with the fees set forth herein.

4.4. Documents. In the event of termination of this Agreement, all documents prepared by Contractor in its performance of this Agreement including, but not limited to, finished or unfinished design, development and construction documents, data studies, drawings, maps and reports, shall be delivered to the City within ten (10) days of the effective date of the notice of termination, at no cost to City.

5.0. INSURANCE

5.1. Minimum Scope and Limits of Insurance. Contractor shall obtain, maintain, and keep in full force and effect during the life of this Agreement all of the following minimum scope of insurance coverages with an insurance company authorized to do business in California, with a current A.M. Best's rating of no less than A:VII, and approved by City:

(a) Commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than Two Million Dollars ($2,000,000) per occurrence, Four Million Dollars ($4,000,000) general aggregate, for bodily injury, personal injury, and property damage. The policy must include contractual liability that has not

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been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

(b) Automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of Contractor arising out of or in connection with work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than Two Million Dollars ($2,000,000) combined single limit for each accident.

(c) Garage keeper's legal liability insurance of at least One Million Dollars ($1,000,000.00) per occurrence.

(d) Workers' compensation insurance as required by the State of California, with statutory limits, and employer's liability insurance with a limit of no less than One Million Dollars ($1,000,000) per accident for bodily injury or disease. Contractor agrees to waive, and to obtain endorsements from its workers' compensation insurer waiving subrogation rights under its workers' compensation insurance policy against the City, its officers, agents, employees, and volunteers for losses arising from work performed by Contractor for the City and to require each of its subcontractors, if any, to do likewise under their workers' compensation insurance policies.

If Contractor maintains higher limits or has broader coverage than the minimums shown above, the City requires and shall be entitled to all coverage, and to the higher limits maintained by Contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

5.2. Endorsements. The insurance policies are to contain, or be endorsed to contain, the following provisions:

(a) Additional Insureds: The City of West Covina and its elected and appointed boards, officers, officials, agents, employees, and volunteers are additional insureds with respect to: liability arising out of activities performed by or on behalf of Contractor pursuant to its agreement with the City; products and completed operations of Contractor; premises owned, occupied or used by Contractor; automobiles owned, leased, hired, or borrowed by Contractor.

(b) Notice of Cancelation: Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the City.

(c) Primary Coverage: Contractor's insurance coverage shall be primary insurance as respects the City of West Covina, its officers, officials, agents, employees, and volunteers. Any other insurance maintained by the City of West Covina shall be excess and not contributing with the insurance provided by this policy.

(d) Waiver of Subrogation: Contractor hereby grants to City a waiver of any right to subrogation which any insurer of said Contractor may acquire against the City by virtue of the payment of any loss under such insurance.

Contractor agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the City has received a waiver of subrogation endorsement from the insurer.

(e) Coverage Not Affected: Any failure to comply with the reporting provisions of the policies shall not affect coverage provided to the City of West Covina, its officers, officials, agents, employees, and volunteers.

(f) Coverage Applies Separately: Contractor's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.

5.3. Deductible or Self Insured Retention. If any of such policies provide for a deductible or self-insured retention to provide such coverage, the amount of such deductible or self-insured retention shall be approved in advance by City. The City may require Contractor to purchase coverage with a lower retention or provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or City.

5.4. Certificates of Insurance. Contractor shall provide to City certificates of insurance showing the insurance coverages and required endorsements described above, in a form and content approved by City, prior to performing any services under this Agreement. The City reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

5.5. Non-limiting. Nothing in this Section shall be construed as limiting in any way the indemnification provision contained in this Agreement.

6.0. GENERAL PROVISIONS

6.1. Entire Agreement. This Agreement constitutes the entire agreement between the parties with respect to any matter referenced herein and supersedes any and all other prior writings and oral negotiations. This Agreement may be modified only in writing, and signed by the parties in interest at the time of such modification.

6.2. Representatives. The City Manager or his or her designee shall be the representative of City for purposes of this Agreement and may issue all consents, approvals, directives and agreements on behalf of the City, called for by this Agreement, except as otherwise expressly provided in this Agreement.

Contractor shall designate a representative for purposes of this Agreement who shall be authorized to issue all consents, approvals, directives and agreements on behalf of Contractor called for by this Agreement, except as otherwise expressly provided in this Agreement.

6.3. Project Managers. City shall designate a Project Manager to work directly with Contractor in the performance of this Agreement.

Contractor shall designate a Project Manager who shall represent it and be its agent in all

consultations with City during the term of this Agreement. Contractor or its Project Manager shall attend and assist in all coordination meetings called by City.

6.4. Notices. Any notices, documents, correspondence or other communications concerning this Agreement or the work hereunder may be provided by personal delivery or by U.S. mail, with postage properly prepaid and addressed as set forth below. Such communication shall be deemed served or delivered: (a) at the time of delivery if such communication is sent by personal delivery; and (b) on the earlier of the date actually received or on the third day after the postmark if such communication is sent through regular United States mail.

IF TO CONTRACTOR:	IF TO CITY:
Performance Truck Repair, Inc. 892 W. 10th St. Azusa, CA 91702 Attn: David Killackey	City of West Covina 1444 West Garvey Ave. South West Covina, CA 91790 Attn: Fire Chief

6.5. Attorneys' Fees. If litigation is brought by any party in connection with this Agreement against another party, the prevailing party shall be entitled to recover from the opposing party all costs and expenses, including reasonable attorneys' fees, incurred by the prevailing party in the exercise of any of its rights or remedies hereunder or the enforcement of any of the terms, conditions, or provisions hereof.

6.6. Governing Law. This Agreement shall be governed by and construed under the laws of the State of California without giving effect to that body of laws pertaining to conflict of laws. In the event of any legal action to enforce or interpret this Agreement, the parties hereto agree that the sole and exclusive venue shall be a court of competent jurisdiction located in Los Angeles County, California.

6.7. Assignment. Contractor shall not voluntarily or by operation of law assign, transfer, sublet or encumber all or any part of Contractor's interest in this Agreement without City's prior written consent. Any attempted assignment, transfer, subletting or encumbrance shall be void and shall constitute a breach of this Agreement and cause for termination of this Agreement. Regardless of City's consent, no subletting or assignment shall release Contractor of Contractor's obligation to perform all other obligations to be performed by Contractor hereunder for the term of this Agreement.

6.8. Indemnification and Hold Harmless. Contractor agrees to defend, with counsel of City's choosing, indemnify, hold free and harmless the City, its elected and appointed officials, officers, agents and employees, at Contractor's sole expense, from and against any and all claims, demands, actions, suits or other legal proceedings brought against the City, its elected and appointed officials, officers, agents and employees arising out of the performance of Contractor, its employees, and/or authorized subcontractors, of the work undertaken pursuant to this Agreement. The defense obligation provided for hereunder shall apply without any advance showing of negligence or wrongdoing by Contractor, its employees, and/or authorized subcontractors, but shall be required whenever any claim, action, complaint, or suit asserts as its basis the negligence, errors, omissions or misconduct of Contractor, its employees, and/or authorized subcontractors, and/or whenever any claim, action, complaint or suit asserts liability against the City, its elected and appointed officials, officers, agents and employees based upon the work performed by Contractor, its employees, and/or authorized subcontractors under this

Agreement, whether or not Contractor, its employees, and/or authorized subcontractors are specifically named or otherwise asserted to be liable. Notwithstanding the foregoing, Contractor shall not be liable for the defense or indemnification of the City for claims, actions, complaints or suits arising out of the sole active negligence or willful misconduct of the City. This provision shall supersede and replace all other indemnity provisions contained either in the City's specifications or Contractor's Proposal, which shall be of no force and effect.

6.9. Independent Contractor. Contractor is and shall be acting at all times as an independent contractor and not as an employee of City. Contractor shall have no power to incur any debt, obligation, or liability on behalf of City or otherwise act on behalf of City as an agent. Neither City nor any of its agents shall have control over the conduct of Contractor or any of Contractor's employees, except as set forth in this Agreement. Contractor shall not, at any time, or in any manner, represent that it or any of its agents or employees are in any manner agents or employees of City. Contractor shall secure, at its sole expense, and be responsible for any and all payment of Income Tax, Social Security, State Disability Insurance Compensation, Unemployment Compensation, and other payroll deductions for Contractor and its officers, agents, and employees, and all business licenses, if any are required, in connection with the services to be performed hereunder. Contractor shall indemnify and hold City harmless from any and all taxes, assessments, penalties, and interest asserted against City by reason of the independent contractor relationship created by this Agreement. Contractor further agrees to indemnify and hold City harmless from any failure of Contractor to comply with the applicable worker's compensation laws. City shall have the right to offset against the amount of any fees due to Contractor under this Agreement any amount due to City from Contractor as a result of Contractor's failure to promptly pay to City any reimbursement or indemnification arising under this paragraph.

6.10. PERS Eligibility Indemnification. In the event that Contractor or any employee, agent, or subcontractor of Contractor providing services under this Agreement claims or is determined by a court of competent jurisdiction or the California Public Employees Retirement System (PERS) to be eligible for enrollment in PERS as an employee of the City, Contractor shall indemnify, defend, and hold harmless City for the payment of any employee and/or employer contributions for PERS benefits on behalf of Contractor or its employees, agents, or subcontractors, as well as for the payment of any penalties and interest on such contributions, which would otherwise be the responsibility of City.

Notwithstanding any other agency, state or federal policy, rule, regulation, law or ordinance to the contrary, Contractor and any of its employees, agents, and subcontractors providing service under this Agreement shall not qualify for or become entitled to, and hereby agree to waive any claims to, any compensation, benefit, or any incident of employment by City, including but not limited to eligibility to enroll in PERS as an employee of City and entitlement to any contribution to be paid by City for employer contribution and/or employee contributions for PERS benefits.

6.11. Ownership of Documents. All reports, documents, information and data furnished or prepared by Contractor or any of its subcontractors in the course of performance of this Agreement shall be and remain the sole property of City. Contractor agrees that any such documents or information shall not be made available to any individual or organization without the prior consent of City. Contractor shall deliver to City any reports, documents, information, data, in any form, including but not limited to, computer tapes, discs, files audio tapes or any other related items as requested by City or its authorized representative, at no additional cost to the

City.

6.12. Cooperation. In the event any claim or action is brought against City relating to Contractor's performance or services rendered under this Agreement, Contractor shall render any reasonable assistance and cooperation which City might require.

6.13. Prohibited Employment. Contractor will not employ any regular employee of City while this Agreement is in effect.

6.14. Order of Precedence. In the event of an inconsistency in this Agreement and any of the attached Exhibits, the terms set forth in this Agreement shall prevail. If, and to the extent this Agreement incorporates by reference any provision of any document, such provision shall be deemed a part of this Agreement. Nevertheless, if there is any conflict among the terms and conditions of this Agreement and those of any such provision or provisions so incorporated by reference, this Agreement shall govern over the document referenced.

6.15. Costs. Each party shall bear its own costs and fees incurred in the preparation and negotiation of this Agreement and in the performance of its obligations hereunder except as expressly provided herein.

6.16. No Third Party Beneficiary Rights. This Agreement is entered into for the sole benefit of City and Contractor and no other parties are intended to be direct or incidental beneficiaries of this Agreement and no third party shall have any right in, under or to this Agreement.

6.17. Headings. Paragraphs and subparagraph headings contained in this Agreement are included solely for convenience and are not intended to modify, explain or to be a full or accurate description of the content thereof and shall not in any way affect the meaning or interpretation of this Agreement.

6.18. Construction. The parties have participated jointly in the negotiation and drafting of this Agreement and have had an adequate opportunity to review each and every provision of the Agreement and submit the same to counsel or other consultants for review and comment. In the event an ambiguity or question of intent or interpretation arises with respect to this Agreement, this Agreement shall be construed as if drafted jointly by the parties and in accordance with its fair meaning. There shall be no presumption or burden of proof favoring or disfavoring any party by virtue of the authorship of any of the provisions of this Agreement.

6.19. Amendments. Only a writing executed by the parties hereto or their respective successors and assigns may amend this Agreement.

6.20. Waiver. The delay or failure of either party at any time to require performance or compliance by the other of any of its obligations or agreements shall in no way be deemed a waiver of those rights to require such performance or compliance. No waiver of any provision of this Agreement shall be effective unless in writing and signed by a duly authorized representative of the party against whom enforcement of a waiver is sought. The waiver of any right or remedy in respect to any occurrence or event shall not be deemed a waiver of any right or remedy in respect to any other occurrence or event, nor shall any waiver constitute a continuing waiver.

6.21. Severability. If any provision of this Agreement is determined by a court of

competent jurisdiction to be unenforceable in any circumstance, such determination shall not affect the validity or enforceability of the remaining terms and provisions hereof or of the offending provision in any other circumstance. Notwithstanding the foregoing, if the value of this Agreement, based upon the substantial benefit of the bargain for any party, is materially impaired, which determination made by the presiding court or arbitrator of competent jurisdiction shall be binding, then both parties agree to substitute such provision(s) through good faith negotiations.

6.22. Counterparts and Electronic Signatures. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original. All counterparts shall be construed together and shall constitute one agreement. Counterpart written signatures may be transmitted by facsimile, email or other electronic means and have the same legal effect as if they were original signatures.

6.23. Corporate Authority. The persons executing this Agreement on behalf of the parties hereto warrant that they are duly authorized to execute this Agreement on behalf of said parties and that by doing so the parties hereto are formally bound to the provisions of this Agreement.

6.24. Taxpayer Identification Number. Contractor shall provide City with a complete Request for Taxpayer Identification Number and Certification, Form W9, as issued by the Internal Revenue Service.

[SIGNATURE PAGE FOLLOWS.]

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CITY OF WEST COVINA,
A municipal corporation

_____
Milan Mrakich
City Manager

CONTRACTOR

_____
Signature

_____
Name and Title

ATTEST:

_____
Lisa Sherrick, CMC
Assistant City Clerk

APPROVED AS TO FORM:

_____
Thomas P. Duarte
City Attorney

APPROVED AS TO INSURANCE:

_____
Karen Ogawa
Finance Director

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***EXHIBITS A-C TO BE INSERTED FOLLOWING CITY COUNCIL APPROVAL**

MAINTENANCE SERVICES AGREEMENT BETWEEN CITY OF WEST COVINA AND RENEWELL FLEET SERVICE, LLC FOR FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES

THIS MAINTENANCE SERVICES AGREEMENT is made and entered into as of August 1, 2026 ("Effective Date"), by and between the CITY OF WEST COVINA, a municipal corporation ("City"), and RENEWELL FLEET SERVICE, LLC, a California limited liability company ("Contractor").

RECITALS

A. City proposes to utilize the services of Contractor as an independent contractor to City to provide maintenance and repair services for the Fire Department's fleet, as more fully described herein; and

B. Contractor represents that it has the experience and expertise to properly perform such services and holds all necessary licenses to practice and perform the services; and

C. City and Contractor desire to contract for the specific services described in Exhibit "A" and desire to set forth their rights, duties and liabilities in connection with the services to be performed; and

D. No official or employee of City has a financial interest, within the provisions of Sections 1090-1092 of the California Government Code, in the subject matter of this Agreement; and

E. Contractor responded to City's Request for Proposals No. 2026-15, dated April 28, 2026, incorporated via this reference as if fully set forth herein, and Contractor's response to the Request for Proposals was a material inducement to the City ultimately entering into this Agreement; and

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions contained herein, the parties hereby agree as follows:

1.0. SERVICES PROVIDED BY CONTRACTOR

1.1. Scope of Services. Contractor shall provide the services described in the Scope of Services, attached hereto as Exhibit "A," and Contractor's Proposal, attached hereto as Exhibit "B," both incorporated herein.

1.2. Performance to Satisfaction of City. Contractor agrees to perform all the work to the complete satisfaction of the City. Evaluations of the work will be conducted by the City Manager or his or her designee. If the quality of work is not satisfactory, City in its discretion has the right to:

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(a) Meet with Contractor to review the quality of the work and resolve the matters of concern;

(b) Require Contractor to repeat the work at no additional fee until it is satisfactory; and/or

(c) Terminate the Agreement as hereinafter set forth.

1.3. Compliance with Applicable Law. Contractor shall perform the services required by this Agreement in compliance with all applicable Federal and California employment laws, including, but not limited to, those laws related to minimum hours and wages; occupational health and safety; fair employment and employment practices; workers' compensation; and all other Federal, State and local laws and ordinances applicable to the services required under this Agreement. Contractor shall indemnify and hold harmless City from and against all claims, demands, payments, suits, actions, proceedings, and judgments of every nature and description including attorneys' fees and costs, presented, brought, or recovered against City for, or on account of any liability under any of the above-mentioned laws, which may be incurred by reason of Contractor's performance under this Agreement.

1.4. Non-Discrimination. In performing this Agreement, Contractor shall not engage in, nor permit its agents to engage in, discrimination in employment of persons because of their race, religious creed, color, national origin, ancestry, physical disability or mental disability, reproductive health decisionmaking, medical condition, genetic information, marital status, sex, gender, gender identity, gender expression, age, sexual orientation, or veteran or military status, except as permitted pursuant to Section 12940 of the California Government Code.

1.5. Non-Exclusive Agreement. Contractor acknowledges that City may enter into agreements with other contractors for services similar to the services that are subject to this Agreement or may have its own employees perform services similar to those services contemplated by this Agreement.

1.6. Public Records Act Disclosure. Contractor has been advised and is aware that this Agreement and all reports, documents, information and data, including, but not limited to, computer tapes, discs or files furnished or prepared by Contractor, or any of its subcontractors, pursuant to this Agreement and provided to City may be subject to public disclosure as required by the California Public Records Act (California Government Code Section 7920.000 *et seq*.). Exceptions to public disclosure may be those documents or information that qualify as trade secrets, as that term is defined in California Government Code Section 7924.510, and of which Contractor informs City of such trade secret. The City will endeavor to maintain as confidential all information obtained by it that is designated as a trade secret. The City shall not, in any way, be liable or responsible for the disclosure of any trade secret including, without limitation, those records so marked if disclosure is deemed to be required by law or by order of the court.

2.0. COMPENSATION AND BILLING

2.1. Compensation. Contractor shall be paid in accordance with the fee schedule set forth in Exhibit "C," attached hereto and incorporated here (the "Fee Schedule").

2.2. Additional Services. Contractor shall not receive compensation for any services provided outside the scope of services specified in Contractor's Proposal unless the City, prior to

Contractor performing the additional services, approves such additional services in writing. It is specifically understood that oral requests and/or approvals of such additional services or additional compensation shall be barred and are unenforceable.

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2.4. Records and Audits. Records of Contractor's services relating to this Agreement shall be maintained in accordance with generally recognized accounting principles and shall be made available to City for inspection and/or audit at mutually convenient times from the Effective Date until three (3) years after the termination or expiration of this Agreement.

3.0. TIME OF PERFORMANCE

3.1. Commencement and Completion of Work. The services shall be performed in strict compliance with the performance schedule agreed to by City and Contractor, which may be amended by mutual agreement of the parties. Failure to commence work in a timely manner and/or diligently pursue work to completion may be grounds for termination of this Agreement.

3.2. Excusable Delays. Neither party shall be responsible for delays or lack of performance resulting from acts beyond the reasonable control of the party or parties. Such acts shall include, but not be limited to, acts of God, fire, strikes, material shortages, compliance with laws or regulations, riots, acts of war, or any other conditions beyond the reasonable control of a party. If a delay beyond the control of Contractor is encountered, a time extension may be mutually agreed upon in writing by the City and Contractor. Contractor shall present documentation satisfactory to the City to substantiate any request for a time extension.

4.0. TERM AND TERMINATION

4.1. Term. This Agreement shall commence on the Effective Date and continue for a period of five (5) years, ending on July 31, 2031, unless previously terminated as provided herein or as otherwise agreed to in writing by the parties.

4.2. Notice of Termination. The City reserves and has the right and privilege of canceling, suspending or abandoning the execution of all or any part of the work contemplated by this Agreement, with or without cause, at any time, by providing at least fifteen (15) days prior written notice to Contractor. In the event of such termination, Contractor shall immediately stop rendering services under this Agreement unless directed otherwise by the City. If the City suspends, terminates or abandons a portion of this Agreement such suspension, termination or abandonment shall not make void or invalidate the remainder of this Agreement.

If Contractor defaults in the performance of any of the terms or conditions of this Agreement, it shall have ten (10) days after service upon it of written notice of such default in which to cure the default by rendering a satisfactory performance. In the event that Contractor

fails to cure its default within such period of time, the City shall have the right, notwithstanding any other provision of this Agreement, to terminate this Agreement without further notice and without prejudice to any other remedy to which it may be entitled to at law, in equity, or under this Agreement.

The City also shall have the right, notwithstanding any other provisions of this Agreement, to terminate this Agreement, at its option and without prejudice to any other remedy to which it may be entitled to at law, in equity, or under this Agreement, immediately upon service of written notice of termination on Contractor, if the latter should:

(a) Be adjudged bankrupt;

(b) Become insolvent or have a receiver of its assets or property appointed because of insolvency;

(c) Make a general assignment for the benefit of creditors;

(d) Default in the performance of any obligation or payment of any indebtedness under this Agreement;

(e) Suffer any judgment against it to remain unsatisfied or unbonded of record for thirty (30) days or longer; or

(f) Institute or suffer to be instituted any procedures for reorganization or rearrangement of its affairs.

4.3. Compensation. In the event of termination, City shall pay Contractor for reasonable costs incurred and professional services satisfactorily performed up to and including the effective date of the City's written notice of termination, within forty-five (45) days after the effective date of the notice of termination or the final invoice of Contractor, whichever occurs last. Compensation for work in progress shall be prorated based on the percentage of work completed as of the effective date of termination in accordance with the fees set forth herein.

4.4. Documents. In the event of termination of this Agreement, all documents prepared by Contractor in its performance of this Agreement including, but not limited to, finished or unfinished design, development and construction documents, data studies, drawings, maps and reports, shall be delivered to the City within ten (10) days of the effective date of the notice of termination, at no cost to City.

5.0. INSURANCE

5.1. Minimum Scope and Limits of Insurance. Contractor shall obtain, maintain, and keep in full force and effect during the life of this Agreement all of the following minimum scope of insurance coverages with an insurance company authorized to do business in California, with a current A.M. Best's rating of no less than A:VII, and approved by City:

(a) Commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than Two Million Dollars ($2,000,000) per occurrence, Four Million Dollars ($4,000,000) general aggregate, for bodily injury, personal injury, and

property damage. The policy must include contractual liability that has not been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

(b) Automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of Contractor arising out of or in connection with work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than Two Million Dollars ($2,000,000) combined single limit for each accident.

(c) Garage keeper's legal liability insurance of at least One Million Dollars ($1,000,000.00) per occurrence.

(d) Workers' compensation insurance as required by the State of California, with statutory limits, and employer's liability insurance with a limit of no less than One Million Dollars ($1,000,000) per accident for bodily injury or disease. Contractor agrees to waive, and to obtain endorsements from its workers' compensation insurer waiving subrogation rights under its workers' compensation insurance policy against the City, its officers, agents, employees, and volunteers for losses arising from work performed by Contractor for the City and to require each of its subcontractors, if any, to do likewise under their workers' compensation insurance policies.

If Contractor maintains higher limits or has broader coverage than the minimums shown above, the City requires and shall be entitled to all coverage, and to the higher limits maintained by Contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

5.2. Endorsements. The insurance policies are to contain, or be endorsed to contain, the following provisions:

(a) Additional Insureds: The City of West Covina and its elected and appointed boards, officers, officials, agents, employees, and volunteers are additional insureds with respect to: liability arising out of activities performed by or on behalf of Contractor pursuant to its agreement with the City; products and completed operations of Contractor; premises owned, occupied or used by Contractor; automobiles owned, leased, hired, or borrowed by Contractor.

(b) Notice of Cancelation: Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the City.

(c) Primary Coverage: Contractor's insurance coverage shall be primary insurance as respects the City of West Covina, its officers, officials, agents, employees, and volunteers. Any other insurance maintained by the City of West Covina shall be excess and not contributing with the insurance provided by this policy.

(d) Waiver of Subrogation: Contractor hereby grants to City a waiver of any right to subrogation which any insurer of said Contractor may acquire

against the City by virtue of the payment of any loss under such insurance. Contractor agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the City has received a waiver of subrogation endorsement from the insurer.

(e) Coverage Not Affected: Any failure to comply with the reporting provisions of the policies shall not affect coverage provided to the City of West Covina, its officers, officials, agents, employees, and volunteers.

(f) Coverage Applies Separately: Contractor's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.

5.3. Deductible or Self Insured Retention. If any of such policies provide for a deductible or self-insured retention to provide such coverage, the amount of such deductible or self-insured retention shall be approved in advance by City. The City may require Contractor to purchase coverage with a lower retention or provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or City.

5.4. Certificates of Insurance. Contractor shall provide to City certificates of insurance showing the insurance coverages and required endorsements described above, in a form and content approved by City, prior to performing any services under this Agreement. The City reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

5.5. Non-limiting. Nothing in this Section shall be construed as limiting in any way the indemnification provision contained in this Agreement.

6.0. GENERAL PROVISIONS

6.1. Entire Agreement. This Agreement constitutes the entire agreement between the parties with respect to any matter referenced herein and supersedes any and all other prior writings and oral negotiations. This Agreement may be modified only in writing, and signed by the parties in interest at the time of such modification.

6.2. Representatives. The City Manager or his or her designee shall be the representative of City for purposes of this Agreement and may issue all consents, approvals, directives and agreements on behalf of the City, called for by this Agreement, except as otherwise expressly provided in this Agreement.

Contractor shall designate a representative for purposes of this Agreement who shall be authorized to issue all consents, approvals, directives and agreements on behalf of Contractor called for by this Agreement, except as otherwise expressly provided in this Agreement.

6.3. Project Managers. City shall designate a Project Manager to work directly with Contractor in the performance of this Agreement.

Contractor shall designate a Project Manager who shall represent it and be its agent in all consultations with City during the term of this Agreement. Contractor or its Project Manager shall attend and assist in all coordination meetings called by City.

6.4. Notices. Any notices, documents, correspondence or other communications concerning this Agreement or the work hereunder may be provided by personal delivery or by U.S. mail, with postage properly prepaid and addressed as set forth below. Such communication shall be deemed served or delivered: (a) at the time of delivery if such communication is sent by personal delivery; and (b) on the earlier of the date actually received or on the third day after the postmark if such communication is sent through regular United States mail.

IF TO CONTRACTOR:	IF TO CITY:
ReNewell Fleet Service, LLC	City of West Covina
2020 S. Baker Ave.	1444 West Garvey Ave. South
Ontario, CA 91761	West Covina, CA 91790
Attn: Dean Guccione	Attn: Fire Chief

6.5. Attorneys' Fees. If litigation is brought by any party in connection with this Agreement against another party, the prevailing party shall be entitled to recover from the opposing party all costs and expenses, including reasonable attorneys' fees, incurred by the prevailing party in the exercise of any of its rights or remedies hereunder or the enforcement of any of the terms, conditions, or provisions hereof.

6.6. Governing Law. This Agreement shall be governed by and construed under the laws of the State of California without giving effect to that body of laws pertaining to conflict of laws. In the event of any legal action to enforce or interpret this Agreement, the parties hereto agree that the sole and exclusive venue shall be a court of competent jurisdiction located in Los Angeles County, California.

6.7. Assignment. Contractor shall not voluntarily or by operation of law assign, transfer, sublet or encumber all or any part of Contractor's interest in this Agreement without City's prior written consent. Any attempted assignment, transfer, subletting or encumbrance shall be void and shall constitute a breach of this Agreement and cause for termination of this Agreement. Regardless of City's consent, no subletting or assignment shall release Contractor of Contractor's obligation to perform all other obligations to be performed by Contractor hereunder for the term of this Agreement.

6.8. Indemnification and Hold Harmless. Contractor agrees to defend, with counsel of City's choosing, indemnify, hold free and harmless the City, its elected and appointed officials, officers, agents and employees, at Contractor's sole expense, from and against any and all claims, demands, actions, suits or other legal proceedings brought against the City, its elected and appointed officials, officers, agents and employees arising out of the performance of Contractor, its employees, and/or authorized subcontractors, of the work undertaken pursuant to this Agreement. The defense obligation provided for hereunder shall apply without any advance showing of negligence or wrongdoing by Contractor, its employees, and/or authorized subcontractors, but shall be required whenever any claim, action, complaint, or suit asserts as its basis the negligence, errors, omissions or misconduct of Contractor, its employees, and/or authorized subcontractors, and/or whenever any claim, action, complaint or suit asserts liability against the City, its elected and appointed officials, officers, agents and employees based upon

the work performed by Contractor, its employees, and/or authorized subcontractors under this Agreement, whether or not Contractor, its employees, and/or authorized subcontractors are specifically named or otherwise asserted to be liable. Notwithstanding the foregoing, Contractor shall not be liable for the defense or indemnification of the City for claims, actions, complaints or suits arising out of the sole active negligence or willful misconduct of the City. This provision shall supersede and replace all other indemnity provisions contained either in the City's specifications or Contractor's Proposal, which shall be of no force and effect.

6.9. Independent Contractor. Contractor is and shall be acting at all times as an independent contractor and not as an employee of City. Contractor shall have no power to incur any debt, obligation, or liability on behalf of City or otherwise act on behalf of City as an agent. Neither City nor any of its agents shall have control over the conduct of Contractor or any of Contractor's employees, except as set forth in this Agreement. Contractor shall not, at any time, or in any manner, represent that it or any of its agents or employees are in any manner agents or employees of City. Contractor shall secure, at its sole expense, and be responsible for any and all payment of Income Tax, Social Security, State Disability Insurance Compensation, Unemployment Compensation, and other payroll deductions for Contractor and its officers, agents, and employees, and all business licenses, if any are required, in connection with the services to be performed hereunder. Contractor shall indemnify and hold City harmless from any and all taxes, assessments, penalties, and interest asserted against City by reason of the independent contractor relationship created by this Agreement. Contractor further agrees to indemnify and hold City harmless from any failure of Contractor to comply with the applicable worker's compensation laws. City shall have the right to offset against the amount of any fees due to Contractor under this Agreement any amount due to City from Contractor as a result of Contractor's failure to promptly pay to City any reimbursement or indemnification arising under this paragraph.

6.10. PERS Eligibility Indemnification. In the event that Contractor or any employee, agent, or subcontractor of Contractor providing services under this Agreement claims or is determined by a court of competent jurisdiction or the California Public Employees Retirement System (PERS) to be eligible for enrollment in PERS as an employee of the City, Contractor shall indemnify, defend, and hold harmless City for the payment of any employee and/or employer contributions for PERS benefits on behalf of Contractor or its employees, agents, or subcontractors, as well as for the payment of any penalties and interest on such contributions, which would otherwise be the responsibility of City.

Notwithstanding any other agency, state or federal policy, rule, regulation, law or ordinance to the contrary, Contractor and any of its employees, agents, and subcontractors providing service under this Agreement shall not qualify for or become entitled to, and hereby agree to waive any claims to, any compensation, benefit, or any incident of employment by City, including but not limited to eligibility to enroll in PERS as an employee of City and entitlement to any contribution to be paid by City for employer contribution and/or employee contributions for PERS benefits.

6.11. Ownership of Documents. All reports, documents, information and data furnished or prepared by Contractor or any of its subcontractors in the course of performance of this Agreement shall be and remain the sole property of City. Contractor agrees that any such documents or information shall not be made available to any individual or organization without the prior consent of City. Contractor shall deliver to City any reports, documents, information, data, in any form, including but not limited to, computer tapes, discs, files audio tapes or any other

related items as requested by City or its authorized representative, at no additional cost to the City.

6.12. Cooperation. In the event any claim or action is brought against City relating to Contractor's performance or services rendered under this Agreement, Contractor shall render any reasonable assistance and cooperation which City might require.

6.13. Prohibited Employment. Contractor will not employ any regular employee of City while this Agreement is in effect.

6.14. Order of Precedence. In the event of an inconsistency in this Agreement and any of the attached Exhibits, the terms set forth in this Agreement shall prevail. If, and to the extent this Agreement incorporates by reference any provision of any document, such provision shall be deemed a part of this Agreement. Nevertheless, if there is any conflict among the terms and conditions of this Agreement and those of any such provision or provisions so incorporated by reference, this Agreement shall govern over the document referenced.

6.15. Costs. Each party shall bear its own costs and fees incurred in the preparation and negotiation of this Agreement and in the performance of its obligations hereunder except as expressly provided herein.

6.16. No Third Party Beneficiary Rights. This Agreement is entered into for the sole benefit of City and Contractor and no other parties are intended to be direct or incidental beneficiaries of this Agreement and no third party shall have any right in, under or to this Agreement.

6.17. Headings. Paragraphs and subparagraph headings contained in this Agreement are included solely for convenience and are not intended to modify, explain or to be a full or accurate description of the content thereof and shall not in any way affect the meaning or interpretation of this Agreement.

6.18. Construction. The parties have participated jointly in the negotiation and drafting of this Agreement and have had an adequate opportunity to review each and every provision of the Agreement and submit the same to counsel or other consultants for review and comment. In the event an ambiguity or question of intent or interpretation arises with respect to this Agreement, this Agreement shall be construed as if drafted jointly by the parties and in accordance with its fair meaning. There shall be no presumption or burden of proof favoring or disfavoring any party by virtue of the authorship of any of the provisions of this Agreement.

6.19. Amendments. Only a writing executed by the parties hereto or their respective successors and assigns may amend this Agreement.

6.20. Waiver. The delay or failure of either party at any time to require performance or compliance by the other of any of its obligations or agreements shall in no way be deemed a waiver of those rights to require such performance or compliance. No waiver of any provision of this Agreement shall be effective unless in writing and signed by a duly authorized representative of the party against whom enforcement of a waiver is sought. The waiver of any right or remedy in respect to any occurrence or event shall not be deemed a waiver of any right or remedy in respect to any other occurrence or event, nor shall any waiver constitute a continuing waiver.

6.21. Severability. If any provision of this Agreement is determined by a court of competent jurisdiction to be unenforceable in any circumstance, such determination shall not affect the validity or enforceability of the remaining terms and provisions hereof or of the offending provision in any other circumstance. Notwithstanding the foregoing, if the value of this Agreement, based upon the substantial benefit of the bargain for any party, is materially impaired, which determination made by the presiding court or arbitrator of competent jurisdiction shall be binding, then both parties agree to substitute such provision(s) through good faith negotiations.

6.22. Counterparts and Electronic Signatures. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original. All counterparts shall be construed together and shall constitute one agreement. Counterpart written signatures may be transmitted by facsimile, email or other electronic means and have the same legal effect as if they were original signatures.

6.23. Corporate Authority. The persons executing this Agreement on behalf of the parties hereto warrant that they are duly authorized to execute this Agreement on behalf of said parties and that by doing so the parties hereto are formally bound to the provisions of this Agreement.

6.24. Taxpayer Identification Number. Contractor shall provide City with a complete Request for Taxpayer Identification Number and Certification, Form W9, as issued by the Internal Revenue Service.

[SIGNATURE PAGE FOLLOWS.]

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CITY OF WEST COVINA,
A municipal corporation

_____
Milan Mrakich
City Manager

CONTRACTOR

_____
Signature

_____
Name and Title

ATTEST:

_____
Lisa Sherrick, CMC
Assistant City Clerk

APPROVED AS TO FORM:

_____
Thomas P. Duarte
City Attorney

APPROVED AS TO INSURANCE:

_____
Karen Ogawa
Finance Director

DRAFT

***EXHIBITS A-C TO BE INSERTED FOLLOWING CITY COUNCIL APPROVAL**

MAINTENANCE SERVICES AGREEMENT BETWEEN CITY OF WEST COVINA AND FLEETWORKS, INC. FOR FIRE DEPARTMENT FLEET MAINTENANCE AND REPAIR SERVICES

THIS MAINTENANCE SERVICES AGREEMENT is made and entered into as of August 1, 2026 ("Effective Date"), by and between the CITY OF WEST COVINA, a municipal corporation ("City"), and FLEETWORKS, INC., a California corporation ("Contractor").

RECITALS

A. City proposes to utilize the services of Contractor as an independent contractor to City to provide maintenance and repair services for the Fire Department's fleet, as more fully described herein; and

B. Contractor represents that it has the experience and expertise to properly perform such services and holds all necessary licenses to practice and perform the services; and

C. City and Contractor desire to contract for the specific services described in Exhibit "A" and desire to set forth their rights, duties and liabilities in connection with the services to be performed; and

D. No official or employee of City has a financial interest, within the provisions of Sections 1090-1092 of the California Government Code, in the subject matter of this Agreement; and

E. Contractor responded to City's Request for Proposals No. 2026-15, dated April 28, 2026, incorporated via this reference as if fully set forth herein, and Contractor's response to the Request for Proposals was a material inducement to the City ultimately entering into this Agreement; and

NOW, THEREFORE, for and in consideration of the mutual covenants and conditions contained herein, the parties hereby agree as follows:

1.0. SERVICES PROVIDED BY CONTRACTOR

1.1. Scope of Services. Contractor shall provide the services described in the Scope of Services, attached hereto as Exhibit "A," and Contractor's Proposal, attached hereto as Exhibit "B," both incorporated herein.

1.2. Performance to Satisfaction of City. Contractor agrees to perform all the work to the complete satisfaction of the City. Evaluations of the work will be conducted by the City Manager or his or her designee. If the quality of work is not satisfactory, City in its discretion has the right to:

(a) Meet with Contractor to review the quality of the work and resolve the

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matters of concern;

(b) Require Contractor to repeat the work at no additional fee until it is satisfactory; and/or

(c) Terminate the Agreement as hereinafter set forth.

1.3. Compliance with Applicable Law. Contractor shall perform the services required by this Agreement in compliance with all applicable Federal and California employment laws, including, but not limited to, those laws related to minimum hours and wages; occupational health and safety; fair employment and employment practices; workers' compensation; and all other Federal, State and local laws and ordinances applicable to the services required under this Agreement. Contractor shall indemnify and hold harmless City from and against all claims, demands, payments, suits, actions, proceedings, and judgments of every nature and description including attorneys' fees and costs, presented, brought, or recovered against City for, or on account of any liability under any of the above-mentioned laws, which may be incurred by reason of Contractor's performance under this Agreement.

1.4. Non-Discrimination. In performing this Agreement, Contractor shall not engage in, nor permit its agents to engage in, discrimination in employment of persons because of their race, religious creed, color, national origin, ancestry, physical disability or mental disability, reproductive health decisionmaking, medical condition, genetic information, marital status, sex, gender, gender identity, gender expression, age, sexual orientation, or veteran or military status, except as permitted pursuant to Section 12940 of the California Government Code.

1.5. Non-Exclusive Agreement. Contractor acknowledges that City may enter into agreements with other contractors for services similar to the services that are subject to this Agreement or may have its own employees perform services similar to those services contemplated by this Agreement.

1.6. Public Records Act Disclosure. Contractor has been advised and is aware that this Agreement and all reports, documents, information and data, including, but not limited to, computer tapes, discs or files furnished or prepared by Contractor, or any of its subcontractors, pursuant to this Agreement and provided to City may be subject to public disclosure as required by the California Public Records Act (California Government Code Section 7920.000 *et seq*.). Exceptions to public disclosure may be those documents or information that qualify as trade secrets, as that term is defined in California Government Code Section 7924.510, and of which Contractor informs City of such trade secret. The City will endeavor to maintain as confidential all information obtained by it that is designated as a trade secret. The City shall not, in any way, be liable or responsible for the disclosure of any trade secret including, without limitation, those records so marked if disclosure is deemed to be required by law or by order of the court.

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3.2. Excusable Delays. Neither party shall be responsible for delays or lack of performance resulting from acts beyond the reasonable control of the party or parties. Such acts shall include, but not be limited to, acts of God, fire, strikes, material shortages, compliance with laws or regulations, riots, acts of war, or any other conditions beyond the reasonable control of a party. If a delay beyond the control of Contractor is encountered, a time extension may be mutually agreed upon in writing by the City and Contractor. Contractor shall present documentation satisfactory to the City to substantiate any request for a time extension.

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(a) Be adjudged bankrupt;

(b) Become insolvent or have a receiver of its assets or property appointed because of insolvency;

(c) Make a general assignment for the benefit of creditors;

(d) Default in the performance of any obligation or payment of any indebtedness under this Agreement;

(e) Suffer any judgment against it to remain unsatisfied or unbonded of record for thirty (30) days or longer; or

(f) Institute or suffer to be instituted any procedures for reorganization or rearrangement of its affairs.

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(a) Commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than Two Million Dollars ($2,000,000) per occurrence, Four Million Dollars ($4,000,000) general aggregate, for bodily injury, personal injury, and property damage. The policy must include contractual liability that has not

been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

(b) Automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of Contractor arising out of or in connection with work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than Two Million Dollars ($2,000,000) combined single limit for each accident.

(c) Garage keeper's legal liability insurance of at least One Million Dollars ($1,000,000.00) per occurrence.

(d) Workers' compensation insurance as required by the State of California, with statutory limits, and employer's liability insurance with a limit of no less than One Million Dollars ($1,000,000) per accident for bodily injury or disease. Contractor agrees to waive, and to obtain endorsements from its workers' compensation insurer waiving subrogation rights under its workers' compensation insurance policy against the City, its officers, agents, employees, and volunteers for losses arising from work performed by Contractor for the City and to require each of its subcontractors, if any, to do likewise under their workers' compensation insurance policies.

If Contractor maintains higher limits or has broader coverage than the minimums shown above, the City requires and shall be entitled to all coverage, and to the higher limits maintained by Contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

5.2. Endorsements. The insurance policies are to contain, or be endorsed to contain, the following provisions:

(a) Additional Insureds: The City of West Covina and its elected and appointed boards, officers, officials, agents, employees, and volunteers are additional insureds with respect to: liability arising out of activities performed by or on behalf of Contractor pursuant to its agreement with the City; products and completed operations of Contractor; premises owned, occupied or used by Contractor; automobiles owned, leased, hired, or borrowed by Contractor.

(b) Notice of Cancelation: Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the City.

(c) Primary Coverage: Contractor's insurance coverage shall be primary insurance as respects the City of West Covina, its officers, officials, agents, employees, and volunteers. Any other insurance maintained by the City of West Covina shall be excess and not contributing with the insurance provided by this policy.

(d) Waiver of Subrogation: Contractor hereby grants to City a waiver of any right to subrogation which any insurer of said Contractor may acquire against the City by virtue of the payment of any loss under such insurance.

Contractor agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the City has received a waiver of subrogation endorsement from the insurer.

(e) Coverage Not Affected: Any failure to comply with the reporting provisions of the policies shall not affect coverage provided to the City of West Covina, its officers, officials, agents, employees, and volunteers.

(f) Coverage Applies Separately: Contractor's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.

5.3. Deductible or Self Insured Retention. If any of such policies provide for a deductible or self-insured retention to provide such coverage, the amount of such deductible or self-insured retention shall be approved in advance by City. The City may require Contractor to purchase coverage with a lower retention or provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or City.

5.4. Certificates of Insurance. Contractor shall provide to City certificates of insurance showing the insurance coverages and required endorsements described above, in a form and content approved by City, prior to performing any services under this Agreement. The City reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

5.5. Non-limiting. Nothing in this Section shall be construed as limiting in any way the indemnification provision contained in this Agreement.

6.0. GENERAL PROVISIONS

6.1. Entire Agreement. This Agreement constitutes the entire agreement between the parties with respect to any matter referenced herein and supersedes any and all other prior writings and oral negotiations. This Agreement may be modified only in writing, and signed by the parties in interest at the time of such modification.

6.2. Representatives. The City Manager or his or her designee shall be the representative of City for purposes of this Agreement and may issue all consents, approvals, directives and agreements on behalf of the City, called for by this Agreement, except as otherwise expressly provided in this Agreement.

Contractor shall designate a representative for purposes of this Agreement who shall be authorized to issue all consents, approvals, directives and agreements on behalf of Contractor called for by this Agreement, except as otherwise expressly provided in this Agreement.

6.3. Project Managers. City shall designate a Project Manager to work directly with Contractor in the performance of this Agreement.

Contractor shall designate a Project Manager who shall represent it and be its agent in all

consultations with City during the term of this Agreement. Contractor or its Project Manager shall attend and assist in all coordination meetings called by City.

6.4. Notices. Any notices, documents, correspondence or other communications concerning this Agreement or the work hereunder may be provided by personal delivery or by U.S. mail, with postage properly prepaid and addressed as set forth below. Such communication shall be deemed served or delivered: (a) at the time of delivery if such communication is sent by personal delivery; and (b) on the earlier of the date actually received or on the third day after the postmark if such communication is sent through regular United States mail.

IF TO CONTRACTOR:	IF TO CITY:
Fleetworks, Inc. 14011 Marquardt Ave. Santa Fe Springs, CA 90670 Attn: Richard Gautreau	City of West Covina 1444 West Garvey Ave. South West Covina, CA 91790 Attn: Fire Chief

6.5. Attorneys' Fees. If litigation is brought by any party in connection with this Agreement against another party, the prevailing party shall be entitled to recover from the opposing party all costs and expenses, including reasonable attorneys' fees, incurred by the prevailing party in the exercise of any of its rights or remedies hereunder or the enforcement of any of the terms, conditions, or provisions hereof.

6.6. Governing Law. This Agreement shall be governed by and construed under the laws of the State of California without giving effect to that body of laws pertaining to conflict of laws. In the event of any legal action to enforce or interpret this Agreement, the parties hereto agree that the sole and exclusive venue shall be a court of competent jurisdiction located in Los Angeles County, California.

6.7. Assignment. Contractor shall not voluntarily or by operation of law assign, transfer, sublet or encumber all or any part of Contractor's interest in this Agreement without City's prior written consent. Any attempted assignment, transfer, subletting or encumbrance shall be void and shall constitute a breach of this Agreement and cause for termination of this Agreement. Regardless of City's consent, no subletting or assignment shall release Contractor of Contractor's obligation to perform all other obligations to be performed by Contractor hereunder for the term of this Agreement.

6.8. Indemnification and Hold Harmless. Contractor agrees to defend, with counsel of City's choosing, indemnify, hold free and harmless the City, its elected and appointed officials, officers, agents and employees, at Contractor's sole expense, from and against any and all claims, demands, actions, suits or other legal proceedings brought against the City, its elected and appointed officials, officers, agents and employees arising out of the performance of Contractor, its employees, and/or authorized subcontractors, of the work undertaken pursuant to this Agreement. The defense obligation provided for hereunder shall apply without any advance showing of negligence or wrongdoing by Contractor, its employees, and/or authorized subcontractors, but shall be required whenever any claim, action, complaint, or suit asserts as its basis the negligence, errors, omissions or misconduct of Contractor, its employees, and/or authorized subcontractors, and/or whenever any claim, action, complaint or suit asserts liability against the City, its elected and appointed officials, officers, agents and employees based upon the work performed by Contractor, its employees, and/or authorized subcontractors under this

Agreement, whether or not Contractor, its employees, and/or authorized subcontractors are specifically named or otherwise asserted to be liable. Notwithstanding the foregoing, Contractor shall not be liable for the defense or indemnification of the City for claims, actions, complaints or suits arising out of the sole active negligence or willful misconduct of the City. This provision shall supersede and replace all other indemnity provisions contained either in the City's specifications or Contractor's Proposal, which shall be of no force and effect.

6.9. Independent Contractor. Contractor is and shall be acting at all times as an independent contractor and not as an employee of City. Contractor shall have no power to incur any debt, obligation, or liability on behalf of City or otherwise act on behalf of City as an agent. Neither City nor any of its agents shall have control over the conduct of Contractor or any of Contractor's employees, except as set forth in this Agreement. Contractor shall not, at any time, or in any manner, represent that it or any of its agents or employees are in any manner agents or employees of City. Contractor shall secure, at its sole expense, and be responsible for any and all payment of Income Tax, Social Security, State Disability Insurance Compensation, Unemployment Compensation, and other payroll deductions for Contractor and its officers, agents, and employees, and all business licenses, if any are required, in connection with the services to be performed hereunder. Contractor shall indemnify and hold City harmless from any and all taxes, assessments, penalties, and interest asserted against City by reason of the independent contractor relationship created by this Agreement. Contractor further agrees to indemnify and hold City harmless from any failure of Contractor to comply with the applicable worker's compensation laws. City shall have the right to offset against the amount of any fees due to Contractor under this Agreement any amount due to City from Contractor as a result of Contractor's failure to promptly pay to City any reimbursement or indemnification arising under this paragraph.

6.10. PERS Eligibility Indemnification. In the event that Contractor or any employee, agent, or subcontractor of Contractor providing services under this Agreement claims or is determined by a court of competent jurisdiction or the California Public Employees Retirement System (PERS) to be eligible for enrollment in PERS as an employee of the City, Contractor shall indemnify, defend, and hold harmless City for the payment of any employee and/or employer contributions for PERS benefits on behalf of Contractor or its employees, agents, or subcontractors, as well as for the payment of any penalties and interest on such contributions, which would otherwise be the responsibility of City.

Notwithstanding any other agency, state or federal policy, rule, regulation, law or ordinance to the contrary, Contractor and any of its employees, agents, and subcontractors providing service under this Agreement shall not qualify for or become entitled to, and hereby agree to waive any claims to, any compensation, benefit, or any incident of employment by City, including but not limited to eligibility to enroll in PERS as an employee of City and entitlement to any contribution to be paid by City for employer contribution and/or employee contributions for PERS benefits.

6.11. Ownership of Documents. All reports, documents, information and data furnished or prepared by Contractor or any of its subcontractors in the course of performance of this Agreement shall be and remain the sole property of City. Contractor agrees that any such documents or information shall not be made available to any individual or organization without the prior consent of City. Contractor shall deliver to City any reports, documents, information, data, in any form, including but not limited to, computer tapes, discs, files audio tapes or any other related items as requested by City or its authorized representative, at no additional cost to the

City.

6.12. Cooperation. In the event any claim or action is brought against City relating to Contractor's performance or services rendered under this Agreement, Contractor shall render any reasonable assistance and cooperation which City might require.

6.13. Prohibited Employment. Contractor will not employ any regular employee of City while this Agreement is in effect.

6.14. Order of Precedence. In the event of an inconsistency in this Agreement and any of the attached Exhibits, the terms set forth in this Agreement shall prevail. If, and to the extent this Agreement incorporates by reference any provision of any document, such provision shall be deemed a part of this Agreement. Nevertheless, if there is any conflict among the terms and conditions of this Agreement and those of any such provision or provisions so incorporated by reference, this Agreement shall govern over the document referenced.

6.15. Costs. Each party shall bear its own costs and fees incurred in the preparation and negotiation of this Agreement and in the performance of its obligations hereunder except as expressly provided herein.

6.16. No Third Party Beneficiary Rights. This Agreement is entered into for the sole benefit of City and Contractor and no other parties are intended to be direct or incidental beneficiaries of this Agreement and no third party shall have any right in, under or to this Agreement.

6.17. Headings. Paragraphs and subparagraph headings contained in this Agreement are included solely for convenience and are not intended to modify, explain or to be a full or accurate description of the content thereof and shall not in any way affect the meaning or interpretation of this Agreement.

6.18. Construction. The parties have participated jointly in the negotiation and drafting of this Agreement and have had an adequate opportunity to review each and every provision of the Agreement and submit the same to counsel or other consultants for review and comment. In the event an ambiguity or question of intent or interpretation arises with respect to this Agreement, this Agreement shall be construed as if drafted jointly by the parties and in accordance with its fair meaning. There shall be no presumption or burden of proof favoring or disfavoring any party by virtue of the authorship of any of the provisions of this Agreement.

6.19. Amendments. Only a writing executed by the parties hereto or their respective successors and assigns may amend this Agreement.

6.20. Waiver. The delay or failure of either party at any time to require performance or compliance by the other of any of its obligations or agreements shall in no way be deemed a waiver of those rights to require such performance or compliance. No waiver of any provision of this Agreement shall be effective unless in writing and signed by a duly authorized representative of the party against whom enforcement of a waiver is sought. The waiver of any right or remedy in respect to any occurrence or event shall not be deemed a waiver of any right or remedy in respect to any other occurrence or event, nor shall any waiver constitute a continuing waiver.

6.21. Severability. If any provision of this Agreement is determined by a court of

competent jurisdiction to be unenforceable in any circumstance, such determination shall not affect the validity or enforceability of the remaining terms and provisions hereof or of the offending provision in any other circumstance. Notwithstanding the foregoing, if the value of this Agreement, based upon the substantial benefit of the bargain for any party, is materially impaired, which determination made by the presiding court or arbitrator of competent jurisdiction shall be binding, then both parties agree to substitute such provision(s) through good faith negotiations.

6.22. Counterparts and Electronic Signatures. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original. All counterparts shall be construed together and shall constitute one agreement. Counterpart written signatures may be transmitted by facsimile, email or other electronic means and have the same legal effect as if they were original signatures.

6.23. Corporate Authority. The persons executing this Agreement on behalf of the parties hereto warrant that they are duly authorized to execute this Agreement on behalf of said parties and that by doing so the parties hereto are formally bound to the provisions of this Agreement.

6.24. Taxpayer Identification Number. Contractor shall provide City with a complete Request for Taxpayer Identification Number and Certification, Form W9, as issued by the Internal Revenue Service.

[SIGNATURE PAGE FOLLOWS.]

DRAFT

CITY OF WEST COVINA,
A municipal corporation

_____
Milan Mrakich
City Manager

CONTRACTOR

_____
Signature

_____
Name and Title

ATTEST:

_____
Lisa Sherrick, CMC
Assistant City Clerk

APPROVED AS TO FORM:

_____
Thomas P. Duarte
City Attorney

APPROVED AS TO INSURANCE:

_____
Karen Ogawa
Finance Director

DRAFT

***EXHIBITS A-C TO BE INSERTED FOLLOWING CITY COUNCIL APPROVAL**

AGENDA ITEM NO. 5

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF POSITION ACTIONS IN CITY MANAGER'S OFFICE, FINANCE DEPARTMENT, AND POLICE DEPARTMENT – NEW CLASSIFICATIONS, JOB DESCRIPTION UPDATES, AND RECLASSIFICATIONS**

RECOMMENDATION:

It is recommended that the City Council:

1. Approve the class specifications and salary range for the new Media Production Specialist classification by adopting the following resolution:

   RESOLUTION NO. 2026-80 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR THE NEW MEDIA PRODUCTION SPECIALIST CLASSIFICATION

2. Approve the repeal and replacement of the Executive Assistant to the City Manager classification specifications and the revised salary range for such classification by adopting the following resolution:

   RESOLUTION NO. 2026-83 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE REPEAL AND REPLACEMENT OF THE EXECUTIVE ASSISTANT TO THE CITY MANAGER CLASSIFICATION SPECIFICATIONS AND AN UPDATED SALARY RANGE FOR SUCH CLASSIFICATION

3. Approve the establishment of the Lead Jailer classification and corresponding classification specifications and salary range and the reclassification of two (2) Jailer positions to two (2) Lead Jailer positions by adopting the following resolution:

   RESOLUTION NO. 2026-70 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE ESTABLISHMENT OF THE LEAD JAILER CLASSIFICATION AND THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR SUCH CLASSIFICATION, AND AMENDING THE SCHEDULE OF POSITIONS BUDGETED FOR FISCAL YEAR 2026-27 TO REFLECT THE RECLASSIFICATION OF TWO (2) JAILER POSITIONS TO TWO (2) LEAD JAILER POSITIONS

BACKGROUND:

Finance Department – Media Production Specialist
On April 8, 2026, the Human Resources Commission (4–0 vote) approved establishing the Media Production Specialist classification. The part-time Cable Television Production Assistant no longer meets current multimedia needs, prompting the recommendation for a full-time role that better aligns with the City's audiovisual and multimedia production demands. Through the adoption of the Fiscal Year 26-27 budget, the City Council approved the removal of the Cable Production Assistant classification and the establishment of the Media Production Specialist classification.

City Manager's Office – Executive Assistant to the City Manager
On July 8, 2026, the Human Resources Commission, by a 4–0 vote, approved updates to the Executive Assistant to the City Manager classification. This action included repealing the existing job description and salary grade and adopting a revised job description and updated salary grade.

Police Department – Lead Jailer & Reclassification of Two Jailer Positions
At the December 2, 2025 City Council meeting, the City Council approved the removal of the Lead Jailer classification and the establishment of the Police Jail Supervisor classification. On July 8, 2026, the Human Resources Commission, by a 4–0 vote, approved the reclassification of two (2) Jailer positions to two (2) Lead Jailer positions. This action supports the Police Department's operational needs by addressing staffing shortages and instability resulting from vacancies, resignations, limited part-time coverage, and the upcoming academy assignment of a recruit who had been assisting in jail operations.

DISCUSSION:

Finance Department – Media Production Specialist
The Media Production Specialist will provide essential audiovisual and multimedia support and offers the full-time technical capacity needed to meet current organizational demands.

City Manager's Office – Executive Assistant to the City Manager
The updated classification expands administrative support in business operations, records management, and project coordination.

Police Department – Lead Jailer & Reclassification of Two Jailer Positions
Reestablish the Lead Jailer classification and reclassify two (2) Jailer positions to two (2) Lead Jailer positions. Creating the Lead Jailer classification and reclassifying two (2) existing Jailer positions will stabilize jail operations, retain experienced staff, reduce sworn overtime, and ensure adequate coverage while newly hired Jailers complete required training.

LEGAL REVIEW:

The City Attorney's Office has reviewed the resolutions and approved them as to form.

OPTIONS:

The City Council has the following options:

1. Approve staff's recommendation: or
2. Provide alternative direction.

Prepared by: Roderick Wells, Human Resources Manager
Additional Approval: Roxanne E. Lerma, Assistant City Manager

---

Fiscal Impact

FISCAL IMPACT:

The fiscal impact of this action will be minimal, and no additional funding is required.

Attachments

Attachment No. 1 - Resolution No. 2026- 80 Media Production Specialist

Attachment No. 2 - Resolution No. 2026-83 Executive Assistant to the City Manager

Attachment No. 3 - Resolution No. 2026-70 Lead Jailer

Attachment No. 4 - 2026 07 08 - Human Resources Commission Special Meeting Minutes

Attachment No. 5 - 2026 04 08 Human Resources Commission Regular Meeting Minutes

CITY COUNCIL GOALS & OBJECTIVES: Protect Public Safety
Maintain Good Intergovernmental Relations
Enhance City Image and Effectiveness

ATTACHMENT NO. 1

RESOLUTION NO. 2026-80

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR THE NEW MEDIA PRODUCTION SPECIALIST CLASSIFICATION

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the Human Resources Department, as needed, reviews class specifications and/or pay grades to ensure position specifications and compensation are in alignment with current demands and comparable with similar classifications within the public sector labor market; and

WHEREAS, through the adoption of the budget for Fiscal Year 2026-27, the City Council approved the removal of the Cable Production Assistant classification and the establishment of the Media Production Specialist classification; and

WHEREAS, the Human Resources Department has proposed the specifications for the Media Production Specialist classification, attached hereto as Exhibit A and incorporated herein, and the salary range for such classification; and

WHEREAS, on April 8, 2026, the Human Resources Commission reviewed and approved the job description and salary range for the Media Production Specialist classification; and

WHEREAS, the City Council desires to approve the class specifications and the salary range for the Media Production Specialist classification.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council hereby approves the class specifications for the Media Production Specialist classification attached hereto as Exhibit A.

SECTION 2. The City Council hereby approves the following salary range for the Media Production Specialist classification:

CLASSIFICATION	MONTHLY PAY RANGE						
	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
Media Production Specialist	$3,908.00				$5,273.00	$5,431.00	$5,594.00

SECTION 3. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolution, and it shall become effective

immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-80 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

EXHIBIT A

CLASSIFICATION SPECIFICATIONS

CITY OF WEST COVINA
CLASSIFICATION SPECIFICATION

Class Title:	MEDIA PRODUCTION SPECIALIST
Bargaining Unit:	GENERAL EMPLOYEE ASSOCIATION
Class Code Salary:	GN19
Grade Salary:	$46,896-$67,128
FLSA:	NON-EXEMPT
Date Established:	07.21.2026

JOB SUMMARY

Under general direction, plans, develops, and produces broadcast-quality videos; directs and assist with the transmission of broadcasts and streaming; operates and maintains video audio and related equipment; advises professional and technical staff on the effective use of audio and visual devices; and performs related duties as required.

ESSENTIAL FUNCTIONS

The duties listed below are examples of the work typically performed by employees of this class. Not all assigned duties may be listed.

1. Oversees and directs the operation of audiovisual (A/V) equipment (PTZ cameras, microphones, sound mixer, Crestron, decoder/encoder, AN switchers, etc.); edits, creates, duplicates, and stores digital video, audio, photo, and electronic presentation content (e.g., PowerPoint and MP4 files) for historical reference.
2. Performs setup of A/V equipment (projectors, PA systems, microphones, podiums) and provides operational training for equipment users; records events using digital photography and/or basic video/audio techniques; films and directs on location for internal and external productions. Maintains records related to suspects in custody.
3. Produces multimedia aids such as digital video, audio, photographs, or PowerPoint presentations for use in public meetings, training sessions, and live or streaming broadcasts; determines appropriate video and audio locations for productions and photography.
4. Conducts routine equipment checks and maintenance in the Council Chambers; maintains audio, video, and photographic equipment to ensure timely repairs and upkeep.
5. Designs and maintains an audio-visual library system; requisitions, issues, catalogs, controls, and stores A/V materials and equipment; evaluates and recommends the purchase of new A/V equipment as needed.
6. Periodically captures high-quality photographs during City events and ceremonies throughout West Covina using cameras and drones in various formats; edits, digitizes, and/or print photographs as needed.
7. Periodically captures high-quality photographs during City events and ceremonies throughout West Covina using cameras and drones in various formats; edits, digitizes, and/or print photographs as needed.

GENERAL QUALIFICATIONS

Knowledge of:

1. Video and audio production methods including camera operation, lighting, and sound recordings.
2. Operation and troubleshooting of A/V equipment such as PTZ cameras, microphones, mixers, projectors, switchers, and encoders/decoders.
3. Video editing techniques and software, including Adobe Creative Cloud applications.
4. Live broadcasting and streaming practices.
5. Digital photography and basic drone operation requirements.
6. Media asset management and A/V inventory control.

Ability to:

1. Plan, coordinate, and independently execute media production projects.
2. Set up and operate equipment for meetings, events, and field assignments.
3. Capture and edit high-quality photos and video in varied environments.
4. Work a flexible schedule including evenings and special meetings.
5. Lift and transport equipment up to 50 pounds.
6. Prioritize tasks and work with minimal supervision.

MINIMUM QUALIFICATIONS

Education:
A bachelor's degree from an accredited college or university in Television and Film Communication, Digital Filmmaking and Video Production, Graphic or Commercial Arts, or a closely related field is highly desirable.

OPTION II: Two (2) years of experience in video production, operating audio and video equipment, video editing, and working with Adobe Creative Cloud Suite software.

OPTION Ill: Any combination of training and experience that provides the required knowledge, skills, and abilities is qualifying. Experience in lieu of formal coursework will be considered

Experience:
Previous experience in local government is highly desirable.

Licenses/Certificates:
A valid California Class C Driver's License with a satisfactory driving record is required.

SPECIAL REQUIREMENTS

Must be available to work Tuesday evenings for City Council and Planning Commission meetings. Additional after-hours, special, or emergency meetings may be assigned as needed. The typical schedule is a 4/10 work shift from 7:00 a.m. to 6:00 p.m., Monday through Thursday, with the exception of Tuesdays or as adjusted for special meeting schedules.

PHYSICAL REQUIREMENTS

While performing the duties of this class, the employee is frequently required to sit, stand, walk, bend, stoop, crouch, and squat for extended periods in the performance of daily activities. The position requires work both indoors and outdoors, as well as the ability to lift and transport equipment weighing up to 50 pounds. Incumbents may be exposed to moderate levels of dust, temperature variations, noise, and inclement weather. The position may also require a varied work schedule, including nights, weekends, and holidays. Employees must be able to work independently with minimal supervision and must be able to open and close the City Council Chambers

WORK ENVIRONMENT

Work is performed in a secure custody facility with exposure to individuals who may be uncooperative, confrontational, or under the influence. Noise levels may vary. The position requires shift work, including nights, weekends, and holidays.

SUPPLEMENTAL INFORMATION

Equal Opportunity Employer:
Equal Employment Opportunity (EEO) / Americans with Disabilities Act (ADA): The City of West Covina is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act (ADA) compliant employer, dedicated to ensuring equal employment opportunities for all employees and applicants.

ADA Accommodation: The City will provide reasonable accommodation for qualified individuals with disabilities and encourage both prospective and current employees to discuss potential accommodation with the employer.

ATTACHMENT NO. 2

RESOLUTION NO. 2026-83

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE REPEAL AND REPLACEMENT OF THE EXECUTIVE ASSISTANT TO THE CITY MANAGER CLASSIFICATION SPECIFICATIONS AND AN UPDATED SALARY RANGE FOR SUCH CLASSIFICATION

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the Human Resources Department, as needed, reviews class specifications and/or pay grades to ensure position specifications and compensation are in alignment with current demands and comparable with similar classifications within the public sector labor market; and

WHEREAS, the Human Resources Department has reviewed the class specifications for the Executive Assistant to the City Manager position and has proposed revisions to such specifications as set forth in Exhibit A, attached hereto and incorporated herein; and

WHEREAS, the Human Resources Department has also proposed to adjust the salary range for the Executive Assistant to the City Manager classification; and

WHEREAS, on July 8, 2026, the Human Resources Commission reviewed and approved the revised class specifications and salary range for the Executive Assistant to the City Manager classification; and

WHEREAS, the City Council desires to approve the repeal and replacement of the class specifications and the updated salary range for the Executive Assistant to the City Manager classification.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council hereby approves the repeal of the existing class specifications for the Executive Assistant to the City Manager classification.

SECTION 2. The City Council hereby approves replacing the repealed specifications with the specifications attached hereto As Exhibit A.

SECTION 3. The City Council hereby approves the following salary range for the

Executive Assistant to the City Manager classification:

CLASSIFICATION	MONTHLY PAY RANGE						
	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
Executive Assistant to the City Manager	$6,282.00				$7,485.00	$7,710.00	$7,941.00

SECTION 4. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions, and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, ASSISTANT CITY CLERK, CMC of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-83 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

EXHIBIT A

CLASSIFICATION SPECIFICATIONS

CITY OF WEST COVINA
CLASSIFICATION SPECIFICATION

Class Title:	EXECUTIVE ASSISTANT TO CITY MANAGER
Bargaining Unit:	CONFIDENTIAL EMPLOYEES' ASSOCIATION
Class Code: **Salary**	CE0 15
Grade: **Salary**:	$75,384 – $95,292
FLSA:	EXEMPT
Date Established:	July 08, 2026

JOB SUMMARY

Under general direction, serves as executive assistant and general administrative aid to the City Manager and other managerial staff in the City Manager's Office, helps coordinate office operations; assists in coordinating communication between the manager and departmental administrators, City Council and the public coordinates arrangements for meetings; and does related work as required.

ESSENTIAL FUNCTIONS

The duties listed below are intended only as illustrations of the various types of work that may be performed. The omission of specific statements of duties does not exclude them from the position if the work is similar, related, or a logical assignment to this class.

1. Maintains City Manager's calendar, coordinates meetings, appointments, and retreats.
2. Organizes the flow of communications, paperwork, and activity through the City Manager's office.
3. Establishes procedures to organize and maintain department files and records.
4. Responds to inquiries or refers them to appropriate office; pursues and expedites decisions, answers, and information of special management or public significance.
5. Independently drafts correspondence, and compiles information from a variety of sources.
6. Communicates information, advice, and instructions as an agent of the City Manager.
7. Maintains department payroll, personnel, and other official records.
8. Assembles City Council agenda materials and follow up on agenda items emanating from other City departments.
9. Assist City Council members in various requests in activities.
10. Records meetings, transcribes correspondences.
11. Supervises and trains office employees.
12. May perform, manage, and supervise business management operations of administrative support functions, including personnel, accounting, budgeting, office management, and operational procedures.
13. Supervise the maintenance of budget, inventory, purchasing, and personnel records.
14. Analyze departmental operations.
15. Serves as liaison on behalf of the department.
16. Conduct special projects related to development of departmental administrative services.

17. Prepare confidential reports and closed session agendas.
18. Provide administrative support services to Assistant City Managers city management.
19. Perform other related work as required.

GENERAL QUALIFICATIONS

Knowledge of:

1. Principles and methods of public and business administration, including organization and personnel, fiscal management, and budgetary control.
2. Office procedures and maintenance of records.
3. Basic payroll process and support to ensure accurate and timely reporting.
4. Proficiency in Microsoft Office Suite (Word, Excel, PowerPoint), and/or other comparable software such as Adobe Acrobat Reader, and Pro.
5. Principles and practices of management relating to training, evaluation, and supervision of subordinates.
6. Basic knowledge of English, grammar, spelling, filing arithmetic; modern office methods, principles of public relations and communications.

Ability to:

1. Understand, apply, and implement administrative policies, practices, and
2. Produce simple to complex documents, reports, presentations, and records using relevant software.
3. Represent management in dealing with a variety of administrative policies, practices, and procedures.
4. Represent management in dealing with a variety of administrative matters with employees, or in interactions with departments, outside agencies, and members of the public.
5. Train, evaluate, and supervise the work of subordinates.
6. Plan, coordinate, and initiate work assignments.
7. Work independently in identifying the need for and developing programs.
8. Speak and write effectively.
9. Create meeting agendas, serve as notetaker and produce accurate timely, and well-organized minutes and summaries for distribution to appropriate staff and stakeholders.
10. Maintain confidential information with discretion.
11. Establish and maintain cooperative working relations with City staff, elected officials, outside agencies, and the public.
12. Perform other related duties as required.

MINIMUM QUALIFICATIONS

Five (5) years' experience involving a significantly high level of secretarial duties, including basic administrative, analytical, and evaluation assignments.

SKILLS

Computer PCX use; experience utilizing Microsoft Office 365 Dictation skills at 80 WPM.

PHYSICAL REQUIREMENTS

This position also requires extensive and repetitive physical activity involving the arms, wrists, and hands, including writing and using a keyboard, it also requires physical abilities associated with the ability to read, write, and communicate in a work environment requiring no extraordinary physical strength or other special physical qualifications.

SUPPLEMENTAL INFORMATION

The City of West Covina is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the City will provide reasonable accommodation to qualified individuals with disabilities and encourages both prospective and current employees to discuss potential accommodations with the employer

ATTACHMENT NO. 3

RESOLUTION NO. 2026-70

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE ESTABLISHMENT OF THE LEAD JAILER CLASSIFICATION AND THE CLASSIFICATION SPECIFICATIONS AND SALARY RANGE FOR SUCH CLASSIFICATION, AND AMENDING THE SCHEDULE OF POSITIONS BUDGETED FOR FISCAL YEAR 2026-27 TO REFLECT THE RECLASSIFICATION OF TWO (2) JAILER POSITIONS TO TWO (2) LEAD JAILER POSITIONS

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, at the December 2, 2025 City Council meeting, the City Council approved the removal of the Lead Jailer classification and the establishment of the Police Jail Supervisor classification; and

WHEREAS, the Police Department's Fiscal Year 2026-27 budget currently includes six (6) Jailer positions; and

WHEREAS, the Police Department has identified an operational need to reclassify Jailer positions to Lead Jailer positions based on current and anticipated jail staffing shortages; and

WHEREAS, in connection with the proposed reclassification, the Human Resources Department and the Police Department have proposed to reestablish the Lead Jailer classification; and

WHEREAS, the City Council desires to approve the establishment of the Lead Jailer classification; and

WHEREAS, the City Council desires to approve the class specifications and salary range for the new classification; and

WHEREAS, the City Council desires to amend the Schedule of Positions to reflect the reclassification of two (2) Jailer positions to two (2) Lead Jailer positions.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council hereby approves the establishment of the Lead Jailer classification.

SECTION 2. The City Council hereby approves the classification specifications for

the Lead Jailer classification attached hereto as Exhibit A.

SECTION 3. The City Council hereby approves the following salary range for the Lead Jailer classification:

CLASSIFICATION	MONTHLY PAY RANGE						
	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
Lead Jailer	$4,448.00	$4,687.00	$4,927.00	$5,166.00	$5,406.00	$5,568.00	$5,735.00

SECTION 4. The City Council hereby approves the revised Schedule of Positions for Fiscal Year 2026-27 as set forth in Exhibit B, attached hereto and incorporated herein.

SECTION 5. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-70 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

_____
Lisa Sherrick, CMC
Assistant City Clerk

EXHIBIT A

CLASSIFICATION SPECIFICATIONS

CITY OF WEST COVINA
CLASSIFICATION SPECIFICATION

Class Title: LEAD JAILER
Bargaining Unit: POLICE SUPPORT SERVICES ASSOCIATION
Class Code Salary: NS05
Grade Salary: $53,376-$68,820
FLSA: NON-EXEMPT
Date Established: 07.21.2026

JOB SUMMARY

A Lead Jailer is a non-sworn uniformed position within the Police Department. Under the general direction of a Supervising Jailer, this position operates and maintains prisoner custody facilities; processes and ensures the health, safety, welfare, and transport of persons in custody; and performs other related duties as assigned.

Employees in the Lead Jailer class are distinguished from the Jailer classification by their performance of the full range of assigned duties and by receiving only occasional instruction or assistance when new or unusual situation arise. In addition to being fully capable of performing the essential functions of the Jailer position, the Lead Jailer may provide day-to-day supervision and technical direction to Jailers.

The Lead Jailer is responsible for assisting jail staff with scheduling, addressing personnel issues, ensuring training requirements are met, overseeing the ordering and maintenance of supplies and equipment, preparing the jail for inspections, and maintaining and updating policies in accordance with Title 15 regulations. The Lead Jailer also serves as the primary point of contact for staff concerns and assist with the selection and training of newly hire Jaier

ESSENTIAL FUNCTIONS

The duties listed below are intended only as illustrations of the various types of work that may be performed. The omission of specific statements of duties does not exclude them from the position if the work is similar, related, or a logical assignment to this class.

1. Receives, processes, and searches prisoners.
2. Books, photographs, and fingerprints suspects; oversees permitted phone calls.
3. Maintains records related to suspects in custody.
4. Conducts safety checks and observes prisoners to ensure their health and welfare.
5. Issues meals and supplies; monitors and maintains inventory levels.
6. Returns prisoner property in accordance with established procedures.
7. Prepares and transports prisoners for court appearances; releases prisoners to court custody.
8. Performs routine housekeeping duties to maintain the facility, including weekends.
9. Accesses CAL-ID for proof of prisoner identification when required.
10. Fingerprints and registers parolees, sex offenders, and job applicants.

11. Provides day-to-day supervision, guidance, and technical directions to Jailers.
12. Assists with scheduling, training coordination, and addressing personnel-related issues.
13. Oversees the ordering and maintenance of supplies, equipment, and facility readiness for inspections.
14. Ensures compliance with Title 15 standards; updates and maintains jail policies and procedures.
15. Assists in the selection, onboarding, and training of newly hired Jailers.
16. Completes required 24-hour annual training and other mandated in-service training.
17. Performs related duties as required.

GENERAL QUALIFICATIONS

Knowledge of:

1. Principles and practices related to jail operations and custodial care.
2. Applicable laws, regulations, and standards, including Title 15 requirements.
3. Effective oral and written communication techniques, including proper English usage.
4. Recordkeeping methods and procedures used in custody operations.
5. Safety practices related to handling prisoners and maintaining a secure facility.
6. Interpersonal relations practices for working with the public and individuals in custody.
7. Use of computers, office software, and law-enforcement databases (proficiency desirable).

Ability to:

1. Process, monitor, and maintain the safety and well-being of people in custody.
2. Lead, guide, and support the work of Jailers on a daily.
3. Prepare clear and accurate reports and maintain detailed records.
4. Communicate effectively both orally and in writing.
5. Apply appropriate techniques in restraining and controlling combative individuals.
6. Work effectively under pressure and handle emergency situations calmly.
7. Interpret, apply, and explain policies, procedures, and regulations.
8. Establish and maintain cooperative relationships with staff, prisoners, court personnel, and the public.
9. Successfully pass an intensive background investigation.

MINIMUM QUALIFICATIONS

Education:
College level coursework from an accredited college or university in liberal arts, public administration, police science or a closely related field is desirable.

Experience:
Experience performing custodial care duties and/or working with the public in a responsible capacity.

Licenses/Certificates:
A valid California class C Driver's License with a satisfactory driving record is required. Must complete all required Title 15 training and any other mandated certifications.

SUPPLEMENTAL INFORMATION

Background:
Ability to successfully pass an intensive background investigation.

Physical Requirements:
Must possess the physical strength and ability necessary to restrain and control combative or uncooperative individuals. This position requires extensive and repetitive physical activity involving the arms, wrists, and hands, including writing and keyboard use. It also requires the physical abilities needed to read, write, and communicate effectively in a work environment, without the need for extraordinary physical strength or other exceptional physical qualifications.

Work Environment:
Work is performed in a secure custody facility with exposure to individuals who may be uncooperative, confrontational, or under the influence. Noise levels may vary. The position requires shift work, including nights, weekends, and holidays.

Equal Opportunity Employer:
Equal Employment Opportunity (EEO) / Americans with Disabilities Act (ADA): The City of West Covina is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act (ADA) compliant employer, dedicated to ensuring equal employment opportunities for all employees and applicants.

ADA Accommodation: The City will provide reasonable accommodation for qualified individuals with disabilities and encourage both prospective and current employees to discuss potential accommodation with the employer.

EXHIBIT B

REVISED SCHEDULE OF POSITIONS

EXHIBIT B

Schedule of Positions (Revised 07.21.2026)

	FY 2023-24 Actual	FY 2024-25 Actual	Original Budget FY 2025-26	Estimated FY 2025-26	Adopted Budget FY2026-27
Administration					
Full-time					
ASSISTANT CITY MANAGER	2	1	2	2	2
ASSISTANT TO THE CITY MANAGER	0	1	1	1	1
CITY MANAGER	1	1	1	1	1
EXEC ASSISTANT TO CITY MANAGER	1	1	1	1	1
SR ADMINISTRATIVE ASSISTANT	1	1	1	1	1
Full-time Total	**5**	**5**	**6**	**6**	**6**
Administration Total	**5**	**5**	**6**	**6**	**6**
City Clerk					
Full-time					
ASSISTANT CITY CLERK	1	1	1	1	1
DEPUTY CITY CLERK	1	1	1	2	2
Full-time Total	**2**	**2**	**2**	**3**	**3**
Part-time					
OFFICE ASSISTANT I	1	1	1	1	1
Part-time Total	**1**	**1**	**1**	**1**	**1**
City Clerk Total	**3**	**3**	**3**	**4**	**4**
Community Development					
Full-time					
ADMINISTRATIVE ASSISTANT I	1	1	1	1	1
ADMINISTRATIVE ASSISTANT II	1	1	1	1	1
ECON DEV PROJECT COORDINATOR	2	2	1	1	1
ECON DEV/HOUSING MANAGER	1	1	1	1	1
PLANNING ASSISTANT	1	1	1	1	1
PLANNING ASSOCIATE	1	1	1	1	1
PROJECT MANAGER	1	1	1	1	1
SR ADMINISTRATIVE ASSISTANT	1	1	1	1	1
COMM DEVELOPMENT DIRECTOR	0	0	0	0	1
DEPUTY COMM DEVELOP DIRECTOR	1	1	1	1	0
Full-time Total	**10**	**10**	**9**	**9**	**9**
Part-time					
INTERN	1	1	1	2	1
OFFICE AIDE III	1	1	1	1	1
PLANNING AIDE	1	1	1	1	1
Part-time Total	**3**	**3**	**3**	**4**	**3**
Community Development Total	**13**	**13**	**12**	**13**	**12**

Schedule of Positions (Revised 07.21.2026)

	FY 2023-24 Actual	FY 2024-25 Actual	Original Budget FY 2025-26	Estimated FY 2025-26	Adopted Budget FY2026-27
Community Services					
Full-time					
ADMINISTRATIVE ASSISTANT I	1	1	1	1	1
COMMUNITY SERVICES COORDINATOR*	5	5	5	5	5
DEPUTY COMM SVS DIRECTOR	1	1	1	1	1
HEAD COOK	1	1	1	1	1
RECREATION SERVICES SUPERVISOR	1	1	1	1	0
COMMUNITY SERVICES MANAGER	0	0	0	0	1
Full-time Total	**9**	**9**	**9**	**9**	**9**
Part-time					
ASSISTANT COOK	1	1	1	1	1
DAY CARE DIRECTOR	3	3	3	3	3
DAY CARE TEACHER	3	3	3	3	3
OFFICE AIDE I	1	1	1	1	1
RECREATION LEADER*	35	35	35	35	43
RECREATION SITE COORDINATOR*	9	9	9	9	11
Part-time Total	**52**	**52**	**52**	**52**	**62**
Community Services Total	**61**	**61**	**61**	**61**	**71**
Finance					
Full-time					
ACCOUNTANT I	0	0	0	1	1
ACCOUNTING TECHNICIAN II	2	2	2	2	2
ACCOUNTANT II	2	2	2	1	1
ACCOUNTING MANAGER	0	0	1	1	1
ASSISTANT FINANCE DIRECTOR	1	1	1	1	1
COMPUTER SERVICES TECHNICIAN	1	1	1	1	1
FINANCE DIRECTOR	1	1	1	1	1
GIS ANALYST	1	1	1	1	1
INFORMATION TECH ANALYST I	1	1	1	1	1
PAYROLL SPECIALIST	2	2	2	0	0
PURCHASING MANAGER	1	1	1	1	1
SENIOR ACCOUNTANT	1	1	0	0	0
SR ADMINISTRATIVE ASSISTANT	1	1	1	1	1
PAYROLL ANALYST	0	0	0	1	1
PAYROLL SPECIALIST II	0	0	0	1	1
MEDIA PRODUCTION SPECIALIST	0	0	0	0	1
INFORMATION TECH MANAGER	1	1	1	1	1
Full-time Total	**15**	**15**	**15**	**15**	**16**
Part-time					
CABLE PRODUCTION ASSISTANT	1	1	1	1	0
INTERN	1	1	1	1	1
USER SUPPORT SPECIALIST	1	1	1	1	1
Part-time Total	**3**	**3**	**3**	**3**	**2**
Finance Total	**18**	**18**	**18**	**18**	**18**

Schedule of Positions (Revised 07.21.2026)

	FY 2023-24 Actual	FY 2024-25 Actual	Original Budget FY 2025-26	Estimated FY 2025-26	Adopted Budget FY2026-27
Fire					
Full-time					
ADMINISTRATIVE AIDE	2	2	2	2	2
ASSISTANT FIRE CHIEF	3	3	3	3	3
FIRE CAPTAIN	15	15	15	15	15
FIRE CHIEF	1	1	1	1	1
FIRE ENGINEER	15	15	15	15	15
FIRE PROTECTION SPECIALIST	1	1	1	1	1
FIREFIGHTER	9	9	9	9	7
FIREFIGHTER/PARAMEDIC	27	27	27	27	29
MANAGEMENT ANALYST I	1	1	0	0	0
SR ADMINISTRATIVE ASSISTANT	1	1	1	0	0
DEPUTY FIRE MARSHAL	0	0	1	1	0
EXE ASSISTANT TO THE FIRE CHIEF	0	0	0	1	1
Full-time Total	**75**	**75**	**75**	**75**	**74**
Part-time					
FIRE PROTECTION SPECIALIST	2	2	1	1	1
DEPUTY FIRE MARSHAL	0	0	0	0	1
Part-time Total	**2**	**2**	**1**	**1**	**2**
Fire Total	**77**	**77**	**76**	**76**	**76**
Human Resources					
Full-time					
HUMAN RESOURCES DIRECTOR	0	0	1	1	1
HUMAN RESOURCES MANAGER	1	1	1	1	1
HUMAN RESOURCES ANALYST I	1	1	1	1	1
SR HUMAN RESOURCES TECHNICIAN	1	1	1	1	1
HUMAN RESOURCES TECHNICIAN	0	1	0	0	0
Full-time Total	**3**	**4**	**4**	**4**	**4**
Part-time					
OFFICE AIDE III	1	1	0	1	1
Part-time Total	**1**	**1**	**0**	**1**	**1**
Human Resources Total	**4**	**5**	**4**	**5**	**5**

Schedule of Positions (Revised 07.21.2026)

	FY 2023-24 Actual	FY 2024-25 Actual	Original Budget FY 2025-26	Estimated FY 2025-26	Adopted Budget FY2026-27
Police					
Full-time					
CODE ENFORCEMENT SUPERVISOR	1	1	1	1	1
COMMUNICATIONS MANAGER	1	1	1	1	1
COMMUNICATIONS SUPERVISOR	4	4	4	4	4
COMMUNITY SERVICES OFFICER	8	8	8	8	8
CRIMINAL JUSTICE RES ANALYST I	1	1	1	1	1
FORENSIC SPECIALIST SUPERVISOR	1	1	1	1	1
JAILER	6	6	6	6	4
LEAD JAILER	1	1	1	0	2
POLICE CAPTAIN	2	2	2	2	2
POLICE CHIEF	1	1	1	1	1
POLICE CORPORAL	17	17	17	17	17
POLICE LIEUTENANT	6	6	6	6	6
POLICE OFFICER	58	58	63	63	61
POLICE OFFICER RECRUIT	5	5	10	10	10
POLICE RECORDS MANAGER	1	1	1	1	1
POLICE RECORDS SPECIALIST I	5	5	5	3	3
POLICE RECORDS SPECIALIST II	2	2	2	4	4
POLICE RECORDS SUPERVISOR	1	1	1	1	1
POLICE SERGEANT	13	13	13	13	13
PUBLIC SAFETY DISPATCHER	8	8	8	8	6
SR ADMINISTRATIVE ASSISTANT	1	1	1	1	1
SR COMMUNICATIONS OPERATOR	4	4	4	4	4
VICTIM ADVOCATE	1	1	1	1	1
POLICE EXECUTIVE ADMINISTRATOR	0	0	0	1	1
POLICE JAIL SUPERVISOR	0	0	0	1	1
SENIOR ADMINISTRATIVE ASSISTANT	1	1	1	0	0
POLICE ADMIN SERVICES MANAGER	1	1	1	0	0
EXEC ASSISTANT TO THE POLICE CHIEF	0	0	0	1	1
Full-time Total	**150**	**150**	**160**	**160**	**156**
Part-time					
OFFICE AIDE III	2	2	2	2	2
PD RESERVE COMMANDER	1	1	1	1	1
PD RESERVE OFFICER - LEVEL 1	1	1	1	1	2
PD RESERVE OFFICER - LEVEL 3	1	1	1	1	1
PD RESERVE SERGEANT - LEVEL 1	1	1	1	0	0
POLICE BACKGROUND INVESTIGATOR	3	3	3	3	3
POLICE CADET	9	9	9	9	9
PD RESERVE OFFICER - LEVEL II	1	1	1	2	2
PD RESERVE LIEUTENANT - LEVEL 1	0	0	0	0	1
Part-time Total	**19**	**19**	**19**	**19**	**21**
Police Total	**169**	**169**	**179**	**179**	**177**

Schedule of Positions (Revised 07.21.2026)

	FY 2023-24 Actual	FY 2024-25 Actual	Original Budget FY 2025-26	Estimated FY 2025-26	Adopted Budget FY2026-27
Public Safety					
Full-time					
CODE ENFORCEMENT DIRECTOR	1	1	1	1	1
CODE ENFORCEMENT MANAGER	0	0	1	1	1
CODE ENFORCEMENT SUPERVISOR	1	0	0	0	1
CODE ENFORCEMENT OFFICER	4	4	4	4	9
Full-time Total	**6**	**5**	**6**	**6**	**12**
Part-time					
CODE ENFORCEMENT OFFICER	6	7	12	12	12
Part-time Total	**6**	**7**	**12**	**12**	**12**
Public Safety Total	**12**	**12**	**18**	**18**	**24**
Public Works					
Full-time					
ADMINISTRATIVE ASSISTANT II	1	1	1	1	0
BUILDING MAINT LEAD WORKER	1	1	1	1	1
ELECTRICIAN I	1	1	1	1	1
ELECTRICIAN II	1	1	1	1	1
EQUIPMENT OPERATOR	1	1	1	1	1
FLEET SERVICES COORDINATOR	0	1	1	0	1
MAINTENANCE LEAD WORKER	2	2	2	2	2
MAINTENANCE SVCS COORDINATOR	3	2	2	3	1
MAINTENANCE WORKER II	22	22	22	22	23
MAINTENANCE WORKER III	4	4	4	4	4
MANAGEMENT ANALYST I	1	1	1	1	1
OFFICE ASSISTANT I	0	0	0	0	1
PUBLIC WORKS SUPERINTENDENT	1	1	1	1	1
STREET MAINTENANCE SUPERVISOR	0	1	1	1	0
PUBLIC WORKS DIRECTOR	0	0	0	0	1
PUBLIC WORKS DEPUTY DIRECTOR	1	1	1	1	0
SENIOR MAINTENANCE SUPERVISOR	1	0	0	0	0
MANAGEMENT ANALYST II	0	0	0	0	1
Full-time Total	**40**	**40**	**40**	**40**	**40**
Part-time					
MAINTENANCE ASSISTANT	1	1	1	1	0
OFFICE AIDE I	3	3	3	0	0
OFFICE AIDE III	0	0	0	2	1
Part-time Total	**4**	**4**	**4**	**3**	**1**
Public Works Total	**44**	**44**	**44**	**43**	**41**
Grand Total	**406**	**407**	**421**	**423**	**434**

*COMMUNITY SERVICES COORDINATOR- Only 4 positions were funded; 1 position remains unfunded.

*RECREATION LEADER- Only 35 positions were funded; 8 position remains unfunded.

*COMMUNITY SERVICES COORDINATOR - Only 9 positions were funded; 2 position remains unfunded.

CITY OF WEST COVINA
HUMAN RESOURCES COMMISSION

WEDNESDAY, July 8, 2026, 6:00 PM

SPECIAL MEETING

WEST COVINA CITY HALL
MANAGEMENT RESOURCE CENTER (MRC) ROOM 314
WEST COVINA, CALIFORNIA 91790

MINUTES

Chairman - Henry Torres
Vice Chair
Commissioner - Dr. Deirdre Carlock
Commissioner - Rosa Franco
Commissioner – Eddie Gomez
Commissioner - Sergio Verceles

AMERICANS WITH DISABILITIES ACT

The Commission complies with the Americans with Disabilities Act (ADA). If you will need special assistance at Commission Meetings, please call (626) 939-8433 (voice) or (626) 960-4422 (TTY) from 8:00 a.m. to 5:00 p.m. Monday through Thursday, at least 48 hours prior to the meeting to make arrangements.

AGENDA MATERIAL

Agenda material is available for review at the West Covina City Clerk's Office, Room 317 in City Hall, 1444 W. Garvey Avenue and at www.westcovina.org. Any writings or documents regarding any item on this agenda not exempt from public disclosure, provided to a majority of the Commission that is distributed less than 72 hours before the meeting, will be made available for public inspection in the City Clerk's Office, Room 317 of City Hall during normal business hours.

PUBLIC COMMENTS
ADDRESSING THE COMMUNITY AND SENIOR SERVICES COMMISSION

Any person wishing to address the Commission on any matter listed on the agenda or on any other matter within their jurisdiction should complete a speaker card that is provided at the entrance to the Council Chambers and submit the card to the Commission Secretary

Please identify on the speaker card whether you are speaking on an agenda item or non-agenda. Requests to speak on agenda items will be heard prior to requests to speak on non-agenda items. All comments are limited to three (3) minutes per speaker.

CALL TO ORDER at 6:07 p.m. by Chair Torres.

INVOCATION- Chair Torres

PLEDGE OF ALLEGIANCE- Chair Torres

ROLL CALL:

Commissioners Torres, Franco, Gomez and Verceles.
Staff Present: Roderick Wells, HR Manager/ Kevin Richard, HR Analyst

CLOSED SESSION

None.

REPORTING OUT FROM CLOSED SESSION

None.

ORALCOMMUNICATIONS· Three (3) minutes per speaker

Renee Torres: Secretary for Mid-Management Employee Association (MMEA)

CHANGES TO THE AGENDA

1 Typo called into question by Assistant City Manager Roxanne Lerma. Item No. 2, Attachment No. 2, #7

APPROVAL OF MEETING MINUTES 4/8/2026 MEETING

Motion to Approve: Commissioner Franco
Second: Commissioner Torres
Motion to approve passes 4-0

ACTION ITEMS TO CITY MANAGER/CITY COUNCIL

None.

1) **April 8, 2026, Human Resources Commission Meeting Minutes**

Motion to Approve Minutes.

Motion By: Commissioner Franco, 2nd by: Commissioner Torres, motion to approve carried by a vote of 4 to O with 1 absence.

AYES: Commissioner Torres, Franco, Gomez, and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

NEW BUSINESS

2) CONSIDERATION OF EXECUTIVE ASSISTANT TO THE CITY MANAGER JOB DESCRIPTION AND SALARY UPDATE FOR THE CITY MANAGER'S OFFICE

Motion By: Commissioner Gomez, 2nd by: Commissioner Franco, motion carried by a vote of 4 to 0 with 1 absence.

AYES: Commissioner Torres, Franco, Gomez, and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

3) CONSIDERATION OF UPDATE TO THE COMMUNITY SERVICES MANAGER JOB DESCRIPTION.

Motion By: Commissioner Gomez, 2nd by: Commissioner Verceles, motion to table item until the next meeting. Motion carried by a vote of 4 to O with 1 absence.

AYES: Commissioner Torres, Franco, Gomez and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

4) CONSIDERATION OF ESTABLISHING A NEW JOB DESCRIPTION FORDEPUTY FIRE CHIEF POSITION.

Motion By: Commissioner Gomez, 2nd by: Commissioner Verceles, motion to approve. Motion carried by a vote of 4 to O with 1 absence.

AYES: Commissioner Torres, Franco, Gomez and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

5) CONSIDERATION OF NAME CHANGE ONLY FROM ASSISTANT FIRE CHIEF TO FIRE BATTALION CHIEF.

Motion By: Commissioner Gomez, 2nd by: Commissioner Verceles, motion to approve. Motion carried by a vote of 4 to O with 1 absence.

AYES: Commissioner Torres, Franco, Gomez and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

6) RECLASSIFICATION OF TWO (2) POLICE DEPARTMENT JAILER POSITIONS TO TWO (2) LEAD JAILER POSITIONS.

Motion By: Commissioner Gomez, 2nd by: Franco, motion to approve. Motion carried by a vote of 4 to O with 1 absence.

AYES: Commissioner Torres, Franco, Gomez and Verceles.
NOES: None.
ABSENT: One (1).
ABSTAIN: None.

DIRECTOR'S REPORT:

None.

COMMISSIONERS REPORTS:

None.

ADJOURNMENT at 6:57 p.m. by Chair Torres.

Upcoming Human Resources Commission Meeting

Regular Meeting, August 12, 2026, 6:00 PM
Regular Meeting, October 14, 2026, 6:00 PM
Regular Meeting, December 9, 2026, 6:00 PM

Signature: _____ Date: 7/13/2026

Kevin Richard, HR Analyst

CITY OF WEST COVINA
HUMAN RESOURCES COMMISSION

WEDNESDAY, APRIL 8, 2026, 6:00 PM

REGULAR MEETING
WEST COVINA CITY HALL
MANAGEMENT RESOURCE CENTER (MRC) ROOM 314
WEST COVINA, CALIFORNIA 91790

MINUTES

Chairman - Henry Torres
Vice Chair -
Commissioner - Dr. Deirdre Carlock
Commissioner - Rosa Franco
Commissioner - Sergio Verceles

AMERICANS WITH DISABILITIES ACT

The Commission complies with the Americans with Disabilities Act (ADA). If you will need special assistance at Commission Meetings, please call (626) 939-8433 (voice) or (626) 960-4422 (TTY) from 8:00 a.m. to 5:00 p.m. Monday through Thursday, at least 48 hours prior to the meeting to make arrangements.

AGENDA MATERIAL

Agenda material is available for review at the West Covina City Clerk's Office, Room 317 in City Hall, 1444 W. Garvey Avenue and at www.westcovina.org. Any writings or documents regarding any item on this agenda not exempt from public disclosure, provided to a majority of the Commission that is distributed less than 72 hours before the meeting, will be made available for public inspection in the City Clerk's Office, Room 317 of City Hall during normal business hours.

PUBLIC COMMENTS
ADDRESSING THE COMMUNITY AND SENIOR SERVICES COMMISSION

Any person wishing to address the Commission on any matter listed on the agenda or on any other matter within their jurisdiction should complete a speaker card that is provided at the entrance to the Council Chambers and submit the card to the Commission Secretary

Please identify on the speaker card whether you are speaking on an agenda item or non-agenda. Requests to speak on agenda items will be heard prior to requests to speak on non-agenda items. All comments are limited to three (3) minutes per speaker.

CALL TO ORDER at 6:05 p.m. by Chair Torres.

INVOCATION

PLEDGE OF

ALLEGIANCE ROLL

CALL:

Commissioners Torres, Carlock, Franco and Verceles.
Staff Present: Carmelita Underwood, HR/Risk Director, Roderick Wells, HR Manager and Kevin Richard, HR Analyst

CLOSED SESSION

None.

REPORTING OUT FROM CLOSED SESSION

ORAL COMMUNICATIONS-Three (3) minutes per speaker

None.

CHANGES TO THE AGENDA

None.

APPROVAL OF MEETING MINUTES

None.

ACTION ITEMS TO CITY MANAGER/CITY COUNCIL

None.

NEW BUSINESS

1) CONSIDERATION OF NEW CLASSIFICATION - MEDIA PRODUCTION SPECIALIST

It is recommended that the Human Resources Commission approve the new job description and salary grade for the Media Production Specialist position.

Motion By: Commissioner Franco, 2nd by: Commissioner Verceles, motion carried by a *vote* of 4 to O with O absent.

AYES: Commissioner Torres, Carlock, Franco and Verceles.
NOES: None.
ABSENT: None.
ABSTAIN: None.

2) CONSIDERATION OF EXECUTIVE ASSISTANT TO THE CITY MANAGER JOB DESCRIPTION AND SALARY UPDATE FOR THE CITY MANAGER'S OFFICE

City staff pulled this item for a future meeting

3) CONSIDERATION OF UPDATE TO THE COMMUNITY SERVICES MANAGER JOB DESCRIPTION

City staff pulled this item for a future meeting

4) CONSIDERATION OF NAME CHANGE ONLY FROM ASSISTANT FIRE CHIEF TO FIRE BATTALION CHIEF.

Motion By: Commissioner Franco, 2nd by: Commissioner Verceles, motion to table this item to revisit at a later meeting. Motion carried by a vote of 4 to O with O absence.

AYES: Commissioner Torres, Carlock, Franco and Verceles.
NOES: None.
ABSENT: None.
ABSTAIN: None.

DIRECTOR'S REPORT:

None.

COMMISSIONERS REPORTS:

None.

ADJOURNMENT at 6:52 p.m. by Chair Torres.

Upcoming Human Resources Commission Meeting

Regular Meeting, June 10. 2026, 6:00 PM
Regular Meeting, August 12, 2026, 6:00 PM
Regular Meeting, October 14, 2026, 6:00 PM
Regular Meeting, December 9, 2026, 6:00 PM

Signature: _____ **Date:** 4/15/2026
Kevin Richard, HR Analyst

AGENDA ITEM NO. 6

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **CONSIDERATION OF NEED TO CONTINUE EMERGENCY REPAIRS AT FIRE STATION 3**

RECOMMENDATION:

It is recommended that the City Council review the emergency action for the emergency conditions at Fire Station 3 and adopt the following resolution:

> **RESOLUTION NO. 2026-81 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DETERMINING, BY AT LEAST A FOUR-FIFTHS VOTE OF THE CITY COUNCIL, THAT THERE IS A NEED TO CONTINUE THE EMERGENCY ACTION AT FIRE STATION 3**

BACKGROUND:

On April 7, 2026, the City Council adopted Resolution No. 2026-32 determining, by a unanimous vote of the City Council, that an emergency exists at Fire Station 3 due to a rodent infestation, that the emergency will not permit the competitive solicitation for bids, and directing and authorizing the Acting City Manager to cause emergency repairs to be performed and to take any directly related and immediate action required by the emergency.

Pursuant to Public Contract Code Section 22050(c), the City Council is required to review the emergency action at every regularly scheduled meeting until the action is terminated, to determine, by a four-fifths vote, that there is a need to continue that action. The City Council is also required to terminate the action at the earliest possible date that conditions warrant.

On April 21, 2026, the City Council adopted Resolution No. 2026-34, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

On May 5, 2026, the City Council adopted Resolution No. 2026-35, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

On May 19, 2026, the City Council adopted Resolution No. 2026-38, determining, by a four-fifths vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

On June 2, 2026, the City Council adopted Resolution No. 2026-50, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

On June 16, 2026, the City Council adopted Resolution No. 2026-55, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3 and clarifying that the City Manager has the same authority provided to the Acting City Manager pursuant to Resolution No. 2026-32.

On July 7, 2026, the City Council adopted Resolution No. 2026-76, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

DISCUSSION:

The Acting City Manager authorized staff to proceed with all necessary work under the emergency action to safeguard the immediate health and safety of personnel at Fire Station 3. As detailed in the April 7, 2026 staff report, the rodent infestation presented serious health and sanitation hazards, exposing firefighters to unsafe living and working conditions.

The City executed a Construction Services Agreement with Sunshine Pacific Group America, Inc. and repair work continues at Fire Station 3.

Public Works continues to coordinate closely with Fire Department Management and Fire Station 3 personnel to maintain safety during the construction process. Temporary accommodations continue to be provided.

As the repair work is ongoing, staff recommends that the City Council determine there is a need to continue the emergency action.

LEGAL REVIEW:

The City Attorney's Office has reviewed the resolution and approved it as to form.

OPTIONS:

The City Council has the following options:

1. Approve staff’s recommendation; or
2. Provide alternative direction.

Prepared by: Renee M. G. Chavez, Management Analyst I

Fiscal Impact

FISCAL IMPACT:

This is strictly an administrative item. Therefore, there is no fiscal impact associated with this action.

Attachments

Attachment No. 1 - Resolution No. 2026-81

CITY COUNCIL GOALS & OBJECTIVES: Protect Public Safety
Achieve Fiscal Sustainability and Financial Stability
A Well-Planned Community

ATTACHMENT NO. 1

RESOLUTION NO. 2026-81

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DETERMINING, BY AT LEAST A FOUR-FIFTHS VOTE OF THE CITY COUNCIL, THAT THERE IS A NEED TO CONTINUE THE EMERGENCY ACTION AT FIRE STATION 3

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, Public Contract Code section 1102 defines an "emergency" as "a sudden, unexpected occurrence that poses a clear and imminent danger, requiring immediate action to prevent or mitigate the loss or impairment of life, health, property, or essential public services"; and

WHEREAS, pursuant to Public Contract Code section 22050(a)(1), in the case of an emergency, the City, pursuant to a four-fifths vote of the City Council, may repair or replace a public facility, take any directly related and immediate action required by that emergency, and procure the necessary equipment, services, and supplies for those purposes, without giving notice for bids to let contracts; and

WHEREAS, pursuant to Public Contract Code section 22050(a)(2), before the City Council takes any action pursuant to paragraph (1), it shall make a finding, based on substantial evidence set forth in the minutes of its meeting, that the emergency will not permit a delay resulting from a competitive solicitation for bids, and that the action is necessary to respond to the emergency; and

WHEREAS, pursuant to Section 2-357(a) of the West Covina Municipal Code, in cases of an emergency, the City Council, after making a finding, based on substantial evidence set forth in the minutes of the meeting, that the emergency will not permit a delay resulting from a competitive solicitation for bids, and that the action is necessary to respond to the emergency, may, by a four-fifths (⅘) vote of the City Council, repair or replace a public facility, take any directly related and immediate action required by that emergency, and procure the necessary equipment, services, and supplies for those purposes, without giving notice for bids to let contracts; and

WHEREAS, City staff recently identified a significant rodent and rat infestation within Fire Station 3; and

WHEREAS, the infestation poses a clear and imminent danger requiring immediate action to avoid health and safety issues; and

WHEREAS, on April 7, 2026, the City Council adopted Resolution No. 2026-32, finding, by a unanimous vote of the City Council, that an emergency exists at Fire Station 3 which will not permit the competitive solicitation for bids and directing and authorizing

the Acting City Manager to cause emergency repairs to be performed and to take any directly related and immediate action required by the emergency; and

WHEREAS, pursuant to Public Contract Code section 22050(c), if the City Council orders emergency repairs, the City Council is required to review the emergency action at its next regularly scheduled meeting and at every regularly scheduled meeting thereafter until the action is terminated, to determine, by a four-fifths vote, that there is a need to continue the action, and to terminate the action at the earliest possible date that conditions warrant so that the remainder of the emergency action may be completed by a competitive solicitation for bids; and

WHEREAS, on April 21, 2026, the City Council adopted Resolution No. 2026-34, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3; and

WHEREAS, on May 5, 2026, the City Council adopted Resolution No. 2026-35, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3; and

WHEREAS, on May 19, 2026, the City Council adopted Resolution No. 2026-38, determining, by a four-fifths vote of the City Council, that there was a need to continue the emergency action at Fire Station 3: and

WHEREAS, on June 2, 2026, the City Council adopted Resolution No. 2026-50, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3; and

WHEREAS, on June 2, 2026, the City Council appointed the Acting City Manager as the City Manager; and

WHEREAS, on June 16, 2026, the City Council adopted Resolution No. 2026-55, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3 and clarifying that the City Manager has the same authority provided to the City Manager pursuant to Resolution No. 2026-32; and

WHEREAS, on July 7, 2026, the City Council adopted Resolution No. 2026-76, determining, by a unanimous vote of the City Council, that there was a need to continue the emergency action at Fire Station 3.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. Based upon the information provided in the staff report accompanying this resolution, the City Council determines that there is a need to continue the emergency action at Fire Station 3.

SECTION 2. The City Manager shall report to the City Council at every regularly scheduled meeting until this emergency action is terminated the reasons justifying why the emergency continues to exist and whether there is a need to continue the emergency action.

SECTION 3. In accordance with Public Contract Code section 22050(c)(3), the City Council will terminate the emergency action at the earliest possible date that conditions warrant so that the remainder of the emergency action may be completed by a competitive solicitation for bids.

SECTION 4. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____
Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

_____
Thomas P. Duarte
City Attorney

ATTEST

_____
Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-76 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

_____
Lisa Sherrick, CMC
Assistant City Clerk

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **APPROVAL OF PURCHASE ORDER FOR FORD FLEET CARE FOR FISCAL YEAR 2026-2027**

RECOMMENDATION:

It is recommended that the City Council:

1. Authorize the City Manager to issue a purchase order to Ford Fleet Care in the amount of $250,000 for vehicle repair and maintenance services utilizing the Sourcewell Cooperative Purchasing Agreement for Fiscal Year 2026-2027.
2. Authorize the City Manager to execute any purchase order change orders within the FY2026-2027 budget for Fund 365, Fleet Management.

BACKGROUND:

Since January 2018, the City has been utilizing Ford Fleet Care**,** a credit line provided by Ford Motor Company that enables billing for parts and services at authorized Ford dealerships. This program is particularly beneficial since the City's fleet consists predominantly of Ford vehicles, 121 Ford and 80 non-Ford vehicles, some of which remain under the manufacturer's warranty and thus require servicing at authorized Ford dealers.

Ford Fleet Care-participating dealerships are capable of servicing both Ford and many non-Ford vehicles. The City primarily uses vendors such as Performance Ford of West Covina, Puente Hills Ford, Ford of Upland and Ken Grody Ford for fleet maintenance and repairs.

The use of a cooperative purchasing agreement offers operational flexibility, complies with City procurement policies, and was competitively awarded. This arrangement serves the best interests of the City by streamlining service processes and providing cost-effective maintenance for its fleet, which primarily supports the Police and Public Works Departments.

DISCUSSION:

The City participates in multiple programs under the Sourcewell Cooperative Purchasing Agreement with Ford (Contract #080124-FMC, expiring 11/14/2028). These programs include the Ford Pro National Parts Discount Program and the Ford Fleet Advantage Program, which allows the City to purchase vehicles at fleet discount rates.

To manage its fleet efficiently, the City utilizes the Ford Fleet Care program, which consolidates monthly invoices into a single billing statement, replacing multiple individual repair orders and parts invoices. This ensures that all applicable discounts are applied consistently. The program supports fleets consisting of Ford, Lincoln, and Mercury vehicles, as well as non-Ford vehicles and trailers, and is accessible through Ford and Lincoln Dealerships and Quick Lane Tire & Auto Centers across the United States and Canada.

The City currently maintains a fleet of 201 vehicles under the Ford Fleet Care program, with model years ranging

from 1996 through 2026. Of these, only 47 vehicles remain under Ford's Bumper-to-Bumper Warranty, as they are less than three years old. The aging fleet and rising costs for parts and labor continue to significantly increase the City's expenses for routine vehicle maintenance.

The following table shows expenditures for fleet auto repairs through Ford Fleet Care since utilizing the program :

FY19-20	$195,509 *
FY20-21	$170,551 *
FY21-22	$293,603
FY22-23	$405,166
FY23-24	$517,000
FY24-25	$364,272
FY25-26	$260,536

*These budget years reflect a decrease due to the COVID pandemic and a reduction to services.

Staff recommends that the City Council approve the issuance of an initial purchase order to Ford Fleet Care in the amount of $250,000 for vehicle repair and maintenance services. Any subsequent change orders shall not exceed the total budget allocation for vehicle repairs within Fund 365 - Fleet Management.

The proposed purchase will utilize the cooperative purchasing agreement that was competitively awarded in accordance with all applicable City policies, rules, and regulations. Leveraging this agreement is in the best interest of the City, providing both administrative efficiency and an economic advantage through pre-negotiated pricing and terms.

OPTIONS:

The City Council has the following options:

1. Approve staff's recommendation; or
2. Provide alternative direction.

Prepared by: Renee M. G. Chavez, Management Analyst I

Fiscal Impact

FISCAL IMPACT:

Funds are budgeted for FY2026-27 under the Fleet Management Fund and are allocated back to departments based on actual usage. No additional appropriation is requested.

Account Number	Account Name	Adopted FY2026-27 Budget	Ford Fleet Purchase Order	Remaining FY 2026-27 Budget
365.522.61.52.67.00.63.63290	Other Vehicle Sublet Repairs	$293,000	$250,000	$43,000

Attachments

Attachment No. 1 Ford Fleet Agreement

Attachment No. 2 Ford Contract 080124

Attachment No. 3 Summary Ford_ Contract 080124-FMC _ Sourcewell

Attachment No. 4 Ford Fleet Care Brochure

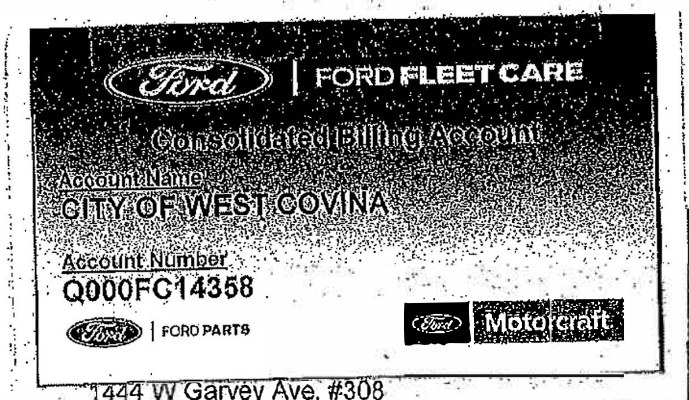
Attachment No. 5 Ford 080124-FMC Pricing Sheet

CITY COUNCIL GOALS & OBJECTIVES: Protect Public Safety
Achieve Fiscal Sustainability and Financial Stability
Enhance City Image and Effectiveness

ATTACHMENT NO. 1

FORD **FLEET CARE**

Ford Motor Company
19855 W. Outer Drive
Suite 500 E
Dearborn, MI 48124



1444 W Garvey Ave. #308
West Covina, CA 91790

FORD FLEET CARE ACCOUNT INFORMATION

Fleet Code: 014358/00000

Parts Billing Code: Q000FC14358

Billing Credit Limit: $140,000.00

90 Day 10% Discount Ends April 19, 2018

Dear Mr. Martinez,

Congratulations and welcome to the Ford Fleet Care Program. With your enrollment, your company is now eligible to enjoy the benefits of consolidated billing. **PLUS your company will receive a 10% discount on parts and services billed within 90 days of program enrollment***.

> *10% discount will be applied for 90 days from program enrollment on services using Ford and Motorcraft brand parts and billed through Ford Fleet Care. Discount excludes tax. Offer is valid for new account enrollments only. This offer can't be combined with any other Ford Motor Company parts rebate or service discount offer. Offer valid in U.S. only. Void where prohibited. Ford Motor Company reserves the right to modify or cancel this offer without prior notice.

The program allows you the flexibility to visit a participating Ford and Lincoln Dealer or QuickLane Tire & Auto Center nationwide, and have all invoicing pass to you in a convenient monthly bill. In addition, enrollment includes access to a National Glass Program of over 4,000 vendors, as well as Enhanced Roadside Assistance. Details on all of our available support programs can be found in the enclosed literature as well as on line at www.fleetcare.ford.com.

If you haven't already made arrangements for electronic transactions, you may also want to review the information on our Electronic Billing and the Electronic Funds Transfer payment option. It provides a safe, fast payment method and may reduce per-transaction costs.

The Ford Fleet Care website is available to help you manage your account. Detailed business reports are available for accounts with a Ford Fleet Identification Number (FIN) and secure web single logon (WSL) ID. To review FIN requirements, or to apply, please select contact us at www.fleetcare.ford.com. You can use these reports for tracking and maintaining a history of your vehicle service repairs or parts purchases.

Program terms are outlined in the enclosed Ford Fleet Care Agreement Provisions. Please note service fees are applied to late payments, and disputes need to be submitted in writing within 30 days. Guidelines on disputing billing charges to your account can be viewed online; please refer to the agreement provisions or to "Billing Disputes - Frequently Asked Questions" at the information tab of the www.fleetcare.ford.com site.

Ford Fleet Care is committed to sustaining your vehicle support needs. If you have any questions you can reach us at Ford Fleet Program Headquarters Monday – Friday, 8:30 am – 5:00 pm EST by dialing 800-367-3221 or by emailing us at ffcadmin@ford.com.

Don't delay, start saving 10% today!

Ford Fleet Program Headquarters

FL 70A
08/17/2016

Ford Fleet Care Program Agreement

DEFINITION OF FORD MOTOR COMPANY ("FORD") FORD FLEET CARE CONSOLIDATED BILLING AND PARTS PURCHASE PROGRAM. Acceptance into the Ford Fleet Care Consolidated Billing and Parts Purchase Programs is at the sole discretion of Ford. Additional information (such as corporate, vender or state forms) may be required prior to enrollment. Upon acceptance into the Ford Fleet Care Consolidated Billing Program or Ford Fleet Care Parts Purchase Program, Ford will establish a billing account and pay participating Ford or Lincoln dealerships, Quick Lane Tire & Auto Centers or any Ford authorized program service provider in the USA or Ford and Ford-Lincoln dealerships or Quick Lane Tire & Auto Centres in Canada (collectively referred to as "Ford Fleet Care Service Providers") for repair, maintenance service, parts or accessories, Ford Protect Extended Service Plans, Rotunda shop equipment, or Ford Fleet Training purchases on behalf of the approved fleet company ("Fleet Company") in accordance with the Ford Fleet Care Program Agreement provisions set out herein**.**

WHERE TO GO FOR SERVICE OR PARTS PURCHASES. All Ford Fleet Care Service Providers can perform repairs or maintenance services under the terms of the Ford Fleet Care Consolidated Billing Program. Parts may be purchased under the terms of the Ford Fleet Care Parts Purchase Program from all participating Ford or Lincoln dealerships in the USA or Ford and Ford-Lincoln dealerships in Canada. Certain parts or services may not be available for non-Ford vehicles. Motorcraft brand parts and fluids may be available from participating Ford Authorized Distributors.

ELIGIBILITY AND AGREEMENT PERIOD. Eligibility for the Ford Fleet Care Consolidated Billing Program is in effect from the issue date of the Ford Fleet Care Program acceptance letter, and is valid for the duration of the fleet company's enrollment in the Program. Eligibility for the Ford Fleet Care Parts Purchase Program is in effect from the issue date of the Parts Purchase membership card and is valid for the duration of the Fleet Company's enrollment in the Ford Fleet Care Parts Purchase Program. Enrollment for both programs is renewed annually with then current provisions, unless notified and agreed to otherwise. Ford Fleet Care billing services may not be used for non- Ford vehicle components and/or operating systems on vehicles not owned, leased and operated by the approved fleet company, including Ford Qualified Vehicle Modifiers.

PROGRAM CREDIT LIMIT AND MAXIMUM AUTHORIZED REPAIR AMOUNT.

Credit Limit: A maximum credit limit will be established for the Fleet Company based on a credit history evaluation and vehicle enrollment. Credit limits may be adjusted (increased/decreased) based on program activity and vehicles enrolled. Services or purchases that exceed the Fleet Company's credit limit may result in suspension of Ford Fleet Care billing privileges. As a result, additional services or purchases may be denied until payment has been made. Requests for credit limit increase may be sent in writing to Ford Fleet Care Administration at the correspondence address identified below.

Ford Fleet Care Consolidated Billing Program: Should the total cost of repairs exceed the authorized limit, the Ford Fleet Care Service Provider will contact the Fleet Company for authorization, which shall be evidenced by the issuance of a purchase order or approval number, prior to proceeding with the repair. The authorization limit is set by the Fleet Company at the time of enrollment as Repair Prior Approval and generally will not exceed $500.00. The authorization limit may be modified at Ford's sole discretion by submission of a written request to the correspondence address below at a later date. Repairs that are less than the authorization limit are deemed to be authorized repairs. The Fleet Company is responsible for payment of all authorized repairs.

Ford Fleet Care Parts Purchase Program: All parts purchases shall require authorization for purchase from the Fleet Company, which shall be evidenced by the issuance of a purchase order or approval number. The Fleet Company is responsible for payment on all authorized parts purchases.

FORD FLEET CARE NATIONAL PROGRAMS. Ford Fleet Care may offer national programs as part of the Consolidated Billing program, such as Glass and Roadside programs (available only in the U.S.). The Fleet Company is automatically enrolled in Ford Fleet Care national programs as they become available. Services provided under the Ford Fleet Care national programs do not require prior approval from the Fleet Company, even if the charges exceed the established maximum authorized repair amount. Additional information is available at www.fleetcare.ford.com.

ACCOUNT RESPONSIBILITIES FOR SERVICE AND MAINTENANCE OR PARTS PURCHASES. The Fleet Company is responsible for ensuring that: (1) Tax Exempt information, if applicable, is provided at time of service or purchase. (2) The requested work has been completed or the required part(s) have been received, (3) The repair or purchase order contains the correct name, VIN or account code, odometer reading and repair or purchase date and (4) The repair or purchase order is signed and dated or otherwise documented and a copy is retained for the Fleet Company's records. (5) VIN enrollment is accurate and additions and deletions are required in a timely basis. Failure to do so may result in charges on vehicles no longer owned or operated by the fleet.

STATEMENT OF ACCOUNT, INVOICE AND SUMMARY. Each billing period, Ford will post online or send the Fleet Company a summary and detail of individual charges, an invoice tallying monthly charges and a statement of account that includes billing and payment activity from the previous billing period. Online billing documents are available at www.fleetcare.ford.com. Documents without billing charges are not posted online or sent to the Fleet Company.

FOREIGN EXCHANGE. USA/Canadian currency exchange will be calculated based on the Ford bookkeeping rate at the time of the repair or parts purchase, as the case may be, with no service fees charged.

CHARGES AND FEES. Ford will bill the fleet company for their authorized repairs and services (including Prior Approval repair values) not covered by the New Vehicle Limited Warranty, Ford Protect Extended Service Plan (ESP), or other Ford program, and for parts and products purchased using an assigned Ford Fleet Care billing account number. Approved deviations from the standard services outlined in this agreement may result in additional charges to the Fleet Company's account. Service requests that may cause additional charges may include, but are not limited to: Requests for customized data reports, billing reprint requests, alternative billing services (i.e. EDI, third party billing services) or express mailing of billing documentation. Additionally, approved payment terms extended beyond net thirty days may result in additional charges.

PAYMENT. The Fleet Company shall pay Ford the amount stated on the invoice by the specified due date. At Ford's sole discretion, existing credit on account may be applied to subsequent billing, thereby reducing the amount owed. This will be reflected on the Fleet Company's statement of account, which is provided with the current billing period's invoice. In the event of nonpayment in whole or in part, Ford reserves the right to suspend or cancel Ford Fleet Care billing privileges upon written notice to the Fleet Company. Ford reserves the right to seek payment by any legal means it deems appropriate, including the right to offset against and redirect payments of any amounts otherwise payable to the Fleet Company by Ford (e.g. Competitive Price Allowance (CPA), Government Price Concession (GPC), etc.). Delinquent payment may be reported to national credit bureaus.

LATE PAYMENT FEE. Charges not disputed in writing or not paid in full by the specified invoice due date will be subject to a late fee at the standard rate of 4%, calculated and compounded monthly from the invoice due date until payment is received in full. Disputed charges will be exempt from the monthly service fee provided payment is made within 30 days from the time the dispute is resolved. The Fleet Company will be responsible for late fees incurred on delinquent invoices as a result of a failure to identify vendor approval steps or documentation required to facilitate payment. Additionally, approved payment terms extended beyond net thirty days may incur a late payment fee higher than the standard rate.

DISPUTED CHARGES. The Fleet Company MUST submit in writing inquiries and applicable copies of disputed charges within 30 days of the date of the invoice. Charges not disputed within 30 days of the date of invoice will become the responsibility of the Fleet Company. Disputed charges must include the Fleet Company name and account number, the dollar amount being disputed, and a description of the dispute and any supporting documentation. Submitting disputed invoices immediately may help in avoiding interruption of Ford Fleet Care service. Ford Fleet Care is a billing service only, so Ford will only correct errors made by Ford. Ford shall not be responsible for any misrepresentation of the Ford Fleet Care program and its features by a Ford Fleet Care Service Provider, any claims that work was not actually provided by the Ford Fleet Care Service Provider, or that the Ford Fleet Care Service Provider inaccurately or improperly performed the work. *The Fleet Company should contact the Ford Fleet Care Service Provider directly to resolve these types of disputes*. Ford makes no warranty or representation regarding the work performed by the Ford Fleet Care Service Providers or the parts and services provided by the Ford Fleet Care Service Providers, except to the extent that any purchased parts or accessories may be subject to an express Ford product warranty.

TO CANCEL FORD FLEET CARE ENROLLMENT. The Fleet company MUST notify Ford's Ford Fleet Care Administration in writing as soon as: (1) An enrolled vehicle is taken out of service, (2) Ford Fleet Care is no longer desired on a vehicle, or, (3) the Consolidated Billing or Parts Purchase account is no longer desired. The request must include the Fleet Company account code and specific VIN information if applicable. The enrollment cancellation process generally takes 10 business days from Ford's receipt of the request. The Fleet Company will be charged and responsible for all repairs performed on vehicles and/or parts purchases until Ford Fleet Care Administration completes the cancellation process. To avoid being charged, the Fleet Company should instruct drivers to refrain from receiving service or purchasing parts through Ford Fleet Care while the enrollment cancellation is in process. Confirmation of enrollment cancellation will be provided to the Fleet Company upon completion.

TERMINATION AND CHANGES TO FORD FLEET CARE PROGRAM AGREEMENT. In addition to any other termination rights specified herein, Ford shall have the right to terminate the Ford Fleet Care Program Agreement with the fleet company at any time, with or without cause, upon providing thirty (30) days prior written notice to the fleet company. Additionally, Ford shall have the right to change the Program Agreement at any time and such changes shall be effective upon Ford providing thirty (30) days prior written notice to the fleet company.

CORRESPONDENCE. Please direct all inquiries to Ford Fleet Care Headquarters as follows:

Phone: (800) 367-3221
Fax: (313) 390-3555
Email: ffcadmin@ford.com
Mail: 19855 W. Outer Drive Suite #500
Garrison Place East
Dearborn, MI 48124

PRIVACY STATEMENT. Ford's full privacy policy is available at www.fleetcare.ford.com for review.

FORD FLEET CARE

Program Application for Ford Fleet Care Programs

Promotion Code:

Program Selection *(*Denotes a required field)*

☒ Ford Fleet Care Consolidated Billing Program ☐ Ford Fleet Care Parts Purchase Program

Fleet Company Information

CITY OF WEST COVINA — Company Name*	— Type of Business*
825 S SUNSET AVE — Fleet Administrator Name* D TRAN	1444 W GARVEY AVE #308 — Street Address (No P.O. Box)*
626-939-8789 — Telephone Number* Ext.	WEST COVINA CA 91790 — City, State, Zip Code*
626 939 8731 — Fax Number	MMARTIN@WESTCOVINA.ORG — E-Mail Address*

Billing Information

Accounts Payable Contact*

Billing Street Address/P.O. Box*

City, State, Zip Code*

Telephone Number* Ext.

E-Mail Address*

Repair Service & Parts Purchase Authorization

Specify dollar value of repairs that require approval before service

$ 60K — Current Monthly Average Repair/Parts Charges*

$ 60K — Estimated Monthly Average Ford Fleet Care Repair/Parts Charges*

DANIEL MARTINEZ — Authorization Contact Name *(if different from fleet admin.)*

Telephone Number* Ext.

$ _____ Repair Prior Approval *(Max. $500.00)**

All Part purchases require fleet company approval.

Fleet Vehicle Information

150 — Ford Vehicle Count* 150 — Non-Ford Vehicle Count*

☐ Enable Non-Ford Vehicle Billing

Online Billing

☐ Enable Online Billing Ford FIN Code:

A Ford FIN Code and Web ID are required to activate online billing and MyFord Fleet Care web site features. Ford Fleet Care Headquarters will contact the Fleet Administrator to obtain the necessary information.

Select Payment Option

☐ EFT (Electronic Funds Transfer) ☒ Check

Tax Exemption Information

☐ Yes – All states ☐ Yes – State Specific *(indicate below)* ☒ No

Tax ID#:

Tax Exempt States:

Additional Information

Active Ford Credit Commercial Line of Credit (CLOC) account? ☐ Yes ☐ No

Additional forms required? (Corporate vendor, state forms) ☐ Yes ☐ No

If accounts payable, state, municipal or vendor forms are required to be completed, please include all appropriate forms with Ford Fleet Care application.

Finalize Enrollment

Send Completed Applications:

Email: ffcadmin@ford.com with VIN list in Excel spreadsheet (for quicker processing)

OR

Fax: (313) 390-3555 (VIN listing may also be included)

THIS APPLICATION IS SUBMITTED TO PROVIDE INFORMATION IN CONNECTION WITH ESTABLISHING OR MAINTAINING CREDIT WITH FORD MOTOR COMPANY. INFORMATION OBTAINED IN THIS APPLICATION IS FOR THE EXCLUSIVE USE OF FORD MOTOR COMPANY AND PAYMENT PLAN PROCESSORS. ALL PORTIONS OF THIS FORM MUST BE COMPLETED FOR APPLICATION REVIEW. FORD MOTOR COMPANY RESERVES THE RIGHT TO REQUEST ADDITIONAL INFORMATION. APPLICANTS MAY BE CONTACTED FOR FURTHER PROCESSING.

Authorized Representative Name*: Chris Freeland (Please Print) Date*: 1-4-18

Title*: City Manager

Signature*:

THE INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE FLEET COMPANY LISTED ABOVE UNDERSTANDS AND AGREES TO THE FORD FLEET CARE PROGRAM AGREEMENT PRINTED ON THE BELOW AGREEMENT PROVISION SECTION.

Enrollment Referral Information

To be completed by Dealer or Ford Representative

Dealer Representative	Ford Representative
RON STAYER — Dealership Name	ANNE TRAN-MALONE — Ford Representative Name and Title
— Print Dealer Contact Name and Title	— Signature
RON STAYER @ FORD & LINCOLN — Authorized Dealer Signature	ANNE.D.TRANMALONE@.COM — E-Mail Address
310.926.3669 — Telephone Number Ext.	(313) [illegible]-5953 — Telephone Number Ext. Los Angeles — Region

For more about Ford Fleet Care, visit www.fleetcare.ford.com or scan this code with your smartphone or tablet device.

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MASTER AGREEMENT #080124
CATEGORY: OEM Vehicle Parts and Supplies
SUPPLIER: Ford Motor Company

This Master Agreement (Agreement) is between Sourcewell, a Minnesota service cooperative located at 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 (Sourcewell) and Ford Motor Company, One American Road, Dearborn, MI 48216 (Supplier).

Sourcewell is a local government and service cooperative created under the laws of the State of Minnesota (Minnesota Statutes Section 123A.21) offering a Cooperative Purchasing Program to eligible participating government entities.

Under this Master Agreement entered with Sourcewell, Supplier will provide Included Solutions to Participating Entities through Sourcewell's Cooperative Purchasing Program.

Article 1:
General Terms

The General Terms in this Article 1 control the operation of this Master Agreement between Sourcewell and Supplier and apply to all transactions entered by Supplier and Participating Entities. Subsequent Articles to this Master Agreement control the rights and obligations directly between Sourcewell and Supplier (Article 2), and between Supplier and Participating Entity (Article 3), respectively. These Article 1 General Terms control over any conflicting terms. Where this Master Agreement is silent on any subject, Participating Entity and Supplier retain the ability to negotiate mutually acceptable terms.

1) **Purpose.** Pursuant to Minnesota law, the Sourcewell Board of Directors has authorized a Cooperative Purchasing Program designed to provide Participating Entities with access to competitively awarded cooperative purchasing agreements. To facilitate the Program, Sourcewell has awarded Supplier this cooperative purchasing Master Agreement following a competitive procurement process intended to meet compliance standards in accordance with Minnesota law and the requirements contained herein.

2) **Intent.** The intent of this Master Agreement is to define the roles of Sourcewell, Supplier, and Participating Entity as it relates to Sourcewell's Cooperative Purchasing Program.

3) **Participating Entity Access.** Sourcewell's Cooperative Purchasing Program Master Agreements are available to eligible public agencies (Participating Entities). A Participating Entity's authority to access Sourcewell's Cooperative Purchasing Program is determined through the laws of its respective jurisdiction.

4) **Supplier Access.** The Included Solutions offered under this Agreement may be made available to any Participating Entity. Supplier understands that a Participating Entity's use of this Agreement is at the Participating Entity's sole convenience. Supplier will educate its sales and service forces about

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Sourcewell eligibility requirements and required documentation. Supplier will be responsible for ensuring sales are with Participating Entities.

5) **Term.** This Agreement is effective upon the date of the final signature below. The term of this Agreement is four (4) years from the effective date. The Agreement expires at 11:59 P.M. Central Time on November 14, 2028, unless it is cancelled or extended as defined in this Agreement.

   a) **Extensions.** Sourcewell and Supplier may agree to up to three (3) additional one-year extensions beyond the original four-year term. The total possible length of this Agreement will be seven (7) years from the effective date.

   b) **Exceptional Circumstances.** Sourcewell retains the right to consider additional extensions as required under exceptional circumstances.

6) **Survival of Terms.** Notwithstanding the termination of this Agreement, the obligations of this Agreement will continue through the performance period of any transaction entered between Supplier and any Participating Entity before the termination date.

7) **Scope.** Supplier is awarded a Master Agreement to provide the solutions identified in RFP 080124 to Participating Entities. In Scope solutions include: OEM Vehicle Parts and Supplies.

   a. Original equipment manufacturer (OEM) repair, replacement, maintenance parts, supplies, and services for:
      i. Automobiles, SUVs, vans, light truck, Class 3-8 chassis and equipment, bus, and motorcycles; and
      ii. All engine and powertrain types such as: gasoline, diesel, compressed natural gas (CNG), propane, electric, and hybrid.

8) **Included Solutions.** Supplier's Proposal to the above referenced RFP is incorporated into this Master Agreement. Only those Solutions included within Supplier's Proposal and within Scope (Included Solutions) are included within the Agreement and may be offered to Participating Entities.

9) **Indefinite Quantity.** This Master Agreement defines an indefinite quantity of sales to eligible Participating Entities.

10) **Pricing.** Pricing information (including Pricing and Delivery and Pricing Offered tables) for all Included Solutions within Supplier's Proposal is incorporated into this Master Agreement.

11) **Not to Exceed Pricing.** Suppliers may not exceed the prices listed in the current Pricing List on file with Sourcewell when offering Included Solutions to Participating Entities. Participating Entities may request adjustments to pricing directly form Supplier during the negotiation and execution of any transaction.

12) **Open Market.** Supplier's open market pricing process is included within its Proposal.

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13) **Supplier Representations:**

i) **Compliance.** Supplier represents and warrants it will provide all Included Solutions under this Agreement in full compliance with applicable federal, state, and local laws and regulations.

ii) **Licenses.** As applicable, Supplier will maintain a valid status on all required federal, state, and local licenses, bonds, and permits required for the operation of Supplier's business with Participating Entities. Participating Entities may request all relevant documentation directly from Supplier.

iii) **Supplier Warrants.** Supplier warrants that all Included Solutions furnished under this Agreement are free from liens and encumbrances, and are free from defects in design, materials, and workmanship. In addition, Supplier warrants the Solutions are suitable for and will perform in accordance with the ordinary use for which they are intended.

14) **Bankruptcy Notices.** Supplier certifies and warrants it is not currently in a bankruptcy proceeding. Supplier has disclosed all current and completed bankruptcy proceedings within the past seven years within its Proposal. Supplier must provide notice in writing to Sourcewell if it enters a bankruptcy proceeding at any time during the term of this Agreement.

15) **Debarment and Suspension.** Supplier certifies and warrants that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated by the State of Minnesota, the United States federal government, or any Participating Entity. Supplier certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this Agreement. Supplier further warrants that it will provide immediate written notice to Sourcewell if this certification changes at any time during the term of this Agreement.

16) **Provisions for non-United States federal entity procurements under United States federal awards or other awards (Appendix II to 2 C.F.R § 200).** Participating Entities that use United States federal grant or other federal funding to purchase solutions from this Agreement may be subject to additional requirements including the procurement standards of the Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, 2 C.F.R. § 200. Participating Entities may have additional requirements based on specific funding source terms or conditions. Within this Section, all references to "federal" should be interpreted to mean the United States federal government. The following list applies when a Participating Entity accesses Supplier's Included Solutions with United States federal funds.

i) **EQUAL EMPLOYMENT OPPORTUNITY.** Except as otherwise provided under 41 C.F.R. § 60, all agreements that meet the definition of "federally assisted construction contract" in 41 C.F.R. § 60-1.3 must include the equal opportunity clause provided under 41 C.F.R. § 60-1.4(b), in accordance with Executive Order 11246, "Equal Employment Opportunity" (30 FR 12319, 12935, 3 C.F.R. §, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, "Amending Executive Order 11246 Relating to Equal Employment Opportunity," and implementing regulations at 41 C.F.R. § 60, "Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor." The equal opportunity clause is incorporated herein by reference.

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ii) **DAVIS-BACON ACT, AS AMENDED (40 U.S.C. § 3141-3148).** When required by federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. § 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 C.F.R. § 5, "Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-federal entity must report all suspected or reported violations to the federal awarding agency. The contracts must also include a provision for compliance with the Copeland "Anti-Kickback" Act (40 U.S.C. § 3145), as supplemented by Department of Labor regulations (29 C.F.R. § 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-federal entity must report all suspected or reported violations to the federal awarding agency. Supplier must comply with all applicable Davis-Bacon Act provisions.

iii) **CONTRACT WORK HOURS AND SAFETY STANDARDS ACT (40 U.S.C. § 3701-3708).** Where applicable, all contracts awarded by the non-federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for compliance with 40 U.S.C. §§ 3702 and 3704, as supplemented by Department of Labor regulations (29 C.F.R. § 5). Under 40 U.S.C. § 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. § 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies, materials, or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence. This provision is hereby incorporated by reference into this Agreement. Supplier certifies that during the term of an award for all Agreements by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

iv) **RIGHTS TO INVENTIONS MADE UNDER A CONTRACT OR AGREEMENT.** If the federal award meets the definition of "funding agreement" under 37 C.F.R. § 401.2(a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that "funding agreement," the recipient or subrecipient must comply with the requirements of 37 C.F.R. § 401, "Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements," and any implementing regulations issued by the awarding agency. Supplier

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certifies that during the term of an award for all Agreements by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

v) **CLEAN AIR ACT (42 U.S.C. § 7401-7671Q.) AND THE FEDERAL WATER POLLUTION CONTROL ACT (33 U.S.C. § 1251-1387).** Contracts and subgrants of amounts in excess of $150,000 require the non-federal award to agree to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. § 7401- 7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. § 1251- 1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA). Supplier certifies that during the term of this Agreement it will comply with applicable requirements as referenced above.

vi) **DEBARMENT AND SUSPENSION (EXECUTIVE ORDERS 12549 AND 12689).** A contract award (see 2 C.F.R. § 180.220) must not be made to parties listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 C.F.R. § 180 that implement Executive Orders 12549 (3 C.F.R. § 1986 Comp., p. 189) and 12689 (3 C.F.R. § 1989 Comp., p. 235), “Debarment and Suspension.” SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549. Supplier certifies that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation by any federal department or agency.

vii) **BYRD ANTI-LOBBYING AMENDMENT, AS AMENDED (31 U.S.C. § 1352).** Suppliers must file any required certifications. Suppliers must not have used federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any federal contract, grant, or any other award covered by 31 U.S.C. § 1352. Suppliers must disclose any lobbying with non-federal funds that takes place in connection with obtaining any federal award. Such disclosures are forwarded from tier to tier up to the non-federal award. Suppliers must file all certifications and disclosures required by, and otherwise comply with, the Byrd Anti-Lobbying Amendment (31 U.S.C. § 1352).

viii) **RECORD RETENTION REQUIREMENTS.** To the extent applicable, Supplier must comply with the record retention requirements detailed in 2 C.F.R. § 200.333. The Supplier further certifies that it will retain all records as required by 2 C.F.R. § 200.333 for a period of 3 years after grantees or subgrantees submit final expenditure reports or quarterly or annual financial reports, as applicable, and all other pending matters are closed.

ix) **ENERGY POLICY AND CONSERVATION ACT COMPLIANCE.** To the extent applicable, Supplier must comply with the mandatory standards and policies relating to energy efficiency which are contained in the state energy conservation plan issued in compliance with the Energy Policy and Conservation Act.

x) **BUY AMERICAN PROVISIONS COMPLIANCE.** To the extent applicable, Supplier must comply with all applicable provisions of the Buy American Act. Purchases made in accordance with the Buy American Act must follow the applicable procurement rules calling for free and open competition.

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xi) **ACCESS TO RECORDS (2 C.F.R. § 200.336).** Supplier agrees that duly authorized representatives of a federal agency must have access to any books, documents, papers and records of Supplier that are directly pertinent to Supplier's discharge of its obligations under this Agreement for the purpose of making audits, examinations, excerpts, and transcriptions. The right also includes timely and reasonable access to Supplier's personnel for the purpose of interview and discussion relating to such documents.

xii) **PROCUREMENT OF RECOVERED MATERIALS (2 C.F.R. § 200.322).** A non-federal entity that is a state agency or agency of a political subdivision of a state and its contractors must comply with Section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 C.F.R. § 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds $10,000 or the value of the quantity acquired during the preceding fiscal year exceeded $10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

xiii) **FEDERAL SEAL(S), LOGOS, AND FLAGS.** The Supplier cannot use the seal(s), logos, crests, or reproductions of flags or likenesses of Federal agency officials without specific pre-approval.

xiv) **NO OBLIGATION BY FEDERAL GOVERNMENT.** The U.S. federal government is not a party to this Agreement or any purchase by a Participating Entity and is not subject to any obligations or liabilities to the Participating Entity, Supplier, or any other party pertaining to any matter resulting from the Agreement or any purchase by an authorized user.

xv) **PROGRAM FRAUD AND FALSE OR FRAUDULENT STATEMENTS OR RELATED ACTS.** The Contractor acknowledges that 31 U.S.C. § 38 (Administrative Remedies for False Claims and Statements) applies to the Supplier's actions pertaining to this Agreement or any purchase by a Participating Entity.

xvi) **FEDERAL DEBT.** The Supplier certifies that it is non-delinquent in its repayment of any federal debt. Examples of relevant debt include delinquent payroll and other taxes, audit disallowance, and benefit overpayments.

xvii) **CONFLICTS OF INTEREST.** The Supplier must notify the U.S. Office of General Services, Sourcewell, and Participating Entity as soon as possible if this Agreement or any aspect related to the anticipated work under this Agreement raises an actual or potential conflict of interest (as described in 2 C.F.R. Part 200). The Supplier must explain the actual or potential conflict in writing in sufficient detail so that the U.S. Office of General Services, Sourcewell, and Participating Entity are able to assess the actual or potential conflict; and provide any additional information as necessary or requested.

xviii) **U.S. EXECUTIVE ORDER 13224.** The Supplier, and its subcontractors, must comply with U.S. Executive Order 13224 and U.S. Laws that prohibit transactions with and provision of resources and support to individuals and organizations associated with terrorism.

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xix) **PROHIBITION ON CERTAIN TELECOMMUNICATIONS AND VIDEO SURVEILLANCE SERVICES OR EQUIPMENT.** To the extent applicable, Supplier certifies that during the term of this Agreement it will comply with applicable requirements of 2 C.F.R. § 200.216.

xx) **DOMESTIC PREFERENCES FOR PROCUREMENTS.** To the extent applicable, Supplier certifies that during the term of this Agreement, Supplier will comply with applicable requirements of 2 C.F.R. § 200.322.

17) **Force Majeure.** Neither party to this Agreement will be held responsible for delay or default caused by acts of God or other conditions that are beyond that party's reasonable control. A party defaulting under this provision must provide the other party prompt written notice of the default.

Article 2:
Sourcewell and Supplier Obligations

The Terms in this Article 2 relate specifically to Sourcewell and its administration of this Master Agreement with Supplier and Supplier's obligations thereunder.

1) **Authorized Sellers**. Supplier must provide Sourcewell a current means to validate or authenticate Supplier's authorized dealers, distributors, or resellers which may complete transactions of Included Solutions offered under this Agreement. Sourcewell may request updated information in its discretion, and Supplier agrees to provide requested information within a reasonable time.

2) **Product and Price Changes Requirements.** Supplier may request Included Solutions changes, additions, or deletions at any time. All requests must be made in writing by submitting a Sourcewell Price and Product Change Request Form to Sourcewell. At a minimum, the request must:
   - Identify the applicable Sourcewell Agreement number;
   - Clearly specify the requested change;
   - Provide sufficient detail to justify the requested change;
   - Individually list all Included Solutions affected by the requested change, along with the requested change (e.g., addition, deletion, price change); and
   - Include a complete restatement of Pricing List with the effective date of the modified pricing, or product addition or deletion. The new pricing restatement must include all Included Solutions offered, even for those items where pricing remains unchanged.

   A fully executed Sourcewell Price and Product Change Request Form will become an amendment to this Agreement and will be incorporated by reference.

3) **Authorized Representative.** Supplier will assign an Authorized Representative to Sourcewell for this Agreement and must provide prompt notice to Sourcewell if that person is changed. The Authorized Representative will be responsible for:
   - Maintenance and management of this Agreement;
   - Timely response to all Sourcewell and Participating Entity inquiries; and
   - Participation in reviews with Sourcewell.

   Sourcewell's Authorized Representative is its Chief Procurement Officer.

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4) **Performance Reviews.** Supplier will perform a minimum of one review with Sourcewell per agreement year. The review will cover transactions to Participating Entities, pricing and terms, administrative fees, sales data reports, performance issues, supply chain issues, customer issues, and any other necessary information.

5) **Sales Reporting Required.** Supplier is required as a material element to this Master Agreement to report all completed transactions with Participating Entities utilizing this Agreement. Failure to provide complete and accurate reports as defined herein will be a material breach of the Agreement and Sourcewell reserves the right to pursue all remedies available at law including cancellation of this Agreement.

6) **Reporting Requirements.** Supplier must provide Sourcewell an activity report of all transactions completed utilizing this Agreement. Reports are due at least once each calendar quarter (Reporting Period). Reports must be received no later than 45 calendar days after the end of each calendar quarter. Supplier may report on a more frequent basis in its discretion. Reports must be provided regardless of the amount of completed transactions during that quarter (i.e., if there are no sales, Supplier must submit a report indicating no sales were made).

   The Report must contain the following fields:
   - Participating Entity Name (e.g., City of Staples Highway Department);
   - Participating Entity Physical Street Address;
   - Participating Entity City;
   - Participating Entity State/Province;
   - Participating Entity Zip/Postal Code;
   - Sourcewell Participating Entity Account Number;
   - Transaction Description;
   - Transaction Purchased Price;
   - Sourcewell Administrative Fee Applied; and
   - Date Transaction was invoiced/sale was recognized as revenue by Supplier.

   If collected by Supplier, the Report may include the following fields as available:
   - Participating Entity Contact Name;
   - Participating Entity Contact Email Address;
   - Participating Entity Contact Telephone Number;

7) **Administrative Fee.** In consideration for the support and services provided by Sourcewell, Supplier will pay an Administrative Fee to Sourcewell on all completed transactions to Participating Entities utilizing this Agreement. Supplier will include its Administrative Fee within its proposed pricing. Supplier may not directly charge Participating Entities to offset the Administrative Fee.

8) **Fee Calculation.** Supplier's Administrative Fee payable to Sourcewell will be calculated as a stated percentage (listed in Supplier's Proposal) of all completed transactions utilizing this Master Agreement within the preceding Reporting Period. For certain categories, a flat fee may be proposed. The Administrative Fee will be stated in Supplier's Proposal.

9) **Fee Remittance.** Supplier will remit fee to Sourcewell no later than 45 calendar days after the close of the preceding calendar quarter in conjunction with Supplier's Reporting Period obligations

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defined herein. Payments should note the Supplier's name and Sourcewell-assigned Agreement number in the memo; and must be either mailed to Sourcewell above "Attn: Accounts Receivable" or remitted electronically to Sourcewell's banking institution per Sourcewell's Finance department instructions.

10) **Noncompliance.** Sourcewell reserves the right to seek all remedies available at law for unpaid or underpaid Administrative Fees due under this Agreement. Failure to remit payment, delinquent payments, underpayments, or other deviations from the requirements of this Agreement may be deemed a material breach and may result in cancellation of this Agreement and disbarment from future Agreements.

11) **Audit Requirements.** Pursuant to Minn. Stat. § 16C.05, subdivision 5, the books, records, documents, and accounting procedures and practices relevant to this Agreement are subject to examination by Sourcewell and the Minnesota State Auditor for a minimum of six years from the end of this Agreement. Supplier agrees to fully cooperate with Sourcewell in auditing transactions under this Agreement to ensure compliance with pricing terms, correct calculation and remittance of Administrative Fees, and verification of transactions as may be requested by a Participating Entity or Sourcewell.

12) **Assignment, Transfer, and Administrative Changes.** Neither party may assign or otherwise transfer its rights or obligations under this Agreement without the prior written consent of the other party and a fully executed assignment agreement. Such consent will not be unreasonably withheld. Any prohibited assignment is invalid. Upon request by Supplier, Sourcewell may make administrative changes to agreement documentation such as name changes, address changes, and other non-material updates as determined within its sole discretion.

13) **Amendments.** Any material change to this Agreement must be executed in writing through an amendment and will not be effective until it has been duly executed by the parties.

14) **Waiver.** Failure by Sourcewell to enforce any right under this Agreement will not be deemed a waiver of such right in the event of the continuation or repetition of the circumstances giving rise to such right.

15) **Complete Agreement.** This Agreement represents the complete agreement between the parties for the scope as defined herein. Supplier and Sourcewell may enter into separate written agreements relating specifically to transactions outside of the scope of this Agreement.

16) **Relationship of Sourcewell and Supplier.** This Agreement does not create a partnership, joint venture, or any other relationship such as employee, independent contractor, master-servant, or principal-agent.

17) **Indemnification.** Supplier must indemnify, defend, save, and hold Sourcewell, including their agents and employees, harmless from any claims or causes of action, including attorneys' fees incurred by Sourcewell, arising out of any act or omission in the performance of this Agreement by the Supplier or its agents or employees; this indemnification includes injury or death to person(s) or property alleged to have been caused by some defect in design, condition, or performance of Included Solutions under this Agreement. Sourcewell's responsibility will be governed by the State of Minnesota's Tort Liability Act (Minnesota Statutes Chapter 466) and other applicable law.

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18) **Data Practices.** Supplier and Sourcewell acknowledge Sourcewell is subject to the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13. As it applies to all data created and maintained in performance of this Agreement, Supplier may be subject to the requirements of this chapter.

19) **Grant of License.**
    a) **During the term of this Agreement:**
        i) **Supplier Promotion.** Sourcewell grants to Supplier a royalty-free, worldwide, non-exclusive right and license to use the trademark(s) provided to Supplier by Sourcewell in advertising, promotional materials, and informational sites for the purpose of marketing Sourcewell's Agreement with Supplier.

        ii) **Sourcewell Promotion.** Supplier grants to Sourcewell a royalty-free, worldwide, non-exclusive right and license to use Supplier's trademarks in advertising, promotional materials, and informational sites for the purpose of marketing Supplier's Agreement with Sourcewell.

    b) **Limited Right of Sublicense.** The right and license granted herein includes a limited right of each party to grant sublicenses to their respective subsidiaries, distributors, dealers, resellers, marketing representatives, partners, or agents (collectively "Permitted Sublicensees") in advertising, promotional, or informational materials for the purpose of marketing the Parties' relationship. Any sublicense granted will be subject to the terms and conditions of this Article. Each party will be responsible for any breach of this section by any of their respective sublicensees.

    c) **Use; Quality Control.**
        i) Neither party may alter the other party's trademarks from the form provided and must comply with removal requests as to specific uses of its trademarks or logos.

        ii) Each party agrees to use, and to cause its Permitted Sublicensees to use, the other party's trademarks only in good faith and in a dignified manner consistent with such party's use of the trademarks. Each party may make written notice to the other regarding misuse under this section. The offending party will have 30 days of the date of the written notice to cure the issue or the license/sublicense will be terminated.

    d) **Termination.** Upon the termination of this Agreement for any reason, each party, including Permitted Sublicensees, will have 30 days to remove all Trademarks from signage, websites, and the like bearing the other party's name or logo (excepting Sourcewell's pre-printed catalog of suppliers which may be used until the next printing). Supplier must return all marketing and promotional materials, including signage, provided by Sourcewell, or dispose of it according to Sourcewell's written directions.

20) **Venue and Governing law between Sourcewell and Supplier Only.** The substantive and procedural laws of the State of Minnesota will govern this Agreement between Sourcewell and Supplier. Venue for all legal proceedings arising out of this Agreement between Sourcewell and Supplier will be in court of competent jurisdiction within the State of Minnesota. This section does not apply to any dispute between Supplier and Participating Entity. This Agreement reserves the right for Supplier and Participating Entity to negotiate this term to within any transaction documents.

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21) **Severability.** If any provision of this Agreement is found by a court of competent jurisdiction to be illegal, unenforceable, or void then both parties will be relieved from all obligations arising from that provision. If the remainder of this Agreement is capable of being performed, it will not be affected by such determination or finding and must be fully performed.

22) **Insurance Coverage.** At its own expense, Supplier must maintain valid insurance policy(ies) during the performance of this Agreement with insurance company(ies) licensed or authorized to do business in the State of Minnesota having an "AM BEST" rating of A- or better, with coverage and limits of insurance not less than the following:

a) **Commercial General Liability Insurance.** Supplier will maintain insurance covering its operations, with coverage on an occurrence basis, and must be subject to terms no less broad than the Insurance Services Office ("ISO") Commercial General Liability Form CG0001 (2001 or newer edition), or equivalent. At a minimum, coverage must include liability arising from premises, operations, bodily injury and property damage, independent contractors, products-completed operations including construction defect, contractual liability, blanket contractual liability, and personal injury and advertising injury. All required limits, terms and conditions of coverage must be maintained during the term of this Agreement.

- $1,500,000 each occurrence Bodily Injury and Property Damage
- $1,500,000 Personal and Advertising Injury
- $2,000,000 aggregate for products liability-completed operations
- $2,000,000 general aggregate

b) **Certificates of Insurance.** Prior to execution of this Agreement, Supplier must furnish to Sourcewell a certificate of insurance, as evidence of the insurance required under this Agreement. Prior to expiration of the policy(ies), renewal certificates must be mailed to Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 or provided to in an alternative manner as directed by Sourcewell. The certificates must be signed by a person authorized by the insurer(s) to bind coverage on their behalf. Failure of Supplier to maintain the required insurance and documentation may constitute a material breach.

c) **Additional Insured Endorsement and Primary and Non-contributory Insurance Clause.** Supplier agrees to list Sourcewell, including its officers, agents, and employees, as an additional insured under the Supplier's commercial general liability insurance policy with respect to liability arising out of activities, "operations," or "work" performed by or on behalf of Supplier, and products and completed operations of Supplier. The policy provision(s) or endorsement(s) must further provide that coverage is primary and not excess over or contributory with any other valid, applicable, and collectible insurance or self-insurance in force for the additional insureds.

d) **Waiver of Subrogation.** Supplier waives and must require (by endorsement or otherwise) all its insurers to waive subrogation rights against Sourcewell and other additional insureds for losses paid under the insurance policies required by this Agreement or other insurance applicable to the Supplier or its subcontractors. The waiver must apply to all deductibles and/or self-insured retentions applicable to the required or any other insurance maintained by the Supplier or its subcontractors. Where permitted by law, Supplier must require similar written express waivers of subrogation and insurance clauses from each of its subcontractors.

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e) **Umbrella/Excess Liability/SELF-INSURED RETENTION.** The limits required by this Agreement can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies), or self-insured retention.

23) **Termination for Convenience.** Sourcewell or Supplier may terminate this Agreement upon 60 calendar days' written notice to the other Party. Termination pursuant to this section will not relieve the Supplier's obligations under this Agreement for any transactions entered with Participating Entities through the date of termination, including reporting and payment of applicable Administrative Fees.

24) **Termination for Cause.** Sourcewell may terminate this Agreement upon providing written notice of material breach to Supplier. Notice must describe the breach in reasonable detail and state the intent to terminate the Agreement. Upon receipt of Notice, the Supplier will have 30 calendar days in which it must cure the breach. Termination pursuant to this section will not relieve the Supplier's obligations under this Agreement for any transactions entered with Participating Entities through the date of termination, including reporting and payment of applicable Administrative Fees.

Article 3:
Supplier Obligations to Participating Entities

The Terms in this Article 3 relate specifically to Supplier and a Participating Entity when entering transactions utilizing the General Terms established in this Master Agreement. Article 1 General Terms control over any conflict with this Article 3. Where this Master Agreement is silent on any subject, Participating Entity and Supplier retain the ability to negotiate mutually acceptable terms.

1) **Quotes to Participating Entities.** Suppliers are encouraged to provide all pricing information regarding the total cost of acquisition when quoting to a Participating Entity. Suppliers and Participating Entities are encouraged to include all cost specifically associated with or included within the Suppliers proposal and Included Solutions within transaction documents.

2) **Shipping, Delivery, Acceptance, Rejection, and Warranty.** Supplier's proposal may include proposed terms relating to shipping, delivery, inspection, and acceptance/rejection and other relevant terms of tendered Solutions. Supplier and Participating Entity may negotiate final terms appropriate for the specific transaction relating to non-appropriation, shipping, delivery, inspection, acceptance/rejection of tendered Solutions, and warranty coverage for Included Solutions. Such terms may include, but are not limited to, costs, risk of loss, proper packaging, inspection rights and timelines, acceptance or rejection procedures, and remedies as mutually agreed include notice requirements, replacement, return or exchange procedures, and associated costs.

3) **Applicable Taxes.** Participating Entity is responsible for notifying supplier of its tax-exempt status and for providing Supplier with any valid tax-exemption certification(s) or related documentation.

4) **Ordering Process and Payment.** Supplier's ordering process and acceptable forms of payment are included within its Proposal. Participating Entities will be solely responsible for payment to Supplier and Sourcewell will have no liability for any unpaid invoice of any Participating Entity.

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5) **Refurbished Goods.** All Equipment and Products provided under this Agreement must be new/current model. Supplier may offer refurbished Equipment or Products if clearly disclosed by Supplier to Participating Entity as required by state disclosure laws.

6) **Transaction Documents.** Participating Entity may require the use of its own forms to complete transactions directly with Supplier utilizing the terms established in this Agreement. Supplier's standard form agreements may be offered as part of its Proposal. Supplier and Participating Entity may complete and document transactions utilizing any type of transaction documents as mutually agreed. In any transaction document entered utilizing this Agreement, Supplier and Participating Entity must include specific reference to this Master Agreement by number and to Participating Entity's unique Sourcewell account number.

7) **Additional Terms and Conditions Permitted.** Participating Entity and Supplier may negotiate and include additional terms and conditions within transaction documentation as mutually agreed. Such terms may supplant or supersede this Master Agreement when necessary and as solely determined by Participating Entity. Sourcewell has expressly reserved the right for Supplier and Participating Entity to address any necessary provisions within transaction documents not expressly included within this Master Agreement, including but not limited to transaction cancellation, dispute resolution, governing law and venue, non-appropriation, insurance, defense and indemnity, force majeure, and other material terms as mutually agreed.

8) **Subsequent Agreements and Survival.** Supplier and Participating Entity may enter into a separate agreement to facilitate long-term performance obligations utilizing the terms of this Master Agreement as mutually agreed. Such agreements may provide for a performance period extending beyond the full term of this Master Agreement as determined in the discretion of Participating Entity.

9) **Participating Addendums.** Supplier and Participating Entity may enter a Participating Addendum or similar document extending and supplementing the terms of this Master Agreement to facilitate adoption as may be required by a Participating Entity.

Sourcewell	Ford Motor Company
Signed by: Jeremy Schwartz C0FD2A139D06489...	DocuSigned by: 1E2EFC5700BA42D...
By: _____	By: _____
Jeremy Schwartz	Travis Hunt
Title: Chief Procurement Officer	Title: General Manager, Ford Pro Parts & Service Transformation
Date: 1/2/2025 | 2:54 PM CST	Date: 1/2/2025 | 2:07 PM EST

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RFP 080124 - OEM Vehicle Parts and Supplies

Vendor Details

Company Name:	Ford Motor Company
Does your company conduct business under any other name? If yes, please state:	Ford Pro
Address:	1 American Road, Ford WHQ Dearborn , MI 48126
Contact:	Keith Abarca
Email:	kabarca@ford.com
Phone:	925-351-5607
HST#:	38-0549190

Submission Details

Created On:	Monday June 24, 2024 10:37:51
Submitted On:	Thursday August 01, 2024 16:05:22
Submitted By:	Keith Abarca
Email:	kabarca@ford.com
Transaction #:	57a7489c-a156-48f3-9291-31ce89bdd232
Submitter's IP Address:	47.44.170.2

Specifications

Table 1: Proposer Identity & Authorized Representatives (Not Scored)

General Instructions (applies to all Tables) Sourcewell prefers a brief but thorough response to each question. Do not merely attach additional documents to your response without also providing a substantive response. Do not leave answers blank; respond "N/A" if the question does not apply to you (preferably with an explanation).

Table 1 Specific Instructions. Sourcewell requires identification of all parties responsible for providing Solutions under a resulting master agreement(s) (Responsible Supplier). Proposers are strongly encouraged to include all potential Responsible Suppliers including any corporate affiliates, subsidiaries, D.B.A., and any other authorized entities within a singular proposal. All information required under this RFP must be included for each Responsible Supplier as instructed. Proposers with multiple Responsible Supplier options may choose to respond individually as distinct entities, however each response will be evaluated individually and only those proposals recommended for award may result in a master agreement award. Unawarded entities will not be permitted to later be added to an existing master agreement through operation of Proposer's corporate organization affiliation.

Line Item	Question	Response *	
1	Provide the legal name of the Proposer authorized to submit this Proposal.	Ford Motor Company	*
2	In the event of award, is this entity the Responsible Supplier that will execute the master agreement with Sourcewell? Y or N.	Y	*
3	Identify all subsidiaries, D.B.A., authorized affiliates, and any other entity that will be responsible for offering and performing delivery of Solutions within this Proposal (i.e. Responsible Supplier(s) that will execute a master agreement with Sourcewell).	Ford Pro	*
4	Provide your CAGE code or Unique Entity Identifier (SAM):	3LQV7	*
5	Provide your NAICS code applicable to Solutions proposed.	811111	
6	Proposer Physical Address:	One American Road Dearborn, MI 48126	*
7	Proposer website address (or addresses):	ford.com; fordpro.com	*
8	Proposer's Authorized Representative (name, title, address, email address & phone) (The representative must have authority to sign the "Proposer's Assurance of Compliance" on behalf of the Proposer):	Travis Hunt (General Manager-Ford Pro Parts & Service Transformation) 1907 Michigan Avenue Detroit, MI 48216 Thunt22@ford.com 703.859.0347	*
9	Proposer's primary contact for this proposal (name, title, address, email address & phone):	Keith Abarca (Government Bid Manager) 1907 Michigan Avenue Detroit, MI 48216 Kabarca@ford.com 925.351.5607	*
10	Proposer's other contacts for this proposal, if any (name, title, address, email address & phone):	Kevin Naro (Service Transformation and Technology Manager) 1907 Michigan Avenue Detroit, MI 48216 Knaro@ford.com 440.452.2257	

Table 2: Financial Viability and Marketplace Success (50 Points)

Line Item	Question	Response *	

11	Provide a brief history of your company, including your company's core values, business philosophy, and industry longevity related to the requested Solutions.	Ford Motor Company was incorporated in Delaware in 1919. We acquired the business of a Michigan company, also known as Ford Motor Company, "which had been incorporated in 1903" to produce and sell automobiles designed and engineered by Henry Ford. We are a global company based in Dearborn, Michigan. With about 177,000 employees worldwide, the Company is committed to helping build a better world, where every person is free to move and pursue their dreams. The Company's Ford+ plan for growth and value creation combines existing strengths, new capabilities, and always-on relationships with customers to enrich experiences for customers and deepen their loyalty. Ford develops and delivers innovative, must-have Ford trucks, sport utility vehicles, commercial vans and cars, and Lincoln luxury vehicles, along with connected services. The Company does that through three customer-centered business segments: Ford Blue, engineering iconic gas-powered and hybrid vehicles; Ford Model e, inventing breakthrough electric vehicles ("EVs") along with embedded software that defines always-on digital experiences for all customers; and Ford Pro, helping Government and Commercial fleet customers transform and expand their businesses with Ford vehicles, Ford OEM parts and Ford OEM services tailored to their needs. Additionally, the company provides financial services through Ford Motor Credit Company LLC ("Ford Credit"). In addition, the Ford F-Series is the best-selling vehicle in the United States for over 47 straight years. With the freshest car portfolio, Ford is well positioned in the global marketplace. Ford is America's leading vehicle nameplate, and has the best sellingvehicle, truck, and van in America. Ford employs more workers in the U.S. than any other Vehicle OEM s. (177,000 employees worldwide)	*
12	What are your company's expectations in the event of an award?	Ford Motor Company's award expectation is to create new opportunities and cost saving contractual options for Government Fleet Vehicle Customers in the State, Local, Education and non-profit sector. Ford Motor Company's offerings include Ford OEM Parts, Motorcraft and Omnicraft parts, Rotunda equipment, training, Charging Solutions, Telematics and Fleet Management Software Solutions along with comprehensive. The award will improve the understanding and value of Ford products with Sourcewell members, as well as, improve awareness of Ford programs and services. This will reduce the time and effort associated with fleet purchasing activities. Sourcewell members will find the convenience and cost savings of a Ford/Sourcewell contract very appealing by making Sourcewell a preferred procurement method. Note: Ford Motor Company is currently a Sourcewell vendor (Contract# 101520-FMC) and increased purchases via the Sourcewell contract in 2023 by 64% YOY vs 2022.	*
13	Demonstrate your financial strength and stability with meaningful data. This could include such items as financial statements, SEC filings, credit and bond ratings, letters of credit, and detailed reference letters. Upload supporting documents (as applicable) in the document upload section of your response. DO NOT PROVIDE ANY TAX INFORMATION OR PERSONALLY IDENTIFIABLE INFORMATION.	See attached 2023 Financials. 2023 Revenue: $176.2 Billion 2022 Revenue: $158.1 Billion 2021 Revenue: $136.3 Billion 2023 Vehicle Sales: 4.4 Million Vehicles Sold to dealers and distributors globally	*
14	What is your US market share for the solutions that you are proposing?	Ford Motor Company vehicles make up approximately 43% of passenger car registrations and about 50% of Class 1 & 2 truck registrations in the government fleet sector. From a wholesale parts perspective, government agency sales reported to Ford Motor Company make up a relatively small share of total parts wholesale (5%) [TRADE SECRET)	*
15	What is your Canadian market share for the solutions that you are proposing?	Ford currently captures 27.9% majority of the Canadian Market Share. Ford leads all OEMs in vehicle market share in Canada.	*
16	Disclose all current and completed bankruptcy proceedings for Proposer and any included possible Responsible Party within the past seven years. Proposer must provide notice in writing to Sourcewell if it enters a bankruptcy proceeding at any time during the pendency of this RFP evaluation.	No bankruptcy proceeding and proudly Ford Motor Company did not ask for a Government Bailout in 2008.	*

17	How is your organization best described: is it a manufacturer, a distributor/dealer/reseller, or a service provider? Answer whichever question (either a) or b) just below) best applies to your organization. a) If your company is best described as a distributor/dealer/reseller (or similar entity), provide your written authorization to act as a distributor/dealer/reseller for the manufacturer of the products proposed in this RFP. If applicable, is your dealer network independent or company owned? b) If your company is best described as a manufacturer or service provider, describe your relationship with your sales and service force and with your dealer network in delivering the products and services proposed in this RFP. Are these individuals your employees, or the employees of a third party?	B) Ford Motor Company is an original equipment manufacturer and service provider with 177,000 corporate employees worldwide. As a Ford OEM parts and Ford OEM service provider, Ford also has 2,900 franchised dealers and 459 Ford Authorized Distributor locations in all 50 states and U.S. territories. Per this RFP, SLED Government agencies will have access to 291,341 Ford OEM Parts SKUs that are sold only through our Ford Dealer Network. Per this RFP, SLED Government agencies will also have access to Ford OEM Service at all 2,900 Ford Dealerships in the US. Note: If a SLED Government agency needs to purchase Ford OEM Parts or needs Ford OEM Service, the government agency will need to coordinate with their local dealer (or local dealers). If a SLED Government agency requires a signature, the government agency will need to coordinate with their local Ford Dealer (or Ford dealers). In addition to the 177,000 worldwide Ford employees, the Ford network is made up of independently owned franchises. There are additional individuals working at dealers and distributors as independent employees of the respective dealer/distributor employer.
18	If applicable, provide a detailed explanation outlining the licenses and certifications that are both required to be held, and actually held, by your organization (including third parties and subcontractors that you use) in pursuit of the business contemplated by this RFP.	Ford Motor Company and subsidiaries operate across the globe in a variety of markets that require Ford to adhere to all locally mandated laws and regulations in order to do business. With regard to the territories covered by this RFP, Ford provides the same assurance that all local and Federal laws and/or regulations are being met in order to allow Ford to do business in the territories herein.
19	Disclose all current and past debarments or suspensions for Proposer and any included possible Responsible Party within the past seven years. Proposer must provide notice in writing to Sourcewell if it enters a debarment or suspension status any time during the pendency of this RFP evaluation.	N/A - No past debarments.
20	Describe any relevant industry awards or recognition that your company has received in the past five years.	Ford Motor Company: A Commitment to Innovation, Community, and the Environment 1. Ford is the best-selling pickup truck manufacturer in the U.S. and globally. F-Series is the #1 best-selling truck for 47 years running in America and for 58 consecutive years in Canada. Ford plans to invest approximately $3 billion to expand Super Duty production. 2. Innovation in Electric vehicles: The Ford F-150 lightening was recognized as the Top-Rated Electric Truck in the 2023 Edmunds Top Rated Award. The company aims to achieve carbon neutrality globally by 2050, with interim targets for 2030 and is making sustainable investments in renewable energy and sustainable manufacturing practices. 3. Supporting Local Economies: Ford Motor Company was named among Diversity Inc's Top 50 companies for Diversity in 2023. Ford's Supplier Diversity Development Program supports minority-owned, women-owned, veteran-owned and other diverse businesses, promoting economic growth and innovation within local communities. 4. Ford invests in education through programs like Ford Next Generation Learning (Ford NGL), which partners with schools to prepare students for careers in rapidly changing world. These initiatives help create a skilled workforce and support economic development. 5. Ford received the 2023 Green Energy award for its substantial progress in renewable energy and emission reduction. Ford is modernizing its manufacturing facilities to be more environmentally friendly. The company's Dearborn Truck Plant, for example, includes a living roof that helps manage stormwater and provides a habitat for wildlife.
21	What percentage of your sales are to the governmental sector in the past three years.	55% of Ford Parts & Service Transactions were to Government Agency Fleets in the past 3 years.
22	What percentage of your sales are to the education sector in the past three years.	55% of all Ford Parts & Service Transactions were to Government Agency Fleets over the last 3 years. 8% of these government transactions were to school districts over the last 3 years.
23	List any state, cooperative purchasing agreements that you hold. What is the annual sales volume for each of these agreement over the past three years?	Ford Motor Company is currently a Sourcewell vendor for Contract# 101520-FMC. 2023 Annual Sourcewell Sales - $4.4 Mil (or 63% YOY increase vs 2022) 2022 Annual Sourcewell Sales $2.7 Mil 2023 Sourcewell Sales increased 64% YOY vs 2022 Sales.

24	List any GSA contracts or Standing Offers and Supply Arrangements (SOSA) that you hold. What is the annual sales volume for each of these contracts over the past three years?	Ford currently holds a GSA contract for Light Duty Trucks. 2021 Contract Year - $504,572,825.00 2022 Contract Year - $690,504,040.00 2023 Contract Year - $308,338,770 (drop in vehicle sales was due to extremely limited allocation). 2024 Contract Year (thru April 2024)- $521,184,578.60	*

Table 2A: References/Testimonials

Line Item 25. Supply reference information from three customers who are eligible to be Sourcewell participating entities.

Entity Name *	Contact Name *	Phone Number *	
City of Los Angeles	Dirk Aubuchon	213.486.1020	*
City of Virginia Beach	James Yost	757.385.6366	*
City of Palm Springs	Daniel Martinez	760.218.4237	*

Table 3: Ability to Sell and Deliver Solutions (150 Points)

Describe your company's capability to meet the needs of Sourcewell participating entities across the US and Canada, as applicable. Your response should address in detail at least the following areas: locations of your network of sales and service providers, the number of workers (full-time equivalents) involved in each sector, whether these workers are your direct employees (or employees of a third party), and any overlap between the sales and service functions.

Line Item	Question	Response *	
26	Sales force.	Ford Customer Service Division operates a world-class service organization of partsand service professional headquartered in Dearborn, Michigan. Ford operates 20 parts distribution centers, 21 regional field office locations, and five market area office locations. The regional and market area locations are strategically positioned across the United States and staffed by hundreds of automotive professionals. FCSD's technical, parts, and service support personnel provide support to over 2,900 Ford and Lincoln dealerships nationally and support 459 Ford Authorized Distributor locations nationally. The Fleet Service Operations (FSO) organization consists of approximately 87 team members dedicated strictly to fleet operational support in parts, service and technical related activities. The Fleet Service Operations Team supports over 11,400 Government and Commercial Fleets nationally.	*
27	Describe the network of Authorized Sellers who will deliver Solutions, including dealers, distributors, resellers, and other distribution methods.	Ford segments its dealers and distributors into sub categories based on their capabilities to service various customers with voluntary program enrollments. Particularly relevant to this solicitation is Ford's National Fleet Parts Pricing Program, Ford Pro Maintenance Program, and the Commercial Vehicle Centers. All the personnel in these sub-sets have specialized skill sets and knowledge that allows them to sell and service government and commercial fleet customer accounts. Ford Motor Company's network of Ford Dealers and Ford Authorized Distributors have access to a Ford parts universe that includes 291,341 SKUs. This ensures that all Ford Dealers and Ford Authorized Distributors have the parts necessary to repair ALL Ford Vehicles at a Government agency.	*
28	Service force.	Ford Motor Company's U.S based franchised Ford and Lincoln dealerships employed more than 30,000 automotive technicians operating in more than 50,000 repair shop service bays. Ford also has a network of Dealer owned Mobile service units from a growing number of dealers through out the U.S. to provide mobile service in the field to fleet customers. These mobile service vehicles will go to the Government Agency's locations to service their fleet vehicles.	*
29	Describe the ordering process. If orders will be handled by distributors, dealers or others, explain the respective roles of the Proposer and others.	All Ford OEM Parts, Ford OEM Service and Rotunda Tools orders will be processed by the local dealer (or local dealers). If the Government Agency requires a signed contract, the government agency will need to coordinate with the local dealer (or local dealers) they choose to do business with. We have a network of 2,900+ dealers nationally that all government agencies can purchase from. In addition to the dealer network, Ford Motor Company also has 459 Ford Authorized Distributor locations nationally. Ford Pro Charging Solutions, Telematics Solutions and Fleet Management Software solutions will be serviced direct by our Ford Pro Team and pricing for these services is in the attached documents.	*

30	Describe in detail the process and procedure of your customer service program, if applicable. Include your response-time capabilities and commitments, as well as any incentives that help your providers meet your stated service goals or promises.	Ford's Fleet Service Organization (FSO) will work directly with participating dealerships for all aspects of customer service support on the awarded Sourcewell contract. The Government Bid Manager will be the main point of contact for Sourcewell staff. For day-to-day parts and service needs (parts pricing outside of non-participating NFPP dealers, order fulfillment, etc.) Sourcewell members should work with their respective selling dealers/distributors. These organizations have existing processes to provide assistance that escalated care. For customer service issues that require escalated care, Sourcewell members can also request assistance from the Fleet Customer Information Center (1.800.34.FLEET)	*
31	Describe your ability and willingness to provide your products and services to Sourcewell participating entities.	Ford Motor Company is deliberate about providing vehicle parts, training, and services to Sourcewell members. Through our network of 2,900 franchised Ford and Lincoln dealers, plus 459 Ford authorized distributors, we have a robust network to service all government agencies in the United States. We will extend all parts & service programs and services to Sourcewell members nationwide at current/existing program subscription costs if any.	*
32	Describe your ability and willingness to provide your products and services to Sourcewell participating entities in Canada.	1) Ford Motor Company is deliberate about providing vehicle parts, training, and services to Sourcewell members. Through our network of franchised Ford and Lincoln dealers we also service Canada. Canada currently does not have a National Fleet Parts Pricing Program to offer a ceiling price model. Sourcewell members in Canada should work with their dealerships for their parts and service needs. 2) Ford Pro does have an offering for Charging and Software Solutions in Canda though. Please see the complete Charging and Software product list attached to include pricing.	*
33	Identify any geographic areas of the United States or Canada that you will NOT be fully serving through the proposed agreement.	Not applicable. Canada procurements are separate from the U.S. reporting	*
34	Identify any account type of Participating Entity which will not have full access to your Solutions if awarded an agreement, and the reasoning for this.	Not applicable. Canada Procurements are separate from the U.S.	*
35	Define any specific requirements or restrictions that would apply to our participating entities in Hawaii and Alaska and in US Territories.	Program details will vary in the U.S. Islands/Territories based on selling dealers participation and Ford Program availability. Fleet customers in Alaska and Hawaii orders will take extra time for delivery based on dealer shipping and availability.	*
36	Will Proposer extend terms of any awarded master agreement to nonprofit entities?	Ford Motor Company will extend the same National Fleet Parts Pricing to all nonprofit entities. (These nonprofits will have access to 291,341 Ford Parts SKUs and be supported by 2,900 Ford Dealers or 459 Ford Authorized Distributors nationally.)	*

Table 4: Marketing Plan (100 Points)

Line Item	Question	Response *	
37	Describe your marketing strategy for promoting this opportunity. Upload representative samples of your marketing materials (if applicable) in the document upload section of your response.	If awarded a Sourcewell contract, Ford will work with our communications team to distribute a press release announcing the award. The announcements will be released in various publications, electronic Newsletters and websites. Following the press release, and as described above, Ford will use a variety of techniques to market the Sourcewell contract to its dealers, distributors, and end-user fleets. Ford also anticipates that attendance at national/regional conferences, fleet trade publication advertising, and training/utilization of its sales force will be critical tactics to ensure the maintenance of this contract yields a return on investment.	*
38	Describe your use of technology and digital data (e.g., social media, metadata usage) to enhance marketing effectiveness.	Ford Is a leader in technology and digital based marketing. • Ford Digital spend indudes: Search Engine Optimization efforts, Retargeting, Paid Online Display, Native advertising, and leverages major preferred partner relationships (Google, Facebook, YouTube). • Ford owned properties include www.Motorcraft.com, www.FordParts.com, www.fordpro.com • Ford Updates PIES/ACES data twice a year with: technical attributes, parts images, product attributes.	*
39	In your view, what is Sourcewell's role in promoting agreements arising out of this RFP? How will you integrate a Sourcewell-awarded agreement into your sales process?	Our view of Sourcewell's role is the following: 1. Assist Sourcewell members in explanation and direction on how to use the Sourcewell Contract. 2. Assist Ford Dealer personnel (2,900 dealers nationally) and Ford Authorized Distributors personnel (459 Distributor locations nationally) in explanation and direction on how to use the Sourcewell Contract. 3. Participate in trade shows to promote the Sourcewell Contract. 4. Assist Ford with training of the Ford Dealers on "How to sell through the Sourcewell Contract." 5. Provide opportunities for Ford products to be showcased to Sourcewell members. 6. Route leads and sales opportunities in regards to the contract to Ford staff. 7. Meet regularly with the Ford Management team to initiate and implement new strategies to promote the Sourcewell contract. (Example: Andy Campbell | Director of Cooperative Contracts – Fleet collaborates with the Ford Management Team regularly which has increased Sourcewell Sales by 64% YOY.)	*
40	Describe any online parts catalog and ordering capabilities that can be provided or are included. If so, identify any additional costs associated with this service.	1) Franchised Ford Dealers utilize Fordparts.com for E-Procurement, cataloging and parts lookup. Ford Authorized Distributors utilize Motorcraft eCounter for the same services. 2) Fordparts.com and eCounter is FREE to all Government Fleets. 3) Sourcewell members should register and request sponsorship from the Ford Dealerships they choose to do business with. 4) Both tools can provide fleet customers with 24-7 online ordering to include exploded views and associated needed parts to complete the repair. 5)_Parts pricing and inventory availability is transparent to the Sourcewell member based on the pricing that the dealer/distributor establishes with each Sourcewell member.	*

Table 5: Value-Added Attributes (100 Points)

Line Item	Question	Response *	

41	Describe any product, equipment, maintenance, or operator training programs that you offer to Sourcewell participating entities. Include details, such as whether training is standard or optional, who provides training, and any costs that apply.	1) Fleet Technician Training- Fleets can purchase an annual subscription to technician training, tech publications, or both. Fleets can also earn Technical Resource Center (TRC) access through their parts purchases from Ford Certified Parts Wholesaling Dealerships. All Ford Fleet Programs and support elements can be found at www.fordpro.com. 2) Ford Pro also has a Field Team that can provide product and program training to all Government Fleets at no additional costs. The goal is to help fleets earn additional incentives based on purchases or provide additional cost savings to save the fleet money. Below are some examples of these programs that are available to Sourcewell Members. 3) Ford Fleet Network- Earn up to 8% back on all of your Ford, Motorcraft® and Omnicraft™ parts purchases. For Example, some Government and Commercial fleets earned up to $200,000+ on this program in 2023. The Ford Fleet Network benefits also include: a) Powertrain Private Offer is an immediate, off invoice discount on powertrains for all fleet customers. The Government Fleet will receive $500 off invoice discount on Diesel Engines, $350 off invoice discount on Gas Engines, $200 off invoice discount on transmissions - There is no purchase cap on this private offer to Government and Commercial Fleets. b) Rotunda Discount includes Integrated Diagnostic Software (IDS) Ford J2534 Diagnostic Software (FJDS) Ford Diagnostic & Repair System (FDRS) c) Dell Computer Discount that qualifies you for Employee Pricing on the latest Dell products and accessories d) HP Computer Discount which gives exclusive deals on Hewlett-Packard's top selling laptops, desk tops, tablets, printers and more. e) X-Plan Your membership gives you access to 2 X-Plan PINs per year where you can choose from a range of cars, trucks, vans and SUVs. f) Training Benefits which includes On-Site Technical Training, Publication and Training subscriptions and more 4) Fleet Care Consolidated Billing is Free of charge to participate. It provides fleet customers with a card-less, cashless solution for all parts, service and body shop transactions through the Ford Dealer and Quick Lane network. Fleet Parts Advantage-Through Ford's parts training programs all fleets have access to unique training and inventory management solutions allowing fleet parts departments to make better inventory investment decisions. This results more efficient fleet parts department.	*

42	Describe any technological advances that your proposed Solutions offer.	Ford Motor Company employs advanced cooling technology in its vehicles to enhance performance and efficiency. Key features include: 1) Advanced Engine Cooling Systems: Utilizes variable-speed electric water pumps and aluminum radiators for optimal engine temperature management. 2) EcoBoost Engine Cooling: Specialized cooling systems designed for EcoBoost engines to maintain performance and fuel efficiency. 3) Transmission Cooling Systems: Dedicated coolers that regulate transmission temperatures, improving longevity and performance, especially in towing scenarios. 4) Air Conditioning Systems: Innovative climate control technology that adjusts cooling output for enhanced passenger comfort while improving energy efficiency. 5) Heat Exchangers: Used in turbocharged engines and electric vehicles to dissipate heat effectively, ensuring optimal operating temperatures. 6) Integrated Thermal Management Systems: Coordinates cooling across engine, transmission, and cabin for maximum efficiency, especially in hybrid and electric vehicles. 7) Electric Vehicle Cooling: Liquid cooling systems for batteries and motors in electric vehicles, maintaining optimal temperatures for performance and longevity. Keeping Cool with Geothermal Cooling System – The Lima (Ohio) Engine Plant, home of production for Ford's award-winning Duratec 35 engine, uses cold water from two abandoned limestone quarries on the property to cool a portion of the plant and its equipment. The geothermal system saved Ford $300,000 in installation costs – compared with the cost of installing a traditional cooling tower – and saved more than $300,000 in annual operating costs. Although actual cost savings are difficult to determine at this point, the system is capable of providing chilled water using 0.1 kilowatts per ton of cooling vs. traditional chiller systems with cooling towers, which consume around 0.7 kw/ton or more. In addition, several hundred thousand gallons of domestic water have already been saved due to the elimination of some existing cooling towers. 8) Ford continues to advance in all areas of automotive technology. OE Connection/D2Dlink and its family of products provide comprehensive 24-7, nationwide access to inventories from participating dealers nationally to include parts and tire distributors. OEConnection solutions aggregates the inventories of more than 14,000 automotive and heavy-duty truck dealerships, authorized OEM distributors, and specialty tire and parts accessories distributors into an intelligent, easy-to-manage and access. The OEM-specific virtual parts warehouse carries over 50 million OEM parts. These secure, scalable virtual warehouses supplement existing OEM parts distribution facilities helping participating franchised dealers quickly and efficiently source in-demand parts.	*

43	Describe any “green” initiatives that relate to your company or to your Solutions, and include a list of the certifying agency for each.	Ford's sustainability strategy is embedded in our business plan and consistent with our aim to deliver a strong product, a strong business and a Better World. At Ford, we define sustainability as a business model that creates value consistent with the long-term preservation and enhancement of environmental, social and financial capital. Below are some green initiatives and the certifying agency: 1) Electrification of Vehicle Lineup Description: Ford is heavily investing in electric vehicle (EV) technology, including the launch of models like the Mustang Mach-E and the F-150 Lightning. Ford is taking action to achieve carbon neutrality no later than 2050, and in Europe, no later than 2035, focusing on our vehicles, our operations and our supply chain. Certifying Agency: The U.S. Environmental Protection Agency (EPA) for emissions standards and electric vehicle efficiency ratings 2) Carbon Neutrality Commitment Description: Ford has pledged to achieve carbon neutrality globally by 2050, including reducing CO2 emissions from its products and manufacturing operations. Ford Motor Company’s actions to cut emissions, mitigate climate risks and contribute to development of the low-carbon economy have earned it a place on CDP’s Climate “A List” for climate change. Ford aspires to power all its manufacturing plants globally with 100-percent renewable energy by 2035 Certifying Agency: The Science Based Targets initiative (SBTi) for setting and validating science-based targets for emissions reductions. 3) Sustainable Materials in Vehicle Production Description: Ford has introduced sustainable materials in its vehicles, such as plant-based materials and recycled plastics. Ford plans to power all its manufacturing plants globally with 100 percent renewable energy by 2035. . Ford is among the first U.S. automakers to bring our global supply chain to Manufacture 2030 to help our suppliers meet their carbon reduction targets, and is a leader in our industry in supply chain mapping and auditing. Certifying Agency: Underwriters Laboratories (UL) for sustainable product certifications. 4) Water Conservation Efforts Description: Ford is focused on reducing water usage in its manufacturing processes. Ford has been recognized by the Carbon Disclosure Project (CDP), a leading global environmental non-profit . Since 2000, Ford has achieved a 76.2% reduction in absolute freshwater use, accounting for a cumulative 186.3 billion gallons of water saved. In 2022, Ford used 22 percent less water globally, the equivalent of providing a year’s worth of water to 1.7 million homes. Certifying Agency: Alliance for Water Stewardship (AWS) certification for sustainable water management practices. 5) World’s Largest Green Roof Ford’s Dearborn Truck Plant has the World’s Largest Living Roof, according to Guinness World Records. The 10.4-acre living roof is part of Ford’s redevelopment of the Ford Rouge Center, which includes a number of progressive environmental initiatives. The roof is composed of a drought-resistant perennial groundcover called sedum which is planted into a specially layered bed. Virtually maintenance-free, it can absorb up to 4 million gallons of rainwater annually and is part of a broader storm-water management system installed at the Rouge. In addition to absorbing rainwater and carbon dioxide, the sedum roof produces oxygen and provides natural overhead insulation for the final assembly building, thereby reducing energy costs. It also is expected to last twice as long as a traditionally constructed roof.	*

44	Identify any third-party issued eco-labels, ratings or certifications that your company has received for the Solutions included in your Proposal related to energy efficiency or conservation, life-cycle design (cradle-to-cradle), or other green/sustainability factors.	Ford Motor Company received the 2023 Green Energy award for its substantial progress in renewable energy and emission reduction. Ford is also modernizing its manufacturing facilities to be more environmentally friendly. The company's Dearborn Truck Plant, for example, includes a living roof that helps manage stormwater and provides a habitat for wildlife. The company also aims to achieve carbon neutrality globally by 2050, with interim targets for 2030 and is making sustainable investments in renewable energy and sustainable manufacturing practices. Below are some third-party issued eco-labels: 1) ISO 14001 Certification Description: This certification is awarded for effective environmental management systems (EMS) that help organizations improve their environmental performance. Ford has implemented ISO 14001 across its manufacturing facilities to ensure compliance with environmental standards. 2) EPA Energy Star Certification Description: Ford has received Energy Star certification for some of its manufacturing plants, recognizing energy-efficient practices that significantly reduce energy consumption and greenhouse gas emissions. 3) LEED Certification Description: Ford facilities have achieved Leadership in Energy and Environmental Design (LEED) certification, which signifies environmentally friendly building practices and efficient energy use. 4) Green Vehicle Certification by the Environmental Protection Agency (EPA) Description: Certain Ford vehicles, especially hybrids and electric models, have received recognition from the EPA for their low emissions and energy-efficient technologies. 5) SBTi (Science Based Targets initiative) Approval Description: SBTi endorses two new Ford interim carbon-neutrality targets for substantial reductions in greenhouse gas emissions from operations and products by 2035	*
45	What unique attributes does your company, your products, or your services offer to Sourcewell participating entities? What makes your proposed solutions unique in your industry as it applies to Sourcewell participating entities?	"A unique service is our FORD Pro Maintenance Program. Ford Pro Maintenance provides consistent maintenance and light repair pricing for Ford, Lincoln, and Mercury vehicles managed by participating Government & Commercial Fleet customers. We have over 700 participating Ford & Quick Lane Dealers nationwide and growing. There is a small set up fee cost to Government & Commercial Fleet customers. The program also provides a savings of capital benefit where Ford manages the consolidated billing. .PROGRAM DETAILS The program establishes competitive fleet pricing including: 0 A not-to-exceed national price for 12 maintenance and light repair services. 0 22 non pre-priced maintenance and light repair services are priced at Regional/ Metro .Labor Rate using Mitchell's Flat Rates and parts priced at Dealer List Price. Motorcraft offers a comprehensive array of unique products to help keep fleet vehicles on the road. Most Motorcraft parts are the same parts that came with the Ford or Lincoln vehicle when built. Because our parts are designed for the vehicles they were originally built for, they fit perfectly. Technicians will not spend extra time making them fit. All Motorcraft brake pads and shoes are tested on the road, in real life conditions, to meet Federal Motor Vehicle Safety Standards (FMVSS). Fleet Parts Advantage offers fleets a unique training and inventory management solution, allowing fleet parts departments to make better inventory investment decisions. This product is available at an additional cost established by ADMI. Ford offers Omnicraft as a new addition to its parts platform. Omnicraft provides quality aftermarket parts for non-Ford/Lincoln vehicles at a great cost savings."	*

Table 5A: Value-Added Attributes (Not Scored)

Line Item	Question	Certification	Offered	Comment
46	Select any Women or Minority Business Entity (WMBE), Small Business Entity (SBE), or veteran owned business certifications that your company or hub partners have obtained. Upload documentation and a listing of dealerships, HUB partners or re-sellers if available. Select all that apply.		○ Yes ◉ No	Though Ford is not a MWBE or Small Business, Diversity and Inclusion is very important to Ford. 245 Dealers Nationally are MWBE. (See attached MWBE Ford Owned Dealers. More details can be provided upon request.)
47		Minority Business Enterprise (MBE)	○ Yes ◉ No	Ford Motor Company does have dealerships that are MWBE. (See attached MWBE Ford Owned Dealers - 245 Dealers Nationally. More details can be provided upon request.) Checked no because Ford Motor Co. is not MWBE owned.
48		Women Business Enterprise (WBE)	○ Yes ◉ No	Ford Motor Company does have dealerships that are MWBE. (See attached MWBE Ford Owned Dealers - 245 Dealers Nationally. More details can be provided upon request.) Checked no because Ford Motor Co. is not MWBE Owned.
49		Disabled-Owned Business Enterprise (DOBE)	○ Yes ◉ No	NA
50		Veteran-Owned Business Enterprise (VBE)	○ Yes ◉ No	NA
51		Service-Disabled Veteran-Owned Business (SDVOB)	○ Yes ◉ No	NA
52		Small Business Enterprise (SBE)	○ Yes ◉ No	NA
53		Small Disadvantaged Business (SDB)	○ Yes ◉ No	NA
54		Women-Owned Small Business (WOSB)	○ Yes ◉ No	NA

Table 6: Pricing (400 Points)

Provide detailed pricing information in the questions that follow below.

Line Item	Question	Response *	
55	Describe your payment terms and accepted payment methods.	Payment terms will be by the selling Ford or Lincoln dealer. All Ford OEM Parts & Ford OEM Service transactions are between the local Ford Dealer (or local Ford Dealers) and the Government agency. Sourcewell Member Agencies that are enrolled in the Ford Fleet Care Consolidated Billing Program will receive Net 30 payment terms. (All fleets must be pre-approved by the Ford Fleet Care Team for this program.)	*

56	Describe any leasing or financing options available for use by educational or governmental entities.	Yes, Ford Pro offers Municipal Lease/Purchase Financing from Ford Pro FinSimple™* which is the best way to acquire essential equipment with a limited budget. It eliminates major cash outlays, long-term debt obligations and, in most cases, the need for voter approval. Example of how it works: • Fixed-rate financing helps you get the vehicles you need when you need them, while sticking to your current budget • Flexible repayment terms – monthly, quarterly, semi-annual and annual • Finance add-on equipment, upfits and extended-warranty plans • Equity is accumulated with each payment, and ownership is realized with a final payment of $1	*
57	Describe any standard transaction documents that you propose to use in connection with an awarded agreement (order forms, terms and conditions, service level agreements, etc.). Upload all template agreements or transaction documents which may be proposed to Participating Entities.	All transactions for Ford OEM Parts and Ford OEM Service are between the Ford dealer and the government agency. If any documents are required the dealer will provide to include any additional terms and conditions. If a government agency requires a signature, the government will coordinate with the local Ford Dealer (or Ford Dealers) they choose to do business with.	*
58	Do you accept the P-card procurement and payment process? If so, is there any additional cost to Sourcewell participating entities for using this process?	Individual Ford Franchise Dealers may choose to elect to accept P- card as a form of payment. Sourcewell members can also elect to enroll in Ford Fleet Care for consolidated Billing options direct from Ford. (Example: A government agency can purchase Ford OEM Parts from 10 dealers and receive one monthly parts statement from Ford vs 10 monthly statements from 10 dealers. Fleets need to be preapproved to be eligible for this program.)	*
59	Describe your pricing model (e.g., line-item discounts or product-category discounts). Provide detailed pricing data (including standard or list pricing and the Sourcewell discounted price) on all of the items that you want Sourcewell to consider as part of your RFP response. If applicable, provide a SKU for each item in your proposal. Upload your pricing materials (if applicable) in the document upload section of your response.	1) The Sourcewell discounted price for eligible Ford OEM & Motorcraft Parts in this RFP is at National Fleet Parts Pricing at participating Ford Dealerships nationally. National Fleet Parts Pricing Offers: "Not to Exceed" parts pricing on eligible Ford and Motorcraft® mechanical parts and Ford collision parts* • A network of Ford and Lincoln Dealers across the U.S. for both in-house and in-dealership repairs • Peace of mind in knowing your fleet vehicles will receive competitive pricing* at any participating NFPP Dealer • Access to easy NFPP Dealer locator tools • Access to online parts purchases through Parts.Ford.com National Fleet Parts pricing for all Ford eligible parts is included in the attachments by SKU. Total Ford eligible SKUs for this Sourcewell OEM Parts and Supplies RFP is approximately 291,341 SKUs. 2) Ford Pro Maintenance Pricing at participating Ford & Lincoln dealerships nationally. This program offers Transparent and Consistent Pricing on 12 Fleet Maintenance Services. (See Ford Pro Maintenance Attachment) Air Conditioning Service Air Filter Replacement Alignment Automatic Transmission Battery and Electrical System Brake Service Cooling System Lube, Oil, Filter PID and Y-Harness Installation Tire Services Wheel Bearing Repack Windshield Wipers 3) Ford Pro Charging Solutions (See attachments for pricing) 4) Ford Pro Telematics & Fleet Management Software Solutions (See attachments for pricing)	*

60	Quantify the pricing discount represented by the pricing proposal in this response. For example, if the pricing in your response represents a percentage discount from MSRP or list, state the percentage or percentage range.	National Fleet Parts Pricing Program provides a "Not to Exceed" ceiling price that represents a significant discount from MSRP for all enrolled fleets. (Discount up to 36% off)	*
61	Describe any quantity or volume discounts or rebate programs that you offer.	Individually enrolled Sourcewell members participating in the Ford Fleet Network Incentive Program have the ability to earn up to an 8% earn back on all purchases during a program period based on their total purchases during that program period. FFN enrolled fleets are also eligible for the Ford Powertrain Private Offer discount off invoice for eligible Ford remanufactured powertrain purchases."	*
62	Propose a method of facilitating “sourced” products or related services, which may be referred to as “open market” items or "non-contracted items". For example, you may supply such items “at cost” or “at cost plus a percentage,” or you may supply a quote for each such request.	Ford franchise dealers may at their discretion seek to source out Open Marker items and services in support of local Sourcewell agencies. Ford also offers Omnicraft branded parts for non Ford and Lincoln vehicles through the Ford Dealership network. (Example: Parts for GM vehicles or Toyota Vehicles)	*
63	Describe your ability to provide customized reports of historical purchases and participating entities accounts payable management.	Selling dealers can provide purchase and accounts payable information. Ford Fleet Service Operations monitors parts sales through our internal reporting system for members month to date and year to date purchases. Member fleets enrolled in the Ford Fleet Network Program have dashboard access 24/7 to their parts purchase information. Government and Commercial Fleets that are approved for Ford Fleet Care will also have access to customized online business reports that provide historical purchases to include: • Cardless/Cashless Convenience • Reduced Administration and Cost • Controlled Spending Limits • No Enrollment Fees • All-Make Billing Solution	
64	Identify any element of the total cost of acquisition that is NOT included in the pricing submitted with your response. This includes all additional charges associated with a purchase that are not directly identified as freight or shipping charges. For example, list costs for items like pre-delivery inspection, installation, set up, mandatory training, or initial inspection. Identify any parties that impose such costs and their relationship to the Proposer.	Depending on the level of enrollment there may be additional cost for on hand technical training, electronic parts cataloging subscriptions and other subscription based products and services.	*
65	If freight, delivery, or shipping is an additional cost to the Sourcewell participating entity, describe in detail the complete freight, shipping, and delivery program.	There are some very remote locations in Alaska and western states where freight charges do apply for Ford Remanufactured powertrain.	*
66	Specifically describe freight, shipping, and delivery terms or programs available for Alaska, Hawaii, Canada, or any offshore delivery.	There are some very remote locations in Alaska and western states where freight charges do apply. Dealers/distributors should be contacted for questions related to shipping, delivery and exchange policies."	*
67	Describe any unique distribution and/or delivery methods or options offered in your proposal.	Ford Powertrain Distributor Network provides National distribution of Ford Authorized Remanufactured Assemblies throughout the U.S. In most cases, in stock assemblies can be delivered same day or next day depending if stock is on hand.	*
68	Specifically describe any self-audit process or program that you plan to employ to verify compliance with your proposed agreement with Sourcewell. This process includes ensuring that Sourcewell participating entities obtain the proper pricing.	Our self-audit process is as following: 1) FSO representatives use eReact reporting for invoices with "Sourcewell/NJPA" in the customer Name" invoice field. 2) Unless otherwise determined, FSO representative will assume all parts sales to those member agencies specifically identified by "Sourcewell/NJPA" in the ·customer Name field as contract sales. Reasonable discretion will be given to FSO representative to determine percentages of contract sales in high volume cases where it is suspect that dealer/distributor made potential data entry or other reporting errors. 3) FCSD will regularly communicate with field sales representatives and managers to monitor eReact reports to ensure sales are reported appropriately and accurately.	*

69	If you are awarded an agreement, provide a few examples of internal metrics that will be tracked to measure whether you are having success with the agreement.	Ford Dealers and Field personnel will track all Parts and Service sales reports for Sourcewell contract purchases through their individual Dealer management systems. • There will be business reviews with dealerships and Fleets to make sure they are maximizing the Sourcewell contract. • Monitoring of Monthly sales for Sourcewell contract through Ford's UDB EReact internal reporting system • Consultative follow up activities to increase visibility of the Sourcewell contract.	*
70	Provide a proposed Administration Fee payable to Sourcewell. The Fee is in consideration for the support and services provided by Sourcewell. The propose an Administrative Fee will be payable to Sourcewell on all completed transactions to Participating Entities utilizing this Agreement. The Administrative Fee will be calculated as a stated percentage, or flat fee as may be applicable, of all completed transactions utilizing this Master Agreement within the preceding Reporting Period defined in the agreement.	Ford Motor Company proposes to pay 1.5% on all eligible Sourcewell contract sales through all participating franchised Ford Dealerships and FADS in the U.S. each quarter. (This includes 291,341 Ford SKUs to include engine, transmission and collision parts. Sourcewell Contact# 101520-FMC purchases by Govt Agencies in 2024 was $4.4 Mil or a 64% increase in 2024 vs 2023.)	*

Table 7: Pricing Offered

Line Item	The Pricing Offered in this Proposal is: *	Comments	
71	The pricing offered is as good as or better than pricing typically offered through existing cooperative contracts, state contracts, or agencies.	Pricing provided via the price file attachment reflects MSRP and Ford National Fleet Parts Pricing (NFPP). The NFPP price is a not to exceed ceiling price on eligible parts offered at participating NFPP Ford dealerships across the U.S. National Fleet Parts Pricing is the BEST price offered to all Government and Commercial Fleets. National Fleet Parts Pricing provides consistent pricing for all eligible parts to include ALL Collision Parts. National Fleet Parts Pricing for All Collision parts is a NEW add in 2024 and allows government and commercial fleets to purchase collision parts at a discount. This allows Police Fleets that have Ford vehicles to purchase collision parts at a discount.	*

Table 8A: Depth and Breadth of Offered Solutions (200 Points)

Line Item	Question	Response *	

72	Provide a detailed description of all the Solutions offered, including used, offered in the proposal.	Ford Motor Company makes the following solutions available through our RFP response: 1) Genuine Ford Original Equipment Parts and Authorized Motorcraft Original Equipment parts - The ONLY parts approved by Ford Motor Company for all Ford & Lincoln vehicles. These are the same Original Equipment parts on all Ford Vehicles when they roll off the assembly line. (See attached documents for a list of all SKUs) Note: The 291,341 SKUs sold by our Ford Dealers will be available to Sourcewell Members. All Sourcewell members will need to coordinate with their local dealer (or local dealers) to purchase these parts. All Parts Sales & Repair services are only sold through our dealer channel. 2) Motorcraft Oil, Automatic Transmission Fluid & Lubricants 3) Ford & Lincoln dealer repair services at Ford & Lincoln dealerships. 4) Quick Lane tire & auto care services 5) Ford Pro Maintenance Fleet Program - Transparent and Consistent Fleet Menu Pricing. 6) Ford National Fleet Parts Pricing program - “Not to Exceed” parts pricing on Ford and Motorcraft® mechanical parts and Ford collision parts 7) Ford Fleet Care - Consolidated Billing Program for Government and Commercial fleets that do business with multiple dealerships nationally. The Government & Commercial fleets receive 1 Monthly Parts Statement from Ford Motor Company. (Fleets need to be preapproved to participate) 8) Third-party collaboration for vendor managed inventory 9) Parts inventory management training 10) Ford Rotunda diagnostic tools & equipment 11) Ford Pro hardware & software charging solutions 12) Ford Pro intelligence & fleet management software solutions 13) Ford Fleet Network parts purchase incentive program - Participating fleets can earn up to 8% back on all of your Ford, Motorcraft® and Omnicraft™ parts purchases.
73	Identify the vehicle makes for which your offered parts are considered OEM.	Ford OEM Parts & Motorcraft Parts are the only parts Designed and Engineered by Ford Motor Company for all Ford & Lincoln vehicles. (Includes parts for all Ford F-Series Trucks, all Ford Transit Vans, All Police Interceptor vehicles and Ford passenger vehicles purchased by government agencies.)
74	Identify the vehicle engine types for which your products are manufactured (e.g. gasoline, diesel, CNG, propane, hybrid, electric, etc.).	Ford Motor Company manufactures vehicles that have gas engines, EcoBoost Engines, Diesel Engines, hybrid engines, CNG/Propane engines and electric motors for electric vehicles. Ford Engines and transmissions have assigned part numbers and are available for purchase by Sourcewell Members. (Ford Parts Universe - 291,341 SKUs)
75	Describe any electronic service programming subscriptions and service information available directly from the OEM along with any associated costs.	1) Fordparts.com- provides free access to Ford parts catalogs and Ford parts ordering for all government fleets. 2) Technical Resource Center - Access to technical publications Ford Technical Training and Publication subscriptions are available on an annual subscription basis or can be provided through a Ford Certified Wholesaling Dealership. Based on purchase volumes, this tool is available to government fleets / Sourcewell members.

76	Within this RFP category there may be subcategories of solutions. List subcategory titles that best describe your products and services.	1) Ford Motor Company offers access to the Ford Pro Maintenance Pricing Program for all Sourcewell member government agencies. This fleet maintenance program is transparent and consistent national menu pricing for 12 maintenance services nationally. This program is only available at participating Ford Pro Maintenance dealerships. (1,200+ participating dealers nationally) 2) Maintenance Tools and Equipment through the Ford Rotunda program which are the same tools used by all Ford Dealership Technicians. (Example: Scan tools to diagnose vehicles, vehicle lifts to repair vehicles, Technician Tool Kits, Collision Repair Equipment, Wheel Balancers, Electrical Vehicle Tools, etc.) 3) Omnicraft Competitive Aftermarket Parts are parts for all competitive make vehicles. (Example: General Motor vehicles, Toyota Vehicles, Chrysler Vehicles, Dodge Vehicles, Jeep Vehicles, Ram Vehicles) 4) Ford Motorcraft Bulk Oil & Automatic Transmission Fluid, the same Ford lubricant product used for all oil changes at all Ford Dealerships. 5) Ford Quick Lane Tire & Auto Service Centers - Your go to place for routine auto maintenance, oil changes, and new tires for all vehicle makes and models. (800 locations nationally) 6) Ford Fleet Care, which is Ford's centralized billing program for fleets with multiple locations regionally or nationally. The fleet receives one monthly parts statement from Ford Motor Company for all parts and service purchased at all 3,000 Ford dealerships nationally. (The fleet needs to be pre-approved by our Ford Fleet Care Team) 7) Ford & Lincoln Authorized Ford Pro Charging Solutions - Includes electric vehicle home charging solutions and depot charging solutions so fleets can charge multiple vehicles. 8) Ford Pro Telematics and Fleet Managment Software solutions- Includes real-time fleet GPS tracking, EV & gas vehicle health, fuel efficiency, driver behaviors and more. .	*

Table 88: Depth and 8readth of Offered Solutions

Indicate below if the listed types or classes of Solutions are offered within your proposal. Provide additional comments in the text box provided, as necessary.

Line Item	Category or Type	Offered *	Comments	
77	Automobile OEM Parts	(•) Yes ( ) No	The only Ford OEM parts authorized by Ford Motor Company for Ford & Lincoln vehicles. These parts are only sold at Ford Dealerships (2,900+ locations nationally) and Ford Authorized Distributors (459 locations nationally)	*
78	SUV OEM Parts	(•) Yes ( ) No	The only Ford OEM Parts authorized by Ford Motor Company for Ford & Lincoln SUVs to include Police Interceptors purchased by government agencies. These parts are only sold at Ford Dealerships (2,900+) and Ford Authorized Distributors (459 locations).	*
79	Van OEM Parts	(•) Yes ( ) No	The only Ford OEM Parts authorized by Ford Motor Company for Ford Transit Vans. These parts are only sold at Ford Dealerships (2,900+) and Ford Authorized Distributors (459 locations).	*
80	Light Truck OEM Parts	(•) Yes ( ) No	The only Ford OEM Parts authorized by Ford Motor Company for Ford light trucks. (Example: Ford Maverick, Ford Ranger) These parts are only sold at Ford Dealerships (2,900+) and Ford Authorized Distributors (459 locations).	*
81	Class 3-8 Chassis and equipment OEM Parts	(•) Yes ( ) No	The only Ford OEM Parts authorized by Ford Motor Company for Ford F-350, 450, 550, 650, 750 trucks. These parts are only sold at Ford Dealerships (2,900+) and Ford Authorized Distributors (459 locations).	*
82	Bus OEM Parts	(•) Yes ( ) No	The only Ford OEM Parts authorized by Ford Motor Company for a Ford Bus Chassis. These parts are only sold at Ford Dealerships (2,900+) and Ford Authorized Distributors (459 locations).	
83	Motorcycles OEM Parts	( ) Yes (•) No	NA	

Exceptions to Terms, Conditions, or Specifications Form

Only those Proposer Exceptions to Terms, Conditions, or Specifications that have been accepted by Sourcewell have been incorporated into the contract text.

Documents

Ensure your submission document(s) conforms to the following:

1. Documents in PDF format are preferred. Documents in Word, Excel, or compatible formats may also be provided.

2. Documents should NOT have a security password, as Sourcewell may not be able to open the file. It is your sole responsibility to ensure that the uploaded document(s) are not either defective, corrupted or blank and that the documents can be opened and viewed by Sourcewell.

3. Sourcewell may reject any response where any document(s) cannot be opened and viewed by Sourcewell.

4. If you need to upload more than one (1) document for a single item, you should combine the documents into one zipped file. If the zipped file contains more than one (1) document, ensure each document is named, in relation to the submission format item responding to. For example, if responding to the Marketing Plan category save the document as “Marketing Plan.”

- Pricing - Final Price File - NFPP - Sourcewell 8.1.2024.xlsx - Thursday August 01, 2024 14:30:23
- Financial Strength and Stability - 2023-Ford-Annual-Report.pdf - Wednesday July 31, 2024 03:08:34
- Marketing Plan/Samples - Example of Sourcewell Marketing and Ford Dealer Training Material.pdf - Thursday August 01, 2024 12:59:54
- WMBE/MBE/SBE or Related Certificates - MWBE Ford Owned Dealers.pdf - Thursday August 01, 2024 12:39:53
- Standard Transaction Document Samples - Standard Transaction Document - Ford Motor Co..pdf - Thursday August 01, 2024 15:29:22
- Requested Exceptions (optional)
- Upload Additional Document - Additional Ford Information for Sourcewell- Awards, Sustainability, Programs.pdf - Thursday August 01, 2024 15:14:19

Addenda, Terms and Conditions

PROPOSER AFFIDAVIT OF COMPLIANCE

I certify that I am an authorized representative of Proposer and have authority to submit the foregoing Proposal:

1. The Proposer is submitting this Proposal under its full and complete legal name, and the Proposer legally exists in good standing in the jurisdiction of its residence.

2. The Proposer warrants that the information provided in this Proposal is true, correct, and reliable for purposes of evaluation for award.

3. The Proposer certifies that:

(1) The prices in this Proposal have been arrived at independently, without, for the purpose of restricting competition, any consultation, communication, or agreement with any other Proposer or competitor relating to-

(i) Those prices;

(ii) The intention to submit an offer; or

(iii) The methods or factors used to calculate the prices offered.

(2) The prices in this Proposal have not been and will not be knowingly disclosed by the Proposer, directly or indirectly, to any other Proposer or competitor before award unless otherwise required by law; and

(3) No attempt has been made or will be made by Proposer to induce any other concern to submit or not to submit a Proposal for the purpose of restricting competition.

4. To the best of its knowledge and belief, and except as otherwise disclosed in the Proposal, there are no relevant facts or circumstances which could give rise to an organizational conflict of interest. An organizational conflict of interest is created when a current or prospective supplier is unable to render impartial service to Sourcewell due to the supplier's: a. creation of evaluation criteria during performance of a prior agreement which potentially influences future competitive opportunities to its favor; b. access to nonpublic and material information that may provide for a competitive advantage in a later procurement competition; c. impaired objectivity in providing advice to Sourcewell.

5. Proposer will provide to Sourcewell Participating Entities Solutions in accordance with the terms, conditions, and scope of a resulting master agreement.

6. The Proposer possesses, or will possess all applicable licenses or certifications necessary to deliver Solutions under any resulting master agreement.

7. The Proposer will comply with all applicable provisions of federal, state, and local laws, regulations, rules, and orders.

8. Proposer its employees, agents, and subcontractors are not:

1. Included on the "Specially Designated Nationals and Blocked Persons" list maintained by the Office of Foreign Assets Control of the United States Department of the Treasury found at: https://www.treasury.gov/ofac/downloads/sdnlist.pdf;
2. Included on the government-wide exclusions lists in the United States System for Award Management found at: https://sam.gov/SAM/; or
3. Presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated by the State of Minnesota; the United States federal government, as applicable; or any Participating Entity. Vendor certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this solicitation.

☑ By checking this box I acknowledge that I am bound by the terms of the Proposer's Affidavit, have the legal authority to submit this Proposal on behalf of the Proposer, and that this electronic acknowledgment has the same legal effect, validity, and enforceability as if I had hand signed the Proposal. This signature will not be denied such legal effect, validity, or enforceability solely because an electronic signature or electronic record was used in its formation. - Keith Abarca, National Government Bid Manager (Parts & Service), Ford Motor Company

The Proposer declares that there is an actual or potential Conflict of Interest relating to the preparation of its submission, and/or the Proposer foresees an actual or potential Conflict of Interest in performing the obligations contemplated in the solicitation proposal.

○ **Yes** ◉ **No**

The Bidder acknowledges and agrees that the addendum/addenda below form part of the Bid Document.

Check the box in the column "**I have reviewed this addendum"** below to acknowledge each of the addenda.

File Name	I have reviewed the below addendum and attachments (if applicable)	Pages
Addendum_4_RFP_080124_OEM_Vehicle_Parts Wed July 24 2024 04:31 PM	☑	1
Addendum_3_RFP_080124_OEM_Vehicle_Parts Thu July 11 2024 08:56 AM	☑	1
Addendum_2_RFP_080124_OEM_Vehicle_Parts Fri June 21 2024 11:24 AM	☑	1
Addendum_1_RFP_080124_OEM_Vehicle_Parts Thu June 13 2024 03:05 PM	☑	1

ATTACHMENT NO. 3

Sourcewell

Ford

Automotive parts, service, and supplies

#080124-FMC

Maturity Date: 11/14/2028

Website: FordParts.com

Products & Services

Products & Services

Sourcewell contract 080124-FMC gives access to the following types of goods and services:

- Genuine Ford and OE authorized motorcraft parts, oils, and lubricants
- Ford and Lincoln dealer repair services
- Quick Lane tire and auto care services
- Ford National Fleet Parts pricing program
- Ford Fleet Care consolidated billing
- Third-party collaboration for vendor managed inventory
- Parts inventory management training
- Ford Rotunda diagnostic tools and equipment
- Ford Pro hardware and software charging solutions
- Ford Pro intelligence and fleet management solutions
- Ford Pro Parts Loyalty Rewards incentive program

To use this contract, you must first register on the vendor-provided, nongovernment website at: parts.ford.com

Download step-by-step instructions (PDF) to get started

ATTACHMENT NO. 4

FORD FLEET CARE



FORD **FLEET CARE**

FORD PARTS

Ford Parts provides original equipment design and fit for your Ford and Lincoln vehicles to help restore new-vehicle-like performance and reliability. Plus, all Ford parts are backed by Ford Motor Company and built with the engineering expertise from a manufacturer with more than 100 years of experience.

Motorcraft

The name says quality, dependability, and performance. Motorcraft® parts are designed specifically for Ford and Lincoln vehicles and have undergone extensive laboratory and on-road testing. Our comprehensive product line is built to maximize the performance of Ford and Lincoln vehicles.

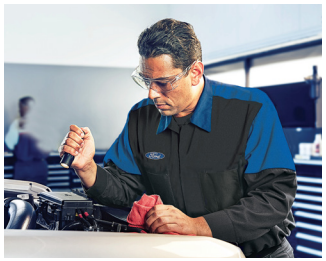
Omnicraft

A trusted relationship just got better. Omnicraft™ is the newest member of the Ford family of parts, offering affordable, reliable parts designed for non-Ford repairs. With more than a century of parts heritage to build upon, Omnicraft is a quality choice for your business. Now available along with Ford and Motorcraft® parts for one-stop shopping at your Ford Dealer.

















FORD **FLEET CARE**

THE FORD FLEET CARE ADVANTAGE

- Cardless/cashless convenience
- Reduced administration
- Controlled spending limits
- No enrollment fees
- Access to online business reports
- All-make billing solution



CONSOLIDATED BILLING
FOR YOUR SELF-MANAGED FLEET

Ford Fleet Care is a parts and service consolidated billing program, offered without administrative fees, to commercial fleets who choose to self-manage their fleet of vehicles. The program allows you to make a single monthly payment on behalf of your entire fleet for vehicle service and part purchases - helping you reduce administrative time and cost.

The program is available through Ford and Lincoln dealerships and Quick Lane Tire and Auto Centers throughout the United States and Canada.

Cardless/Cashless Convenience

- No need for drivers to carry a credit card or cash
- Ford and Lincoln dealers able to verify vehicle enrollment in program

Reduced Administration and Cost

- Consolidated monthly invoice replaces multiple repair orders or part purchase invoices
- Ability to make a single payment on behalf of your entire fleet
- No enrollment or administrative fees
- Access to online business reports

Controlled Spending Limits

- Establish prior approval spending limit
- Ford and Lincoln dealers able to view your preset spending limit and contact you for purchase order approval

All-Make Billing Solution

- Ford and Lincoln vehicles
- Non-Ford vehicles and trailers

Additional Vehicle Service Programs*

National glass program

OEM windshield replacement and repair provided through mobile service with OEM specifications

Enhanced roadside assistance

Offers services beyond New Vehicle Limited Warranty and Ford Protect extended service plan roadside coverages

* Available in the U.S. only. Prior approval is not available.

Learn more. Apply today.

Visit the Ford Fleet Care website at **fleetcare.ford.com** or scan this code with your smartphone.

Message and data rates apply.

CONSOLIDATED BILLING OPTIONS

VEHICLE MAINTENANCE AND SERVICE

Consolidated service billing documents provide a summary of your vehicle maintenance and service events in an easy-to-read format.

Consolidated Invoice

Compiles total amount due for the billing period:

- Replaces multiple dealership invoices
- Helps save processing time

Repair Notification Summary

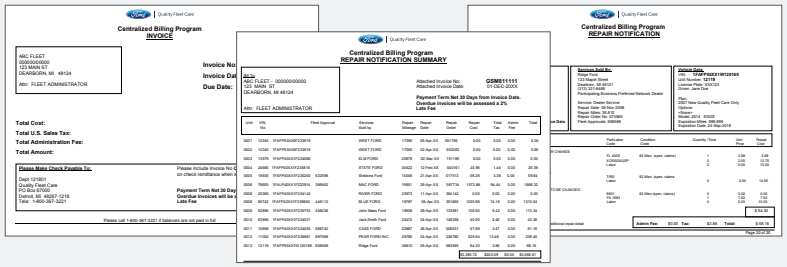
Summarizes vehicle service events charged during the billing period:

- Vehicle Identification Number (VIN)
- Fleet unit number (when provided)
- Fleet prior approval code
- Servicing location
- Repair mileage
- Dealership repair order number

Repair Notification

Provides details of individual dealership repair orders in an easy-to-read format that includes:

- Billing location
- Service provider
- Vehicle data, including VIN and your assigned unit number
- Description of performed repairs, including parts and labor
- Condition code – describes the condition of the replaced part



FORD, MOTORCRAFT® AND OMNICRAFT™ PARTS PURCHASES

The Parts Purchase Billing Program extends the same consolidated billing convenience from the dealership's Service Department to the dealership's Parts Department. And can be utilized as stand-alone billing or combined with service billing.

Features include:

- A dedicated parts account code and card issued for your convenience
- Authorization by your designated company representative
- The ability to order parts on **fordparts.com** and bill to your Ford Fleet Care account

Consolidated Invoice

Compiles total amount due for the billing period:

- Replaces multiple dealership invoices
- Helps save processing time

Purchase Notification Summary

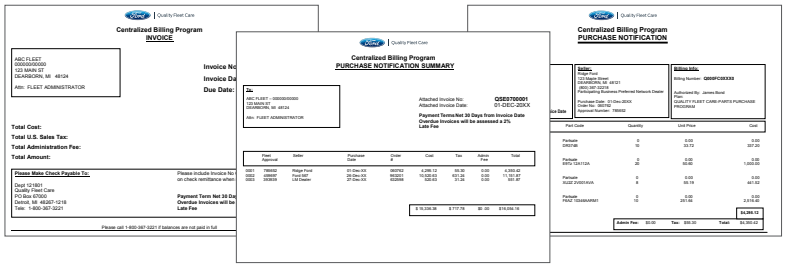
Summarizes parts purchases charged during the billing period and includes:

- Your Ford Fleet Care account code
- Prior approval code
- Purchase location

Purchase Notification

Provides details of individual dealership parts purchase orders in an easy-to-read format that includes:

- Billing location
- Service provider
- Unit price
- Service provider comments
- Part code and quantity purchased



ONLINE ACCOUNT MANAGEMENT

FLEETCARE.FORD.COM

- Apply for Ford Fleet Care Program
- Access MyFleetCare management tool
- Download billing documents
- Access online billing reports
- Manage actively enrolled vehicles

MyFleetCare Management Tool*

View and manage account information in one convenient location.

- View current account balance
- Edit account information
- Manage actively enrolled vehicles
- Review invoices and pending purchases
- Enroll for additional Ford Fleet Care programs

Online Reports*

Online business reports are available to fleets with an active Ford FIN code at no additional cost.

- Fleet Business Report
- Maintenance Report
- Vehicle Repair Analysis Report
- Parts Purchase Report



To register for Ford Fleet Care Online Reporting, visit **fleetcare.ford.com** or contact Ford Fleet Care at **1-800-367-3221.**

* Requires Fleet Identification Number (FIN). For information on obtaining a FIN, visit **fleet.ford.com**

COMMERCIAL VEHICLE CENTER

SERVICE DESIGNED FOR **YOUR FLEET**

THE RIGHT PEOPLE... THE RIGHT TOOLS...

- Factory-trained technicians
- Extended hours
- Priority service and support for commercial customers
- Honor Ford Protect Plans
- Participate in Ford Fleet Care consolidated billing programs

Locate a Ford or Ford-Lincoln dealership near you

To locate any Ford or Lincoln dealership, visit **fleet.ford.com** and select Locate a Dealer.

Commercial Vehicle Center

To locate a commercially-minded dealer near you, visit **fordcommercialvehiclecenter.com.**

- More than 650 locations nationwide
- Certified commercial vehicle experts in sales, finance, parts and service
- Priority service and support for commercial customers
- Parts in stock/expedited shipping
- Upfitter expertise and assistance
- Commercial finance and lease alternatives
- Extended service hours
- Rental and loaner services available





Quick Lane Tire & Auto Center

To locate the nearest Quick Lane Tire & Auto Center visit **quicklane.com.**

Quick Lane Tire & Auto Centers perform scheduled maintenance and light repair work on all makes and models using Motorcraft® and other quality parts at competitive prices.

- Oil change and essential maintenance
- Brake inspections and repairs
- Alignments
- Shocks and struts
- Air conditioning services
- Belts and hoses
- Wiper blades
- Alternators
- Suspension and steering
- Name-brand tires
- Safety inspections
- Battery test and replacement
- Minor engine tune-ups
- Vehicle Check-Up (VCU) report
- Lamps and bulbs
- Cooling system maintenance
- Transmission service

FordParts.com



ORDER YOUR PARTS ONLINE

- Create an account
- Order Ford, Motorcraft,® Omnicraft™ parts and Ford accessories
- Search for part by part number, vehicle model or VIN
- Find a local dealer
- Reach out to our experts with live chat supports

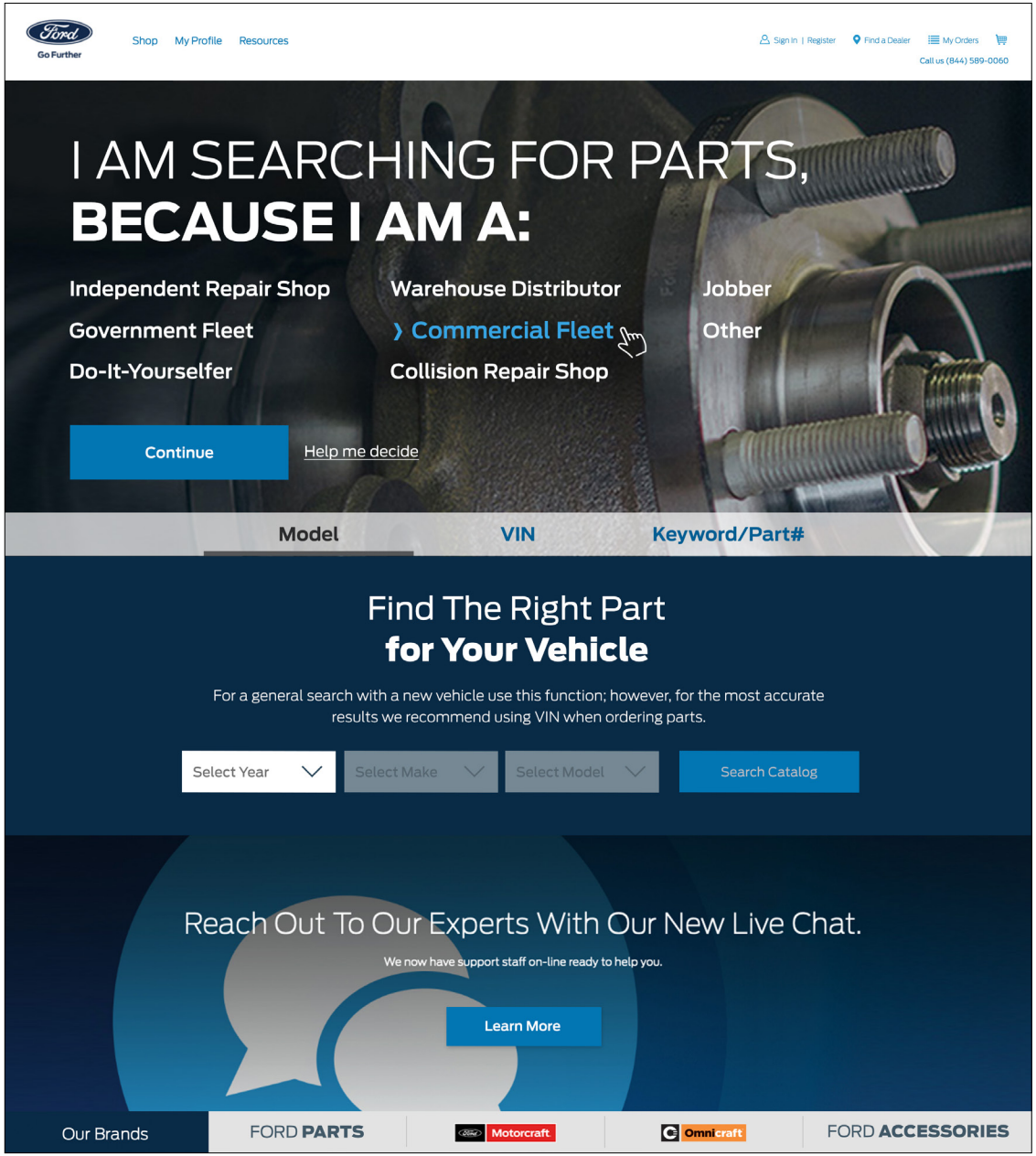
See your Ford or Lincoln dealership or Ford Authorized Distributor for 2-year/unlimited miles Service Part Warranty information with no commercial exceptions.

FORD PARTS WARRANTY
UNLIMITED MILEAGE INCLUDES LABOR
2 YEARS

Limited labor costs. See seller for limited warranty details.

MOTORCRAFT® WARRANTY
UNLIMITED MILEAGE INCLUDES LABOR
2 YEARS

Limited labor costs. See seller for limited warranty details. Motorcraft® is a registered trademark of Ford Motor Company.





fleetcare.ford.com
Ford Fleet Care Program Headquarters
1-800-367-3221

FORD **FLEET CARE**

For more information:

Phone

Ford Fleet Care Roadside Assistance (United States): **1-800-367-3221 #1**

Ford Fleet Care National Glass Program (United States): **1-800-367-3221 #2**

Ford Business Assistance Center: **1-800-34-Fleet (1-800-343-5338)**

Ford Protect Extended Service Plans: **1-800-521-4144**

Ford Powertrain Hotline: **1-800-392-7946**

Owner Guides/Shop Manuals Order Department: **1-800-782-4356**

Online

Ford Fleet: **fleet.ford.com**

Ford Parts: **fordparts.com**

Ford Protect Extended Service Plans: **fordprotect.ford.com**

Ford Commercial Vehicle Center Dealer Directory: **fordcommercialvehiclecenter.com**

Quick Lane® Tire & Auto Center: **quicklane.com**

FCS-35541-19
524074_1b 9/19

To order additional copies, please call 1-800-367-3221 or order online at **fleetcare.ford.com**

Ford #080124-FMC

Pricing for contract #080124-FMC offers Sourcewell participating agencies the following discounts:

- National Fleet Parts Pricing Program provides a "not to exceed" ceiling price that represents a significant discount from MSRP for all enrolled fleets.
- Sourcewell members registered in the Ford Pro Parts Loyalty Rewards (PLR) Incentive Program can potentially earn up to 6% back during a program period. PLR enrolled fleets are also eligible for the Ford Powertrain Private Offer discount off invoice for eligible Ford remanufactured powertrain purchases.

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PUBLIC HEARING REGARDING FISCAL YEAR 2026-27 ASSESSMENT FOR THE WEST COVINA CITYWIDE LIGHTING AND MAINTENANCE DISTRICT**

RECOMMENDATION:

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-69 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE DIAGRAM AND ASSESSMENTS FOR THE CITYWIDE LIGHTING AND MAINTENANCE DISTRICT FOR FISCAL YEAR 2026-27

BACKGROUND:

The Citywide Lighting and Maintenance District ("Citywide District") was established in 1976. As the name implies, this District encompasses the entire City. Prior to Fiscal Year 1997-1998, the Citywide District funded a variety of public improvements and services which included: street tree maintenance, median maintenance, park maintenance, municipal pool maintenance, area lighting maintenance, traffic signal maintenance, traffic engineering, and street lighting engineering. Since the passage of Proposition 218 in November 1996 and the subsequent property owner approval in July 1997, the Citywide District assessment currently funds only those services that have been designated as a "Special Benefit", which is the maintenance of most of the streetlights and street trees within the City.

The Citywide District funds the operation and maintenance of assessable (special benefit) street trees and street lighting. These funds are used for the operations and maintenance of streetlights, trimming of street trees, and removal and replacement of diseased street trees (due to disease, emergency uprooting or downed trees/limbs, et cetera).

DISCUSSION:

The Landscape and Lighting Act of 1972 (California Streets and Highways Code section 22500 et seq.) (the "Act") specifies the procedures for annual renewals of maintenance districts. The initial steps in the process include:

1. Adoption of a resolution ordering the preparation of an Engineer's Report.
2. Approval of the Engineer’s Report.
3. Adoption of a Resolution of Intention concerning the levy and collection of assessments and setting a public hearing.

At the regular meeting on July 7, 2026, the City Council (1) adopted Resolution No. 2026-68, ordering

Webb Municipal Finance, LLC, as assessment engineer, to prepare and file an Engineer's Report, (2) approved the Preliminary Engineer's Report; and (3) adopted Resolution No. 2026-72, declaring its intention to levy and collect assessments for FY 2026-27 and setting July 21, 2026 as the date for the public hearing on the proposed assessments.

The next step is conducting the public hearing. Following the public hearing, the City Council may adopt a resolution confirming the diagram and assessments for the Citywide District either as proposed or as revised by the City Council. The adoption of the resolution levies the assessments for the upcoming Fiscal Year.

The approval of the Preliminary Engineer's Report by the City Council does not commit the City Council to adopt the proposed assessments for the Citywide District. At the public hearing, the City Council is required to consider all comments for and against the proposed assessments. During or after the public hearing, the City Council may order maintaining or reducing the proposed rates and/or revising expenditures that are funded by the Citywide District. The City Council's action only becomes final when the assessments are confirmed by resolution upon completion of the public hearing.

The voter-approved rates for the Citywide District included a provision for not more than a 2% annual increase based on the Consumer Price Index (CPI). The CPI increase for the one-year period from March 2025 to March 2026 for the Los Angeles-Long Beach-Anaheim areas was 3%. Therefore, current rates may increase a maximum of 2.00%. This increase will permit the Citywide District to provide the standard level of service in the Citywide District.

The assessment rates in the Citywide District are based on the Equivalent Dwelling Unit (EDU) method. In this methodology, a single-family residential parcel will equal one EDU and pay an assessment of $62.42 per year, an increase of $1.22 per year from Fiscal Year 2025-26.

During the 2023-2024 Fiscal Year, the City entered into a new agreement for median and landscaping services that addresses increased scope of landscape and median maintenance needs. This scope of work will continue and be maintained throughout FY 2026-2027.

As costs have risen, maintenance has suffered. A full study is needed to ascertain what a proper level of maintenance would cost and explore how to properly set the assessment rate. Such a study will take several months and, if rates are to be increased, would require a vote by the affected property owners. Pending completion of a further analysis, this report recommends that assessment rates be increased by the property owner-approved CPI increase of 2% for Fiscal Year 2026-27.

LEGAL REVIEW:

The City Attorney has reviewed the resolution and approved it as to form.

OPTIONS:

The City Council has the following options:

1. Increase current assessment rates by 2.00% based on the current escalation formula; or
2. Maintain the current assessment rates. Maintaining the rates at their current levels (0% increase) would deplete the reserves at a faster pace and require General Fund to subsidize the district in future years; or
3. Provide alternative direction.

ENVIRONMENTAL REVIEW:

The levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act (“CEQA”) pursuant to Section 15273 of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and supplies and equipment. The levy and collection of the assessments is also exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment

Prepared by: Robert Ortega Cip Project Manager

Fiscal Impact

FISCAL IMPACT:

For FY 2026-27, the Engineer’s Report for the Citywide Lighting and Maintenance District proposes to use the voter approved adjustment to increase the assessment rates by 2.00% from their current levels, which is $61.20, to $62.42. This is the amount of increase allowed under Proposition 218.

The total projected income from the recommended rates is $1,933,267. The estimated operating costs for the district in FY 2026-27 are $2,460,244.

Attachments

Attachment No. 1 - Resolution No. 2026-69

Attachment No.2 - Engineer's Report

Attachment No.3 - 10-Year Projection

CITY COUNCIL GOALS & OBJECTIVES: Achieve Fiscal Sustainability and Financial Stability
A Well-Planned Community
Enhance City Image and Effectiveness

ATTACHMENT NO.1

RESOLUTION NO. 2026-69

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE DIAGRAM AND ASSESSMENTS FOR THE CITYWIDE LIGHTING AND MAINTENANCE DISTRICT FOR FISCAL YEAR 2026-27

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the City's Citywide Lighting and Maintenance District (the "District") has been established pursuant to the Landscaping and Lighting Act of 1972 (California Streets and Highways Code Section 22500 et seq.) (the "Act") to fund the maintenance and servicing of certain public street lighting and street trees in the City; and

WHEREAS, in connection with the District, the City annually levies an assessment against real property; and

WHEREAS, by its Resolution No. 2026-68, adopted July 7, 2026, the City Council directed Webb Municipal Finance, LLC, as assessment engineer (the "Engineer"), to prepare and file a report regarding the Fiscal Year 2026-27 assessment to be levied in connection with the District; and

WHEREAS, the Engineer filed said report, entitled "Preliminary Engineer's Report, Fiscal Year 2026-2027, City of West Covina Citywide Lighting and Maintenance District" (the "Preliminary Report"); and

WHEREAS, on July 7, 2026, the City Council, by minute action, approved the Preliminary Report; and

WHEREAS, by its Resolution No. 2026-72, adopted July 7, 2026, the City Council declared its intention to levy and collect assessments within the District for Fiscal Year 2026-27 and set a public hearing for July 21, 2026 at 7:00 p.m., or as soon thereafter as the matter may be heard, regarding the assessments (the "Hearing"); and

WHEREAS, the Engineer has filed the final report, entitled "Engineer's Report, Fiscal Year 2026-2027, City of West Covina Citywide Lighting and Maintenance District" (the "Report"), which is on file and available for public inspection in the Office of the City Clerk and is incorporated herein by reference; and

WHEREAS, at the Hearing, which was noticed as required by law, all interested persons were afforded the opportunity to hear and be heard and the City Council considered all oral statements and written protests made or filed by any interested person; and

WHEREAS, the City Council desires to levy the assessments for Fiscal Year 2026-27 as set forth in the Report.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council approves the Report as filed.

SECTION 2. The City Council confirms the diagram and assessments for the District for Fiscal Year 2026-27 as set forth in the Report.

SECTION 3. Pursuant to Section 22631 of the Act, the adoption of this resolution will constitute the levy of the assessments for Fiscal Year 2026-27.

SECTION 4. The City Council finds and determines that the levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and equipment and supplies. The City Council also finds and determines that the levy and collection of the assessments is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment.

SECTION 5. The City Clerk is directed to file the diagram and assessment, or a certified copy thereof, with the Los Angeles County Auditor-Controller. The assessments shall be collected at the same time and in the same manner as County taxes are collected, and all laws providing for the collection and enforcement of County taxes shall apply to the collection and enforcement of the assessments.

SECTION 6. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-69 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO.2

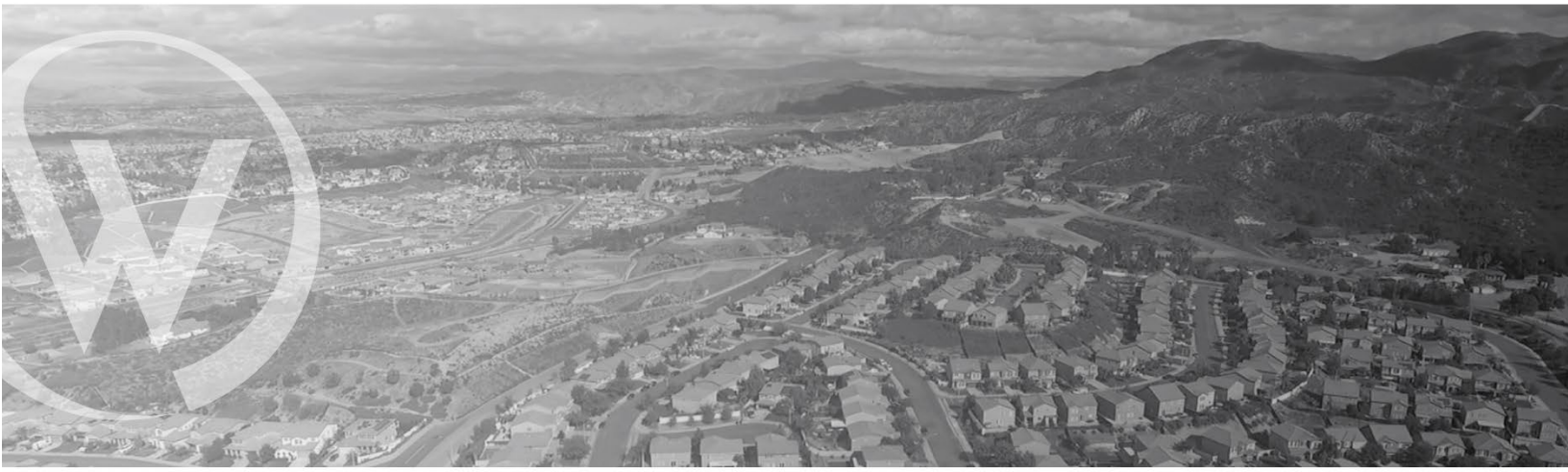
Engineer's Report

Fiscal Year 2026-2027

City of West Covina
Citywide Lighting and Maintenance District

Prepared For

July 2026



webbmfinance.com

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i. Engineer's Statement

AGENCY: CITY OF WEST COVINA

PROJECT: CITYWIDE LIGHTING AND MAINTENANCE DISTRICT

TO: CITY COUNCIL
CITY OF WEST COVINA
STATE OF CALIFORNIA

Report Pursuant to "Landscaping and Lighting Act of 1972"

Pursuant to direction from the City Council (the "City Council") of the City of West Covina (the "City"), State of California, submitted herewith is the Engineer's Report for the Citywide Lighting and Maintenance District (the "Report"), consisting of the following parts, pursuant to the provisions of Division 15, Part 2 of the Streets and Highways Code of the State of California, being the "Landscaping and Lighting Act of 1972" (the "1972 Act"), as amended, commencing with Section 22500, and which is in accordance with Resolution No. 2026-68 adopted by the City Council, Los Angeles County, California ordering the preparation of the Report for Citywide Lighting and Maintenance District (the "District" or "Citywide LMD"). This Report is applicable for the ensuing 12-month period, being the Fiscal Year commencing July 1, 2026, to June 30, 2027.

SECTION 1 **PLANS AND SPECIFICATIONS** of the improvements to be maintained and/or improved for Fiscal Year 2026-2027. The plans and specifications show and describe the existing improvements and are sufficient in showing and describing the general nature, location, and extent of the improvements.

SECTION 2 A **COST ESTIMATE** of the improvements to be maintained and-or improved for the mentioned Fiscal Year.

SECTION 3 The **METHOD OF APPORTIONMENT** showing the proportionate amount of the assessment to be charged in proportion to the benefits to be received by each lot or parcel within the exterior boundaries as shown in Appendix B.

SECTION 4 An **ASSESSMENT ROLL** showing the proportionate amount of the assessment to be charged in proportion to the benefits to be received by each lot or parcel within the boundaries of the District, as shown in Appendix B.

SECTION 5 An **ASSESSMENT DIAGRAM** of the District. Said Diagrams shall show the boundaries of the District. Reference is made to the Los Angeles County (the "County") Assessor's Maps for a detailed description of the lines and dimensions of any lots or parcels. The lines and dimensions of each lot shall conform to those shown on the County Assessor's Maps for the Fiscal Year to which the Report applies.

i. Engineer's Statement

I, Matthew E. Webb, a Professional Civil Engineer (employed at Albert A. Webb Associates and retained through an agreement between Webb Municipal Finance, LLC and my employer), acting on behalf of the City of West Covina, pursuant to the Act do hereby assess and apportion the total amount of the costs and expenses upon the parcels of land within Citywide Lighting and Maintenance District liable therefore and benefited thereby, in proportion to the estimated benefits that each parcel receives, respectively, from said maintenance, works of improvement, and appurtenances.

Executed this 30th day of June 2026.



ALBERT A. WEBB ASSOCIATES

MATTHEW E. WEBB
PROFESSIONAL CIVIL ENGINEER NO. 37385
ENGINEER OF WORK
ON BEHALF OF THE CITY OF WEST COVINA
STATE OF CALIFORNIA

Final approval, confirmation and levy of the annual assessment and all matters in the Engineer's Report were made on the ____ day of _____ 2026, by adoption of Resolution No. _____ by City Council.

CITY CLERK
CITY OF WEST COVINA
STATE OF CALIFORNIA

A copy of the Assessment Roll and Engineer's Report was filed in the City Clerk's Office on the _____ day of _____ 2026.

CITY CLERK
CITY OF WEST COVINA
STATE OF CALIFORNIA

WHEREAS, on July 7, 2026, the City Council, under the Act, adopted its Resolution Initiating Proceedings for the Levy and Collection of Assessments and the Preparation of an Engineer's Report for the Citywide LMD;

Whereas, the Resolution of Intention directed Webb Municipal Finance, LLC, to prepare and file a report presenting plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operation and servicing of the improvements for the Citywide LMD for the referenced Fiscal Year, a diagram for the Citywide LMD showing the area and properties to be assessed, and an assessment of the estimated costs of the maintenance, operation and servicing of the improvements, assessing the net amount upon all assessable lots and/or parcels within the Citywide LMD in proportion to the special benefit received;

Overview

The purpose of this report is to set forth findings and the engineering analysis for the City of West Covina Citywide Lighting and Maintenance District for Fiscal Year 2026-27, in compliance with the requirements of Article 4, Chapter 1, of the Landscaping and Lighting Act of 1972 (the "1972 Act") which is Part 2, Division 15 of the California Streets and Highways Code (The "Act"). The District is necessary to finance the cost of providing streetlight and street tree maintenance which provides a special benefit to real property in the City.

The 1972 Act permits the establishment of assessment districts by cities for the purpose of providing for the maintenance of certain public improvements, which include the facilities existing within the proposed assessment district. In accordance with this Act, the City Council established the District in 1976 pursuant to the Act. Prior to Fiscal Year ("FY") 1997-98 the District funded a variety of public improvements and services which included: street tree maintenance, median maintenance, park maintenance, municipal pool maintenance, area lighting maintenance, traffic signal maintenance, traffic engineering, and street lighting engineering. Since the passage of Proposition 218 ("Proposition") in November 1996 and the subsequent property owner approval in July 1997, the District assessment currently funds only those services that have been designated as a "Special Benefit", which is the maintenance of most of the streetlights and street trees within the City. These funds are used for the operations and maintenance of streetlights, trimming of street trees, and removal and replacement of diseased street trees.

In FY 2017-18, the City conducted a property owner protest ballot proceeding for a proposed Maximum Assessment increase of 12%. Based on the results of the protest ballot, the City Council declined to adopt the new Maximum Assessment increase.

The costs of operation, maintenance and servicing of improvements to be funded by the District will be apportioned to each parcel in proportion to the special benefit it receives. The method of assessment may be amended, subject to the requirements of Proposition 218, from time to time by the City Council, in order to apportion the costs in relation to the benefits being received. Payment of the assessment for each parcel will be made in the same manner and at the same time as payments are made for property taxes. All funds collected through the assessment must be placed in a special fund and can only be used for the purposes stated within this Report.

As required by the Act, this Engineer's Report describes the improvements to be constructed, operated, maintained and serviced by the District for FY 2026-27, provides an estimated budget for the District, and lists the proposed assessments to be levied upon each assessable lot or parcel within the District. Following the approval of the preliminary report, either as submitted or as modified, the City Council will hold a Public Hearing to provide an opportunity for any interested person to be heard. All property owners must be noticed in accordance with Section 22626 of the Streets and Highways Code prior to the Public Hearing. At the conclusion of the Public Hearing, the City Council may adopt a resolution confirming the levy of assessments as originally proposed or as modified.

Following the adoption of this resolution, the final assessor's roll will be prepared and filed with the County Tax Collector's office to be included on the FY 2026-27 tax roll.

The existing facilities to be maintained and serviced include street lighting facilities and street trees.

The District will fund the costs in connection with the district maintenance and servicing including, but not limited to, personnel, electrical energy, water, materials, contracting services, and other expenses necessary for the satisfactory operation of these facilities. The facilities are described as follows:

Landscaping Improvements

Facilities include but are not limited to trees, irrigation system, hardscape, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public right-of-way, parkways, and dedicated easements within the boundaries of the District.

Lighting Improvements

Facilities include but are not limited to poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting in the public right-of-way and dedicated easements within the boundaries of the District.

The public lighting system shall be maintained to provide adequate illumination. Electricity for streetlights shall be furnished by the Southern California Edison Company, and it shall be adequate for the intended purpose. Rates for power shall be those authorized by the California Public Utilities Commission.

"Maintenance" means the furnishing of services and materials for the ordinary and usual operation, maintenance and servicing of the landscaping, public lighting facilities and appurtenant facilities, including repair, removal or replacement of all or part of any of the landscaping, public lighting facilities or appurtenant facilities; providing for the life, growth, health, and beauty of the landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, and treating for disease or injury; the removal of trimmings, rubbish, debris, and other solid waste.

"Servicing" means the furnishing of water for the irrigation of landscaping and the maintenance of any of the public lighting facilities and furnishing of electrical energy for the public lighting facilities or for the lighting or operation of landscaping or appurtenant facilities.

The detailed plans and specifications of the District improvements are on file in the office of the City Public Works Department and by reference are made part of this Report.

The 1972 Act provides that the total cost of installation, construction, operation, maintenance and servicing of street lighting and landscaping can be recovered by the District. Maintenance can include the repair and replacement of existing facilities. Servicing can include electrical and associated costs from a public utility. Incidental expenses, including administration of the District, engineering fees, legal fees, printing, posting, and mailing of notices, and all other costs associated with the annual collection process can also be included.

The 1972 Act requires that a special fund be set up to track the revenues and expenditures of the District. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the District by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on June 30th must be carried over to the next fiscal year unless they are designated for a special purpose.

The estimated costs of the operation, servicing and maintenance of the improvements for Fiscal Year 2026-27, are summarized in the table on the following page.

Table 2-1
Citywide Lighting and Maintenance District
Fiscal Year 2026-27
Cost Estimates

Budget Item	Total
Beginning Fund Balance	**$232,091**
Revenues	
Assessments	$1,933,267
Interest	$15,100
General Fund	$373,000
Total Projected Revenue	**$2,321,367**
Expenditures	
Direct Costs	
Personnel Services	$106,364
Maintenance Contracts	$415,375
Utilities	$1,660,762
Maintenance Supplies	$40,743
Property & Liability Insurance	$161,280
Total Direct Costs	**$2,384,524**
Administrative Costs	
Levy Admin & Professional Services	$75,020
City Overhead & Administration	$700
Total Administrative Cost	**$75,720**
Total Expenditures	**$2,460,244**
Ending Fund Balance (estimated)	**$93,214**

Budget Item	Total
Beginning Fund Balance	**$232,091**
Revenues	
Assessments	$1,933,267
Interest	$15,100
General Fund	$373,000
Total Projected Revenue	**$2,321,367**
Expenditures	
Direct Costs	
Direct Lighting	$1,561,643
Zone A	$58,383
Zone B	$29,709
Subtotal	**$1,649,735**
Street Trees	
Direct Street Trees	$810,509
Subtotal	**$810,509**
Total Expenditures	**$2,460,244**
Ending Fund Balance (estimated)	**$93,214**

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by Agencies for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of streetlights, traffic signals, landscaping, parks and recreation facilities.

Section 22573 of the Landscape and Lighting Act of 1972 requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

> "The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.
>
> The determination of whether or not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000)) [of the Streets and Highways Code, State of California]."

The Act permits the designation of benefit zones within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547). Thus, the 1972 Act requires the levy of a true "assessment" rather than a "special tax." Exempted from the assessment would be the areas of all publicly owned property in use in the performance of a public function.

Special Benefit Determination

The assessment is proposed to be levied to defray the cost of the operation, servicing, and maintenance of street trees and street lighting and appurtenant facilities, including but not limited to, personnel, electrical energy, utilities such as water, materials, contracting services, and other items necessary for the satisfactory operation of these services.

Street Lighting Benefit

Proper maintenance and operation of the street lighting system benefits all properties within the District by providing security, safety and community character and vitality as outlined below.

1. Security and Safety Benefit. Mitigates crime, alleviates the fear of crime, and enhances pedestrian safety.
2. Community Character and Vitality Benefit. Promotes social interaction, promotes business and industry, and contributes to a positive nighttime visual image.
3. Lighting Intensity Benefit. As the lighting levels increase, so do the benefits associated with the lighting. Lighting standards usually require approximately twice the level of lighting in commercial/industrial areas than in residential areas.

Parcels, which are located on streets with streetlights, receive a special lighting benefit. Parcels which are located on private streets receive a substantially reduced benefit from local lighting, parcels which do not have any local streetlights receive no benefit from street lighting.

Lighting at the street intersection, which is defined as safety lighting, is considered to be the minimum lighting requirement for vehicular safety; therefore, safety lighting represents the general benefit portion of street lighting. Additionally, lights, which are on arterials of the City, which do not have parcels fronting on them, are considered a general benefit. Those general benefit portions of the City's lighting budget will not be assessed.

Benefit Zones - Street Lighting

Most parcels within the City front streets with streetlights and therefore receive a direct lighting benefit. However, there are some areas in the City, which have a higher level of lighting, and these have been designated as additional Benefit Zones.

Zone A - The Civic Center and Plaza at West Covina areas receive a higher level of street lighting.

Zone B - The properties along Glendora Avenue from Walnut Creek Parkway to the I-10 Freeway receive a higher level of street lighting than Zone A.

Those parcels which also have public lighting in adjacent alleyways receive an equal amount of benefit for the alley lights as for the streetlights, therefore, these parcels are assessed two times the benefit of the basic local lighting. The parcels that front streets without streetlights do not receive a local lighting benefit and therefore are not assessed.

Street Trees

Trees, landscaping, hardscaping and appurtenant facilities, if well maintained, provide beautification, shade and enhancement of the desirability of the surroundings.

The City maintains street trees throughout the City. The trees are located within the public right-of-way and provide an aesthetically pleasing environment, shade, beautification, and according to some authorities' air purification and sound attenuation. These positive attributes increase the desirability of properties located on streets that have trees on them.

More importantly, proper maintenance of these facilities, especially routine trimming of street trees and removal/replacement of deceased trees, is essential to the safety of adjacent properties.

Parcels that are located on streets which do not have trees do not benefit and are not assessed. Street trees on arterials of the City that do not have parcels fronting on them are considered a general benefit. There are approximately seven hundred and eighty-four (784) such trees out of approximately twenty-seven thousand forty-eight (27,048) street trees in the City, or 2.90%. Therefore, 2.90% of the City street tree budget will be funded through the City's General Fund account.

Assessment Methodology

The method of apportionment utilized for the District calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels. The special benefit received by each lot or parcel is equated to the overall land use of the parcel based on the parcel's actual land use or proposed planned development and is reliant upon the special benefit received from the improvements planned or existing within the District.

To identify and determine the special benefit to be received by each parcel, it is necessary to consider the entire scope of each District improvements as well as individual property development within the Districts. The costs associated with the improvements shall be fairly distributed among the parcels based upon the special benefit received by each parcel. Additionally, in compliance with the Constitution, each parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred to that parcel. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels as well as the proposed land use of each property as compared to other parcels that benefit from those specific improvements.

Equivalent Dwelling Units

Since the assessments will be levied against parcels of property as shown on the tax rolls, the final charges must be assigned by Assessor's Parcel Number. If assessments were to be spread just by parcel, not considering land use or parcel size, a single-family parcel would be paying the same as a fifty (50) unit apartment parcel or a large commercial establishment in a similar zone and this would not be equitable and would not satisfy the Proposition 218 requirements.

The single-family residential parcel has been selected as the basic unit for calculation of assessment and is defined as one Equivalent Dwelling Unit ("EDU"). A methodology has been developed to calculate the EDUs for other residential land uses and for non-residential parcels. Every land-use is converted to EDUs: parcels containing apartments are converted to EDUs based on the number of dwelling units on each parcel of land; commercial and industrial parcels are converted based on the lot size of each parcel of land.

The EDU method is seen as the most appropriate and equitable method of spread for landscape and lighting districts, as the benefit to each parcel from the improvements are apportioned as a function of land-use type and size.

Single-Family Residential - The single-family residential parcel has been selected as the basic unit for calculation of the benefit assessment. The basic unit shall be called an Equivalent Dwelling Unit (EDU). Parcels zoned for single-family residential use are assessed 1.00 EDU.

Multi-Family Residential - Multiple residential (including condominiums) land use equivalencies are determined based on the number of dwelling units on each parcel. Due to population density and size of structure relative to the typical single-family residence, each dwelling unit defined as multi-family residential, including condominiums, would be 0.75 EDU. Benefits to a multi-family residential property do not increase proportionately as the number of units increase. Therefore, the population per unit decreases as the residential land use density increases and there is a corresponding reduction in benefit to a parcel. Also, as the number of dwelling units increases, the average value per rental unit decreases. Therefore, there is a reduced benefit to a parcel as the number of dwelling units increases. By decreasing the equivalency as the number of units increases, a reasonable benefit assessment is achieved. Therefore, the equivalency is reduced to 0.50 EDU per dwelling unit, for five (5) through fifteen (15) dwelling units (as parcels with 5 to 15 units are considered "high medium density" as opposed to the "low density" of duplexes, triplexes and fourplexes), and the equivalency is reduced to 0.25 EDU per dwelling unit for more than 15 units, which are considered to be "high density". Fifteen units are established as the limit of the "high medium density" category as State law (California Title 25, Section 42) requires that apartment complexes with 16 or more dwelling units have a manager located on the premises, which is an indication of "high density".

Mobile Homes - Mobile home parks, and mobile homes located within mobile home parks, are converted to EDUs based on the population density and size of structure relative to a single-family residence. Therefore, mobile home parks and mobile homes located within mobile home parks would be assessed 0.50 EDU per mobile home. No decrease would be applied to this factor, as mobile homes are all separate dwellings with no common walls. Non-Residential - In converting improved non-residential properties to EDUs, the factor used is the City of West Covina's average density for single-family residential areas, which are five (5) dwelling units per acre. All properties developed for non-residential uses are therefore assigned 5.00 EDUs per acre for the first five (5) acres. It is our experience, based upon a review of large non-residential parcels, that the utilization of that portion of non-residential property greater than 5 acres more closely resembles that of vacant land as it is typically undeveloped. Therefore, after the first 5 acres, each additional acre will be charged 25% of 5.00 EDUs which results in 1.25 EDUs per acre, similar to vacant land as described below.

Vacant Property

Vacant property is described as parcels with no improved structures. These properties receive benefits based on their land, as this is the basis of their value. Based on the opinions of professional appraisers, appraising current market property values for real estate in Southern California, the land value portion of the property typically ranges from 20 to 30 percent of the property's total value. Additionally, the utilization of vacant property is significantly less than improved property, and vacant property has a traffic generation rate of 0. Therefore, it is recommended that vacant property be assessed at the rate of 25 percent of improved property.

Vacant Residential - Parcels defined as residential parcels, which do not have structures on the parcels, are assessed 25% of the parcel with a single-family dwelling thereon. The parcel will be assessed 0.25 EDU per parcel. Vacant Non-Residential Parcels are defined as parcels which are not residential parcels, and which do not have structures on the parcel area assessed based upon the acreage of the parcel. The parcels will be assessed at the rate of 25% of the developed non-residential properties, or 1.25 EDU per acre or any portion thereof, with a minimum of 0.25 EDU per parcel and up to a maximum of 5 acres (6.25 EDUs) per parcel, as parcels over five (5) acres may be considered as open space and no longer receive any benefit.

Public Property - Article XIIID of the California Constitution requires that all benefiting public properties be assessed for their fair share of the benefit. Public property, which is developed and used for residential, or business purposes, will be assessed the same as private property with the same use. Schools will be assessed as Commercial/Industrial uses. Parks will be assessed as vacant property.

Exempt - Excepted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements, and right-of-way, public greenbelts, parkways and that portion of property that is not developed and used for business purposes similar to private commercial, industrial and institutional activities. Also, excepted from assessments would be utility right-of-way, common areas (such as in condominium complexes), landlocked parcels and small parcels vacated by the City as these parcels have little or no value and therefore do not benefit from the improvements.

The land use classification for each parcel has been based on the Los Angeles County Assessor's Roll.

Table 3-1
Land Use Codes and Equivalent Dwelling Units

Land Use Codes	Total EDU		
Single-Family Residential	1.00 per unit		
Condominium	0.75 per unit		
Multi-Family Residential	0.75 per unit for the first 4 units	0.50 per unit over the 4 and up to 15 units	0.25 per unit over 15 units
Mobile Home Parks	0.50 per DU		
Non-Residential	5.00 per acre for the first 5 acres	1.25 per acre over 5 acres	
Vacant Residential	0.25 per parcel		
Vacant Non-Residential	1.25 per acre (5 acre maximum)		

Benefit Factors

There are varying levels of benefit to property from the operation and maintenance of street lighting and street trees based on the different types of property use. Because the benefit to the property varies depending on the type of land use of the property, a Benefit Factor is applied to the EDU formula for each property for each type of improvement to obtain Benefit Units for each Property.

(Equivalent Dwelling Unit) x (Benefit Factor) = Benefit Units

The following table outlines the Benefit Factors for street lighting:

Table 3-2
Street Lighting Benefit Factors

	Residential	Commercial/Industrial
Security & Safety	1	1
Community Character & Vitality	1	1
Lighting Intensity	1	2
Total	**3**	**4**

Schools will receive a residential benefit factor, as they tend to be in residential areas and benefit similarly to residential property. Parks are assessed as vacant land and receive a non-residential benefit factor.

Benefit Units

The budget for basic lighting is $1,561,643, which includes the costs of basic lighting, associated capital improvements and any contribution to reserves. The proposed applied basic lighting assessment rate is estimated at $14.25 per BU, totaling $1,477,117. Accordingly, a single-family residential parcel's assessment would equal 3 BU x $14.25/BU = $42.75 The following table provides a preliminary summary of Street Lighting Benefit Units (BU's) for the City.

Table 3-3
Street Lighting Benefit Units

Land Use	Parcels	Dwellings	Acres	EDU's	Benefit Factor	Benefit Units
Single Family Residential	20,744	20,744		20,744.00	3.00	62,232.00
Condominium	3,688	3,688		2,766.00	3.00	8,298.00
Multi-Family Residential	493	8,104		3,086.00	3.00	9,258.00
Mobile Home Parks	2	265		108.00	3.00	324.00
Commercial	683		1,319.96	4,148.54	4.00	16,594.14
Vacant SFR	243		52.83	60.75	3.00	182.25
Vacant Non-SFR	337		1,028.25	1,692.24	4.00	6,768.95
Total	**26,190**	**32,801**	**2,400.59**	**32,605.53**	**23.00**	**103,657.34**

Lighting Benefit Zone A

The budget for Zone A lighting is $58,383, which includes the costs of Zone A lighting and associated capital improvements, and any contribution to reserves. The proposed applied preliminary Zone A lighting assessment rate is estimated at $43.35 per BU, totaling $75,154. The following table shows the preliminary summary of the BUs in Zone A.

Table 3-4
Zone A Benefit Units

Land Use	Parcels	Acreage	EDU's	Benefit Factors	Benefit Units
Commercial	43.00	69.94	280.72	4.00	1,122.89
Vacant Non-SFR	17.00	50.58	152.69	4.00	610.76
Totals	**60.00**	**120.52**	**433.41**		**1,733.65**

Lighting Benefit Zone B

The budget for Zone B lighting is $29,709, which includes the costs lighting and associated capital improvements, and any contribution to reserves and is in addition to the budget for Zone A. The proposed applied preliminary Zone B lighting assessment rate is estimated at $25.26 per BU plus $43.35 per BU for Zone A, for a total applied assessment rate of $68.61 per BU, totaling $9,286. The following table shows the preliminary summary of the BUs in Zone B.

Table 3-5
Zone B Benefit Units

Land Use	Parcels	Acreage	EDU's	Benefit Factors	Benefit Units
Commercial	24.00	6.15	30.74	4.00	122.95
Vacant Non-SFR	3.00	2.48	3.10	4.00	12.39
Totals	**27.00**	**8.63**	**33.84**		**135.34**

No additional factors have been assigned for street trees; therefore, the Benefit Unit factors are the same as the EDU factors for each land use.

Street Tree Benefit

The total budget for Street Trees is $810,509. The proposed applied preliminary assessment rate is estimated at $19.67 per BU, which includes the costs of street tree maintenance and associated capital improvements, and contribution to reserves totaling $641.465. A single-family residential parcel's assessment would be equal to 1 BU x $19.67/BU = $19.67. The following table provides a preliminary summary of Street Tree Benefit Units (BUs) for the City.

Table 3-6
Street Tree Benefit Units

Land Use	Parcels	Dwellings	Acres	EDU's	Benefit Factor	Benefit Units
Single Family Residential	20,744.00	20,744.00		20,744.00	1.00	20,744.00
Condominium	3,688.00	3,688.00		2,766.00	1.00	2,766.00
Multi-Family Residential	493.00	8,104.00		3,086.00	1.00	3,086.00
Mobile Home Parks	2.00	265.00		108.00	1.00	108.00
Commercial	683.00		1,319.96	4,154.33	1.00	4,154.33
Vacant SFR	243.00		52.83	60.75	1.00	60.75
Vacant Non-SFR	337.00		1,028.25	1,692.24	1.00	1,692.24
Total	**26,190.00**	**32,801.00**	**2,400.59**	**32,611.32**	**7.00**	**32,611.32**

Assessment Rate Summary

The following table summarizes the Applied and Maximum Assessment rates for parcels in each of the zones of benefits

Table 3-7
Fiscal Year 2026-27
Assessment Rate Summary

Benefit Category	FY 25-26 Maximum Rate Per Benefit Unit	Escalator	FY 26-27 Maximum Rate per Benefit Unit	FY 26-27 Applied Rate per Benefit Unit
Basic Local Lighting	$13.98	1.02	$14.26	$14.25
Zone A	$42.50	1.02	$43.35	$43.35
Zone B	$67.27	1.02	$68.62	$68.61
Street Trees	$19.29	1.02	$19.68	$19.67

Assessment Range Formula

Any new or increased assessment requires certain noticing and meeting requirements by law. Prior to the passage of Proposition 218 (California Constitution Articles XIIIC and XIIID), legislative changes in the Brown Act defined a "new or increased assessment" to exclude certain conditions. These conditions included "any assessment that does not exceed an assessment formula or range of assessments previously adopted by the agency or approved by the voters in the area where the assessment is imposed." This definition and conditions were later confirmed through Senate Bill 919 (the Proposition 218 implementing legislation).

The purpose of establishing an assessment range formula is to provide for reasonable increases and inflationary adjustment to annual assessments without requiring costly noticing and mailing procedures, which could add to the District costs and assessments. As part of the District formation, balloting of property owners is required pursuant to the Article XIIID Section 4. The property owner ballots include an Assessment to be approved, as well as the approval of an assessment range formula.

The Maximum Assessment is equal to the initial Assessment approved by property owners adjusted annually by the percentage increase of the Local Consumer Price Index ("CPI") for Los Angeles-Long Beach-Anaheim for All Urban Consumers from March to March up to 2%. As of January 2018, the Los Angeles-Riverside-Orange County Consumer Price Index region name changed to Los-Angeles-Long Beach-Anaheim Consumer Price Index. Each Fiscal Year, the Maximum Assessment will be recalculated, and a new Maximum Assessment established. For Fiscal Year 2026-27, CPI increased by 3.4%, therefore percentage increase is 2%.

The Maximum Assessment is adjusted annually and is calculated independent of the annual budgets and proposed assessments established for each Zone of the District. Any proposed annual assessment (rate per EBU) less than or equal to this Maximum Assessment (for each Zone) is not considered an increased assessment, even if the proposed assessment is much greater than the assessment applied in the prior Fiscal Year.

Assessment Range Formula

The following table shows the 15-year rate history for a typical Single-Family Residential Property. The proposed rate for FY 2026-27 shows a 2% increase from the prior year.

Table 3-8
15-Year Rate History
For a Single-Family Residential Property

Fiscal Year	Assessment
Proposed 2026-27	$62.42
2025-26	$61.20
2024-25	$60.00
2023-24	$58.85
2022-23	$57.68
2021-22	$56.54
2020-21	$55.45
2019-20	$53.34
2018-19	$52.29
2017-18	$52.29
2016-17	$51.28
2015-16	$50.41
2014-15	$50.15
2013-14	$49.66
2012-13	$48.69

The proposed assessment and the amount of assessments for Fiscal Year 2026-27 apportioned to each lot or parcel, as shown on the latest roll at the Assessor's Office, are on file in the Office of the City Clerk of the City of West Covina. The description of each lot or parcel is part of the records of the Assessor of the County of Los, Angeles and these records are, by reference, made part of this report.

The assessment diagram for the District is on file in the Office of the City Engineer.



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Riverside, CA 92506
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ATTACHMENT NO.3

West Covina Citywide Lighting and Maintenance District
10 Year Existing Plus 2% Projected Fiscal Projection

Percent Increase	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%
Fiscal Year	**25-26[1]**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$1,893,939**	**$1,931,818**	**$1,970,454**	**$2,009,863**	**$2,050,061**	**$2,091,062**	**$2,132,883**	**$2,175,541**	**$2,219,051**	**$2,263,433**
Interest [2]	$5,300	$0	$0	$0	$0	$0	$0	$0	$0	$0
Transfer from General Fund [3]	$0	$446,557	$492,590	$540,866	$591,474	$644,512	$700,077	$758,273	$819,206	$882,987
Total Revenues	**$1,899,239**	**$2,378,374**	**$2,463,045**	**$2,550,729**	**$2,641,535**	**$2,735,574**	**$2,832,960**	**$2,933,813**	**$3,038,257**	**$3,146,419**
Prior Year Balance	$401,117	$3,741	$3,741	$3,741	$3,741	$3,741	$3,741	$3,741	$3,741	$3,741
Total Funding	**$2,300,356**	**$2,382,116**	**$2,466,786**	**$2,554,470**	**$2,645,276**	**$2,739,315**	**$2,836,701**	**$2,937,554**	**$3,041,998**	**$3,150,160**
Maintenance Costs [4]	$2,296,615	$2,378,374	$2,463,045	$2,550,729	$2,641,535	$2,735,574	$2,832,960	$2,933,813	$3,038,257	$3,146,419
Total Cost	**$2,296,615**	**$2,378,374**	**$2,463,045**	**$2,550,729**	**$2,641,535**	**$2,735,574**	**$2,832,960**	**$2,933,813**	**$3,038,257**	**$3,146,419**
Ending Balance	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**	**$3,741**
Typical Assessment for SFR (5)	$61.20	$62.42	$63.66	$64.93	$66.22	$67.54	$68.89	$70.26	$71.66	$73.09

(1) FY 25-26 Assessment Revenue is based on FY 24-25 actual assessment revenue of $1,856,803.02 as submitted to the Los Angeles County Assessor.

(2)Interest is 0.4% of one-half of the previous year ending balance.

(3) Shortfall will be covered using the General Fund.

(4) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

(5) Fiscal Year 25/26 approved maximum highest rate of $61.20 escalated by assumed 2% applied CPI.

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PUBLIC HEARING REGARDING FISCAL YEAR 2026-27 ASSESSMENTS FOR WEST COVINA LANDSCAPE MAINTENANCE DISTRICTS 4, 6 AND 7**

RECOMMENDATION:

It is recommended that the City Council conduct a public hearing and then adopt the following resolutions:

RESOLUTION NO. 2026-73 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 4 FOR FISCAL YEAR 2026-27

RESOLUTION NO. 2026-74 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 6 FOR FISCAL YEAR 2026-27

RESOLUTION NO. 2026-75 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 7 FOR FISCAL YEAR 2026-27

BACKGROUND:

Landscape Maintenance District No. 4 (“LMD4”) was established in 1975. This district is in the southeasterly part of the City. The assessments collected are used to maintain landscaping, irrigation, hardscape (e.g., sidewalks, walls, etc.), and area lighting on 130 acres of public open space within the boundaries of the district. To encourage innovative housing types and neighborhood designs and to preserve the ridge lines in the San Jose Hills, this area was originally developed with relatively narrow street rights-of-way and small lot sizes. The resulting surplus land was converted to landscaped slope areas and park-like "green belt" areas containing walkways, landscaping, and lighting.

Landscape Maintenance District No. 6 (“LMD6”) was established in 1980 at the request of the owner of the development in lieu of forming a Homeowners’ Association. LMD6 is located in the easterly end of the City known as South Hills. The funds collected by LMD6 are used to maintain landscaping and irrigation in public open space areas within its boundaries. LMD6 contains 238 single-family dwellings, approximately 12 acres of landscaped and irrigated areas, and approximately 65 acres of natural area.

Landscape Maintenance District No. 7 (“LMD7”) was established in 1980 at the request of the owner of

the development in lieu of forming a Homeowners' Association. LMD7 is generally located at the easterly end of the City. The funds collected by the district are used to maintain landscaping and irrigation in public open space areas within its boundaries. Currently, LMD7 contains 372 improved and 8 unimproved single-family residential parcels. When development is 100 percent complete, LMD7 will contain 380 developed single-family residential parcels, 25 acres of landscaped and irrigated area, and 105 acres of natural area.

DISCUSSION:

The Landscaping and Lighting Act of 1972 (California Streets and Highways Code section 22500 et seq.) (the "Act") specifies the procedures for renewal of landscape maintenance districts. The initial steps in the process include:

1. Adoption of a resolution ordering the preparation of an Engineer's Report.
2. Approval of the Engineer's Report.
3. Adoption of a Resolution of Intention concerning the levy and collection of assessments and setting a public hearing.

At its regular meeting on July 7, 2026, the City Council (1) adopted resolutions ordering Webb Municipal Finance, LLC, as assessment engineer, to prepare and file an Engineer's Report for LMD4, LMD6 and LMD7; (2) approved the Preliminary Consolidated Engineer's Report for LMD4, LMD6 and LMD7; and (3) adopted resolutions declaring its intention to levy and collect assessments in LMD4, LMD6 and LMD7 for Fiscal Year 2026-27 and set July 21, 2026 as the date for the public hearing.

The next step is conducting the public hearing. Following the public hearing, the City Council may adopt a resolution confirming the diagram and assessment for each district either as proposed or as revised by the City Council. The adoption of the resolution levies the assessments for the upcoming Fiscal Year.

The approval of the Preliminary Consolidated Engineer's Report does not commit the City Council to adopt the proposed assessments for the districts. During or upon the conclusion of the public hearing, the City Council may order changes in the improvements, any zones within the assessment districts, the proposed diagram or the proposed assessment. However, it cannot raise the assessment rates without first complying with the requirements of Proposition 218. The City Council's action only becomes final when the diagram and assessments are confirmed by resolution upon completion of the public hearing.

The districts contain landscaped hillside slopes vegetated with plants, shrubbery, and trees while LMD4 also contains lighted paseos. The current scope of work for the operations, maintenance, and care of these areas includes fire clearing along the entire slope and irrigation, maintenance, and repairs.

As outlined in the July 7, 2026 staff report relating to the districts, the assessment rates for LMD4 and LMD6 have not been increased in over 15 years while LMD7 has increased very incrementally, which has led to reduced services and increased concerns by residents. As costs have risen, maintenance has suffered.

The City has been working towards addressing the deferred maintenance of the LMDs. In FY 23-24, the City entered into a new landscaping agreement that increased the scope of services to include the entire hillside that will be trimmed to a maximum of 4 feet in height. The previous agreement's scope only addressed 4 feet from the sidewalk or property line. This work continued through FY 25-26 and will be maintained for FY 26-27.

While the assessments will remain at their current levels, the additional scope of services (landscaping, tree trimming) and the CIP's budgets are being funded out of the LMDs' reserves. It is estimated that the current reserves are sufficient to cover the additional services until FY 26-27. To continue with the additional services beyond that, the City will need to do an evaluation of the assessment rates. Staff recommends that the assessment rates be maintained at their current levels for FY 26-27. The annual

assessment rates for LMD4 will be maintained at $49.16 for commercial units in A1 zone, $77.89 for condominium units in A2 zone, $49.33 for condominium/apartment units in A3 zone, $232.48 for condominium units in A4 zone, $260.98 for single-family residential in A5 zone, $289.99 for single-family residential in A6 zone, $348.02 for a single dwelling unit in A7 zone, $386.66 for a fourplex unit in the A8 zone, and $464 for a duplex unit in the A9 zone. The annual assessment rates for LMD6 will be maintained at $650 per lot annually ($54.16 per month). The annual assessment rates for LMD7 will be maintained at $464.06 per developed lot and $139.22 per undeveloped lot.

LEGAL REVIEW:

The City Attorney's Office has reviewed the resolutions and approved them as to form.

OPTIONS:

The City Council has the following options:

1. Approve Staff's recommendation; or
2. Provide alternative direction.

ENVIRONMENTAL REVIEW:

The levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act (“CEQA”) pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and supplies and equipment. The levy and collection of the assessments is also exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment.

Fiscal Impact

FISCAL IMPACT:

The Fiscal Year 26-27 Consolidated Engineer’s Report for LMD 4, 6 and 7 recommends that the assessment rates be maintained at their current levels. The annual assessment rates for LMD4 will be maintained at $348.02 for a single dwelling unit and $464 for a duplex unit. The projected income from the recommended rates is $1,162,827. The annual assessment rate for LMD6 is based on a special uniform benefit to the property owners and is recommended to remain at its current level of $650 per lot annually ($54.16 per month). The total projected revenue from the recommended rates is $154,700. The annual assessment rates for LMD7 will be maintained at $464.06 per improved lot and $139.22 per unimproved lot. The total projected revenue is $173,744. There are no legal requirements or formal guidelines for the amount of reserves in an assessment district. Ongoing improvements such as irrigation system improvements, enhancement to existing landscaping, tree trimming, and other extras are being eliminated to maintain the operating budget within projected revenues from the capped assessment rates. The Engineer's Report identifies $175,000 towards Capital Improvement Projects within LMD 4. This could be used for increased maintenance and tree trimming services for the area. A separate budget amendment will be required in the future to be presented with the professional services agreements for City Council consideration.

Attachments

Attachment No. 1 - Resolution No. 2026-73

Attachment No. 2 - Resolution No. 2026-74

Attachment No. 3 - Resolution No. 2026-75

Attachment No.4 - Engineer's Report

Attachment No.5 - 10-Year Projection

ATTACHMENT NO. 1

RESOLUTION NO. 2026-73

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 4 FOR FISCAL YEAR 2026-27

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the City's Landscape Maintenance District No. 4 (the "District") has been established pursuant to the Landscaping and Lighting Act of 1972 (California Streets and Highways Code Section 22500 et seq.) (the "Act") to fund the maintenance and servicing of certain public landscaping and appurtenant facilities in the City; and

WHEREAS, in connection with the District, the City annually levies an assessment against real property; and

WHEREAS, by its Resolution No. 2026-60, adopted July 7, 2026, the City Council directed Webb Municipal Finance, LLC, as assessment engineer (the "Engineer"), to prepare and file a report regarding the Fiscal Year 2026-27 assessment to be levied in connection with the District; and

WHEREAS, the Engineer filed said report, entitled "Preliminary Consolidated Engineer's Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6 & 7" (the "Preliminary Consolidated Report"); and

WHEREAS, on July 7, 2026, the City Council, by minute action, approved the Preliminary Consolidated Report; and

WHEREAS, by its Resolution No. 2026-63, adopted July 7, 2026, the City Council declared its intention to levy and collect assessments in connection with the District for Fiscal Year 2026-27 and set a public hearing for July 21, 2026 at 7:00 p.m., or as soon thereafter as the matter may be heard, regarding the assessments (the "Hearing"); and

WHEREAS, the Engineer has filed the final report, entitled "Engineer's Consolidated Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6, & 7" (the "Consolidated Report"), which is on file and available for public inspection in the Office of the City Clerk and is incorporated herein by reference; and

WHEREAS, at the Hearing, which was noticed as required by law, all interested persons were afforded the opportunity to hear and be heard and the City Council considered all oral statements and written protests made or filed by any interested person; and

WHEREAS, the City Council desires to levy the assessments for Fiscal Year 2026-27 as set forth in the Consolidated Report.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council approves the portion of the Consolidated Report relating to the District as filed.

SECTION 2. The City Council confirms the diagram and assessments for the District for Fiscal Year 2026-27 as set forth in the Consolidated Report.

SECTION 3. Pursuant to Section 22631 of the Act, the adoption of this resolution will constitute the levy of the assessments for Fiscal Year 2026-27.

SECTION 4. The City Council finds and determines that the levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and supplies and equipment. The City Council also finds and determines that the levy and collection of the assessments is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment.

SECTION 5. The City Clerk is directed to file the diagram and assessment, or a certified copy thereof, with the Los Angeles County Auditor-Controller. The assessments shall be collected at the same time and in the same manner as County taxes are collected, and all laws providing for the collection and enforcement of County taxes shall apply to the collection and enforcement of the assessments.

SECTION 6. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-73 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO. 2

RESOLUTION NO. 2026-74

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 6 FOR FISCAL YEAR 2026-27

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the City's Landscape Maintenance District No. 6 (the "District") has been established pursuant to the Landscaping and Lighting Act of 1972 (California Streets and Highways Code Section 22500 et seq.) (the "Act") to fund the maintenance and servicing of certain public landscaping and appurtenant facilities in the City; and

WHEREAS, in connection with the District, the City annually levies an assessment against real property; and

WHEREAS, by its Resolution No. 2026-61, adopted July 7, 2026, the City Council directed Webb Municipal Finance, LLC, as assessment engineer (the "Engineer"), to prepare and file a report regarding the Fiscal Year 2026-27 assessment to be levied in connection with the District; and

WHEREAS, the Engineer filed said report, entitled "Preliminary Consolidated Engineer's Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6 & 7" (the "Preliminary Consolidated Report"); and

WHEREAS, on July 7, 2026, the City Council, by minute action, approved the Preliminary Consolidated Report; and

WHEREAS, by its Resolution No. 2026-64, adopted July 7, 2026, the City Council declared its intention to levy and collect assessments in connection with the District for Fiscal Year 2026-27 and set a public hearing for July 21, 2026 at 7:00 p.m., or as soon thereafter as the matter may be heard, regarding the assessments (the "Hearing"); and

WHEREAS, the Engineer has filed the final report, entitled "Engineer's Consolidated Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6, & 7" (the "Consolidated Report"), which is on file and available for public inspection in the Office of the City Clerk and is incorporated herein by reference; and

WHEREAS, at the Hearing, which was noticed as required by law, all interested persons were afforded the opportunity to hear and be heard and the City Council considered all oral statements and written protests made or filed by any interested person; and

WHEREAS, the City Council desires to levy the assessments for Fiscal Year 2026-

27 as set forth in the Consolidated Report.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council approves the portion of the Consolidated Report relating to the District as filed.

SECTION 2. The City Council confirms the diagram and assessments for the District for Fiscal Year 2026-27 as set forth in the Consolidated Report.

SECTION 3. Pursuant to Section 22631 of the Act, the adoption of this resolution will constitute the levy of the assessments for Fiscal Year 2026-27.

SECTION 4. The City Council finds and determines that the levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and supplies and equipment. The City Council also finds and determines that the levy and collection of the assessments is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment.

SECTION 5. The City Clerk is directed to file the diagram and assessment, or a certified copy thereof, with the Los Angeles County Auditor-Controller. The assessments shall be collected at the same time and in the same manner as County taxes are collected, and all laws providing for the collection and enforcement of County taxes shall apply to the collection and enforcement of the assessments.

SECTION 6. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-74 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO. 3

RESOLUTION NO. 2026-75

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING A DIAGRAM AND ASSESSMENTS FOR LANDSCAPE MAINTENANCE DISTRICT NO. 7 FOR FISCAL YEAR 2026-27

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, the City's Landscape Maintenance District No. 7 (the "District") has been established pursuant to the Landscaping and Lighting Act of 1972 (California Streets and Highways Code Section 22500 et seq.) (the "Act") to fund the maintenance and servicing of certain public landscaping and appurtenant facilities in the City; and

WHEREAS, in connection with the District, the City annually levies an assessment against real property; and

WHEREAS, by its Resolution No. 2026-62, adopted July 7, 2026, the City Council directed Webb Municipal Finance, LLC, as assessment engineer (the "Engineer"), to prepare and file a report regarding the Fiscal Year 2026-27 assessment to be levied in connection with the District; and

WHEREAS, the Engineer filed said report, entitled "Preliminary Consolidated Engineer's Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6 & 7" (the "Preliminary Consolidated Report"); and

WHEREAS, on July 7, 2026, the City Council, by minute action, approved the Preliminary Consolidated Report; and

WHEREAS, by its Resolution No. 2026-65, adopted July 7, 2026, the City Council declared its intention to levy and collect assessments in connection with the District for Fiscal Year 2026-27 and set a public hearing for July 21, 2026 at 7:00 p.m., or as soon thereafter as the matter may be heard, regarding the assessments (the "Hearing"); and

WHEREAS, the Engineer has filed the final report, entitled "Engineer's Consolidated Report, Fiscal Year 2026-2027, City of West Covina Landscape Maintenance Districts 4, 6, & 7" (the "Consolidated Report"), which is on file and available for public inspection in the Office of the City Clerk and is incorporated herein by reference; and

WHEREAS, at the Hearing, which was noticed as required by law, all interested persons were afforded the opportunity to hear and be heard and the City Council considered all oral statements and written protests made or filed by any interested person; and

WHEREAS, the City Council desires to levy the assessments for Fiscal Year 2026-27 as set forth in the Consolidated Report.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council approves the portion of the Consolidated Report relating to the District as filed.

SECTION 2. The City Council confirms the diagram and assessments for the District for Fiscal Year 2026-27 as set forth in the Consolidated Report.

SECTION 3. Pursuant to Section 22631 of the Act, the adoption of this resolution will constitute the levy of the assessments for Fiscal Year 2026-27.

SECTION 4. The City Council finds and determines that the levy and collection of the assessments is statutorily exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the assessments are to be used for operating expenses and supplies and equipment. The City Council also finds and determines that the levy and collection of the assessments is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the levy and collection of the assessments to fund maintenance and operations costs for the District will have a significant impact on the environment.

SECTION 5. The City Clerk is directed to file the diagram and assessment, or a certified copy thereof, with the Los Angeles County Auditor-Controller. The assessments shall be collected at the same time and in the same manner as County taxes are collected, and all laws providing for the collection and enforcement of County taxes shall apply to the collection and enforcement of the assessments.

SECTION 6. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

_____

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-75 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO.4

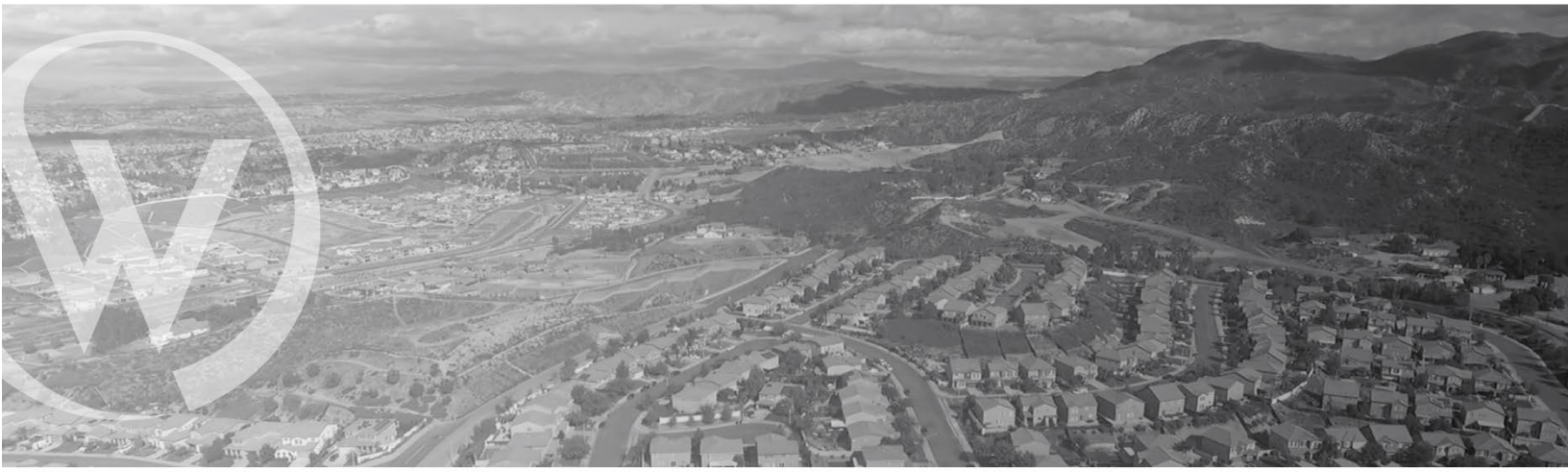
Consolidated Engineer's Report

Fiscal Year 2026-2027

City of West Covina
Landscape Maintenance Districts 4, 6 & 7

Prepared For

July 2026



webbmfinance.com

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AGENCY: CITY OF WEST COVINA

PROJECT: LANDSCAPE MAINTENANCE DISTRICT NO. 4
LANDSCAPE MAINTENANCE DISTRICT NO. 6
LANDSCAPE MAINTENANCE DISTRICT NO. 7

TO: CITY COUNCIL
CITY OF WEST COVINA
STATE OF CALIFORNIA

Report Pursuant to "Landscaping and Lighting Act of 1972"

Pursuant to direction from the City Council (the "City Council") of the City of West Covina (the "City"), State of California, submitted herewith is the Engineer's Report for Landscape Maintenance District No. 4, Landscape Maintenance District No. 6, and Landscape Maintenance District No. 7 (the "Report"), consisting of the following parts, pursuant to the provisions of Division 15, Part 2 of the Streets and Highways Code of the State of California, being the "Landscaping and Lighting Act of 1972" (the "1972 Act"), as amended, commencing with Section 22500, and which is in accordance with Resolution Nos. 2026-60, 2026-61 and 2026-62 adopted by the City Council, Los Angeles County, California ordering the preparation of the Report for Landscape Maintenance District No. 4 ("LMD 4"), Landscape Maintenance District No. 6 ("LMD 6"), and Landscape Maintenance District No. 7 ("LMD No. 7"). This Report is applicable for the ensuing 12-month period, being the Fiscal Year commencing July 1, 2026, to June 30, 2027.

SECTION 1 **PLANS AND SPECIFICATIONS** of the improvements to be maintained and/or improved for Fiscal Year 2026-2027. The plans and specifications show and describe the existing improvements and are sufficient in showing and describing the general nature, location, and extent of the improvements for each LMD.

SECTION 2 A **COST ESTIMATE** of the improvements to be maintained and-or improved for the mentioned Fiscal Year for each LMD.

SECTION 3 The **METHOD OF APPORTIONMENT** showing the proportionate amount of the assessment to be charged in proportion to the benefits to be received by each lot or parcel within the exterior boundaries of each LMD as shown in Appendix B.

SECTION 4 An **ASSESSMENT** showing the proportionate amount of the assessment to be charged in proportion to the benefits to be received by each lot or parcel within the boundaries of the District, as shown in Appendix B.

SECTION 5 An **ASSESSMENT DIAGRAM** of the District. Said Diagrams shall show the boundaries of the District. Reference is made to the Los Angeles County (the "County") Assessor's Maps for a detailed description of the lines and dimensions of any lots or parcels. The lines and dimensions of each lot shall conform to those shown on the County Assessor's Maps for the Fiscal Year to which the Report applies.

i. Engineer's Statement

I, Matthew E. Webb, a Professional Civil Engineer (employed at Albert A. Webb Associates and retained through an agreement between Webb Municipal Finance, LLC and my employer), acting on behalf of the City of West Covina, pursuant to the Act do hereby assess and apportion the total amount of the costs and expenses upon the parcels of land within Landscape Maintenance Districts 4, 6, and 7 liable therefore and benefited thereby, in proportion to the estimated benefits that each parcel receives, respectively, from said maintenance, works of improvement, and appurtenances.

Executed this 30th day of June 2026.



ALBERT A. WEBB ASSOCIATES

MATTHEW E. WEBB
PROFESSIONAL CIVIL ENGINEER NO. 37385
ENGINEER OF WORK
ON BEHALF OF THE CITY OF WEST COVINA
STATE OF CALIFORNIA

Final approval, confirmation and levy of the annual assessment and all matters in the Engineer's Report were made on the _____ day of _____ 2026, by adoption of Resolution No. _____ by City Council.

CITY CLERK
CITY OF WEST COVINA
STATE OF CALIFORNIA

A copy of the Assessment Roll and Engineer's Report was filed in the City Clerk's Office on the _____ day of _____ 2026.

CITY CLERK
CITY OF WEST COVINA
STATE OF CALIFORNIA

WHEREAS, on July 7, 2026, the City Council, under the Act, adopted its Resolution Initiating Proceedings for the Levy and Collection of Assessments and the Preparation of an Engineer's Report for LMD Nos. 4, 6, and 7;

Whereas, the Resolution of Intention directed Webb Municipal Finance, LLC, to prepare and file a report presenting plans and specifications describing the general nature, location and extent of the improvements to be maintained, an estimate of the costs of the maintenance, operation and servicing of the improvements for LMD Nos. 4, 6, and 7 for the referenced Fiscal Year, a diagram for LMD Nos. 4, 6, and 7 showing the area and properties to be assessed, and an assessment of the estimated costs of the maintenance, operation and servicing of the improvements, assessing the net amount upon all assessable lots and/or parcels within LMD Nos. 4, 6, and 7 in proportion to the special benefit received;

Overview

The purpose of this report is to set forth findings and the engineering analysis for the City of West Covina ("City") districts listed below, herein referred to as the "Districts", for Fiscal Year 2026-27, in compliance with the requirements of Article 4, Chapter 1, of the Landscaping and Lighting Act of 1972 (the "1972 Act") which is Part 2, Division 15 of the California Streets and Highways Code (The "Act").

- Landscape Maintenance District No. 4 ("LMD 4") (Formed in 1975)
- Landscape Maintenance District No. 6 ("LMD 6") (Formed in 1980)
- Landscape Maintenance District No. 7 ("LMD 7") (Formed in 1980)

The districts were created at the request of the owner of the developments in lieu of forming a Homeowner's Association. The funds collected by LMD 4 are used to maintain landscaping, irrigation, hardscape, and paseo lighting on 130 acres of public open space within the boundaries of LMD 4. The funds collected by LMD 6 are used to maintain landscaping and irrigation in public open space areas within its boundaries. The funds collected by LMD 7 are used to maintain landscaping and irrigation in public open space areas within its boundaries.

The costs of operation, maintenance and servicing of improvements to be funded by the Districts will be apportioned to each parcel within the applicable District in proportion to the special benefit it receives. The method of assessment may be amended, subject to the requirements of Proposition 218, from time to time by the City Council, in order to apportion the costs in relation to the benefits being received. Payment of the assessment for each parcel will be made in the same manner and at the same time as payments are made for property taxes. All funds collected through the assessment must be placed in a special fund and can only be used for the purposes stated within this Report.

As required by the Act, this Engineer's Report describes the improvements to be constructed, operated, maintained and serviced by the Districts for FY 2026-27, provides an estimated budget for the Districts, and lists the proposed assessments to be levied upon each assessable lot or parcel within the Districts. Following the approval of the preliminary report, either as submitted or as modified, the City Council will hold a Public Hearing to provide an opportunity for any interested person to be heard. All property owners must be noticed in accordance with Section 22626 of the Streets and Highways Code prior to the Public Hearing. At the conclusion of the Public Hearing, the City Council may adopt a resolution confirming the levy of assessments as originally proposed or as modified. Following the adoption of this resolution, the final assessor's roll will be prepared and filed with the County Tax Collector's office to be included on the FY 2026-27 tax roll.

Landscape Maintenance District No. 4

The existing facilities to be maintained and serviced in LMD 4 include public open space area, lighting, parkway, and manufactured slopes and appurtenant facilities. There are approximately 130 acres of open space within LMD 4. LMD 4 contains lighted paseos and approximately 30 to 50-foot landscaped hillside slopes vegetated with plants, shrubbery, and trees. The current scope of work for the operations, maintenance, and care of these areas include 3 to 5 feet of fire clearing at the tops and toes of slopes and irrigation maintenance repairs.

LMD 4 will fund the costs in connection with the district maintenance and servicing including, but not limited to, personnel, electrical energy, water, materials, contracting services, and other expenses necessary for the satisfactory operation of these facilities. The facilities and improvements which have been constructed within LMD 4, and which will be maintained and serviced are described as follows:

Landscaping Improvements

Facilities include but are not limited to landscaping, planting, shrubbery, trees, irrigation system, hardscape, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public right-of-way, parkways, and dedicated easements within the boundaries of LMD 4.

Lighting Improvements

Facilities include but are not limited to poles, fixtures, bulbs, conduits, conductors, equipment including guys, anchors, posts and pedestals, metering devices and appurtenant facilities as required to provide lighting in the public right-of-way and dedicated easements within the boundaries of LMD 4.

The detailed plans and specifications of the LMD 4 improvements are on file in the office of the City Public Works Department and by reference are made part of this Report.

Zones of Benefit

The parcels, lots, subdivisions and developments within the LMD 4 are identified and grouped into ten (10) zones of benefit referred to as "Zones". Each Zone reflects the landscape improvements associated with the development of properties in that Zone, in order to fairly and equitably apportion the net cost of providing those improvements to the properties that receive special benefits from the service and activities associated with those improvements. Most of the parcels in LMD 4 are identified as single-family and multi-family residential properties. All parcels receive special benefits from the improvements because of the increased desirability of a parcel that is located in an area with landscaping, and open space areas. Public agency parcels within LMD 4 will not be used for residential occupancies or commercial/industrial workplaces, and therefore, do not receive special benefit and will not be assessed. The assessments proposed to be levied on each property do not exceed the reasonable cost of proportional special benefit conferred on each property from the funded improvements.

The following is a brief description of the LMD 4 Zones:

Zone A1

Parcels in this zone are commercial properties, which are located at the intersections of major arterial roadways. These parcels benefit from the District improvements to a lesser degree due to their proximity to the open space areas. Nonetheless, the parcels are benefited by aesthetically pleasing landscaping and open space areas which enhance the desirability of living in the District, because its promotion of evening business and industry vitality, and contribution to a positive nighttime visual image.

Zone A2

Parcels in this zone are condominium type homes with open space areas located along the fringes of the zone. Due to the nature and higher density of the parcels and the higher intensity of the property use, the parcels derive benefits such as providing a more peaceful and relaxed lifestyle due to the surrounding open space areas. Each parcel is assessed per dwelling unit.

Zone A3

Parcels in this zone are made up of condominiums and apartment complexes with smaller areas of open space within the zone. Due to the denser housing within this zone, Zone A3 is distinctly benefited by the interspersed open space areas within the zone. Although open space areas are smaller than in other zones, the incorporation of such areas into Zone A3's higher-intensity property uses peculiarly benefits Zone A3's parcels by providing aesthetically pleasing landscaping and enhancing the desirability of living in Zone A3. Each parcel is assessed per dwelling unit.

Zone A4

Parcels in this zone are condominium type homes. The open space areas are in close proximity to the condominiums in this zone, thus providing the zone's parcels with benefits such as the enhancement of quality of life within the community characterized by openness, landscape and natural vistas, wildlife and relaxed, peaceful living. Each parcel is assessed per dwelling unit.

Zone A5

Parcels in this zone are made up of detached single-family homes with large open space areas in close proximity. Zone A5 parcels derive a benefit particular to their zone, based on the significant size and proximity of the open space areas to the parcels. The large open spaces in the vicinity of the parcels contribute to lower housing density due to the dedication of acreage for landscaping and natural areas, which thereby reduce the number of buildable parcels. Each parcel is assessed per dwelling unit.

Zone A6

Parcels in this zone are made up of detached single-family homes with open space areas located along the fringes of the zone. Having the open space areas along the perimeter of the zone is advantageous to the parcels within Zone A6 due to the open space areas' positive results on the parcels, such as attracting natural flora and fauna, providing a more peaceful and relaxed lifestyle. Each parcel is assessed per dwelling unit.

Zone A7

Parcels in this zone are made up of detached single-family homes. The open space areas are in close proximity to the single-family homes. These open space areas are connected with paseos that include concrete walkways and lights. These paseos provide for safe pedestrian travel within the zone and into adjacent Zone A9. Each parcel is assessed per dwelling unit.

Zone A8

Parcels in this zone are made up of fourplexes with open space areas located along the fringes of the zone that provide a barrier from the major arterial roadway. The strategic location of open space areas at the fringe creates an aesthetically pleasing yet practical perimeter around the zone, which provides a more peaceful and relaxed lifestyle by attracting natural flora and fauna to Zone A8 parcels which, because of the close proximity to major arterial roadways, would not otherwise receive such benefit. Moreover, the higher-intensity property use receives a significant benefit from the natural vistas and landscaping provided by the open space areas. Each parcel is assessed per dwelling unit.

Zone A9

Parcels in this zone are made up of duplexes. The open space areas are in close proximity to the duplexes and are connected by paseos. The paseos are improved with concrete walkways and lights. These paseos provide for safe pedestrian travel within the zone and into adjacent Zone A7 and promote social interaction. Each parcel is assessed per dwelling unit.

Zone A10

Parcels in this zone are made up of exempt properties. Exempted parcels include all publicly owned property that do not benefit from the District Improvements such as: public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, all public easements, and right of ways, all public parks, public greenbelts and parkways, and all public property being used for public purposes.

Landscape Maintenance District No. 6

LMD 6 is located in the easterly end of the City known as South Hills, on the westerly facing slopes of the San Jose Hills and includes 238 single family dwellings. The existing facilities to be maintained and serviced in LMD 6 include

public open space, manufactured slopes, and appurtenant facilities. There are approximately 12 acres of landscaped and irrigated area and 65 acres of natural open space within LMD 6. LMD 6 contains approximately 30 to 50-foot landscaped hillside slopes vegetated with plants, shrubbery, and trees. The current scope of work for the operations, maintenance, and care of these areas includes 3 to 5-feet of fire clearing at the tops and toes of slopes and irrigation maintenance repairs.

LMD 6 will fund the costs in connection with LMD 6 maintenance and servicing including, but not limited to, personnel, electrical energy, water, materials, contracting services, and other expenses necessary for the satisfactory operation of these facilities. The facilities are described as follows:

Landscaping Improvements

Facilities include but are not limited to trees, irrigation system, hardscape, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in open spaces and dedicated easements within the boundaries of LMD 6.

The detailed plans and specifications of the LMD 6 improvements are on file in the office of the City Public Works Department and by reference are made part of this Report.

Landscape Maintenance District No. 7

LMD 7 is generally located in the easterly end of the City on the north-facing slopes of the San Jose Hills and includes 372 developed single-family residential parcels, approximately 19.5 acres of landscaped and irrigated areas and 92 acres of natural area. Upon completion, LMD 7 will contain 380 developed single family residential parcels, 25 acres of landscaped and irrigated areas and 105 acres of natural open space. The existing facilities to be maintained and serviced in LMD 7 include public open spaces and manufactured slopes and appurtenant facilities. LMD 7 contains landscaped hillside slopes vegetated with plants, shrubbery, and trees. The current scope of work for the operations, maintenance, and care of these areas include 3 to 5 feet of fire clearing at the tops and toes of slopes and irrigation maintenance and repairs.

LMD 7 will fund the costs in connection with LMD 7 maintenance and servicing including, but not limited to, personnel, electrical energy, water, materials, contracting services, and other expenses necessary for the satisfactory operation of these facilities. The facilities are described as follows:

Landscaping Improvements

Facilities include but are not limited to trees, irrigation system, hardscape, fixtures, sidewalk maintenance resulting from landscape growth and appurtenant facilities, in public open space areas and dedicated easements within the boundaries of LMD 7.

The following is a brief description of the LMD 7 Zones:

Zone C1

Parcels in this zone are made up of undeveloped parcels.

Zone C2

Parcels in this zone are made up of developed parcels.

The detailed plans and specifications for the District improvements are on file in the office of the City Public Works Department and by reference are made part of this Report.

The 1972 Act provides that the total cost of installation, construction, operation, maintenance and servicing of street lighting and landscaping can be recovered by the Districts. Maintenance can include the repair and replacement of existing facilities. Servicing can include electrical and associated costs from a public utility. Incidental expenses, including administration of the District, engineering fees, legal fees, printing, posting, and mailing of notices, and all other costs associated with the annual collection process can also be included.

The 1972 Act requires that a special fund be set up to track the revenues and expenditures of the Districts. Funds raised by assessment shall be used only for the purpose as stated herein. A contribution to the Districts by the City may be made to reduce assessments, as the City Council deems appropriate. Any balance or deficit remaining on June 30th must be carried over to the next fiscal year unless they are designated for a special purpose.

The estimated costs of the operation, servicing and maintenance of the improvements for Fiscal Year 2026-27, are summarized in the table below.

Capital Improvement Projects

There are no planned capital improvement projects for Fiscal Year 2026-27.

Table 2-2
Estimated Costs Fiscal Year 2026-27

Direct Costs	LMD 4	LMD 6	LMD 7
Personnel Services	$85,452	$36,249	$34,956
Maintenance Contracts	$478,636	$166,554	$230,900
Utilities	$323,300	$16,600	$28,700
Maintenance Supplies	$10,000	$0	$0
Property & Liability Insurance	$53,760	$26,880	$26,880
NPDES	$75,000	$6,513	$10,061
Total Direct Costs	**$1,026,148**	**$252,796**	**$331,497**
Indirect Costs			
Levy Admin & Professional Services	$0	$3,600	$3,600
City Overhead & Administration	$171,490	$28,460	$27,750
Total Indirect Costs	**$171,490**	**$32,060**	**$31,350**
Total Direct & Indirect Costs	**$1,197,638**	**$284,856**	**$362,847**
Adjustments			
Capital Improvement Project	$0	$0	$0
Total Adjustments	**$0**	**$0**	**$0**
Total Assessment	**$1,162,827**	**$154,700**	**$173,744**
Individual Assessment			
Total Parcels	3,227	238	380
Total Assessment Units	5,162	238	380
Maximum Allowable Levy per Assessment Unit	Multiple	$650.00	$650.00
Proposed Levy per Assessment Unit	**Multiple**	**$650.00**	**$650.00**
Reserve Fund Balances			
Beginning Operating Reserve	$513,074	$126,398	$165,748
Operating Reserve Collection/Contribution	$0	$0	$0
Est. Ending Operating Reserve	**$513,074**	**$126,398**	**$165,748**
Beginning Capital Replacement Reserve	$1,650,152.88	$131,128	$146,119
Capital Reserve Collection/Contribution	$0.00	$0	$0
Est. Ending Capital Replacement Reserve	**$1,650,152.88**	**$131,128**	**$146,119**

General

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by Agencies for the purpose of providing certain public improvements which include construction, operation, maintenance and servicing of streetlights, traffic signals, landscaping, parks and recreation facilities.

Section 22573 of the Landscape and Lighting Act of 1972 requires that maintenance assessments be levied according to benefit rather than according to assessed value. This section states:

> "The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefits to be received by each such lot or parcel from the improvements.
>
> The determination of whether of not a lot or parcel will benefit from the improvements shall be made pursuant to the Improvement Act of 1911 (Division 7 (commencing with Section 5000)) [of the Streets and Highways Code, State of California]."

The Act permits the designation of benefit zones within any individual assessment district if "by reasons or variations in the nature, location, and extent of the improvements, the various areas will receive different degrees of benefit from the improvement" (Sec. 22547). Thus, the 1972 Act requires the levy of a true "assessment" rather than a "special tax." Excepted from the assessment would be the areas of all publicly owned property in use in the performance of a public function.

Benefit Determination

Each of the improvements, the associated costs and assessments of the Districts have been reviewed, identified, and allocated based on special benefit pursuant to the provisions of the Constitution and 1972 Act. The improvements associated with each District have been identified as necessary, required and/or desired for the orderly development of the properties within the Districts to their full potential, consistent with the proposed development plans and applicable portions of the development. As such, these improvements would be necessary and required of individual property owners for the development of such properties, and the ongoing operation, servicing and maintenance of these improvements would be the financial obligation of those properties. Therefore, the improvements and the annual costs of ensuring the maintenance and operation of the improvements are of special benefit to the properties in the Districts. The method of apportionment (method of assessment) is based on the premise that each assessed parcel within the Districts receives special benefit from the improvements where the parcel is located as well as from adjacent landscaping and public street lighting improvements. The desirability and security of properties is enhanced by the presence of street lighting, well maintained landscaping and open space areas in close proximity to those properties.

The special benefits associated with local landscaping improvements are specifically:

- Enhanced desirability of properties due to proximity and accessibility of the improvements
- Reduction of dust and debris
- Improved aesthetic appeal provided by a positive representation of area
- Increased sense of pride in ownership from well-maintained improvements

The special benefits associated with local streetlighting improvements are specifically:

- Mitigates property damage due to criminal activity
- Serves as a deterrent to graffiti and vandalism
- Alleviates the fear of crime, which increases the desirability of property
- Increased nighttime visibility for access of emergency vehicles
- Improved ingress to and egress from property

- Reduced vandalism and other criminal acts and damage to improvements or property
- Promotes a reassuring entry into the neighborhood
- Provides a positive nighttime visual image

Parcels, which are located on streets with streetlights, receive a special lighting benefit. Parcels which are located on private streets receive a substantially reduced benefit from local lighting, parcel which do not have any local streetlights receive no benefit from street lighting.

Lighting at the street intersection, which is defined as safety lighting, is considered to be the minimum lighting requirement for vehicular safety; therefore, safety lighting represents the general benefit portion of street lighting. Additionally, lights, which are on arterials of the City, which do not have parcels fronting on them, are considered a general benefit. Those general benefit portions of the City's lighting budget will not be assessed.

Assessment Methodology

The method of apportionment for the Districts calculates the receipt of special benefit from the respective improvements based on the actual or proposed land use of the parcels. The special benefit received by each lot or parcel is equated to the overall land use of the parcel based on the parcel's actual land use or proposed planned development and is reliant upon the special benefit received from the improvements planned for each District.

To identify and determine the special benefit to be received by each parcel, it is necessary to consider the entire scope of each District improvements as well as individual property development within the Districts. The costs associated with the improvements shall be fairly distributed among the parcels based upon the special benefit received by each parcel. Additionally, in compliance with the Constitution, each parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred to that parcel. The benefit formula used to determine the assessment obligation is therefore based upon both the improvements that benefit the parcels as well as the proposed land use of each property as compared to other parcels that benefit from those specific improvements.

Assessment Units

Since the assessments will be levied against parcels of property as shown on the tax rolls, the final charges must be assigned by Assessor's Parcel Number. If assessments were to be spread just by parcel, not considering land use or parcel size, a single-family parcel would be paying the same as a fifty (50) unit apartment parcel or a large commercial establishment in a similar zone, and this would not be equitable and would not satisfy Proposition 218 requirements

To assess benefits equitably, it is necessary to relate the different types of parcel improvements to each other. The Assessment Unit ("AU") method of assessment apportionment uses the single-family home site as the basic unit of assessment. A single-family home site equals one AU. Every other land use is converted to AUs based on an assessment formula that equates the property's specific development status, type of development (land use), and size of property, as compared to a single-family home site.

The AU method of apportioning benefit is typically seen as the most appropriate and equitable assessment methodology for districts formed under the 1972 Act, as the benefit to each parcel from the improvements are apportioned as a function of land use type, size, and development. The following formula is used to calculate each parcel's AU (proportional benefit) for LMD 4 and LMD 6.

Parcel Type AU x Acreage/Dwelling Units/Parcel/Lot = Parcel AU

The total number of AUs is the sum of the individual AUs applied to the parcels that receive a special benefit from the improvements. An assessment amount per AU ("Rate") is established by taking the total cost of the improvements (including administration costs) and dividing that amount by the total number of AUs of the parcels benefiting from the improvements. This Rate is then applied back to each parcel's individual AU to determine the parcel's proportionate benefit and assessment obligation.

Total Balance to Levy / Total AU = Rate per AU

Rate per AU x Parcel AU = Parcel Levy Amount

Landscape Maintenance District No. 4

Single-Family Residential - This land use is defined as fully subdivided residential home site with or without a structure or planned single-family residential lot as identified by a submitted or approved tentative tract map of final tract map. This land use is assessed, 1.0 AU per lot or parcel. This is the base value that other land use types are compared and weighted against (i.e., Assessment Unit or AU).

Multi-Family Residential - This land use is defined as a fully subdivided residential parcel that includes duplexes, apartments and condominiums identified by a submitted or approved tentative tract map or final tract map. This land use is assessed, 1.0 AU per dwelling unit.

Developed Commercial - This land use is defined as property developed for either commercial or industrial use. This type of property receives greater benefit than Single Family or Multi-Family property due to typically larger lot size in relation to residential properties. The commercial properties within Zone A1 are grouped into three different areas with predesignated assessment units at the time of formation. For any newly developed commercial properties, they will be assessed, 4.0 AU per acreage with a minimum of 4.0 AU.

Exempt Parcels - This land use identifies properties that are not assessed and are assigned 0.0 AU. This land use classification may include, but is not limited, to lots or parcels identified as public streets and other roadways (typically not assigned an APN by the County); dedicated public easements, open space area and right of ways; common areas, sliver parcels and bifurcated lots or any other property that cannot be developed; park properties and other publicly owned properties that are part of the District improvements and are therefore exempted from assessment.

The following table provides a listing of land use types, land use code designations, the Equivalent Benefit Unit factor applied to that land use type, and the multiplying factor used to calculate each parcel's individual AU.

Table 1-1
LMD 4 – Land Use Codes and Assessment Units

Land Use	Assessment Units	Multiplier
Single Family Residential (SFR)	1	Lot/Parcel
Multi-Family Residential (MFR)	1	Unit
Developed Commercial (COM)	4	Acre
Exempt Parcels (EXE)	0	Parcel

Each parcel's AU correlates the parcel's special benefit received as compared to the other parcels benefiting from the improvements. Table 3-2 below summarizes the LMD 4 assessment rates.

Table 3-2
LMD 4 Preliminary Assessment Summary and Comparison

Benefit Zone	% of Budget	Parcel Count	Assessment Units	FY 2025/26 Assessment Rates	FY 2026/27 Proposed Assessment Rates	Total Assessment
A1	1.91%	30	451	$49.16	$49.16	$22,171.16
A2	1.45%	216	216	$77.89	$77.89	$16,824.24
A3	5.74%	326	1,353.00	$49.33	$49.33	$66,743.49
A4	9.96%	498	498	$232.48	$232.48	$115,775.04
A5	3.52%	157	157	$260.98	$260.98	$40,973.86
A6	6.13%	246	246	$289.99	$289.99	$71,337.54
A7	44.98%	1,503	1,503.00	$348.02	$348.02	$523,074.06
A8	15.69%	118	472	$386.66	$386.66	$182,503.52
A9	10.61%	133	266	$464.00	$464.00	$123,424.00
A10	0.00%	3	0	$0.00	$0.00	$0.00
Total	**100.00%**	**3,230**	**5,162.00**			**$1,162,826.91**

Landscape Maintenance District No. 6

Single-Family Residential - This land use is defined as fully subdivided residential home site with or without a structure or planned single-family residential lot as identified by a submitted or approved tentative tract map of final tract map. This land use is assessed, 1.0 AU per lot or parcel. This is the base value that other land use types are compared and weighted against (i.e., Assessment Unit or AU).

Table 3-3 below summarizes the LMD 6 assessment rates.

Table 3-3
LMD 6 Preliminary Assessment Summary and Comparison

Land Use Class	Parcel Count	AU	FY 2025/26 Assessment Rate	FY 2026/27 Proposed Assessment Rate	Total Assessment
Single Family Residential	238	238	$650.00	$650.00	$154,700.00

Landscape Maintenance District No. 7

Table 3-4 below summarizes the LMD 7 assessment rates.

Table 3-4
LMD 7 Preliminary Assessment Summary and Comparison

Zone	Parcel Count	Assessment Rates	FY 2025/26 Assessment Rates	FY 2026/27 Total Assessment
C1	8	$139.22	$139.22	$1,113.76
C2	372	$464.06	$464.06	$172,630.32
Total	**380**			**$173,744.08**

Parcel identification for each lot or parcel within the District shall be the parcel as shown on the County Secured Roll for the year in which this Report is prepared and reflective of the Assessor's Parcel Maps. A listing of the proposed lots and parcels to be assessed within this District along with the assessment amounts are presented in Appendix A

5. Assessment Diagram

A diagram showing the exterior boundaries of the Districts, boundaries of any open space within the Districts, and the lines and dimensions of each lot or parcel of land within the Districts is on file in the office of the City Public Works Department and incorporated herein by reference. The lines and dimensions shown on the Los Angeles County Assessor's parcel maps for the current year are incorporated by reference and made part of this Report.

APPENDIX A

Assessment Roll

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731001001	A7	$348.02	$348.02
8731001002	A7	$348.02	$348.02
8731001003	A7	$348.02	$348.02
8731001004	A7	$348.02	$348.02
8731001005	A7	$348.02	$348.02
8731001006	A7	$348.02	$348.02
8731001007	A7	$348.02	$348.02
8731001008	A7	$348.02	$348.02
8731001010	A7	$348.02	$348.02
8731001011	A7	$348.02	$348.02
8731001012	A7	$348.02	$348.02
8731001013	A7	$348.02	$348.02
8731001014	A7	$348.02	$348.02
8731001015	A7	$348.02	$348.02
8731001016	A7	$348.02	$348.02
8731001017	A7	$348.02	$348.02
8731001018	A7	$348.02	$348.02
8731001019	A7	$348.02	$348.02
8731001020	A7	$348.02	$348.02
8731001021	A7	$348.02	$348.02
8731001022	A7	$348.02	$348.02
8731001023	A7	$348.02	$348.02
8731001024	A7	$348.02	$348.02
8731001025	A7	$348.02	$348.02
8731001026	A7	$348.02	$348.02
8731001027	A7	$348.02	$348.02
8731001028	A7	$348.02	$348.02
8731001029	A7	$348.02	$348.02
8731001030	A7	$348.02	$348.02
8731001031	A7	$348.02	$348.02
8731002001	A7	$348.02	$348.02
8731002002	A7	$348.02	$348.02
8731002003	A7	$348.02	$348.02
8731002004	A7	$348.02	$348.02
8731002005	A7	$348.02	$348.02
8731002006	A7	$348.02	$348.02
8731002007	A7	$348.02	$348.02
8731002008	A7	$348.02	$348.02
8731002009	A7	$348.02	$348.02
8731002010	A7	$348.02	$348.02
8731002011	A7	$348.02	$348.02
8731002012	A7	$348.02	$348.02
8731002013	A7	$348.02	$348.02
8731002014	A7	$348.02	$348.02
8731002015	A7	$348.02	$348.02
8731002016	A7	$348.02	$348.02
8731002017	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731002018	A7	$348.02	$348.02
8731002019	A7	$348.02	$348.02
8731002020	A7	$348.02	$348.02
8731002021	A7	$348.02	$348.02
8731003001	A7	$348.02	$348.02
8731003002	A7	$348.02	$348.02
8731003003	A7	$348.02	$348.02
8731003004	A7	$348.02	$348.02
8731003005	A7	$348.02	$348.02
8731003006	A7	$348.02	$348.02
8731003007	A7	$348.02	$348.02
8731003008	A7	$348.02	$348.02
8731003009	A7	$348.02	$348.02
8731003010	A7	$348.02	$348.02
8731003011	A7	$348.02	$348.02
8731003012	A7	$348.02	$348.02
8731003013	A7	$348.02	$348.02
8731003014	A7	$348.02	$348.02
8731004001	A7	$348.02	$348.02
8731004002	A7	$348.02	$348.02
8731004003	A7	$348.02	$348.02
8731004004	A7	$348.02	$348.02
8731004007	A7	$348.02	$348.02
8731004008	A7	$348.02	$348.02
8731004009	A7	$348.02	$348.02
8731004010	A7	$348.02	$348.02
8731004011	A7	$348.02	$348.02
8731004012	A7	$348.02	$348.02
8731004013	A7	$348.02	$348.02
8731004014	A7	$348.02	$348.02
8731004015	A7	$348.02	$348.02
8731004016	A7	$348.02	$348.02
8731004017	A7	$348.02	$348.02
8731004018	A7	$348.02	$348.02
8731004019	A7	$348.02	$348.02
8731004021	A7	$348.02	$348.02
8731004022	A7	$348.02	$348.02
8731004023	A7	$348.02	$348.02
8731004024	A7	$348.02	$348.02
8731004027	A7	$348.02	$348.02
8731004028	A7	$348.02	$348.02
8731004029	A7	$348.02	$348.02
8731004030	A7	$348.02	$348.02
8731004031	A7	$348.02	$348.02
8731004033	A7	$348.02	$348.02
8731004034	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8731004035	A7	$348.02	$348.02
8731004036	A7	$348.02	$348.02
8731004037	A7	$348.02	$348.02
8731004038	A7	$348.02	$348.02
8731004039	A7	$348.02	$348.02
8731004040	A7	$348.02	$348.02
8731004041	A7	$348.02	$348.02
8731004044	A7	$348.02	$348.02
8731004045	A7	$348.02	$348.02
8731004046	A7	$348.02	$348.02
8731005001	A7	$348.02	$348.02
8731005002	A7	$348.02	$348.02
8731005003	A7	$348.02	$348.02
8731005004	A7	$348.02	$348.02
8731005005	A7	$348.02	$348.02
8731005006	A7	$348.02	$348.02
8731005007	A7	$348.02	$348.02
8731005008	A7	$348.02	$348.02
8731005009	A7	$348.02	$348.02
8731005010	A7	$348.02	$348.02
8731005011	A7	$348.02	$348.02
8731005012	A7	$348.02	$348.02
8731005013	A7	$348.02	$348.02
8731005014	A7	$348.02	$348.02
8731005015	A7	$348.02	$348.02
8731005016	A7	$348.02	$348.02
8731005017	A7	$348.02	$348.02
8731005018	A7	$348.02	$348.02
8731005019	A7	$348.02	$348.02
8731005020	A7	$348.02	$348.02
8731005021	A7	$348.02	$348.02
8731005022	A7	$348.02	$348.02
8731005023	A7	$348.02	$348.02
8731005024	A7	$348.02	$348.02
8731005025	A7	$348.02	$348.02
8731005026	A7	$348.02	$348.02
8731005027	A7	$348.02	$348.02
8731005028	A7	$348.02	$348.02
8731006001	A7	$348.02	$348.02
8731006002	A7	$348.02	$348.02
8731006003	A7	$348.02	$348.02
8731006004	A7	$348.02	$348.02
8731006005	A7	$348.02	$348.02
8731006006	A7	$348.02	$348.02
8731006007	A7	$348.02	$348.02
8731006008	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8731006009	A7	$348.02	$348.02
8731006010	A7	$348.02	$348.02
8731006011	A7	$348.02	$348.02
8731006012	A7	$348.02	$348.02
8731006013	A7	$348.02	$348.02
8731006014	A7	$348.02	$348.02
8731006015	A7	$348.02	$348.02
8731006016	A7	$348.02	$348.02
8731006017	A7	$348.02	$348.02
8731006018	A7	$348.02	$348.02
8731006019	A7	$348.02	$348.02
8731006020	A7	$348.02	$348.02
8731006021	A7	$348.02	$348.02
8731006022	A7	$348.02	$348.02
8731006023	A7	$348.02	$348.02
8731006024	A7	$348.02	$348.02
8731006025	A7	$348.02	$348.02
8731006026	A7	$348.02	$348.02
8731006027	A7	$348.02	$348.02
8731006044	A7	$348.02	$348.02
8731006045	A7	$348.02	$348.02
8731006046	A7	$348.02	$348.02
8731006047	A7	$348.02	$348.02
8731007015	A4	$232.48	$232.48
8731007018	A4	$232.48	$232.48
8731007019	A4	$232.48	$232.48
8731007028	A4	$232.48	$232.48
8731007029	A4	$232.48	$232.48
8731007032	A4	$232.48	$232.48
8731007033	A4	$232.48	$232.48
8731007034	A4	$232.48	$232.48
8731007035	A4	$232.48	$232.48
8731007036	A4	$232.48	$232.48
8731007037	A4	$232.48	$232.48
8731007050	A4	$232.48	$232.48
8731007051	A4	$232.48	$232.48
8731007052	A4	$232.48	$232.48
8731007053	A4	$232.48	$232.48
8731007054	A4	$232.48	$232.48
8731007055	A4	$232.48	$232.48
8731007056	A4	$232.48	$232.48
8731007057	A4	$232.48	$232.48
8731007058	A4	$232.48	$232.48
8731007059	A4	$232.48	$232.48
8731007060	A4	$232.48	$232.48
8731007061	A4	$232.48	$232.48

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731007062	A4	$232.48	$232.48
8731007063	A4	$232.48	$232.48
8731007064	A4	$232.48	$232.48
8731007065	A4	$232.48	$232.48
8731007066	A4	$232.48	$232.48
8731007067	A4	$232.48	$232.48
8731007068	A4	$232.48	$232.48
8731007069	A4	$232.48	$232.48
8731007070	A4	$232.48	$232.48
8731007071	A4	$232.48	$232.48
8731007072	A4	$232.48	$232.48
8731007073	A4	$232.48	$232.48
8731007074	A4	$232.48	$232.48
8731007075	A4	$232.48	$232.48
8731007078	A4	$232.48	$232.48
8731007079	A4	$232.48	$232.48
8731007080	A4	$232.48	$232.48
8731007081	A4	$232.48	$232.48
8731007082	A4	$232.48	$232.48
8731007083	A4	$232.48	$232.48
8731007084	A4	$232.48	$232.48
8731007085	A4	$232.48	$232.48
8731007086	A4	$232.48	$232.48
8731007095	A4	$232.48	$232.48
8731007096	A4	$232.48	$232.48
8731007097	A4	$232.48	$232.48
8731007098	A4	$232.48	$232.48
8731007099	A4	$232.48	$232.48
8731007100	A4	$232.48	$232.48
8731007101	A4	$232.48	$232.48
8731007102	A4	$232.48	$232.48
8731007103	A4	$232.48	$232.48
8731007104	A4	$232.48	$232.48
8731007105	A4	$232.48	$232.48
8731007106	A4	$232.48	$232.48
8731007107	A4	$232.48	$232.48
8731007108	A4	$232.48	$232.48
8731007109	A4	$232.48	$232.48
8731007110	A4	$232.48	$232.48
8731007111	A4	$232.48	$232.48
8731007112	A4	$232.48	$232.48
8731007113	A4	$232.48	$232.48
8731007114	A4	$232.48	$232.48
8731007115	A4	$232.48	$232.48
8731007116	A4	$232.48	$232.48
8731007117	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8731007118	A4	$232.48	$232.48
8731007119	A4	$232.48	$232.48
8731007120	A4	$232.48	$232.48
8731007121	A4	$232.48	$232.48
8731007122	A4	$232.48	$232.48
8731007123	A4	$232.48	$232.48
8731007124	A4	$232.48	$232.48
8731007125	A4	$232.48	$232.48
8731007126	A4	$232.48	$232.48
8731007127	A4	$232.48	$232.48
8731007128	A4	$232.48	$232.48
8731007129	A4	$232.48	$232.48
8731007130	A4	$232.48	$232.48
8731007131	A4	$232.48	$232.48
8731007132	A4	$232.48	$232.48
8731007133	A4	$232.48	$232.48
8731007134	A4	$232.48	$232.48
8731007135	A4	$232.48	$232.48
8731007136	A4	$232.48	$232.48
8731007137	A4	$232.48	$232.48
8731007138	A4	$232.48	$232.48
8731007139	A4	$232.48	$232.48
8731007140	A4	$232.48	$232.48
8731007141	A4	$232.48	$232.48
8731007142	A4	$232.48	$232.48
8731007143	A4	$232.48	$232.48
8731007144	A4	$232.48	$232.48
8731007145	A4	$232.48	$232.48
8731007146	A4	$232.48	$232.48
8731007147	A4	$232.48	$232.48
8731007148	A4	$232.48	$232.48
8731007149	A4	$232.48	$232.48
8731007150	A4	$232.48	$232.48
8731007151	A4	$232.48	$232.48
8731007152	A4	$232.48	$232.48
8731007153	A4	$232.48	$232.48
8731007154	A4	$232.48	$232.48
8731007155	A4	$232.48	$232.48
8731007156	A4	$232.48	$232.48
8731007157	A4	$232.48	$232.48
8731007158	A4	$232.48	$232.48
8731007159	A4	$232.48	$232.48
8731007160	A4	$232.48	$232.48
8731007161	A4	$232.48	$232.48
8731007162	A4	$232.48	$232.48
8731007163	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8731007164	A4	$232.48	$232.48
8731007165	A4	$232.48	$232.48
8731007166	A4	$232.48	$232.48
8731007167	A4	$232.48	$232.48
8731007168	A4	$232.48	$232.48
8731007169	A4	$232.48	$232.48
8731007170	A4	$232.48	$232.48
8731007171	A4	$232.48	$232.48
8731007172	A4	$232.48	$232.48
8731007173	A4	$232.48	$232.48
8731007174	A4	$232.48	$232.48
8731007175	A4	$232.48	$232.48
8731007176	A4	$232.48	$232.48
8731007177	A4	$232.48	$232.48
8731007178	A4	$232.48	$232.48
8731007179	A4	$232.48	$232.48
8731007180	A4	$232.48	$232.48
8731007181	A4	$232.48	$232.48
8731007182	A4	$232.48	$232.48
8731007183	A4	$232.48	$232.48
8731007184	A4	$232.48	$232.48
8731007185	A4	$232.48	$232.48
8731007186	A4	$232.48	$232.48
8731007187	A4	$232.48	$232.48
8731007188	A4	$232.48	$232.48
8731007189	A4	$232.48	$232.48
8731007190	A4	$232.48	$232.48
8731007191	A4	$232.48	$232.48
8731007192	A4	$232.48	$232.48
8731007194	A4	$232.48	$232.48
8731007195	A4	$232.48	$232.48
8731007196	A4	$232.48	$232.48
8731007197	A4	$232.48	$232.48
8731007198	A4	$232.48	$232.48
8731007199	A4	$232.48	$232.48
8731007200	A4	$232.48	$232.48
8731007201	A4	$232.48	$232.48
8731007202	A4	$232.48	$232.48
8731007203	A4	$232.48	$232.48
8731007204	A4	$232.48	$232.48
8731007205	A4	$232.48	$232.48
8731007206	A4	$232.48	$232.48
8731007207	A4	$232.48	$232.48
8731007208	A4	$232.48	$232.48
8731007209	A4	$232.48	$232.48
8731007210	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8731007211	A4	$232.48	$232.48
8731007212	A4	$232.48	$232.48
8731007213	A4	$232.48	$232.48
8731007214	A4	$232.48	$232.48
8731007215	A4	$232.48	$232.48
8731007216	A4	$232.48	$232.48
8731007217	A4	$232.48	$232.48
8731007218	A4	$232.48	$232.48
8731007219	A4	$232.48	$232.48
8731007220	A4	$232.48	$232.48
8731007221	A4	$232.48	$232.48
8731007222	A4	$232.48	$232.48
8731007223	A4	$232.48	$232.48
8731007224	A4	$232.48	$232.48
8731007225	A4	$232.48	$232.48
8731007226	A4	$232.48	$232.48
8731007227	A4	$232.48	$232.48
8731007228	A4	$232.48	$232.48
8731007229	A4	$232.48	$232.48
8731007230	A4	$232.48	$232.48
8731007231	A4	$232.48	$232.48
8731007232	A4	$232.48	$232.48
8731007233	A4	$232.48	$232.48
8731007234	A4	$232.48	$232.48
8731007235	A4	$232.48	$232.48
8731007237	A4	$232.48	$232.48
8731007238	A4	$232.48	$232.48
8731007239	A4	$232.48	$232.48
8731007240	A4	$232.48	$232.48
8731007241	A4	$232.48	$232.48
8731007242	A4	$232.48	$232.48
8731007243	A4	$232.48	$232.48
8731007244	A4	$232.48	$232.48
8731007245	A4	$232.48	$232.48
8731007246	A4	$232.48	$232.48
8731007261	A4	$232.48	$232.48
8731007262	A4	$232.48	$232.48
8731007263	A4	$232.48	$232.48
8731007264	A4	$232.48	$232.48
8731007265	A4	$232.48	$232.48
8731007266	A4	$232.48	$232.48
8731008001	A7	$348.02	$348.02
8731008002	A7	$348.02	$348.02
8731008003	A7	$348.02	$348.02
8731008004	A7	$348.02	$348.02
8731008005	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731008006	A7	$348.02	$348.02
8731008007	A7	$348.02	$348.02
8731008008	A7	$348.02	$348.02
8731008009	A7	$348.02	$348.02
8731008010	A7	$348.02	$348.02
8731008011	A7	$348.02	$348.02
8731008012	A7	$348.02	$348.02
8731008013	A7	$348.02	$348.02
8731008014	A7	$348.02	$348.02
8731008015	A7	$348.02	$348.02
8731008016	A7	$348.02	$348.02
8731008017	A7	$348.02	$348.02
8731008018	A7	$348.02	$348.02
8731008019	A7	$348.02	$348.02
8731008020	A7	$348.02	$348.02
8731008021	A7	$348.02	$348.02
8731008022	A7	$348.02	$348.02
8731008023	A7	$348.02	$348.02
8731008024	A7	$348.02	$348.02
8731008025	A7	$348.02	$348.02
8731009001	A7	$348.02	$348.02
8731009002	A7	$348.02	$348.02
8731009003	A7	$348.02	$348.02
8731009004	A7	$348.02	$348.02
8731009005	A7	$348.02	$348.02
8731009006	A7	$348.02	$348.02
8731009007	A7	$348.02	$348.02
8731009008	A7	$348.02	$348.02
8731009009	A7	$348.02	$348.02
8731009010	A7	$348.02	$348.02
8731009011	A7	$348.02	$348.02
8731009012	A7	$348.02	$348.02
8731009013	A7	$348.02	$348.02
8731009014	A7	$348.02	$348.02
8731009015	A7	$348.02	$348.02
8731009016	A7	$348.02	$348.02
8731009017	A7	$348.02	$348.02
8731009018	A7	$348.02	$348.02
8731009019	A7	$348.02	$348.02
8731009020	A7	$348.02	$348.02
8731009021	A7	$348.02	$348.02
8731009022	A7	$348.02	$348.02
8731009023	A7	$348.02	$348.02
8731009024	A7	$348.02	$348.02
8731009025	A7	$348.02	$348.02
8731009026	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8731009027	A7	$348.02	$348.02
8731009028	A7	$348.02	$348.02
8731009029	A7	$348.02	$348.02
8731009030	A7	$348.02	$348.02
8731009031	A7	$348.02	$348.02
8731009032	A7	$348.02	$348.02
8731010001	A7	$348.02	$348.02
8731010002	A7	$348.02	$348.02
8731010003	A7	$348.02	$348.02
8731010004	A7	$348.02	$348.02
8731010005	A7	$348.02	$348.02
8731010006	A7	$348.02	$348.02
8731010007	A7	$348.02	$348.02
8731010008	A7	$348.02	$348.02
8731010009	A7	$348.02	$348.02
8731010010	A7	$348.02	$348.02
8731010011	A7	$348.02	$348.02
8731010012	A7	$348.02	$348.02
8731010013	A7	$348.02	$348.02
8731010014	A7	$348.02	$348.02
8731010016	A7	$348.02	$348.02
8731010017	A7	$348.02	$348.02
8731010018	A7	$348.02	$348.02
8731010019	A7	$348.02	$348.02
8731010020	A7	$348.02	$348.02
8731010021	A7	$348.02	$348.02
8731010022	A7	$348.02	$348.02
8731010023	A7	$348.02	$348.02
8731010024	A7	$348.02	$348.02
8731010025	A7	$348.02	$348.02
8731010026	A7	$348.02	$348.02
8731010027	A7	$348.02	$348.02
8731010028	A7	$348.02	$348.02
8731010029	A7	$348.02	$348.02
8731010030	A7	$348.02	$348.02
8731010031	A7	$348.02	$348.02
8731010032	A7	$348.02	$348.02
8731010037	A7	$348.02	$348.02
8731010038	A7	$348.02	$348.02
8731011001	A7	$348.02	$348.02
8731011002	A7	$348.02	$348.02
8731011003	A7	$348.02	$348.02
8731011004	A7	$348.02	$348.02
8731011005	A7	$348.02	$348.02
8731011006	A7	$348.02	$348.02
8731011007	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731011008	A7	$348.02	$348.02
8731011009	A7	$348.02	$348.02
8731011010	A7	$348.02	$348.02
8731011011	A7	$348.02	$348.02
8731011012	A7	$348.02	$348.02
8731011013	A7	$348.02	$348.02
8731011014	A7	$348.02	$348.02
8731011015	A7	$348.02	$348.02
8731011016	A7	$348.02	$348.02
8731011017	A7	$348.02	$348.02
8731011019	A7	$348.02	$348.02
8731011020	A7	$348.02	$348.02
8731011021	A7	$348.02	$348.02
8731011022	A7	$348.02	$348.02
8731011023	A7	$348.02	$348.02
8731011024	A7	$348.02	$348.02
8731011025	A7	$348.02	$348.02
8731011026	A7	$348.02	$348.02
8731011027	A7	$348.02	$348.02
8731011028	A7	$348.02	$348.02
8731012001	A7	$348.02	$348.02
8731012002	A7	$348.02	$348.02
8731012011	A7	$348.02	$348.02
8731012012	A7	$348.02	$348.02
8731012013	A7	$348.02	$348.02
8731012014	A7	$348.02	$348.02
8731012015	A7	$348.02	$348.02
8731012016	A7	$348.02	$348.02
8731012017	A7	$348.02	$348.02
8731012018	A7	$348.02	$348.02
8731012023	A7	$348.02	$348.02
8731012030	A7	$348.02	$348.02
8731012031	A7	$348.02	$348.02
8731012032	A7	$348.02	$348.02
8731012033	A7	$348.02	$348.02
8731012034	A7	$348.02	$348.02
8731012035	A7	$348.02	$348.02
8731012036	A7	$348.02	$348.02
8731012037	A7	$348.02	$348.02
8731012038	A7	$348.02	$348.02
8731012041	A7	$348.02	$348.02
8731012042	A7	$348.02	$348.02
8731012043	A7	$348.02	$348.02
8731012044	A7	$348.02	$348.02
8731012045	A7	$348.02	$348.02
8731012046	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8731012047	A7	$348.02	$348.02
8731012048	A7	$348.02	$348.02
8731012049	A7	$348.02	$348.02
8731013001	A7	$348.02	$348.02
8731013002	A7	$348.02	$348.02
8731013003	A7	$348.02	$348.02
8731013004	A7	$348.02	$348.02
8731013005	A7	$348.02	$348.02
8731013006	A7	$348.02	$348.02
8731013007	A7	$348.02	$348.02
8731013008	A7	$348.02	$348.02
8731013009	A7	$348.02	$348.02
8731013010	A7	$348.02	$348.02
8731013011	A7	$348.02	$348.02
8731013012	A7	$348.02	$348.02
8731013013	A7	$348.02	$348.02
8731013014	A7	$348.02	$348.02
8731013015	A7	$348.02	$348.02
8731013016	A7	$348.02	$348.02
8731013017	A7	$348.02	$348.02
8731013018	A7	$348.02	$348.02
8731013019	A7	$348.02	$348.02
8731013020	A7	$348.02	$348.02
8731013021	A7	$348.02	$348.02
8731013022	A7	$348.02	$348.02
8731013023	A7	$348.02	$348.02
8731013024	A7	$348.02	$348.02
8731013025	A7	$348.02	$348.02
8731013026	A7	$348.02	$348.02
8731013027	A7	$348.02	$348.02
8731014001	A7	$348.02	$348.02
8731014002	A7	$348.02	$348.02
8731014003	A7	$348.02	$348.02
8731014004	A7	$348.02	$348.02
8731014005	A7	$348.02	$348.02
8731014006	A7	$348.02	$348.02
8731014007	A7	$348.02	$348.02
8731014008	A7	$348.02	$348.02
8731014009	A7	$348.02	$348.02
8731014010	A7	$348.02	$348.02
8731014011	A7	$348.02	$348.02
8731014012	A7	$348.02	$348.02
8731014013	A7	$348.02	$348.02
8731014014	A7	$348.02	$348.02
8731014016	A7	$348.02	$348.02
8731014017	A7	$348.02	$348.02

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731014018	A7	$348.02	$348.02
8731014019	A7	$348.02	$348.02
8731014020	A7	$348.02	$348.02
8731014021	A7	$348.02	$348.02
8731014022	A7	$348.02	$348.02
8731014023	A7	$348.02	$348.02
8731014024	A7	$348.02	$348.02
8731014025	A7	$348.02	$348.02
8731014026	A7	$348.02	$348.02
8731014027	A7	$348.02	$348.02
8731014028	A7	$348.02	$348.02
8731014029	A7	$348.02	$348.02
8731014030	A7	$348.02	$348.02
8731014031	A7	$348.02	$348.02
8731014032	A7	$348.02	$348.02
8731014033	A7	$348.02	$348.02
8731015001	A7	$348.02	$348.02
8731015002	A7	$348.02	$348.02
8731015003	A7	$348.02	$348.02
8731015004	A7	$348.02	$348.02
8731015005	A7	$348.02	$348.02
8731015006	A7	$348.02	$348.02
8731015007	A7	$348.02	$348.02
8731015008	A7	$348.02	$348.02
8731015009	A7	$348.02	$348.02
8731015010	A7	$348.02	$348.02
8731015011	A7	$348.02	$348.02
8731015012	A7	$348.02	$348.02
8731015013	A7	$348.02	$348.02
8731015014	A7	$348.02	$348.02
8731015015	A7	$348.02	$348.02
8731015016	A7	$348.02	$348.02
8731015017	A7	$348.02	$348.02
8731015018	A7	$348.02	$348.02
8731015019	A7	$348.02	$348.02
8731015020	A7	$348.02	$348.02
8731015021	A7	$348.02	$348.02
8731015022	A7	$348.02	$348.02
8731015024	A7	$348.02	$348.02
8731016001	A7	$348.02	$348.02
8731016002	A7	$348.02	$348.02
8731016003	A7	$348.02	$348.02
8731016004	A7	$348.02	$348.02
8731016005	A7	$348.02	$348.02
8731016006	A7	$348.02	$348.02
8731016007	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731016008	A7	$348.02	$348.02
8731016009	A7	$348.02	$348.02
8731016010	A7	$348.02	$348.02
8731016011	A7	$348.02	$348.02
8731016012	A7	$348.02	$348.02
8731016013	A7	$348.02	$348.02
8731016014	A7	$348.02	$348.02
8731016015	A7	$348.02	$348.02
8731016016	A7	$348.02	$348.02
8731016017	A7	$348.02	$348.02
8731016018	A7	$348.02	$348.02
8731016019	A7	$348.02	$348.02
8731016020	A7	$348.02	$348.02
8731016021	A7	$348.02	$348.02
8731016022	A7	$348.02	$348.02
8731016023	A7	$348.02	$348.02
8731016024	A7	$348.02	$348.02
8731016025	A7	$348.02	$348.02
8731016026	A7	$348.02	$348.02
8731016027	A7	$348.02	$348.02
8731016028	A7	$348.02	$348.02
8731016029	A7	$348.02	$348.02
8731016032	A7	$348.02	$348.02
8731016033	A7	$348.02	$348.02
8731016034	A7	$348.02	$348.02
8731016035	A7	$348.02	$348.02
8731016036	A7	$348.02	$348.02
8731016037	A7	$348.02	$348.02
8731016038	A7	$348.02	$348.02
8731017001	A7	$348.02	$348.02
8731017002	A7	$348.02	$348.02
8731017003	A7	$348.02	$348.02
8731017004	A7	$348.02	$348.02
8731017005	A7	$348.02	$348.02
8731017006	A7	$348.02	$348.02
8731017007	A7	$348.02	$348.02
8731017008	A7	$348.02	$348.02
8731017009	A7	$348.02	$348.02
8731017010	A7	$348.02	$348.02
8731017011	A7	$348.02	$348.02
8731017012	A7	$348.02	$348.02
8731017013	A7	$348.02	$348.02
8731017014	A7	$348.02	$348.02
8731017015	A7	$348.02	$348.02
8731017016	A7	$348.02	$348.02
8731017017	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8731017018	A7	$348.02	$348.02
8731017019	A7	$348.02	$348.02
8731017020	A7	$348.02	$348.02
8731017021	A7	$348.02	$348.02
8731017022	A7	$348.02	$348.02
8731017023	A7	$348.02	$348.02
8731017024	A7	$348.02	$348.02
8731017027	A7	$348.02	$348.02
8731017028	A7	$348.02	$348.02
8731017029	A7	$348.02	$348.02
8731017030	A7	$348.02	$348.02
8731017031	A7	$348.02	$348.02
8731017032	A7	$348.02	$348.02
8731017033	A7	$348.02	$348.02
8731017034	A7	$348.02	$348.02
8731017035	A7	$348.02	$348.02
8731017036	A7	$348.02	$348.02
8731017037	A7	$348.02	$348.02
8731018001	A7	$348.02	$348.02
8731018002	A7	$348.02	$348.02
8731018003	A7	$348.02	$348.02
8731018004	A7	$348.02	$348.02
8731018005	A7	$348.02	$348.02
8731018006	A7	$348.02	$348.02
8731018007	A7	$348.02	$348.02
8731018008	A7	$348.02	$348.02
8731018009	A7	$348.02	$348.02
8731018010	A7	$348.02	$348.02
8731018011	A7	$348.02	$348.02
8731018012	A7	$348.02	$348.02
8731018013	A7	$348.02	$348.02
8731018014	A7	$348.02	$348.02
8731018015	A7	$348.02	$348.02
8731018016	A7	$348.02	$348.02
8731018017	A7	$348.02	$348.02
8731018018	A7	$348.02	$348.02
8731018019	A7	$348.02	$348.02
8731018020	A7	$348.02	$348.02
8731018021	A7	$348.02	$348.02
8731018022	A7	$348.02	$348.02
8731018023	A7	$348.02	$348.02
8731018024	A7	$348.02	$348.02
8731018025	A7	$348.02	$348.02
8731018026	A7	$348.02	$348.02
8731018027	A7	$348.02	$348.02
8731018028	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731018029	A7	$348.02	$348.02
8731018030	A7	$348.02	$348.02
8731019001	A7	$348.02	$348.02
8731019002	A7	$348.02	$348.02
8731019003	A7	$348.02	$348.02
8731019004	A7	$348.02	$348.02
8731019005	A7	$348.02	$348.02
8731019006	A7	$348.02	$348.02
8731019007	A7	$348.02	$348.02
8731019008	A7	$348.02	$348.02
8731019009	A7	$348.02	$348.02
8731019010	A7	$348.02	$348.02
8731019011	A7	$348.02	$348.02
8731019012	A7	$348.02	$348.02
8731019013	A7	$348.02	$348.02
8731019014	A7	$348.02	$348.02
8731019015	A7	$348.02	$348.02
8731019016	A7	$348.02	$348.02
8731019017	A7	$348.02	$348.02
8731019018	A7	$348.02	$348.02
8731019019	A7	$348.02	$348.02
8731019020	A7	$348.02	$348.02
8731019021	A7	$348.02	$348.02
8731019022	A7	$348.02	$348.02
8731019023	A7	$348.02	$348.02
8731019024	A7	$348.02	$348.02
8731019025	A7	$348.02	$348.02
8731019026	A7	$348.02	$348.02
8731019027	A7	$348.02	$348.02
8731019028	A7	$348.02	$348.02
8731019029	A7	$348.02	$348.02
8731019030	A7	$348.02	$348.02
8731019031	A7	$348.02	$348.02
8731019032	A7	$348.02	$348.02
8731019033	A7	$348.02	$348.02
8731020001	A7	$348.02	$348.02
8731020002	A7	$348.02	$348.02
8731020003	A7	$348.02	$348.02
8731020004	A7	$348.02	$348.02
8731020005	A7	$348.02	$348.02
8731020006	A7	$348.02	$348.02
8731020007	A7	$348.02	$348.02
8731020008	A7	$348.02	$348.02
8731020009	A7	$348.02	$348.02
8731020010	A7	$348.02	$348.02
8731020011	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731020020	A7	$348.02	$348.02
8731020021	A7	$348.02	$348.02
8731020023	A7	$348.02	$348.02
8731020024	A7	$348.02	$348.02
8731020025	A7	$348.02	$348.02
8731020026	A7	$348.02	$348.02
8731021001	A7	$348.02	$348.02
8731021002	A7	$348.02	$348.02
8731021003	A7	$348.02	$348.02
8731021004	A7	$348.02	$348.02
8731021005	A7	$348.02	$348.02
8731021006	A7	$348.02	$348.02
8731021007	A7	$348.02	$348.02
8731021008	A7	$348.02	$348.02
8731021009	A7	$348.02	$348.02
8731021010	A7	$348.02	$348.02
8731021011	A7	$348.02	$348.02
8731021014	A7	$348.02	$348.02
8731021015	A7	$348.02	$348.02
8731021016	A7	$348.02	$348.02
8731021017	A7	$348.02	$348.02
8731021018	A7	$348.02	$348.02
8731021019	A7	$348.02	$348.02
8731021020	A7	$348.02	$348.02
8731021021	A7	$348.02	$348.02
8731021026	A7	$348.02	$348.02
8731021027	A7	$348.02	$348.02
8731021028	A7	$348.02	$348.02
8731021029	A7	$348.02	$348.02
8731021030	A7	$348.02	$348.02
8731021031	A7	$348.02	$348.02
8731021034	A7	$348.02	$348.02
8731021035	A7	$348.02	$348.02
8731021036	A7	$348.02	$348.02
8731022001	A7	$348.02	$348.02
8731022002	A7	$348.02	$348.02
8731022007	A7	$348.02	$348.02
8731022008	A7	$348.02	$348.02
8731022009	A7	$348.02	$348.02
8731022010	A7	$348.02	$348.02
8731022011	A7	$348.02	$348.02
8731022012	A7	$348.02	$348.02
8731022013	A7	$348.02	$348.02
8731022014	A7	$348.02	$348.02
8731022015	A7	$348.02	$348.02
8731022016	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731022017	A7	$348.02	$348.02
8731022018	A7	$348.02	$348.02
8731022027	A7	$348.02	$348.02
8731022028	A7	$348.02	$348.02
8731022029	A7	$348.02	$348.02
8731022030	A7	$348.02	$348.02
8731022031	A7	$348.02	$348.02
8731022032	A7	$348.02	$348.02
8731022033	A7	$348.02	$348.02
8731022034	A7	$348.02	$348.02
8731023001	A7	$348.02	$348.02
8731023002	A7	$348.02	$348.02
8731023003	A7	$348.02	$348.02
8731023004	A7	$348.02	$348.02
8731023005	A7	$348.02	$348.02
8731023006	A7	$348.02	$348.02
8731023007	A7	$348.02	$348.02
8731023008	A7	$348.02	$348.02
8731023009	A7	$348.02	$348.02
8731023010	A7	$348.02	$348.02
8731023011	A7	$348.02	$348.02
8731023012	A7	$348.02	$348.02
8731023013	A7	$348.02	$348.02
8731023014	A7	$348.02	$348.02
8731023015	A7	$348.02	$348.02
8731023020	A7	$348.02	$348.02
8731023021	A7	$348.02	$348.02
8731023022	A7	$348.02	$348.02
8731023023	A7	$348.02	$348.02
8731023024	A7	$348.02	$348.02
8731023025	A7	$348.02	$348.02
8731023026	A7	$348.02	$348.02
8731024001	A7	$348.02	$348.02
8731024002	A7	$348.02	$348.02
8731024005	A7	$348.02	$348.02
8731024006	A7	$348.02	$348.02
8731024007	A7	$348.02	$348.02
8731024008	A7	$348.02	$348.02
8731024009	A7	$348.02	$348.02
8731024010	A7	$348.02	$348.02
8731024011	A7	$348.02	$348.02
8731024012	A7	$348.02	$348.02
8731024013	A7	$348.02	$348.02
8731024014	A7	$348.02	$348.02
8731024015	A7	$348.02	$348.02
8731024016	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8731024017	A7	$348.02	$348.02
8731024018	A7	$348.02	$348.02
8731024019	A7	$348.02	$348.02
8731024020	A7	$348.02	$348.02
8731024021	A7	$348.02	$348.02
8731024022	A7	$348.02	$348.02
8731024023	A7	$348.02	$348.02
8731024024	A7	$348.02	$348.02
8731024025	A7	$348.02	$348.02
8731024026	A7	$348.02	$348.02
8731024027	A7	$348.02	$348.02
8731024028	A7	$348.02	$348.02
8731024029	A7	$348.02	$348.02
8732011017	A7	$348.02	$348.02
8732011018	A7	$348.02	$348.02
8732011019	A7	$348.02	$348.02
8732011020	A7	$348.02	$348.02
8732011021	A7	$348.02	$348.02
8732011022	A7	$348.02	$348.02
8732011023	A7	$348.02	$348.02
8732011024	A7	$348.02	$348.02
8732011025	A7	$348.02	$348.02
8732012022	A7	$348.02	$348.02
8732012023	A7	$348.02	$348.02
8732012024	A7	$348.02	$348.02
8732012025	A7	$348.02	$348.02
8732012026	A7	$348.02	$348.02
8732012027	A7	$348.02	$348.02
8732012028	A7	$348.02	$348.02
8732012029	A7	$348.02	$348.02
8732012030	A7	$348.02	$348.02
8732012031	A7	$348.02	$348.02
8732012032	A7	$348.02	$348.02
8732012033	A7	$348.02	$348.02
8732012034	A7	$348.02	$348.02
8732013001	A7	$348.02	$348.02
8732013002	A7	$348.02	$348.02
8732013003	A7	$348.02	$348.02
8732013004	A7	$348.02	$348.02
8732013005	A7	$348.02	$348.02
8732013006	A7	$348.02	$348.02
8732013007	A7	$348.02	$348.02
8732013008	A7	$348.02	$348.02
8732013009	A7	$348.02	$348.02
8732013010	A7	$348.02	$348.02
8732013011	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8732013012	A7	$348.02	$348.02
8732013013	A7	$348.02	$348.02
8732013014	A7	$348.02	$348.02
8732013015	A7	$348.02	$348.02
8732013016	A7	$348.02	$348.02
8732013017	A7	$348.02	$348.02
8732013018	A7	$348.02	$348.02
8732013019	A7	$348.02	$348.02
8732013020	A7	$348.02	$348.02
8732013021	A7	$348.02	$348.02
8732013022	A7	$348.02	$348.02
8732013023	A7	$348.02	$348.02
8732013024	A7	$348.02	$348.02
8732013025	A7	$348.02	$348.02
8732013026	A7	$348.02	$348.02
8732013027	A7	$348.02	$348.02
8732013028	A7	$348.02	$348.02
8732013029	A7	$348.02	$348.02
8732013034	A7	$348.02	$348.02
8732014001	A7	$348.02	$348.02
8732014002	A7	$348.02	$348.02
8732014003	A7	$348.02	$348.02
8732014004	A7	$348.02	$348.02
8732014005	A7	$348.02	$348.02
8732014006	A7	$348.02	$348.02
8732014007	A7	$348.02	$348.02
8732014008	A7	$348.02	$348.02
8732014009	A7	$348.02	$348.02
8732014010	A7	$348.02	$348.02
8732014011	A7	$348.02	$348.02
8732014012	A7	$348.02	$348.02
8732014013	A7	$348.02	$348.02
8732014014	A7	$348.02	$348.02
8732014015	A7	$348.02	$348.02
8732014016	A7	$348.02	$348.02
8732014017	A7	$348.02	$348.02
8732014018	A7	$348.02	$348.02
8732014019	A7	$348.02	$348.02
8732015001	A4	$232.48	$232.48
8732015002	A4	$232.48	$232.48
8732015003	A4	$232.48	$232.48
8732015004	A4	$232.48	$232.48
8732015005	A4	$232.48	$232.48
8732015006	A4	$232.48	$232.48
8732015007	A4	$232.48	$232.48
8732015008	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8732015009	A4	$232.48	$232.48
8732015010	A4	$232.48	$232.48
8732015011	A4	$232.48	$232.48
8732015012	A4	$232.48	$232.48
8732015013	A4	$232.48	$232.48
8732015014	A4	$232.48	$232.48
8732015015	A4	$232.48	$232.48
8732015016	A4	$232.48	$232.48
8732015017	A4	$232.48	$232.48
8732015018	A4	$232.48	$232.48
8732015019	A4	$232.48	$232.48
8732015020	A4	$232.48	$232.48
8732015021	A4	$232.48	$232.48
8732015022	A4	$232.48	$232.48
8732015023	A4	$232.48	$232.48
8732015024	A4	$232.48	$232.48
8732015025	A4	$232.48	$232.48
8732015026	A4	$232.48	$232.48
8732015027	A4	$232.48	$232.48
8732015028	A4	$232.48	$232.48
8732015029	A4	$232.48	$232.48
8732015030	A4	$232.48	$232.48
8732015031	A4	$232.48	$232.48
8732015032	A4	$232.48	$232.48
8732015033	A4	$232.48	$232.48
8732015034	A4	$232.48	$232.48
8732015035	A4	$232.48	$232.48
8732015036	A4	$232.48	$232.48
8732015037	A4	$232.48	$232.48
8732015038	A4	$232.48	$232.48
8732015039	A4	$232.48	$232.48
8732015040	A4	$232.48	$232.48
8732015041	A4	$232.48	$232.48
8732015042	A4	$232.48	$232.48
8732015043	A4	$232.48	$232.48
8732015044	A4	$232.48	$232.48
8732015045	A4	$232.48	$232.48
8732015046	A4	$232.48	$232.48
8732015047	A4	$232.48	$232.48
8732015048	A4	$232.48	$232.48
8732015049	A4	$232.48	$232.48
8732015050	A4	$232.48	$232.48
8732015051	A4	$232.48	$232.48
8732015052	A4	$232.48	$232.48
8732015053	A4	$232.48	$232.48
8732015054	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8732015055	A4	$232.48	$232.48
8732015056	A4	$232.48	$232.48
8732015057	A4	$232.48	$232.48
8732015058	A4	$232.48	$232.48
8732015059	A4	$232.48	$232.48
8732015060	A4	$232.48	$232.48
8732015061	A4	$232.48	$232.48
8732015062	A4	$232.48	$232.48
8732015063	A4	$232.48	$232.48
8732015064	A4	$232.48	$232.48
8732015065	A4	$232.48	$232.48
8732015066	A4	$232.48	$232.48
8732015067	A4	$232.48	$232.48
8732015068	A4	$232.48	$232.48
8732015069	A4	$232.48	$232.48
8732015070	A4	$232.48	$232.48
8732015071	A4	$232.48	$232.48
8732015072	A4	$232.48	$232.48
8732015073	A4	$232.48	$232.48
8732015074	A4	$232.48	$232.48
8732015075	A4	$232.48	$232.48
8732015076	A4	$232.48	$232.48
8732015077	A4	$232.48	$232.48
8732015078	A4	$232.48	$232.48
8732015079	A4	$232.48	$232.48
8732015080	A4	$232.48	$232.48
8732015081	A4	$232.48	$232.48
8732015082	A4	$232.48	$232.48
8732015083	A4	$232.48	$232.48
8732015084	A4	$232.48	$232.48
8732016001	A7	$348.02	$348.02
8732016002	A7	$348.02	$348.02
8732016003	A7	$348.02	$348.02
8732016004	A7	$348.02	$348.02
8732016005	A7	$348.02	$348.02
8732016006	A7	$348.02	$348.02
8732016007	A7	$348.02	$348.02
8732016008	A7	$348.02	$348.02
8732016009	A7	$348.02	$348.02
8732016010	A7	$348.02	$348.02
8732016011	A7	$348.02	$348.02
8732016012	A7	$348.02	$348.02
8732016013	A7	$348.02	$348.02
8732016014	A7	$348.02	$348.02
8732016015	A7	$348.02	$348.02
8732016016	A7	$348.02	$348.02

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8732016017	A7	$348.02	$348.02
8732016018	A7	$348.02	$348.02
8732016019	A7	$348.02	$348.02
8732016020	A7	$348.02	$348.02
8732016021	A7	$348.02	$348.02
8732016022	A7	$348.02	$348.02
8732016023	A7	$348.02	$348.02
8732016024	A7	$348.02	$348.02
8732016025	A7	$348.02	$348.02
8732016026	A7	$348.02	$348.02
8732016027	A7	$348.02	$348.02
8732016028	A7	$348.02	$348.02
8732016029	A7	$348.02	$348.02
8732016030	A7	$348.02	$348.02
8732016031	A7	$348.02	$348.02
8732017001	A7	$348.02	$348.02
8732017002	A7	$348.02	$348.02
8732017003	A7	$348.02	$348.02
8732017004	A7	$348.02	$348.02
8732017005	A7	$348.02	$348.02
8732017006	A7	$348.02	$348.02
8732017007	A7	$348.02	$348.02
8732017008	A7	$348.02	$348.02
8732017009	A7	$348.02	$348.02
8732017010	A7	$348.02	$348.02
8732017011	A7	$348.02	$348.02
8732017012	A7	$348.02	$348.02
8732017013	A7	$348.02	$348.02
8732017014	A7	$348.02	$348.02
8732017015	A7	$348.02	$348.02
8732017016	A7	$348.02	$348.02
8732017017	A7	$348.02	$348.02
8732017018	A7	$348.02	$348.02
8732017019	A7	$348.02	$348.02
8732017020	A7	$348.02	$348.02
8732017021	A7	$348.02	$348.02
8732017022	A7	$348.02	$348.02
8732017023	A7	$348.02	$348.02
8732017024	A7	$348.02	$348.02
8732017025	A7	$348.02	$348.02
8732018001	A7	$348.02	$348.02
8732018002	A7	$348.02	$348.02
8732018003	A7	$348.02	$348.02
8732018004	A7	$348.02	$348.02
8732018005	A7	$348.02	$348.02
8732018006	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8732018007	A7	$348.02	$348.02
8732018008	A7	$348.02	$348.02
8732018009	A7	$348.02	$348.02
8732019001	A7	$348.02	$348.02
8732019002	A7	$348.02	$348.02
8732019003	A7	$348.02	$348.02
8732019004	A7	$348.02	$348.02
8732019005	A7	$348.02	$348.02
8732019006	A7	$348.02	$348.02
8732019007	A7	$348.02	$348.02
8732019008	A7	$348.02	$348.02
8732019009	A7	$348.02	$348.02
8732019010	A7	$348.02	$348.02
8732019011	A7	$348.02	$348.02
8732019012	A7	$348.02	$348.02
8732020001	A7	$348.02	$348.02
8732020002	A7	$348.02	$348.02
8732020003	A7	$348.02	$348.02
8732020004	A7	$348.02	$348.02
8732020005	A7	$348.02	$348.02
8732020006	A7	$348.02	$348.02
8732020007	A7	$348.02	$348.02
8732020008	A7	$348.02	$348.02
8732020009	A7	$348.02	$348.02
8732020010	A7	$348.02	$348.02
8732020011	A7	$348.02	$348.02
8732020012	A7	$348.02	$348.02
8732020013	A7	$348.02	$348.02
8732020014	A7	$348.02	$348.02
8732020015	A7	$348.02	$348.02
8732020016	A7	$348.02	$348.02
8732020017	A7	$348.02	$348.02
8732020018	A7	$348.02	$348.02
8732020019	A7	$348.02	$348.02
8732020020	A7	$348.02	$348.02
8732020021	A7	$348.02	$348.02
8732020022	A7	$348.02	$348.02
8732020023	A7	$348.02	$348.02
8732020024	A7	$348.02	$348.02
8732020025	A7	$348.02	$348.02
8732021001	A4	$232.48	$232.48
8732021002	A4	$232.48	$232.48
8732021003	A4	$232.48	$232.48
8732021004	A4	$232.48	$232.48
8732021006	A4	$232.48	$232.48
8732021007	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8732021008	A4	$232.48	$232.48
8732021009	A4	$232.48	$232.48
8732021010	A4	$232.48	$232.48
8732021011	A4	$232.48	$232.48
8732021012	A4	$232.48	$232.48
8732021013	A4	$232.48	$232.48
8732021014	A4	$232.48	$232.48
8732021015	A4	$232.48	$232.48
8732021016	A4	$232.48	$232.48
8732021017	A4	$232.48	$232.48
8732021018	A4	$232.48	$232.48
8732021019	A4	$232.48	$232.48
8732021020	A4	$232.48	$232.48
8732021021	A4	$232.48	$232.48
8732021022	A4	$232.48	$232.48
8732021023	A4	$232.48	$232.48
8732021024	A4	$232.48	$232.48
8732021025	A4	$232.48	$232.48
8732021026	A4	$232.48	$232.48
8732021027	A4	$232.48	$232.48
8732021028	A4	$232.48	$232.48
8732021029	A4	$232.48	$232.48
8732021030	A4	$232.48	$232.48
8732021031	A4	$232.48	$232.48
8732021032	A4	$232.48	$232.48
8732021033	A4	$232.48	$232.48
8732021034	A4	$232.48	$232.48
8732021035	A4	$232.48	$232.48
8732021036	A4	$232.48	$232.48
8732021037	A4	$232.48	$232.48
8732021038	A4	$232.48	$232.48
8732021039	A4	$232.48	$232.48
8732021040	A4	$232.48	$232.48
8732021041	A4	$232.48	$232.48
8732021042	A4	$232.48	$232.48
8732021043	A4	$232.48	$232.48
8732021044	A4	$232.48	$232.48
8732021045	A4	$232.48	$232.48
8732021046	A4	$232.48	$232.48
8732021047	A4	$232.48	$232.48
8732021048	A4	$232.48	$232.48
8732021049	A4	$232.48	$232.48
8732021050	A4	$232.48	$232.48
8732021051	A4	$232.48	$232.48
8732021052	A4	$232.48	$232.48
8732021053	A4	$232.48	$232.48

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8732021054	A4	$232.48	$232.48
8732021055	A4	$232.48	$232.48
8732021056	A4	$232.48	$232.48
8732021057	A4	$232.48	$232.48
8732021058	A4	$232.48	$232.48
8732021059	A4	$232.48	$232.48
8732021060	A4	$232.48	$232.48
8732021061	A4	$232.48	$232.48
8732021062	A4	$232.48	$232.48
8732021064	A4	$232.48	$232.48
8732021066	A4	$232.48	$232.48
8732021067	A4	$232.48	$232.48
8732021068	A4	$232.48	$232.48
8732021069	A4	$232.48	$232.48
8732021070	A4	$232.48	$232.48
8732021072	A4	$232.48	$232.48
8732021073	A4	$232.48	$232.48
8732021074	A4	$232.48	$232.48
8732021075	A4	$232.48	$232.48
8732021076	A4	$232.48	$232.48
8732021077	A4	$232.48	$232.48
8732021078	A4	$232.48	$232.48
8732021079	A4	$232.48	$232.48
8732021080	A4	$232.48	$232.48
8732021081	A4	$232.48	$232.48
8732021082	A4	$232.48	$232.48
8732021083	A4	$232.48	$232.48
8732021084	A4	$232.48	$232.48
8732021085	A4	$232.48	$232.48
8732021086	A4	$232.48	$232.48
8732021087	A4	$232.48	$232.48
8732021088	A4	$232.48	$232.48
8732021089	A4	$232.48	$232.48
8732021090	A4	$232.48	$232.48
8732021091	A4	$232.48	$232.48
8732021092	A4	$232.48	$232.48
8732021093	A4	$232.48	$232.48
8732021094	A4	$232.48	$232.48
8732021095	A4	$232.48	$232.48
8732021096	A4	$232.48	$232.48
8732021097	A4	$232.48	$232.48
8732021098	A4	$232.48	$232.48
8732021099	A4	$232.48	$232.48
8732021100	A4	$232.48	$232.48
8732021101	A4	$232.48	$232.48
8732021102	A4	$232.48	$232.48

APN	Zone	Rate	Levy
8732021103	A4	$232.48	$232.48
8732021104	A4	$232.48	$232.48
8732021105	A4	$232.48	$232.48
8732021106	A4	$232.48	$232.48
8732021107	A4	$232.48	$232.48
8732021108	A4	$232.48	$232.48
8732021109	A4	$232.48	$232.48
8732021110	A4	$232.48	$232.48
8732021111	A4	$232.48	$232.48
8732021112	A4	$232.48	$232.48
8732021113	A4	$232.48	$232.48
8732021115	A4	$232.48	$232.48
8732021116	A4	$232.48	$232.48
8732021117	A4	$232.48	$232.48
8732021118	A4	$232.48	$232.48
8732021119	A4	$232.48	$232.48
8732021120	A4	$232.48	$232.48
8732021121	A4	$232.48	$232.48
8732021140	A4	$232.48	$232.48
8732021141	A4	$232.48	$232.48
8732021142	A4	$232.48	$232.48
8732021143	A4	$232.48	$232.48
8732021144	A4	$232.48	$232.48
8733001001	A4	$232.48	$232.48
8733001002	A4	$232.48	$232.48
8733001003	A4	$232.48	$232.48
8733001004	A4	$232.48	$232.48
8733001005	A4	$232.48	$232.48
8733001006	A4	$232.48	$232.48
8733001007	A4	$232.48	$232.48
8733001008	A4	$232.48	$232.48
8733001009	A4	$232.48	$232.48
8733001010	A4	$232.48	$232.48
8733001011	A4	$232.48	$232.48
8733001012	A4	$232.48	$232.48
8733001013	A4	$232.48	$232.48
8733001014	A4	$232.48	$232.48
8733001015	A4	$232.48	$232.48
8733001016	A4	$232.48	$232.48
8733001017	A4	$232.48	$232.48
8733001018	A4	$232.48	$232.48
8733001019	A4	$232.48	$232.48
8733001020	A4	$232.48	$232.48
8733001021	A4	$232.48	$232.48
8733001022	A4	$232.48	$232.48
8733001023	A4	$232.48	$232.48

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733001024	A4	$232.48	$232.48
8733001025	A4	$232.48	$232.48
8733001026	A4	$232.48	$232.48
8733001027	A4	$232.48	$232.48
8733001028	A4	$232.48	$232.48
8733001029	A4	$232.48	$232.48
8733001030	A4	$232.48	$232.48
8733001031	A4	$232.48	$232.48
8733001032	A4	$232.48	$232.48
8733001033	A4	$232.48	$232.48
8733001034	A4	$232.48	$232.48
8733001035	A4	$232.48	$232.48
8733001036	A4	$232.48	$232.48
8733001037	A4	$232.48	$232.48
8733001038	A4	$232.48	$232.48
8733001039	A4	$232.48	$232.48
8733001040	A4	$232.48	$232.48
8733001041	A4	$232.48	$232.48
8733001042	A4	$232.48	$232.48
8733001043	A4	$232.48	$232.48
8733001044	A4	$232.48	$232.48
8733001045	A4	$232.48	$232.48
8733001046	A4	$232.48	$232.48
8733001047	A4	$232.48	$232.48
8733001048	A4	$232.48	$232.48
8733001049	A4	$232.48	$232.48
8733001050	A4	$232.48	$232.48
8733001051	A4	$232.48	$232.48
8733001052	A4	$232.48	$232.48
8733001053	A4	$232.48	$232.48
8733001054	A4	$232.48	$232.48
8733001055	A4	$232.48	$232.48
8733001056	A4	$232.48	$232.48
8733001057	A4	$232.48	$232.48
8733001058	A4	$232.48	$232.48
8733001059	A4	$232.48	$232.48
8733001060	A4	$232.48	$232.48
8733001061	A4	$232.48	$232.48
8733001062	A4	$232.48	$232.48
8733001063	A4	$232.48	$232.48
8733001064	A4	$232.48	$232.48
8733001065	A4	$232.48	$232.48
8733001066	A4	$232.48	$232.48
8733001067	A4	$232.48	$232.48
8733001068	A4	$232.48	$232.48
8733001069	A4	$232.48	$232.48

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733001070	A4	$232.48	$232.48
8733001071	A4	$232.48	$232.48
8733001072	A4	$232.48	$232.48
8733001073	A4	$232.48	$232.48
8733001074	A4	$232.48	$232.48
8733001075	A4	$232.48	$232.48
8733001076	A4	$232.48	$232.48
8733001077	A4	$232.48	$232.48
8733001078	A4	$232.48	$232.48
8733001079	A4	$232.48	$232.48
8733001080	A4	$232.48	$232.48
8733001081	A4	$232.48	$232.48
8733001082	A4	$232.48	$232.48
8733001083	A4	$232.48	$232.48
8733001084	A4	$232.48	$232.48
8733001085	A4	$232.48	$232.48
8733001086	A4	$232.48	$232.48
8733001087	A4	$232.48	$232.48
8733001088	A4	$232.48	$232.48
8733001089	A4	$232.48	$232.48
8733001090	A4	$232.48	$232.48
8733001091	A4	$232.48	$232.48
8733002001	A7	$348.02	$348.02
8733002002	A7	$348.02	$348.02
8733002003	A7	$348.02	$348.02
8733002004	A7	$348.02	$348.02
8733002005	A7	$348.02	$348.02
8733002006	A7	$348.02	$348.02
8733002007	A7	$348.02	$348.02
8733002008	A7	$348.02	$348.02
8733002009	A7	$348.02	$348.02
8733002010	A7	$348.02	$348.02
8733002011	A7	$348.02	$348.02
8733002012	A7	$348.02	$348.02
8733002013	A7	$348.02	$348.02
8733002014	A7	$348.02	$348.02
8733002015	A7	$348.02	$348.02
8733002016	A7	$348.02	$348.02
8733002017	A7	$348.02	$348.02
8733002018	A7	$348.02	$348.02
8733002019	A7	$348.02	$348.02
8733002020	A7	$348.02	$348.02
8733002021	A7	$348.02	$348.02
8733002022	A7	$348.02	$348.02
8733002023	A7	$348.02	$348.02
8733002024	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733002025	A7	$348.02	$348.02
8733002026	A7	$348.02	$348.02
8733002027	A7	$348.02	$348.02
8733002028	A7	$348.02	$348.02
8733002029	A7	$348.02	$348.02
8733002030	A7	$348.02	$348.02
8733002031	A7	$348.02	$348.02
8733002032	A7	$348.02	$348.02
8733002033	A7	$348.02	$348.02
8733003001	A7	$348.02	$348.02
8733003002	A7	$348.02	$348.02
8733003003	A7	$348.02	$348.02
8733003004	A7	$348.02	$348.02
8733003005	A7	$348.02	$348.02
8733003006	A7	$348.02	$348.02
8733003007	A7	$348.02	$348.02
8733003008	A7	$348.02	$348.02
8733003009	A7	$348.02	$348.02
8733003010	A7	$348.02	$348.02
8733003011	A7	$348.02	$348.02
8733003012	A7	$348.02	$348.02
8733003013	A7	$348.02	$348.02
8733003014	A7	$348.02	$348.02
8733003015	A7	$348.02	$348.02
8733003016	A7	$348.02	$348.02
8733003017	A7	$348.02	$348.02
8733003018	A7	$348.02	$348.02
8733003019	A7	$348.02	$348.02
8733003020	A7	$348.02	$348.02
8733003021	A7	$348.02	$348.02
8733003022	A7	$348.02	$348.02
8733003023	A7	$348.02	$348.02
8733003024	A7	$348.02	$348.02
8733003027	A7	$348.02	$348.02
8733003028	A7	$348.02	$348.02
8733003029	A7	$348.02	$348.02
8733003030	A7	$348.02	$348.02
8733003031	A7	$348.02	$348.02
8733003032	A7	$348.02	$348.02
8733003033	A7	$348.02	$348.02
8733003034	A7	$348.02	$348.02
8733003035	A7	$348.02	$348.02
8733003036	A7	$348.02	$348.02
8733003037	A7	$348.02	$348.02
8733003038	A7	$348.02	$348.02
8733003039	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733004001	A7	$348.02	$348.02
8733004002	A7	$348.02	$348.02
8733004003	A7	$348.02	$348.02
8733004004	A7	$348.02	$348.02
8733004005	A7	$348.02	$348.02
8733004006	A7	$348.02	$348.02
8733004007	A7	$348.02	$348.02
8733004008	A7	$348.02	$348.02
8733004009	A7	$348.02	$348.02
8733004010	A7	$348.02	$348.02
8733004011	A7	$348.02	$348.02
8733004012	A7	$348.02	$348.02
8733004013	A7	$348.02	$348.02
8733004014	A7	$348.02	$348.02
8733004015	A7	$348.02	$348.02
8733004016	A7	$348.02	$348.02
8733004017	A7	$348.02	$348.02
8733004018	A7	$348.02	$348.02
8733004019	A7	$348.02	$348.02
8733004020	A7	$348.02	$348.02
8733004021	A7	$348.02	$348.02
8733004022	A7	$348.02	$348.02
8733004023	A7	$348.02	$348.02
8733004024	A7	$348.02	$348.02
8733004025	A7	$348.02	$348.02
8733004026	A7	$348.02	$348.02
8733004027	A7	$348.02	$348.02
8733004028	A7	$348.02	$348.02
8733004029	A7	$348.02	$348.02
8733004032	A7	$348.02	$348.02
8733004033	A7	$348.02	$348.02
8733004034	A7	$348.02	$348.02
8733004035	A7	$348.02	$348.02
8733004036	A7	$348.02	$348.02
8733004037	A7	$348.02	$348.02
8733004038	A7	$348.02	$348.02
8733004039	A7	$348.02	$348.02
8733005001	A7	$348.02	$348.02
8733005002	A7	$348.02	$348.02
8733005003	A7	$348.02	$348.02
8733005004	A7	$348.02	$348.02
8733005005	A7	$348.02	$348.02
8733005006	A7	$348.02	$348.02
8733005007	A7	$348.02	$348.02
8733005008	A7	$348.02	$348.02
8733005009	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733005010	A7	$348.02	$348.02
8733005011	A7	$348.02	$348.02
8733005012	A7	$348.02	$348.02
8733005013	A7	$348.02	$348.02
8733005014	A7	$348.02	$348.02
8733005015	A7	$348.02	$348.02
8733005016	A7	$348.02	$348.02
8733005017	A7	$348.02	$348.02
8733005018	A7	$348.02	$348.02
8733005019	A7	$348.02	$348.02
8733005020	A7	$348.02	$348.02
8733005021	A7	$348.02	$348.02
8733005022	A7	$348.02	$348.02
8733005023	A7	$348.02	$348.02
8733005024	A7	$348.02	$348.02
8733005025	A7	$348.02	$348.02
8733005026	A7	$348.02	$348.02
8733005027	A7	$348.02	$348.02
8733005028	A7	$348.02	$348.02
8733005029	A7	$348.02	$348.02
8733005030	A7	$348.02	$348.02
8733005031	A7	$348.02	$348.02
8733005032	A7	$348.02	$348.02
8733005033	A7	$348.02	$348.02
8733005034	A7	$348.02	$348.02
8733005035	A7	$348.02	$348.02
8733005036	A7	$348.02	$348.02
8733005037	A7	$348.02	$348.02
8733005038	A7	$348.02	$348.02
8733006001	A7	$348.02	$348.02
8733006002	A7	$348.02	$348.02
8733006003	A7	$348.02	$348.02
8733006004	A7	$348.02	$348.02
8733006005	A7	$348.02	$348.02
8733006006	A7	$348.02	$348.02
8733006007	A7	$348.02	$348.02
8733006008	A7	$348.02	$348.02
8733006009	A7	$348.02	$348.02
8733006010	A7	$348.02	$348.02
8733006011	A7	$348.02	$348.02
8733006012	A7	$348.02	$348.02
8733006013	A7	$348.02	$348.02
8733006014	A7	$348.02	$348.02
8733006015	A7	$348.02	$348.02
8733007001	A7	$348.02	$348.02
8733007002	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733007003	A7	$348.02	$348.02
8733007004	A7	$348.02	$348.02
8733007005	A7	$348.02	$348.02
8733007006	A7	$348.02	$348.02
8733007007	A7	$348.02	$348.02
8733007008	A7	$348.02	$348.02
8733007009	A7	$348.02	$348.02
8733007010	A7	$348.02	$348.02
8733007011	A7	$348.02	$348.02
8733007012	A7	$348.02	$348.02
8733007013	A7	$348.02	$348.02
8733007014	A7	$348.02	$348.02
8733007015	A7	$348.02	$348.02
8733007016	A7	$348.02	$348.02
8733007017	A7	$348.02	$348.02
8733007018	A7	$348.02	$348.02
8733007019	A7	$348.02	$348.02
8733007020	A7	$348.02	$348.02
8733007021	A7	$348.02	$348.02
8733007022	A7	$348.02	$348.02
8733007023	A7	$348.02	$348.02
8733007024	A7	$348.02	$348.02
8733007025	A7	$348.02	$348.02
8733007026	A7	$348.02	$348.02
8733007027	A7	$348.02	$348.02
8733007028	A7	$348.02	$348.02
8733007029	A7	$348.02	$348.02
8733007030	A7	$348.02	$348.02
8733007031	A7	$348.02	$348.02
8733007032	A7	$348.02	$348.02
8733007033	A7	$348.02	$348.02
8733007034	A7	$348.02	$348.02
8733007035	A7	$348.02	$348.02
8733007036	A7	$348.02	$348.02
8733007037	A7	$348.02	$348.02
8733007038	A7	$348.02	$348.02
8733008001	A7	$348.02	$348.02
8733008002	A7	$348.02	$348.02
8733008003	A7	$348.02	$348.02
8733008004	A7	$348.02	$348.02
8733008005	A7	$348.02	$348.02
8733008006	A7	$348.02	$348.02
8733008007	A7	$348.02	$348.02
8733008008	A7	$348.02	$348.02
8733008009	A7	$348.02	$348.02
8733008010	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733008011	A7	$348.02	$348.02
8733008012	A7	$348.02	$348.02
8733008013	A7	$348.02	$348.02
8733008014	A7	$348.02	$348.02
8733008015	A7	$348.02	$348.02
8733008016	A7	$348.02	$348.02
8733008017	A7	$348.02	$348.02
8733008018	A7	$348.02	$348.02
8733008019	A7	$348.02	$348.02
8733008020	A7	$348.02	$348.02
8733008021	A7	$348.02	$348.02
8733008022	A7	$348.02	$348.02
8733008023	A7	$348.02	$348.02
8733008024	A7	$348.02	$348.02
8733008025	A7	$348.02	$348.02
8733008026	A7	$348.02	$348.02
8733008027	A7	$348.02	$348.02
8733008028	A7	$348.02	$348.02
8733008029	A7	$348.02	$348.02
8733008030	A7	$348.02	$348.02
8733008031	A7	$348.02	$348.02
8733008032	A7	$348.02	$348.02
8733008033	A7	$348.02	$348.02
8733008034	A7	$348.02	$348.02
8733008035	A7	$348.02	$348.02
8733008036	A7	$348.02	$348.02
8733008037	A7	$348.02	$348.02
8733008038	A7	$348.02	$348.02
8733008039	A7	$348.02	$348.02
8733008040	A7	$348.02	$348.02
8733008041	A7	$348.02	$348.02
8733008042	A7	$348.02	$348.02
8733009001	A7	$348.02	$348.02
8733009002	A7	$348.02	$348.02
8733009003	A7	$348.02	$348.02
8733009004	A7	$348.02	$348.02
8733009005	A7	$348.02	$348.02
8733009006	A7	$348.02	$348.02
8733009007	A7	$348.02	$348.02
8733009008	A7	$348.02	$348.02
8733009009	A7	$348.02	$348.02
8733009010	A7	$348.02	$348.02
8733009011	A7	$348.02	$348.02
8733009012	A7	$348.02	$348.02
8733009013	A7	$348.02	$348.02
8733009014	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733009015	A7	$348.02	$348.02
8733009016	A7	$348.02	$348.02
8733009017	A7	$348.02	$348.02
8733009018	A7	$348.02	$348.02
8733009019	A7	$348.02	$348.02
8733009020	A7	$348.02	$348.02
8733009021	A7	$348.02	$348.02
8733009022	A7	$348.02	$348.02
8733009023	A7	$348.02	$348.02
8733009024	A7	$348.02	$348.02
8733009025	A7	$348.02	$348.02
8733009026	A7	$348.02	$348.02
8733009027	A7	$348.02	$348.02
8733009028	A7	$348.02	$348.02
8733009029	A7	$348.02	$348.02
8733009030	A7	$348.02	$348.02
8733009031	A7	$348.02	$348.02
8733009032	A7	$348.02	$348.02
8733009033	A7	$348.02	$348.02
8733010001	A7	$348.02	$348.02
8733010002	A7	$348.02	$348.02
8733010003	A7	$348.02	$348.02
8733010004	A7	$348.02	$348.02
8733010005	A7	$348.02	$348.02
8733010006	A7	$348.02	$348.02
8733010007	A7	$348.02	$348.02
8733010008	A7	$348.02	$348.02
8733010009	A7	$348.02	$348.02
8733010010	A7	$348.02	$348.02
8733010011	A7	$348.02	$348.02
8733010012	A7	$348.02	$348.02
8733010013	A7	$348.02	$348.02
8733010014	A7	$348.02	$348.02
8733010015	A7	$348.02	$348.02
8733010016	A7	$348.02	$348.02
8733010017	A7	$348.02	$348.02
8733010018	A7	$348.02	$348.02
8733010019	A7	$348.02	$348.02
8733010020	A7	$348.02	$348.02
8733010021	A7	$348.02	$348.02
8733010022	A7	$348.02	$348.02
8733010023	A7	$348.02	$348.02
8733010024	A7	$348.02	$348.02
8733010025	A7	$348.02	$348.02
8733010026	A7	$348.02	$348.02
8733010027	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733010028	A7	$348.02	$348.02
8733010029	A7	$348.02	$348.02
8733010030	A7	$348.02	$348.02
8733010031	A7	$348.02	$348.02
8733010032	A7	$348.02	$348.02
8733011001	A7	$348.02	$348.02
8733011002	A7	$348.02	$348.02
8733011003	A7	$348.02	$348.02
8733011004	A7	$348.02	$348.02
8733011005	A7	$348.02	$348.02
8733011006	A7	$348.02	$348.02
8733011007	A7	$348.02	$348.02
8733011008	A7	$348.02	$348.02
8733011009	A7	$348.02	$348.02
8733011010	A7	$348.02	$348.02
8733011011	A7	$348.02	$348.02
8733011012	A7	$348.02	$348.02
8733011013	A7	$348.02	$348.02
8733011014	A7	$348.02	$348.02
8733011015	A7	$348.02	$348.02
8733011016	A7	$348.02	$348.02
8733011017	A7	$348.02	$348.02
8733011018	A7	$348.02	$348.02
8733011019	A7	$348.02	$348.02
8733011020	A7	$348.02	$348.02
8733011022	A7	$348.02	$348.02
8733011023	A7	$348.02	$348.02
8733011024	A7	$348.02	$348.02
8733011025	A7	$348.02	$348.02
8733011026	A7	$348.02	$348.02
8733011027	A7	$348.02	$348.02
8733011028	A7	$348.02	$348.02
8733011029	A7	$348.02	$348.02
8733012001	A7	$348.02	$348.02
8733012002	A7	$348.02	$348.02
8733012003	A7	$348.02	$348.02
8733012004	A7	$348.02	$348.02
8733012005	A7	$348.02	$348.02
8733012006	A7	$348.02	$348.02
8733012007	A7	$348.02	$348.02
8733012008	A7	$348.02	$348.02
8733012009	A7	$348.02	$348.02
8733012010	A7	$348.02	$348.02
8733012011	A7	$348.02	$348.02
8733012012	A7	$348.02	$348.02
8733012013	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733012014	A7	$348.02	$348.02
8733012015	A7	$348.02	$348.02
8733012016	A7	$348.02	$348.02
8733012017	A7	$348.02	$348.02
8733012018	A7	$348.02	$348.02
8733012019	A7	$348.02	$348.02
8733012020	A7	$348.02	$348.02
8733012021	A7	$348.02	$348.02
8733012029	A1	$49.16	$1,769.76
8733012030	A1	$49.16	$1,032.36
8733012031	A1	$49.16	$1,376.48
8733012032	A1	$49.16	$2,802.12
8733012033	A1	$49.16	$1,032.36
8733013001	A7	$348.02	$348.02
8733013002	A7	$348.02	$348.02
8733013003	A7	$348.02	$348.02
8733013004	A7	$348.02	$348.02
8733013005	A7	$348.02	$348.02
8733013006	A7	$348.02	$348.02
8733013007	A7	$348.02	$348.02
8733013008	A7	$348.02	$348.02
8733013009	A7	$348.02	$348.02
8733013012	A7	$348.02	$348.02
8733013013	A7	$348.02	$348.02
8733013014	A7	$348.02	$348.02
8733013015	A7	$348.02	$348.02
8733013016	A7	$348.02	$348.02
8733013017	A7	$348.02	$348.02
8733013018	A7	$348.02	$348.02
8733013019	A7	$348.02	$348.02
8733013020	A7	$348.02	$348.02
8733013021	A7	$348.02	$348.02
8733013022	A7	$348.02	$348.02
8733013023	A7	$348.02	$348.02
8733013024	A7	$348.02	$348.02
8733013025	A7	$348.02	$348.02
8733013026	A7	$348.02	$348.02
8733013027	A7	$348.02	$348.02
8733013028	A7	$348.02	$348.02
8733013029	A7	$348.02	$348.02
8733013030	A7	$348.02	$348.02
8733014001	A7	$348.02	$348.02
8733014002	A7	$348.02	$348.02
8733014003	A7	$348.02	$348.02
8733014004	A7	$348.02	$348.02
8733014005	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733014006	A7	$348.02	$348.02
8733014007	A7	$348.02	$348.02
8733014008	A7	$348.02	$348.02
8733014009	A7	$348.02	$348.02
8733014010	A7	$348.02	$348.02
8733014011	A7	$348.02	$348.02
8733014012	A7	$348.02	$348.02
8733014013	A7	$348.02	$348.02
8733014014	A7	$348.02	$348.02
8733014015	A7	$348.02	$348.02
8733014016	A7	$348.02	$348.02
8733014017	A7	$348.02	$348.02
8733014018	A7	$348.02	$348.02
8733014019	A7	$348.02	$348.02
8733014020	A7	$348.02	$348.02
8733014021	A7	$348.02	$348.02
8733014022	A7	$348.02	$348.02
8733014023	A7	$348.02	$348.02
8733014024	A7	$348.02	$348.02
8733014025	A7	$348.02	$348.02
8733014026	A7	$348.02	$348.02
8733014027	A7	$348.02	$348.02
8733014028	A7	$348.02	$348.02
8733014029	A7	$348.02	$348.02
8733014030	A7	$348.02	$348.02
8733014031	A7	$348.02	$348.02
8733014032	A7	$348.02	$348.02
8733014033	A7	$348.02	$348.02
8733014034	A7	$348.02	$348.02
8733014035	A7	$348.02	$348.02
8733014036	A7	$348.02	$348.02
8733014037	A7	$348.02	$348.02
8733014038	A7	$348.02	$348.02
8733014039	A7	$348.02	$348.02
8733014040	A7	$348.02	$348.02
8733014041	A7	$348.02	$348.02
8733014042	A7	$348.02	$348.02
8733015001	A7	$348.02	$348.02
8733015002	A7	$348.02	$348.02
8733015003	A7	$348.02	$348.02
8733015004	A7	$348.02	$348.02
8733015005	A7	$348.02	$348.02
8733015006	A7	$348.02	$348.02
8733015007	A7	$348.02	$348.02
8733015008	A7	$348.02	$348.02
8733015009	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733015010	A7	$348.02	$348.02
8733015011	A7	$348.02	$348.02
8733015012	A7	$348.02	$348.02
8733015013	A7	$348.02	$348.02
8733015014	A7	$348.02	$348.02
8733015015	A7	$348.02	$348.02
8733015016	A7	$348.02	$348.02
8733015018	A7	$348.02	$348.02
8733015019	A7	$348.02	$348.02
8733015020	A7	$348.02	$348.02
8733015021	A7	$348.02	$348.02
8733015022	A7	$348.02	$348.02
8733015023	A7	$348.02	$348.02
8733015024	A7	$348.02	$348.02
8733015025	A7	$348.02	$348.02
8733015026	A7	$348.02	$348.02
8733015027	A7	$348.02	$348.02
8733015028	A7	$348.02	$348.02
8733015029	A7	$348.02	$348.02
8733016003	A9	$464.00	$928.00
8733016004	A9	$464.00	$928.00
8733016005	A9	$464.00	$928.00
8733016006	A9	$464.00	$928.00
8733016007	A9	$464.00	$928.00
8733016008	A9	$464.00	$928.00
8733016009	A9	$464.00	$928.00
8733016010	A9	$464.00	$928.00
8733016011	A9	$464.00	$928.00
8733016012	A9	$464.00	$928.00
8733016013	A9	$464.00	$928.00
8733016014	A9	$464.00	$928.00
8733016015	A9	$464.00	$928.00
8733016016	A9	$464.00	$928.00
8733016017	A9	$464.00	$928.00
8733016018	A9	$464.00	$928.00
8733016019	A9	$464.00	$928.00
8733016020	A9	$464.00	$928.00
8733016021	A9	$464.00	$928.00
8733016022	A9	$464.00	$928.00
8733016023	A9	$464.00	$928.00
8733016024	A9	$464.00	$928.00
8733016025	A9	$464.00	$928.00
8733016026	A9	$464.00	$928.00
8733016027	A9	$464.00	$928.00
8733016028	A9	$464.00	$928.00
8733016029	A9	$464.00	$928.00

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733016030	A9	$464.00	$928.00
8733016031	A9	$464.00	$928.00
8733016032	A9	$464.00	$928.00
8733016033	A9	$464.00	$928.00
8733016034	A9	$464.00	$928.00
8733016035	A9	$464.00	$928.00
8733016036	A9	$464.00	$928.00
8733016037	A9	$464.00	$928.00
8733016038	A9	$464.00	$928.00
8733016039	A9	$464.00	$928.00
8733016040	A9	$464.00	$928.00
8733016041	A9	$464.00	$928.00
8733016042	A9	$464.00	$928.00
8733016043	A9	$464.00	$928.00
8733017001	A9	$464.00	$928.00
8733017002	A9	$464.00	$928.00
8733017003	A9	$464.00	$928.00
8733017004	A9	$464.00	$928.00
8733017005	A9	$464.00	$928.00
8733017006	A9	$464.00	$928.00
8733017007	A9	$464.00	$928.00
8733017008	A9	$464.00	$928.00
8733017009	A9	$464.00	$928.00
8733017010	A9	$464.00	$928.00
8733017011	A9	$464.00	$928.00
8733017012	A9	$464.00	$928.00
8733017013	A9	$464.00	$928.00
8733017014	A9	$464.00	$928.00
8733017015	A9	$464.00	$928.00
8733017016	A9	$464.00	$928.00
8733017017	A9	$464.00	$928.00
8733017018	A9	$464.00	$928.00
8733017019	A9	$464.00	$928.00
8733017020	A9	$464.00	$928.00
8733017021	A9	$464.00	$928.00
8733017022	A9	$464.00	$928.00
8733017023	A9	$464.00	$928.00
8733017024	A9	$464.00	$928.00
8733017025	A9	$464.00	$928.00
8733017026	A9	$464.00	$928.00
8733017027	A9	$464.00	$928.00
8733017028	A9	$464.00	$928.00
8733017029	A9	$464.00	$928.00
8733017030	A9	$464.00	$928.00
8733017031	A9	$464.00	$928.00
8733017032	A9	$464.00	$928.00

APN	Zone	Rate	Levy
8733017033	A9	$464.00	$928.00
8733017034	A9	$464.00	$928.00
8733017035	A9	$464.00	$928.00
8733017036	A9	$464.00	$928.00
8733017037	A9	$464.00	$928.00
8733017038	A9	$464.00	$928.00
8733017039	A9	$464.00	$928.00
8733017040	A9	$464.00	$928.00
8733017041	A9	$464.00	$928.00
8733017042	A9	$464.00	$928.00
8733017043	A9	$464.00	$928.00
8733017044	A9	$464.00	$928.00
8733017045	A9	$464.00	$928.00
8733018002	A7	$348.02	$348.02
8733018003	A7	$348.02	$348.02
8733018004	A7	$348.02	$348.02
8733018005	A7	$348.02	$348.02
8733018006	A7	$348.02	$348.02
8733018007	A7	$348.02	$348.02
8733018008	A7	$348.02	$348.02
8733018009	A7	$348.02	$348.02
8733018010	A7	$348.02	$348.02
8733018011	A7	$348.02	$348.02
8733018012	A7	$348.02	$348.02
8733018013	A7	$348.02	$348.02
8733018014	A7	$348.02	$348.02
8733018015	A7	$348.02	$348.02
8733018016	A7	$348.02	$348.02
8733018017	A7	$348.02	$348.02
8733018018	A7	$348.02	$348.02
8733018019	A7	$348.02	$348.02
8733018020	A7	$348.02	$348.02
8733018021	A7	$348.02	$348.02
8733018022	A7	$348.02	$348.02
8733018023	A7	$348.02	$348.02
8733018024	A7	$348.02	$348.02
8733018025	A7	$348.02	$348.02
8733018026	A7	$348.02	$348.02
8733018027	A7	$348.02	$348.02
8733018028	A7	$348.02	$348.02
8733018029	A7	$348.02	$348.02
8733018030	A7	$348.02	$348.02
8733018031	A7	$348.02	$348.02
8733018032	A7	$348.02	$348.02
8733018033	A7	$348.02	$348.02
8733018034	A7	$348.02	$348.02

APN	Zone	Rate	Levy
8733018035	A7	$348.02	$348.02
8733018036	A7	$348.02	$348.02
8733018037	A7	$348.02	$348.02
8733018038	A7	$348.02	$348.02
8733018039	A7	$348.02	$348.02
8733018040	A7	$348.02	$348.02
8733018041	A7	$348.02	$348.02
8733018042	A7	$348.02	$348.02
8733018043	A7	$348.02	$348.02
8733018044	A7	$348.02	$348.02
8733018045	A7	$348.02	$348.02
8733018050	A7	$348.02	$348.02
8733019001	A9	$464.00	$928.00
8733019002	A9	$464.00	$928.00
8733019003	A9	$464.00	$928.00
8733019004	A9	$464.00	$928.00
8733019005	A9	$464.00	$928.00
8733019006	A9	$464.00	$928.00
8733019007	A9	$464.00	$928.00
8733019008	A9	$464.00	$928.00
8733019009	A9	$464.00	$928.00
8733019010	A9	$464.00	$928.00
8733019011	A9	$464.00	$928.00
8733019012	A9	$464.00	$928.00
8733019013	A9	$464.00	$928.00
8733019014	A9	$464.00	$928.00
8733019015	A9	$464.00	$928.00
8733019016	A9	$464.00	$928.00
8733019017	A9	$464.00	$928.00
8733019018	A9	$464.00	$928.00
8733019019	A9	$464.00	$928.00
8733019020	A9	$464.00	$928.00
8733019021	A9	$464.00	$928.00
8733019022	A9	$464.00	$928.00
8733019023	A9	$464.00	$928.00
8733019024	A9	$464.00	$928.00
8733019025	A9	$464.00	$928.00
8733019026	A9	$464.00	$928.00
8733019027	A9	$464.00	$928.00
8733019028	A9	$464.00	$928.00
8733019029	A9	$464.00	$928.00
8733019030	A9	$464.00	$928.00
8733020001	A9	$464.00	$928.00
8733020002	A9	$464.00	$928.00
8733020003	A9	$464.00	$928.00
8733020004	A9	$464.00	$928.00

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8733020005	A9	$464.00	$928.00
8733020006	A9	$464.00	$928.00
8733020007	A9	$464.00	$928.00
8733020008	A9	$464.00	$928.00
8733020009	A9	$464.00	$928.00
8733020010	A9	$464.00	$928.00
8733020011	A9	$464.00	$928.00
8733020012	A9	$464.00	$928.00
8733020013	A9	$464.00	$928.00
8733020014	A9	$464.00	$928.00
8733020015	A9	$464.00	$928.00
8733020016	A9	$464.00	$928.00
8733020017	A9	$464.00	$928.00
8734001031	A1	$49.16	$1,179.84
8734001032	A1	$49.16	$196.64
8734001033	A1	$49.16	$786.56
8734001034	A1	$49.16	$786.56
8734001035	A1	$49.16	$196.64
8734001036	A1	$49.16	$196.64
8734001037	A1	$49.16	$196.64
8734001038	A1	$49.16	$196.64
8734001039	A1	$49.16	$196.64
8734001042	A1	$49.16	$1,179.84
8734001043	A1	$49.16	$196.64
8734001044	A1	$49.16	$393.28
8734001046	A1	$49.16	$393.28
8734001047	A1	$49.16	$393.28
8734001048	A1	$49.16	$393.28
8734001055	A3	$49.33	$49.33
8734001056	A3	$49.33	$49.33
8734001057	A3	$49.33	$49.33
8734001058	A3	$49.33	$49.33
8734001059	A3	$49.33	$49.33
8734001060	A3	$49.33	$49.33
8734001061	A3	$49.33	$49.33
8734001062	A3	$49.33	$49.33
8734001063	A3	$49.33	$49.33
8734001064	A3	$49.33	$49.33
8734001065	A3	$49.33	$49.33
8734001066	A3	$49.33	$49.33
8734001067	A3	$49.33	$49.33
8734001068	A3	$49.33	$49.33
8734001069	A3	$49.33	$49.33
8734001070	A3	$49.33	$49.33
8734001071	A3	$49.33	$49.33
8734001072	A3	$49.33	$49.33

APN	Zone	Rate	Levy
8734001073	A3	$49.33	$49.33
8734001074	A3	$49.33	$49.33
8734001075	A3	$49.33	$49.33
8734001076	A3	$49.33	$49.33
8734001077	A3	$49.33	$49.33
8734001078	A3	$49.33	$49.33
8734001079	A3	$49.33	$49.33
8734001080	A3	$49.33	$49.33
8734001081	A3	$49.33	$49.33
8734001082	A3	$49.33	$49.33
8734001083	A3	$49.33	$49.33
8734001084	A3	$49.33	$49.33
8734001085	A3	$49.33	$49.33
8734001090	A3	$49.33	$49.33
8734001091	A3	$49.33	$49.33
8734001092	A3	$49.33	$49.33
8734001093	A3	$49.33	$49.33
8734001094	A3	$49.33	$49.33
8734001095	A3	$49.33	$49.33
8734001096	A3	$49.33	$49.33
8734001097	A3	$49.33	$49.33
8734001098	A3	$49.33	$49.33
8734001099	A3	$49.33	$49.33
8734001102	A3	$49.33	$49.33
8734001103	A3	$49.33	$49.33
8734001104	A3	$49.33	$49.33
8734001105	A3	$49.33	$49.33
8734001106	A3	$49.33	$49.33
8734001107	A3	$49.33	$49.33
8734001108	A3	$49.33	$49.33
8734001109	A3	$49.33	$49.33
8734001110	A3	$49.33	$49.33
8734001111	A3	$49.33	$49.33
8734001112	A3	$49.33	$49.33
8734001113	A3	$49.33	$49.33
8734001114	A3	$49.33	$49.33
8734001115	A3	$49.33	$49.33
8734001116	A3	$49.33	$49.33
8734001117	A3	$49.33	$49.33
8734001118	A3	$49.33	$49.33
8734001119	A3	$49.33	$49.33
8734001120	A3	$49.33	$49.33
8734001121	A3	$49.33	$49.33
8734001122	A3	$49.33	$49.33
8734001123	A3	$49.33	$49.33
8734001124	A3	$49.33	$49.33

APN	Zone	Rate	Levy
8734001125	A3	$49.33	$49.33
8734001126	A3	$49.33	$49.33
8734001127	A3	$49.33	$49.33
8734001128	A3	$49.33	$49.33
8734001141	A3	$49.33	$49.33
8734001142	A3	$49.33	$49.33
8734001143	A3	$49.33	$49.33
8734001144	A3	$49.33	$49.33
8734001145	A3	$49.33	$49.33
8734001146	A3	$49.33	$49.33
8734001147	A3	$49.33	$49.33
8734001148	A3	$49.33	$49.33
8734001149	A3	$49.33	$49.33
8734001150	A3	$49.33	$49.33
8734001151	A3	$49.33	$49.33
8734001152	A3	$49.33	$49.33
8734001153	A3	$49.33	$49.33
8734001154	A3	$49.33	$49.33
8734001155	A3	$49.33	$49.33
8734001156	A3	$49.33	$49.33
8734001157	A3	$49.33	$49.33
8734001158	A3	$49.33	$49.33
8734001159	A3	$49.33	$49.33
8734001160	A3	$49.33	$49.33
8734001161	A3	$49.33	$49.33
8734001162	A3	$49.33	$49.33
8734001163	A3	$49.33	$49.33
8734001164	A3	$49.33	$49.33
8734001165	A3	$49.33	$49.33
8734001166	A3	$49.33	$49.33
8734001167	A3	$49.33	$49.33
8734001168	A3	$49.33	$49.33
8734001169	A3	$49.33	$49.33
8734001170	A3	$49.33	$49.33
8734001171	A3	$49.33	$49.33
8734001172	A3	$49.33	$49.33
8734001173	A3	$49.33	$49.33
8734001174	A3	$49.33	$49.33
8734001175	A3	$49.33	$49.33
8734001176	A3	$49.33	$49.33
8734001177	A3	$49.33	$49.33
8734001180	A3	$49.33	$49.33
8734001181	A3	$49.33	$49.33
8734001182	A3	$49.33	$49.33
8734001183	A3	$49.33	$49.33
8734001184	A3	$49.33	$49.33

APN	Zone	Rate	Levy
8734001185	A3	$49.33	$49.33
8734001186	A3	$49.33	$49.33
8734001187	A3	$49.33	$49.33
8734001188	A3	$49.33	$49.33
8734001189	A3	$49.33	$49.33
8734001190	A3	$49.33	$49.33
8734001191	A3	$49.33	$49.33
8734001192	A3	$49.33	$49.33
8734001193	A3	$49.33	$49.33
8734001194	A3	$49.33	$49.33
8734001195	A3	$49.33	$49.33
8734001196	A3	$49.33	$49.33
8734001197	A3	$49.33	$49.33
8734001198	A3	$49.33	$49.33
8734001199	A3	$49.33	$49.33
8734001200	A3	$49.33	$49.33
8734001201	A3	$49.33	$49.33
8734001202	A3	$49.33	$49.33
8734001203	A3	$49.33	$49.33
8734001204	A3	$49.33	$49.33
8734001205	A3	$49.33	$49.33
8734001206	A3	$49.33	$49.33
8734001207	A3	$49.33	$49.33
8734001208	A3	$49.33	$49.33
8734001209	A3	$49.33	$49.33
8734001210	A3	$49.33	$49.33
8734001211	A3	$49.33	$49.33
8734001212	A3	$49.33	$49.33
8734001213	A3	$49.33	$49.33
8734001214	A3	$49.33	$49.33
8734001217	A3	$49.33	$49.33
8734001218	A3	$49.33	$49.33
8734001219	A3	$49.33	$49.33
8734001224	A3	$49.33	$49.33
8734001225	A3	$49.33	$49.33
8734001226	A3	$49.33	$49.33
8734001227	A3	$49.33	$49.33
8734001228	A3	$49.33	$49.33
8734001229	A3	$49.33	$49.33
8734001230	A3	$49.33	$49.33
8734001231	A3	$49.33	$49.33
8734001232	A3	$49.33	$49.33
8734001233	A3	$49.33	$49.33
8734001234	A3	$49.33	$49.33
8734001235	A3	$49.33	$49.33
8734001236	A3	$49.33	$49.33

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APN	Zone	Rate	Levy
8734001237	A3	$49.33	$49.33
8734001238	A3	$49.33	$49.33
8734001239	A3	$49.33	$49.33
8734001240	A3	$49.33	$49.33
8734001241	A3	$49.33	$49.33
8734001242	A3	$49.33	$49.33
8734001243	A3	$49.33	$49.33
8734001244	A3	$49.33	$49.33
8734001245	A3	$49.33	$49.33
8734001246	A3	$49.33	$49.33
8734001247	A3	$49.33	$49.33
8734001248	A3	$49.33	$49.33
8734001249	A3	$49.33	$49.33
8734001250	A3	$49.33	$49.33
8734001251	A3	$49.33	$49.33
8734001252	A3	$49.33	$49.33
8734001253	A3	$49.33	$49.33
8734001254	A3	$49.33	$49.33
8734001255	A3	$49.33	$49.33
8734001256	A3	$49.33	$49.33
8734001257	A3	$49.33	$49.33
8734001258	A3	$49.33	$49.33
8734001259	A3	$49.33	$49.33
8734001260	A3	$49.33	$49.33
8734001262	A1	$49.16	$196.64
8734027001	A3	$49.33	$5,130.32
8734027003	A3	$49.33	$5,130.32
8734027004	A3	$49.33	$5,130.32
8734028006	A3	$49.33	$49.33
8734028007	A3	$49.33	$49.33
8734028008	A3	$49.33	$49.33
8734028009	A3	$49.33	$49.33
8734028010	A3	$49.33	$49.33
8734028011	A3	$49.33	$49.33
8734028012	A3	$49.33	$49.33
8734028013	A3	$49.33	$49.33
8734028018	A3	$49.33	$49.33
8734028019	A3	$49.33	$49.33
8734028020	A3	$49.33	$49.33
8734028021	A3	$49.33	$49.33
8734028022	A3	$49.33	$49.33
8734028023	A3	$49.33	$49.33
8734028024	A3	$49.33	$49.33
8734028025	A3	$49.33	$49.33
8734028026	A3	$49.33	$49.33
8734028027	A3	$49.33	$49.33

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8734028028	A3	$49.33	$49.33
8734028029	A3	$49.33	$49.33
8734028030	A3	$49.33	$49.33
8734028031	A3	$49.33	$49.33
8734028032	A3	$49.33	$49.33
8734028033	A3	$49.33	$49.33
8734028034	A3	$49.33	$49.33
8734028035	A3	$49.33	$49.33
8734028036	A3	$49.33	$49.33
8734028037	A3	$49.33	$49.33
8734028038	A3	$49.33	$49.33
8734028039	A3	$49.33	$49.33
8734028040	A3	$49.33	$49.33
8734028041	A3	$49.33	$49.33
8734028042	A3	$49.33	$49.33
8734028043	A3	$49.33	$49.33
8734028044	A3	$49.33	$49.33
8734028045	A3	$49.33	$49.33
8734028046	A3	$49.33	$49.33
8734028047	A3	$49.33	$49.33
8734028048	A3	$49.33	$49.33
8734028049	A3	$49.33	$49.33
8734028050	A3	$49.33	$49.33
8734028051	A3	$49.33	$49.33
8734028052	A3	$49.33	$49.33
8734028053	A3	$49.33	$49.33
8734028054	A3	$49.33	$49.33
8734028055	A3	$49.33	$49.33
8734028056	A3	$49.33	$49.33
8734028057	A3	$49.33	$49.33
8734028058	A3	$49.33	$49.33
8734028059	A3	$49.33	$49.33
8734028060	A3	$49.33	$49.33
8734028063	A3	$49.33	$49.33
8734028064	A3	$49.33	$49.33
8734028065	A3	$49.33	$49.33
8734028066	A3	$49.33	$49.33
8734028067	A3	$49.33	$49.33
8734028068	A3	$49.33	$49.33
8734028069	A3	$49.33	$49.33
8734028070	A3	$49.33	$49.33
8734028071	A3	$49.33	$49.33
8734028072	A3	$49.33	$49.33
8734028073	A3	$49.33	$49.33
8734028074	A3	$49.33	$49.33
8734028075	A3	$49.33	$49.33

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8734028076	A3	$49.33	$49.33
8734028077	A3	$49.33	$49.33
8734028078	A3	$49.33	$49.33
8734028079	A3	$49.33	$49.33
8734028080	A3	$49.33	$49.33
8734028081	A3	$49.33	$49.33
8734028082	A3	$49.33	$49.33
8734028083	A3	$49.33	$49.33
8734028084	A3	$49.33	$49.33
8734028085	A3	$49.33	$49.33
8734028086	A3	$49.33	$49.33
8734028091	A3	$49.33	$49.33
8734028092	A3	$49.33	$49.33
8734028093	A3	$49.33	$49.33
8734028094	A3	$49.33	$49.33
8734028095	A3	$49.33	$49.33
8734028096	A3	$49.33	$49.33
8734028097	A3	$49.33	$49.33
8734028100	A3	$49.33	$49.33
8734028101	A3	$49.33	$49.33
8734028102	A3	$49.33	$49.33
8734028103	A3	$49.33	$49.33
8734028104	A3	$49.33	$49.33
8734028105	A3	$49.33	$49.33
8734028106	A3	$49.33	$49.33
8734028107	A3	$49.33	$49.33
8734028108	A3	$49.33	$49.33
8734028109	A3	$49.33	$49.33
8734028110	A3	$49.33	$49.33
8734028111	A3	$49.33	$49.33
8734028112	A3	$49.33	$49.33
8734028113	A3	$49.33	$49.33
8734028114	A3	$49.33	$49.33
8734028115	A3	$49.33	$49.33
8734028116	A3	$49.33	$49.33
8734028117	A3	$49.33	$49.33
8734028118	A3	$49.33	$49.33
8734028119	A3	$49.33	$49.33
8734028120	A3	$49.33	$49.33
8734028121	A3	$49.33	$49.33
8734028122	A3	$49.33	$49.33
8734028123	A3	$49.33	$49.33
8734028124	A3	$49.33	$49.33
8734028125	A3	$49.33	$49.33
8734028126	A3	$49.33	$49.33
8734028127	A3	$49.33	$49.33

APN	Zone	Rate	Levy
8734028128	A3	$49.33	$49.33
8734028129	A3	$49.33	$49.33
8734028130	A3	$49.33	$49.33
8734028131	A3	$49.33	$49.33
8734028132	A3	$49.33	$49.33
8734028133	A3	$49.33	$49.33
8734028134	A3	$49.33	$49.33
8734028135	A3	$49.33	$49.33
8734028136	A3	$49.33	$49.33
8734028137	A3	$49.33	$49.33
8734028138	A3	$49.33	$49.33
8734028139	A3	$49.33	$49.33
8734028140	A3	$49.33	$49.33
8734028141	A3	$49.33	$49.33
8734028142	A3	$49.33	$49.33
8734028143	A3	$49.33	$49.33
8734028144	A3	$49.33	$49.33
8734028145	A3	$49.33	$49.33
8734028146	A3	$49.33	$49.33
8734028147	A3	$49.33	$49.33
8734028148	A3	$49.33	$49.33
8734028149	A3	$49.33	$49.33
8734028150	A3	$49.33	$49.33
8734028151	A3	$49.33	$49.33
8734028152	A3	$49.33	$49.33
8734028153	A3	$49.33	$49.33
8734028154	A3	$49.33	$49.33
8734028155	A3	$49.33	$49.33
8734028156	A3	$49.33	$49.33
8735004001	A1	$49.16	$589.92
8735004003	A1	$49.16	$393.28
8735004005	A1	$49.16	$393.28
8735004006	A1	$49.16	$589.92
8735004008	A1	$49.16	$1,966.40
8735004009	A1	$49.16	$1,376.48
8735004010	A1	$49.16	$589.92
8735004011	A1	$49.16	$589.92
8735004012	A1	$49.16	$589.92
8735005002	A8	$386.66	$1,546.64
8735005003	A8	$386.66	$1,546.64
8735005004	A8	$386.66	$1,546.64
8735005005	A8	$386.66	$1,546.64
8735005006	A8	$386.66	$1,546.64
8735005007	A8	$386.66	$1,546.64
8735005008	A8	$386.66	$1,546.64
8735005009	A8	$386.66	$1,546.64

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735005011	A8	$386.66	$1,546.64
8735005012	A8	$386.66	$1,546.64
8735005013	A8	$386.66	$1,546.64
8735005014	A8	$386.66	$1,546.64
8735005015	A8	$386.66	$1,546.64
8735005016	A8	$386.66	$1,546.64
8735005017	A8	$386.66	$1,546.64
8735005018	A8	$386.66	$1,546.64
8735006001	A8	$386.66	$1,546.64
8735006002	A8	$386.66	$1,546.64
8735006003	A8	$386.66	$1,546.64
8735006004	A8	$386.66	$1,546.64
8735006005	A8	$386.66	$1,546.64
8735006006	A8	$386.66	$1,546.64
8735006007	A8	$386.66	$1,546.64
8735006008	A8	$386.66	$1,546.64
8735006009	A8	$386.66	$1,546.64
8735006010	A8	$386.66	$1,546.64
8735006011	A8	$386.66	$1,546.64
8735006012	A8	$386.66	$1,546.64
8735006013	A8	$386.66	$1,546.64
8735006014	A8	$386.66	$1,546.64
8735006015	A8	$386.66	$1,546.64
8735006016	A8	$386.66	$1,546.64
8735006017	A8	$386.66	$1,546.64
8735006018	A8	$386.66	$1,546.64
8735006019	A8	$386.66	$1,546.64
8735006020	A8	$386.66	$1,546.64
8735007001	A8	$386.66	$1,546.64
8735007002	A8	$386.66	$1,546.64
8735007003	A8	$386.66	$1,546.64
8735007004	A8	$386.66	$1,546.64
8735007005	A8	$386.66	$1,546.64
8735007006	A8	$386.66	$1,546.64
8735007008	A8	$386.66	$1,546.64
8735007009	A8	$386.66	$1,546.64
8735007010	A8	$386.66	$1,546.64
8735007011	A8	$386.66	$1,546.64
8735007012	A8	$386.66	$1,546.64
8735007013	A8	$386.66	$1,546.64
8735007014	A8	$386.66	$1,546.64
8735007015	A8	$386.66	$1,546.64
8735007016	A8	$386.66	$1,546.64
8735007017	A8	$386.66	$1,546.64
8735007018	A8	$386.66	$1,546.64
8735008001	A8	$386.66	$1,546.64

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735008002	A8	$386.66	$1,546.64
8735008003	A8	$386.66	$1,546.64
8735008004	A8	$386.66	$1,546.64
8735008005	A8	$386.66	$1,546.64
8735008006	A8	$386.66	$1,546.64
8735008007	A8	$386.66	$1,546.64
8735008010	A8	$386.66	$1,546.64
8735008011	A8	$386.66	$1,546.64
8735008012	A8	$386.66	$1,546.64
8735008013	A8	$386.66	$1,546.64
8735008014	A8	$386.66	$1,546.64
8735008015	A8	$386.66	$1,546.64
8735008016	A8	$386.66	$1,546.64
8735009002	A8	$386.66	$1,546.64
8735009003	A8	$386.66	$1,546.64
8735009004	A8	$386.66	$1,546.64
8735009005	A8	$386.66	$1,546.64
8735009006	A8	$386.66	$1,546.64
8735009007	A8	$386.66	$1,546.64
8735009008	A8	$386.66	$1,546.64
8735009009	A8	$386.66	$1,546.64
8735009010	A8	$386.66	$1,546.64
8735009011	A8	$386.66	$1,546.64
8735009012	A8	$386.66	$1,546.64
8735009013	A8	$386.66	$1,546.64
8735009014	A8	$386.66	$1,546.64
8735009015	A8	$386.66	$1,546.64
8735009017	A8	$386.66	$1,546.64
8735009018	A8	$386.66	$1,546.64
8735009019	A8	$386.66	$1,546.64
8735009020	A8	$386.66	$1,546.64
8735009021	A8	$386.66	$1,546.64
8735009022	A8	$386.66	$1,546.64
8735010001	A8	$386.66	$1,546.64
8735010002	A8	$386.66	$1,546.64
8735010004	A8	$386.66	$1,546.64
8735010005	A8	$386.66	$1,546.64
8735010006	A8	$386.66	$1,546.64
8735010007	A8	$386.66	$1,546.64
8735010008	A8	$386.66	$1,546.64
8735010009	A8	$386.66	$1,546.64
8735010010	A8	$386.66	$1,546.64
8735010011	A8	$386.66	$1,546.64
8735010012	A8	$386.66	$1,546.64
8735010013	A8	$386.66	$1,546.64
8735010014	A8	$386.66	$1,546.64

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735010015	A8	$386.66	$1,546.64
8735010016	A8	$386.66	$1,546.64
8735010017	A8	$386.66	$1,546.64
8735010018	A8	$386.66	$1,546.64
8735010019	A8	$386.66	$1,546.64
8735010020	A8	$386.66	$1,546.64
8735010021	A8	$386.66	$1,546.64
8735010022	A8	$386.66	$1,546.64
8735010023	A8	$386.66	$1,546.64
8735010024	A8	$386.66	$1,546.64
8735010025	A8	$386.66	$1,546.64
8735010026	A8	$386.66	$1,546.64
8735010027	A8	$386.66	$1,546.64
8735010028	A8	$386.66	$1,546.64
8735010030	A8	$386.66	$1,546.64
8735010037	A8	$386.66	$1,546.64
8735010038	A8	$386.66	$1,546.64
8735010039	A8	$386.66	$1,546.64
8735012001	A7	$348.02	$348.02
8735012002	A7	$348.02	$348.02
8735012003	A7	$348.02	$348.02
8735012004	A7	$348.02	$348.02
8735012005	A7	$348.02	$348.02
8735012006	A7	$348.02	$348.02
8735012007	A7	$348.02	$348.02
8735012008	A7	$348.02	$348.02
8735012009	A7	$348.02	$348.02
8735012010	A7	$348.02	$348.02
8735012011	A7	$348.02	$348.02
8735012012	A7	$348.02	$348.02
8735012013	A7	$348.02	$348.02
8735012014	A7	$348.02	$348.02
8735012015	A7	$348.02	$348.02
8735012016	A7	$348.02	$348.02
8735012017	A7	$348.02	$348.02
8735012018	A7	$348.02	$348.02
8735012019	A7	$348.02	$348.02
8735012020	A7	$348.02	$348.02
8735012021	A3	$49.33	$8,336.77
8735012022	A3	$49.33	$8,336.77
8735013001	A7	$348.02	$348.02
8735013002	A7	$348.02	$348.02
8735013003	A7	$348.02	$348.02
8735013004	A7	$348.02	$348.02
8735013005	A7	$348.02	$348.02
8735013006	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735013007	A7	$348.02	$348.02
8735013008	A7	$348.02	$348.02
8735013009	A7	$348.02	$348.02
8735013010	A7	$348.02	$348.02
8735013011	A7	$348.02	$348.02
8735013012	A7	$348.02	$348.02
8735013013	A7	$348.02	$348.02
8735013014	A7	$348.02	$348.02
8735013015	A7	$348.02	$348.02
8735013016	A7	$348.02	$348.02
8735013017	A7	$348.02	$348.02
8735013018	A7	$348.02	$348.02
8735013019	A7	$348.02	$348.02
8735013020	A7	$348.02	$348.02
8735013021	A7	$348.02	$348.02
8735013022	A7	$348.02	$348.02
8735013023	A7	$348.02	$348.02
8735013024	A7	$348.02	$348.02
8735013025	A7	$348.02	$348.02
8735013026	A7	$348.02	$348.02
8735013027	A7	$348.02	$348.02
8735013028	A7	$348.02	$348.02
8735014001	A7	$348.02	$348.02
8735014002	A7	$348.02	$348.02
8735014003	A7	$348.02	$348.02
8735014004	A7	$348.02	$348.02
8735014005	A7	$348.02	$348.02
8735014006	A7	$348.02	$348.02
8735014007	A7	$348.02	$348.02
8735014008	A7	$348.02	$348.02
8735014009	A7	$348.02	$348.02
8735014010	A7	$348.02	$348.02
8735014011	A7	$348.02	$348.02
8735014012	A7	$348.02	$348.02
8735014013	A7	$348.02	$348.02
8735014014	A7	$348.02	$348.02
8735014015	A7	$348.02	$348.02
8735014016	A7	$348.02	$348.02
8735014017	A7	$348.02	$348.02
8735014018	A7	$348.02	$348.02
8735014019	A7	$348.02	$348.02
8735014020	A7	$348.02	$348.02
8735014023	A7	$348.02	$348.02
8735014024	A7	$348.02	$348.02
8735014025	A7	$348.02	$348.02
8735014026	A7	$348.02	$348.02

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735014027	A7	$348.02	$348.02
8735014028	A7	$348.02	$348.02
8735014029	A7	$348.02	$348.02
8735014030	A7	$348.02	$348.02
8735014031	A7	$348.02	$348.02
8735014032	A7	$348.02	$348.02
8735014033	A7	$348.02	$348.02
8735014034	A7	$348.02	$348.02
8735014035	A7	$348.02	$348.02
8735014036	A7	$348.02	$348.02
8735014037	A7	$348.02	$348.02
8735014038	A7	$348.02	$348.02
8735014039	A7	$348.02	$348.02
8735014040	A7	$348.02	$348.02
8735014046	A7	$348.02	$348.02
8735014048	A7	$348.02	$348.02
8735015011	A7	$348.02	$348.02
8735015012	A7	$348.02	$348.02
8735015013	A7	$348.02	$348.02
8735015014	A7	$348.02	$348.02
8735015015	A7	$348.02	$348.02
8735015016	A7	$348.02	$348.02
8735015017	A7	$348.02	$348.02
8735015018	A7	$348.02	$348.02
8735015019	A7	$348.02	$348.02
8735015020	A7	$348.02	$348.02
8735015023	A7	$348.02	$348.02
8735015024	A7	$348.02	$348.02
8735015025	A7	$348.02	$348.02
8735015026	A7	$348.02	$348.02
8735015027	A7	$348.02	$348.02
8735015028	A7	$348.02	$348.02
8735015029	A7	$348.02	$348.02
8735015030	A7	$348.02	$348.02
8735015031	A7	$348.02	$348.02
8735015032	A7	$348.02	$348.02
8735016001	A6	$289.99	$289.99
8735016002	A6	$289.99	$289.99
8735016003	A6	$289.99	$289.99
8735016004	A6	$289.99	$289.99
8735016005	A6	$289.99	$289.99
8735016006	A6	$289.99	$289.99
8735016007	A6	$289.99	$289.99
8735016008	A6	$289.99	$289.99
8735016009	A6	$289.99	$289.99
8735016010	A6	$289.99	$289.99

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735016011	A6	$289.99	$289.99
8735016012	A6	$289.99	$289.99
8735016013	A6	$289.99	$289.99
8735016014	A6	$289.99	$289.99
8735016015	A6	$289.99	$289.99
8735016016	A6	$289.99	$289.99
8735016017	A6	$289.99	$289.99
8735016018	A6	$289.99	$289.99
8735016019	A6	$289.99	$289.99
8735016020	A6	$289.99	$289.99
8735016021	A6	$289.99	$289.99
8735016022	A6	$289.99	$289.99
8735016023	A6	$289.99	$289.99
8735016024	A6	$289.99	$289.99
8735016025	A6	$289.99	$289.99
8735016026	A6	$289.99	$289.99
8735016027	A6	$289.99	$289.99
8735016028	A6	$289.99	$289.99
8735016029	A6	$289.99	$289.99
8735016030	A6	$289.99	$289.99
8735016031	A6	$289.99	$289.99
8735016032	A6	$289.99	$289.99
8735016033	A6	$289.99	$289.99
8735016034	A6	$289.99	$289.99
8735016035	A6	$289.99	$289.99
8735016036	A6	$289.99	$289.99
8735016037	A6	$289.99	$289.99
8735016038	A6	$289.99	$289.99
8735016039	A6	$289.99	$289.99
8735016040	A6	$289.99	$289.99
8735016041	A6	$289.99	$289.99
8735016042	A6	$289.99	$289.99
8735016043	A6	$289.99	$289.99
8735016044	A6	$289.99	$289.99
8735016045	A6	$289.99	$289.99
8735017001	A6	$289.99	$289.99
8735017002	A6	$289.99	$289.99
8735017003	A6	$289.99	$289.99
8735017004	A6	$289.99	$289.99
8735017005	A6	$289.99	$289.99
8735017006	A6	$289.99	$289.99
8735017007	A6	$289.99	$289.99
8735017008	A6	$289.99	$289.99
8735017009	A6	$289.99	$289.99
8735017010	A6	$289.99	$289.99
8735017011	A6	$289.99	$289.99

APN	Zone	Rate	Levy
8735017012	A6	$289.99	$289.99
8735017013	A6	$289.99	$289.99
8735017014	A6	$289.99	$289.99
8735017015	A6	$289.99	$289.99
8735017016	A6	$289.99	$289.99
8735017017	A6	$289.99	$289.99
8735017018	A6	$289.99	$289.99
8735017019	A6	$289.99	$289.99
8735017020	A6	$289.99	$289.99
8735017021	A6	$289.99	$289.99
8735017022	A6	$289.99	$289.99
8735017023	A6	$289.99	$289.99
8735017024	A6	$289.99	$289.99
8735017025	A6	$289.99	$289.99
8735017026	A6	$289.99	$289.99
8735017027	A6	$289.99	$289.99
8735017028	A6	$289.99	$289.99
8735017029	A6	$289.99	$289.99
8735017030	A6	$289.99	$289.99
8735017031	A6	$289.99	$289.99
8735017032	A6	$289.99	$289.99
8735017033	A6	$289.99	$289.99
8735017034	A6	$289.99	$289.99
8735018001	A6	$289.99	$289.99
8735018002	A6	$289.99	$289.99
8735018003	A6	$289.99	$289.99
8735018004	A6	$289.99	$289.99
8735018005	A6	$289.99	$289.99
8735018006	A6	$289.99	$289.99
8735018007	A6	$289.99	$289.99
8735018008	A6	$289.99	$289.99
8735018009	A6	$289.99	$289.99
8735018010	A6	$289.99	$289.99
8735018011	A6	$289.99	$289.99
8735018012	A6	$289.99	$289.99
8735018013	A6	$289.99	$289.99
8735018014	A6	$289.99	$289.99
8735018015	A6	$289.99	$289.99
8735018016	A6	$289.99	$289.99
8735018017	A6	$289.99	$289.99
8735018018	A6	$289.99	$289.99
8735018019	A6	$289.99	$289.99
8735018020	A6	$289.99	$289.99
8735018021	A6	$289.99	$289.99
8735018022	A6	$289.99	$289.99
8735018023	A6	$289.99	$289.99

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735018024	A6	$289.99	$289.99
8735018025	A6	$289.99	$289.99
8735018026	A6	$289.99	$289.99
8735018027	A6	$289.99	$289.99
8735018028	A6	$289.99	$289.99
8735018029	A6	$289.99	$289.99
8735018030	A6	$289.99	$289.99
8735018031	A6	$289.99	$289.99
8735018032	A6	$289.99	$289.99
8735018033	A6	$289.99	$289.99
8735018034	A6	$289.99	$289.99
8735018035	A6	$289.99	$289.99
8735018036	A6	$289.99	$289.99
8735018037	A6	$289.99	$289.99
8735019001	A6	$289.99	$289.99
8735019002	A6	$289.99	$289.99
8735019003	A6	$289.99	$289.99
8735019004	A6	$289.99	$289.99
8735019005	A6	$289.99	$289.99
8735019006	A6	$289.99	$289.99
8735019007	A6	$289.99	$289.99
8735019008	A6	$289.99	$289.99
8735019009	A6	$289.99	$289.99
8735019010	A6	$289.99	$289.99
8735019011	A6	$289.99	$289.99
8735019012	A6	$289.99	$289.99
8735019013	A6	$289.99	$289.99
8735019014	A6	$289.99	$289.99
8735019015	A6	$289.99	$289.99
8735019016	A6	$289.99	$289.99
8735019017	A6	$289.99	$289.99
8735019018	A6	$289.99	$289.99
8735019019	A6	$289.99	$289.99
8735019020	A6	$289.99	$289.99
8735019021	A6	$289.99	$289.99
8735019022	A6	$289.99	$289.99
8735019023	A6	$289.99	$289.99
8735019024	A6	$289.99	$289.99
8735019025	A6	$289.99	$289.99
8735019026	A6	$289.99	$289.99
8735019027	A6	$289.99	$289.99
8735019028	A6	$289.99	$289.99
8735019029	A6	$289.99	$289.99
8735019030	A6	$289.99	$289.99
8735019031	A6	$289.99	$289.99
8735019032	A6	$289.99	$289.99

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735019033	A6	$289.99	$289.99
8735019034	A6	$289.99	$289.99
8735019035	A6	$289.99	$289.99
8735019036	A6	$289.99	$289.99
8735019037	A6	$289.99	$289.99
8735019038	A6	$289.99	$289.99
8735019039	A6	$289.99	$289.99
8735020001	A6	$289.99	$289.99
8735020002	A6	$289.99	$289.99
8735020003	A6	$289.99	$289.99
8735020004	A6	$289.99	$289.99
8735020005	A6	$289.99	$289.99
8735020006	A6	$289.99	$289.99
8735020007	A6	$289.99	$289.99
8735020008	A6	$289.99	$289.99
8735020009	A6	$289.99	$289.99
8735020010	A6	$289.99	$289.99
8735020011	A6	$289.99	$289.99
8735020012	A6	$289.99	$289.99
8735020013	A6	$289.99	$289.99
8735020014	A6	$289.99	$289.99
8735020015	A6	$289.99	$289.99
8735020016	A6	$289.99	$289.99
8735020017	A6	$289.99	$289.99
8735020018	A6	$289.99	$289.99
8735020019	A6	$289.99	$289.99
8735020020	A6	$289.99	$289.99
8735020021	A6	$289.99	$289.99
8735020022	A6	$289.99	$289.99
8735020023	A6	$289.99	$289.99
8735020024	A6	$289.99	$289.99
8735020025	A6	$289.99	$289.99
8735020026	A6	$289.99	$289.99
8735021001	A6	$289.99	$289.99
8735021002	A6	$289.99	$289.99
8735021003	A6	$289.99	$289.99
8735021004	A6	$289.99	$289.99
8735021005	A6	$289.99	$289.99
8735021006	A6	$289.99	$289.99
8735021007	A6	$289.99	$289.99
8735021008	A6	$289.99	$289.99
8735021009	A6	$289.99	$289.99
8735021010	A6	$289.99	$289.99
8735021011	A6	$289.99	$289.99
8735021013	A6	$289.99	$289.99
8735021014	A6	$289.99	$289.99

APN	Zone	Rate	Levy
8735021015	A6	$289.99	$289.99
8735021016	A6	$289.99	$289.99
8735021017	A6	$289.99	$289.99
8735021018	A6	$289.99	$289.99
8735021019	A6	$289.99	$289.99
8735021020	A6	$289.99	$289.99
8735021021	A6	$289.99	$289.99
8735021022	A6	$289.99	$289.99
8735021023	A6	$289.99	$289.99
8735021024	A6	$289.99	$289.99
8735021025	A6	$289.99	$289.99
8735022001	A7	$348.02	$348.02
8735022002	A7	$348.02	$348.02
8735022003	A7	$348.02	$348.02
8735022004	A7	$348.02	$348.02
8735022006	A7	$348.02	$348.02
8735022013	A7	$348.02	$348.02
8735022014	A7	$348.02	$348.02
8735022015	A7	$348.02	$348.02
8735022016	A7	$348.02	$348.02
8735022017	A7	$348.02	$348.02
8735022018	A7	$348.02	$348.02
8735022019	A7	$348.02	$348.02
8735022020	A7	$348.02	$348.02
8735022021	A7	$348.02	$348.02
8735022022	A7	$348.02	$348.02
8735022023	A7	$348.02	$348.02
8735022024	A7	$348.02	$348.02
8735022025	A7	$348.02	$348.02
8735022026	A7	$348.02	$348.02
8735022027	A7	$348.02	$348.02
8735022028	A7	$348.02	$348.02
8735022029	A7	$348.02	$348.02
8735022030	A7	$348.02	$348.02
8735022031	A7	$348.02	$348.02
8735022032	A7	$348.02	$348.02
8735022033	A7	$348.02	$348.02
8735022034	A7	$348.02	$348.02
8735022035	A7	$348.02	$348.02
8735022036	A7	$348.02	$348.02
8735022037	A7	$348.02	$348.02
8735022038	A7	$348.02	$348.02
8735022039	A7	$348.02	$348.02
8735022040	A7	$348.02	$348.02
8735022041	A7	$348.02	$348.02
8735022042	A7	$348.02	$348.02

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WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735022044	A7	$348.02	$348.02
8735022045	A7	$348.02	$348.02
8735022046	A7	$348.02	$348.02
8735023001	A7	$348.02	$348.02
8735023002	A7	$348.02	$348.02
8735023003	A7	$348.02	$348.02
8735023004	A7	$348.02	$348.02
8735023005	A7	$348.02	$348.02
8735023006	A7	$348.02	$348.02
8735023007	A7	$348.02	$348.02
8735023008	A7	$348.02	$348.02
8735023009	A7	$348.02	$348.02
8735023010	A7	$348.02	$348.02
8735023011	A7	$348.02	$348.02
8735023012	A7	$348.02	$348.02
8735023013	A7	$348.02	$348.02
8735023014	A7	$348.02	$348.02
8735023015	A7	$348.02	$348.02
8735023016	A7	$348.02	$348.02
8735023017	A7	$348.02	$348.02
8735023018	A7	$348.02	$348.02
8735023019	A7	$348.02	$348.02
8735023020	A7	$348.02	$348.02
8735023021	A7	$348.02	$348.02
8735023022	A7	$348.02	$348.02
8735023023	A7	$348.02	$348.02
8735023024	A7	$348.02	$348.02
8735023025	A7	$348.02	$348.02
8735023026	A7	$348.02	$348.02
8735023027	A7	$348.02	$348.02
8735023028	A7	$348.02	$348.02
8735023029	A7	$348.02	$348.02
8735023030	A7	$348.02	$348.02
8735023031	A7	$348.02	$348.02
8735023032	A7	$348.02	$348.02
8735023033	A7	$348.02	$348.02
8735023034	A7	$348.02	$348.02
8735023035	A7	$348.02	$348.02
8735023036	A7	$348.02	$348.02
8735023037	A7	$348.02	$348.02
8735023038	A7	$348.02	$348.02
8735023039	A7	$348.02	$348.02
8735023040	A7	$348.02	$348.02
8735023041	A7	$348.02	$348.02
8735023042	A7	$348.02	$348.02
8735023043	A7	$348.02	$348.02

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City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8735023044	A7	$348.02	$348.02
8735023045	A7	$348.02	$348.02
8735023046	A7	$348.02	$348.02
8735023047	A7	$348.02	$348.02
8735024001	A6	$289.99	$289.99
8735024002	A6	$289.99	$289.99
8735024003	A6	$289.99	$289.99
8735024004	A6	$289.99	$289.99
8735024005	A6	$289.99	$289.99
8735024006	A6	$289.99	$289.99
8735024007	A6	$289.99	$289.99
8735024008	A6	$289.99	$289.99
8735024009	A6	$289.99	$289.99
8735024010	A6	$289.99	$289.99
8735024011	A6	$289.99	$289.99
8735024012	A6	$289.99	$289.99
8735024013	A6	$289.99	$289.99
8735024014	A6	$289.99	$289.99
8735024015	A6	$289.99	$289.99
8735024016	A6	$289.99	$289.99
8735024017	A6	$289.99	$289.99
8735024018	A6	$289.99	$289.99
8735024019	A6	$289.99	$289.99
8735024020	A6	$289.99	$289.99
8735024021	A6	$289.99	$289.99
8735024022	A6	$289.99	$289.99
8735024023	A6	$289.99	$289.99
8735025001	A6	$289.99	$289.99
8735025002	A6	$289.99	$289.99
8735025003	A6	$289.99	$289.99
8735025004	A6	$289.99	$289.99
8735025005	A6	$289.99	$289.99
8735025006	A6	$289.99	$289.99
8735025007	A6	$289.99	$289.99
8735025008	A6	$289.99	$289.99
8735025009	A6	$289.99	$289.99
8735025010	A6	$289.99	$289.99
8735025011	A6	$289.99	$289.99
8735025012	A6	$289.99	$289.99
8735025013	A6	$289.99	$289.99
8735025014	A6	$289.99	$289.99
8735025015	A6	$289.99	$289.99
8735025016	A6	$289.99	$289.99
8735025017	A6	$289.99	$289.99
8735025018	A6	$289.99	$289.99
8743018069	A2	$77.89	$77.89

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743018070	A2	$77.89	$77.89
8743018071	A2	$77.89	$77.89
8743018072	A2	$77.89	$77.89
8743018073	A2	$77.89	$77.89
8743018074	A2	$77.89	$77.89
8743018075	A2	$77.89	$77.89
8743018076	A2	$77.89	$77.89
8743018077	A2	$77.89	$77.89
8743018078	A2	$77.89	$77.89
8743018079	A2	$77.89	$77.89
8743018080	A2	$77.89	$77.89
8743018081	A2	$77.89	$77.89
8743018082	A2	$77.89	$77.89
8743018083	A2	$77.89	$77.89
8743018084	A2	$77.89	$77.89
8743018085	A2	$77.89	$77.89
8743018086	A2	$77.89	$77.89
8743018087	A2	$77.89	$77.89
8743018088	A2	$77.89	$77.89
8743018089	A2	$77.89	$77.89
8743018090	A2	$77.89	$77.89
8743018091	A2	$77.89	$77.89
8743018092	A2	$77.89	$77.89
8743018093	A2	$77.89	$77.89
8743018094	A2	$77.89	$77.89
8743018095	A2	$77.89	$77.89
8743018096	A2	$77.89	$77.89
8743018097	A2	$77.89	$77.89
8743018098	A2	$77.89	$77.89
8743018099	A2	$77.89	$77.89
8743018100	A2	$77.89	$77.89
8743018101	A2	$77.89	$77.89
8743018102	A2	$77.89	$77.89
8743018103	A2	$77.89	$77.89
8743018104	A2	$77.89	$77.89
8743018105	A2	$77.89	$77.89
8743018106	A2	$77.89	$77.89
8743018107	A2	$77.89	$77.89
8743018108	A2	$77.89	$77.89
8743018109	A2	$77.89	$77.89
8743018110	A2	$77.89	$77.89
8743018111	A2	$77.89	$77.89
8743018112	A2	$77.89	$77.89
8743018113	A2	$77.89	$77.89
8743018114	A2	$77.89	$77.89
8743018115	A2	$77.89	$77.89

APN	Zone	Rate	Levy
8743018116	A2	$77.89	$77.89
8743018117	A2	$77.89	$77.89
8743018118	A2	$77.89	$77.89
8743018119	A2	$77.89	$77.89
8743018120	A2	$77.89	$77.89
8743018121	A2	$77.89	$77.89
8743018122	A2	$77.89	$77.89
8743018123	A2	$77.89	$77.89
8743018124	A2	$77.89	$77.89
8743018125	A2	$77.89	$77.89
8743018126	A2	$77.89	$77.89
8743018127	A2	$77.89	$77.89
8743018128	A2	$77.89	$77.89
8743018129	A2	$77.89	$77.89
8743018130	A2	$77.89	$77.89
8743018131	A2	$77.89	$77.89
8743018132	A2	$77.89	$77.89
8743018133	A2	$77.89	$77.89
8743018134	A2	$77.89	$77.89
8743018135	A2	$77.89	$77.89
8743018136	A2	$77.89	$77.89
8743018137	A2	$77.89	$77.89
8743018138	A2	$77.89	$77.89
8743018139	A2	$77.89	$77.89
8743018140	A2	$77.89	$77.89
8743018141	A2	$77.89	$77.89
8743018142	A2	$77.89	$77.89
8743018143	A2	$77.89	$77.89
8743020001	A5	$260.98	$260.98
8743020002	A5	$260.98	$260.98
8743020003	A5	$260.98	$260.98
8743020004	A5	$260.98	$260.98
8743020005	A5	$260.98	$260.98
8743020006	A5	$260.98	$260.98
8743020007	A5	$260.98	$260.98
8743020008	A5	$260.98	$260.98
8743020009	A5	$260.98	$260.98
8743020010	A5	$260.98	$260.98
8743020011	A5	$260.98	$260.98
8743020012	A5	$260.98	$260.98
8743020013	A5	$260.98	$260.98
8743020014	A5	$260.98	$260.98
8743020015	A5	$260.98	$260.98
8743020016	A5	$260.98	$260.98
8743020017	A5	$260.98	$260.98
8743020018	A5	$260.98	$260.98

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743020019	A5	$260.98	$260.98
8743020020	A5	$260.98	$260.98
8743020021	A5	$260.98	$260.98
8743020022	A5	$260.98	$260.98
8743020023	A5	$260.98	$260.98
8743020024	A5	$260.98	$260.98
8743020025	A5	$260.98	$260.98
8743020026	A5	$260.98	$260.98
8743020027	A5	$260.98	$260.98
8743020028	A5	$260.98	$260.98
8743021001	A5	$260.98	$260.98
8743021002	A5	$260.98	$260.98
8743021003	A5	$260.98	$260.98
8743021004	A5	$260.98	$260.98
8743021005	A5	$260.98	$260.98
8743021006	A5	$260.98	$260.98
8743021007	A5	$260.98	$260.98
8743021008	A5	$260.98	$260.98
8743021009	A5	$260.98	$260.98
8743021010	A5	$260.98	$260.98
8743021011	A5	$260.98	$260.98
8743021012	A5	$260.98	$260.98
8743021013	A5	$260.98	$260.98
8743021014	A5	$260.98	$260.98
8743021015	A5	$260.98	$260.98
8743021016	A5	$260.98	$260.98
8743021017	A5	$260.98	$260.98
8743021018	A5	$260.98	$260.98
8743021019	A5	$260.98	$260.98
8743021020	A5	$260.98	$260.98
8743021021	A5	$260.98	$260.98
8743021022	A5	$260.98	$260.98
8743021023	A5	$260.98	$260.98
8743021024	A5	$260.98	$260.98
8743022001	A5	$260.98	$260.98
8743022002	A5	$260.98	$260.98
8743022003	A5	$260.98	$260.98
8743022004	A5	$260.98	$260.98
8743022005	A5	$260.98	$260.98
8743022006	A5	$260.98	$260.98
8743022007	A5	$260.98	$260.98
8743022008	A5	$260.98	$260.98
8743022009	A5	$260.98	$260.98
8743022010	A5	$260.98	$260.98
8743022011	A5	$260.98	$260.98
8743022012	A5	$260.98	$260.98

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743022013	A5	$260.98	$260.98
8743022014	A5	$260.98	$260.98
8743022015	A5	$260.98	$260.98
8743022016	A5	$260.98	$260.98
8743022017	A5	$260.98	$260.98
8743022018	A5	$260.98	$260.98
8743022019	A5	$260.98	$260.98
8743022020	A5	$260.98	$260.98
8743022021	A5	$260.98	$260.98
8743022022	A5	$260.98	$260.98
8743022023	A5	$260.98	$260.98
8743022024	A5	$260.98	$260.98
8743022025	A5	$260.98	$260.98
8743022026	A5	$260.98	$260.98
8743022027	A5	$260.98	$260.98
8743022028	A5	$260.98	$260.98
8743022029	A5	$260.98	$260.98
8743022030	A5	$260.98	$260.98
8743022031	A5	$260.98	$260.98
8743022034	A5	$260.98	$260.98
8743022035	A5	$260.98	$260.98
8743022036	A5	$260.98	$260.98
8743022037	A5	$260.98	$260.98
8743022038	A5	$260.98	$260.98
8743022039	A5	$260.98	$260.98
8743022040	A5	$260.98	$260.98
8743022041	A5	$260.98	$260.98
8743022042	A5	$260.98	$260.98
8743022043	A5	$260.98	$260.98
8743022044	A5	$260.98	$260.98
8743022045	A5	$260.98	$260.98
8743022046	A5	$260.98	$260.98
8743022047	A5	$260.98	$260.98
8743022048	A5	$260.98	$260.98
8743022049	A5	$260.98	$260.98
8743022050	A5	$260.98	$260.98
8743023002	A5	$260.98	$260.98
8743023003	A5	$260.98	$260.98
8743023004	A5	$260.98	$260.98
8743023005	A5	$260.98	$260.98
8743023006	A5	$260.98	$260.98
8743023007	A5	$260.98	$260.98
8743023008	A5	$260.98	$260.98
8743023009	A5	$260.98	$260.98
8743023010	A5	$260.98	$260.98
8743023011	A5	$260.98	$260.98

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743023012	A5	$260.98	$260.98
8743023013	A5	$260.98	$260.98
8743023014	A5	$260.98	$260.98
8743023015	A5	$260.98	$260.98
8743023016	A5	$260.98	$260.98
8743023017	A5	$260.98	$260.98
8743023018	A5	$260.98	$260.98
8743023019	A5	$260.98	$260.98
8743023020	A5	$260.98	$260.98
8743023021	A5	$260.98	$260.98
8743023022	A5	$260.98	$260.98
8743023023	A5	$260.98	$260.98
8743025001	A5	$260.98	$260.98
8743025002	A5	$260.98	$260.98
8743025003	A5	$260.98	$260.98
8743025004	A5	$260.98	$260.98
8743025005	A5	$260.98	$260.98
8743025006	A5	$260.98	$260.98
8743025007	A5	$260.98	$260.98
8743025008	A5	$260.98	$260.98
8743025009	A5	$260.98	$260.98
8743025010	A5	$260.98	$260.98
8743025011	A5	$260.98	$260.98
8743025012	A5	$260.98	$260.98
8743025013	A5	$260.98	$260.98
8743025014	A5	$260.98	$260.98
8743025015	A5	$260.98	$260.98
8743025016	A5	$260.98	$260.98
8743025017	A5	$260.98	$260.98
8743025018	A5	$260.98	$260.98
8743025019	A5	$260.98	$260.98
8743025020	A5	$260.98	$260.98
8743025021	A5	$260.98	$260.98
8743025022	A5	$260.98	$260.98
8743025023	A5	$260.98	$260.98
8743025024	A5	$260.98	$260.98
8743025025	A5	$260.98	$260.98
8743025026	A5	$260.98	$260.98
8743025027	A5	$260.98	$260.98
8743025028	A5	$260.98	$260.98
8743025029	A5	$260.98	$260.98
8743025030	A5	$260.98	$260.98
8743025031	A5	$260.98	$260.98
8743025032	A5	$260.98	$260.98
8743025033	A5	$260.98	$260.98
8743025034	A5	$260.98	$260.98

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743025035	A5	$260.98	$260.98
8743026005	A3	$49.33	$9,471.36
8743026006	A3	$49.33	$9,471.36
8743027001	A2	$77.89	$77.89
8743027002	A2	$77.89	$77.89
8743027003	A2	$77.89	$77.89
8743027004	A2	$77.89	$77.89
8743027005	A2	$77.89	$77.89
8743027006	A2	$77.89	$77.89
8743027007	A2	$77.89	$77.89
8743027008	A2	$77.89	$77.89
8743027009	A2	$77.89	$77.89
8743027010	A2	$77.89	$77.89
8743027011	A2	$77.89	$77.89
8743027012	A2	$77.89	$77.89
8743027013	A2	$77.89	$77.89
8743027014	A2	$77.89	$77.89
8743027015	A2	$77.89	$77.89
8743027016	A2	$77.89	$77.89
8743027017	A2	$77.89	$77.89
8743027018	A2	$77.89	$77.89
8743027019	A2	$77.89	$77.89
8743027020	A2	$77.89	$77.89
8743027021	A2	$77.89	$77.89
8743027022	A2	$77.89	$77.89
8743027023	A2	$77.89	$77.89
8743027024	A2	$77.89	$77.89
8743027025	A2	$77.89	$77.89
8743027026	A2	$77.89	$77.89
8743027027	A2	$77.89	$77.89
8743027028	A2	$77.89	$77.89
8743027029	A2	$77.89	$77.89
8743027030	A2	$77.89	$77.89
8743027031	A2	$77.89	$77.89
8743027032	A2	$77.89	$77.89
8743027033	A2	$77.89	$77.89
8743027034	A2	$77.89	$77.89
8743027035	A2	$77.89	$77.89
8743027036	A2	$77.89	$77.89
8743028001	A2	$77.89	$77.89
8743028002	A2	$77.89	$77.89
8743028003	A2	$77.89	$77.89
8743028004	A2	$77.89	$77.89
8743028009	A2	$77.89	$77.89
8743028010	A2	$77.89	$77.89
8743028011	A2	$77.89	$77.89

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743028012	A2	$77.89	$77.89
8743028013	A2	$77.89	$77.89
8743028014	A2	$77.89	$77.89
8743028015	A2	$77.89	$77.89
8743028016	A2	$77.89	$77.89
8743028017	A2	$77.89	$77.89
8743028018	A2	$77.89	$77.89
8743028019	A2	$77.89	$77.89
8743028020	A2	$77.89	$77.89
8743028021	A2	$77.89	$77.89
8743028022	A2	$77.89	$77.89
8743028023	A2	$77.89	$77.89
8743028024	A2	$77.89	$77.89
8743028025	A2	$77.89	$77.89
8743028026	A2	$77.89	$77.89
8743028027	A2	$77.89	$77.89
8743028028	A2	$77.89	$77.89
8743028029	A2	$77.89	$77.89
8743028038	A2	$77.89	$77.89
8743028039	A2	$77.89	$77.89
8743028040	A2	$77.89	$77.89
8743028041	A2	$77.89	$77.89
8743028055	A2	$77.89	$77.89
8743028056	A2	$77.89	$77.89
8743028057	A2	$77.89	$77.89
8743028058	A2	$77.89	$77.89
8743028063	A2	$77.89	$77.89
8743029001	A2	$77.89	$77.89
8743029002	A2	$77.89	$77.89
8743029003	A2	$77.89	$77.89
8743029004	A2	$77.89	$77.89
8743029005	A2	$77.89	$77.89
8743029006	A2	$77.89	$77.89
8743029007	A2	$77.89	$77.89
8743029008	A2	$77.89	$77.89
8743029009	A2	$77.89	$77.89
8743029010	A2	$77.89	$77.89
8743029011	A2	$77.89	$77.89
8743029012	A2	$77.89	$77.89
8743029013	A2	$77.89	$77.89
8743029014	A2	$77.89	$77.89
8743029015	A2	$77.89	$77.89
8743029016	A2	$77.89	$77.89
8743029017	A2	$77.89	$77.89
8743029018	A2	$77.89	$77.89
8743029019	A2	$77.89	$77.89

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743029020	A2	$77.89	$77.89
8743029021	A2	$77.89	$77.89
8743029022	A2	$77.89	$77.89
8743029023	A2	$77.89	$77.89
8743029024	A2	$77.89	$77.89
8743030001	A2	$77.89	$77.89
8743030002	A2	$77.89	$77.89
8743030003	A2	$77.89	$77.89
8743030004	A2	$77.89	$77.89
8743030005	A2	$77.89	$77.89
8743030006	A2	$77.89	$77.89
8743030007	A2	$77.89	$77.89
8743030008	A2	$77.89	$77.89
8743030009	A2	$77.89	$77.89
8743030010	A2	$77.89	$77.89
8743030011	A2	$77.89	$77.89
8743030012	A2	$77.89	$77.89
8743030013	A2	$77.89	$77.89
8743030014	A2	$77.89	$77.89
8743030015	A2	$77.89	$77.89
8743031001	A2	$77.89	$77.89
8743031002	A2	$77.89	$77.89
8743031003	A2	$77.89	$77.89
8743031004	A2	$77.89	$77.89
8743031005	A2	$77.89	$77.89
8743031006	A2	$77.89	$77.89
8743031007	A2	$77.89	$77.89
8743031008	A2	$77.89	$77.89
8743031009	A2	$77.89	$77.89
8743031010	A2	$77.89	$77.89
8743031011	A2	$77.89	$77.89
8743031012	A2	$77.89	$77.89
8743031013	A2	$77.89	$77.89
8743031014	A2	$77.89	$77.89
8743031015	A2	$77.89	$77.89
8743031016	A2	$77.89	$77.89
8743031017	A2	$77.89	$77.89
8743031018	A2	$77.89	$77.89
8743031019	A2	$77.89	$77.89
8743031020	A2	$77.89	$77.89
8743031021	A2	$77.89	$77.89
8743031022	A2	$77.89	$77.89
8743031023	A2	$77.89	$77.89
8743031024	A2	$77.89	$77.89
8743031025	A2	$77.89	$77.89
8743031026	A2	$77.89	$77.89

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 4**

APN	Zone	Rate	Levy
8743031027	A2	$77.89	$77.89
8743031028	A2	$77.89	$77.89
8743031029	A2	$77.89	$77.89
8743031030	A2	$77.89	$77.89
8743031031	A2	$77.89	$77.89
8743031032	A2	$77.89	$77.89
3,227 Parcels			**$1,162,826.91**

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8277036007	Residential	$650.00	$650.00
8277036009	Residential	$650.00	$650.00
8277036011	Residential	$650.00	$650.00
8277036013	Residential	$650.00	$650.00
8277036015	Residential	$650.00	$650.00
8277036017	Residential	$650.00	$650.00
8277036019	Residential	$650.00	$650.00
8277036024	Residential	$650.00	$650.00
8277036029	Residential	$650.00	$650.00
8277036031	Residential	$650.00	$650.00
8277036033	Residential	$650.00	$650.00
8277037002	Residential	$650.00	$650.00
8277037004	Residential	$650.00	$650.00
8277037006	Residential	$650.00	$650.00
8277037008	Residential	$650.00	$650.00
8277037010	Residential	$650.00	$650.00
8277038001	Residential	$650.00	$650.00
8277038003	Residential	$650.00	$650.00
8277038005	Residential	$650.00	$650.00
8277038007	Residential	$650.00	$650.00
8277038009	Residential	$650.00	$650.00
8277038011	Residential	$650.00	$650.00
8277038013	Residential	$650.00	$650.00
8277038015	Residential	$650.00	$650.00
8277038017	Residential	$650.00	$650.00
8277038019	Residential	$650.00	$650.00
8277038021	Residential	$650.00	$650.00
8277038023	Residential	$650.00	$650.00
8277038025	Residential	$650.00	$650.00
8277038027	Residential	$650.00	$650.00
8277039001	Residential	$650.00	$650.00
8277039008	Residential	$650.00	$650.00
8277039010	Residential	$650.00	$650.00
8277039012	Residential	$650.00	$650.00
8277039014	Residential	$650.00	$650.00
8277039016	Residential	$650.00	$650.00
8277039018	Residential	$650.00	$650.00
8277039020	Residential	$650.00	$650.00
8277039022	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8277039027	Residential	$650.00	$650.00
8277041001	Residential	$650.00	$650.00
8277041005	Residential	$650.00	$650.00
8277041007	Residential	$650.00	$650.00
8277041009	Residential	$650.00	$650.00
8277041011	Residential	$650.00	$650.00
8277041014	Residential	$650.00	$650.00
8277041016	Residential	$650.00	$650.00
8277041018	Residential	$650.00	$650.00
8277041020	Residential	$650.00	$650.00
8277041023	Residential	$650.00	$650.00
8277041025	Residential	$650.00	$650.00
8277042002	Residential	$650.00	$650.00
8277042004	Residential	$650.00	$650.00
8277042006	Residential	$650.00	$650.00
8277042008	Residential	$650.00	$650.00
8277042012	Residential	$650.00	$650.00
8277042014	Residential	$650.00	$650.00
8277042016	Residential	$650.00	$650.00
8277043001	Residential	$650.00	$650.00
8277043003	Residential	$650.00	$650.00
8277043005	Residential	$650.00	$650.00
8277043010	Residential	$650.00	$650.00
8277043012	Residential	$650.00	$650.00
8277043014	Residential	$650.00	$650.00
8277043016	Residential	$650.00	$650.00
8277043018	Residential	$650.00	$650.00
8277043021	Residential	$650.00	$650.00
8277043023	Residential	$650.00	$650.00
8482021033	Residential	$650.00	$650.00
8482021035	Residential	$650.00	$650.00
8482021037	Residential	$650.00	$650.00
8482021039	Residential	$650.00	$650.00
8482021041	Residential	$650.00	$650.00
8482021043	Residential	$650.00	$650.00
8482021045	Residential	$650.00	$650.00
8482021047	Residential	$650.00	$650.00
8482033037	Residential	$650.00	$650.00
8482034001	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8482034010	Residential	$650.00	$650.00
8482034012	Residential	$650.00	$650.00
8482034014	Residential	$650.00	$650.00
8482034018	Residential	$650.00	$650.00
8482034021	Residential	$650.00	$650.00
8482034023	Residential	$650.00	$650.00
8482034025	Residential	$650.00	$650.00
8482034030	Residential	$650.00	$650.00
8482034032	Residential	$650.00	$650.00
8482034034	Residential	$650.00	$650.00
8482034036	Residential	$650.00	$650.00
8482035003	Residential	$650.00	$650.00
8482035029	Residential	$650.00	$650.00
8482035031	Residential	$650.00	$650.00
8482035033	Residential	$650.00	$650.00
8482035035	Residential	$650.00	$650.00
8482035037	Residential	$650.00	$650.00
8482035039	Residential	$650.00	$650.00
8482038001	Residential	$650.00	$650.00
8482038003	Residential	$650.00	$650.00
8482038033	Residential	$650.00	$650.00
8482038035	Residential	$650.00	$650.00
8482038043	Residential	$650.00	$650.00
8482038047	Residential	$650.00	$650.00
8482038049	Residential	$650.00	$650.00
8482038059	Residential	$650.00	$650.00
8482038063	Residential	$650.00	$650.00
8482038065	Residential	$650.00	$650.00
8482038067	Residential	$650.00	$650.00
8482038069	Residential	$650.00	$650.00
8482038071	Residential	$650.00	$650.00
8482038073	Residential	$650.00	$650.00
8482038075	Residential	$650.00	$650.00
8482038077	Residential	$650.00	$650.00
8482038079	Residential	$650.00	$650.00
8482038081	Residential	$650.00	$650.00
8482038086	Residential	$650.00	$650.00
8482038088	Residential	$650.00	$650.00
8482038090	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8482038092	Residential	$650.00	$650.00
8482038094	Residential	$650.00	$650.00
8277036008	Residential	$650.00	$650.00
8277036010	Residential	$650.00	$650.00
8277036012	Residential	$650.00	$650.00
8277036014	Residential	$650.00	$650.00
8277036016	Residential	$650.00	$650.00
8277036018	Residential	$650.00	$650.00
8277036021	Residential	$650.00	$650.00
8277036028	Residential	$650.00	$650.00
8277036030	Residential	$650.00	$650.00
8277036032	Residential	$650.00	$650.00
8277037001	Residential	$650.00	$650.00
8277037003	Residential	$650.00	$650.00
8277037005	Residential	$650.00	$650.00
8277037007	Residential	$650.00	$650.00
8277037009	Residential	$650.00	$650.00
8277037011	Residential	$650.00	$650.00
8277038002	Residential	$650.00	$650.00
8277038004	Residential	$650.00	$650.00
8277038006	Residential	$650.00	$650.00
8277038008	Residential	$650.00	$650.00
8277038010	Residential	$650.00	$650.00
8277038012	Residential	$650.00	$650.00
8277038014	Residential	$650.00	$650.00
8277038016	Residential	$650.00	$650.00
8277038018	Residential	$650.00	$650.00
8277038020	Residential	$650.00	$650.00
8277038022	Residential	$650.00	$650.00
8277038024	Residential	$650.00	$650.00
8277038026	Residential	$650.00	$650.00
8277038028	Residential	$650.00	$650.00
8277039007	Residential	$650.00	$650.00
8277039009	Residential	$650.00	$650.00
8277039011	Residential	$650.00	$650.00
8277039013	Residential	$650.00	$650.00
8277039015	Residential	$650.00	$650.00
8277039017	Residential	$650.00	$650.00
8277039019	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8277039021	Residential	$650.00	$650.00
8277039026	Residential	$650.00	$650.00
8277039028	Residential	$650.00	$650.00
8277041002	Residential	$650.00	$650.00
8277041006	Residential	$650.00	$650.00
8277041008	Residential	$650.00	$650.00
8277041010	Residential	$650.00	$650.00
8277041012	Residential	$650.00	$650.00
8277041015	Residential	$650.00	$650.00
8277041017	Residential	$650.00	$650.00
8277041019	Residential	$650.00	$650.00
8277041021	Residential	$650.00	$650.00
8277041024	Residential	$650.00	$650.00
8277042001	Residential	$650.00	$650.00
8277042003	Residential	$650.00	$650.00
8277042005	Residential	$650.00	$650.00
8277042007	Residential	$650.00	$650.00
8277042009	Residential	$650.00	$650.00
8277042013	Residential	$650.00	$650.00
8277042015	Residential	$650.00	$650.00
8277042017	Residential	$650.00	$650.00
8277043002	Residential	$650.00	$650.00
8277043004	Residential	$650.00	$650.00
8277043009	Residential	$650.00	$650.00
8277043011	Residential	$650.00	$650.00
8277043013	Residential	$650.00	$650.00
8277043015	Residential	$650.00	$650.00
8277043017	Residential	$650.00	$650.00
8277043019	Residential	$650.00	$650.00
8277043022	Residential	$650.00	$650.00
8277043024	Residential	$650.00	$650.00
8482021034	Residential	$650.00	$650.00
8482021036	Residential	$650.00	$650.00
8482021038	Residential	$650.00	$650.00
8482021040	Residential	$650.00	$650.00
8482021042	Residential	$650.00	$650.00
8482021044	Residential	$650.00	$650.00
8482021046	Residential	$650.00	$650.00
8482033036	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8482033038	Residential	$650.00	$650.00
8482034009	Residential	$650.00	$650.00
8482034011	Residential	$650.00	$650.00
8482034013	Residential	$650.00	$650.00
8482034017	Residential	$650.00	$650.00
8482034020	Residential	$650.00	$650.00
8482034022	Residential	$650.00	$650.00
8482034024	Residential	$650.00	$650.00
8482034026	Residential	$650.00	$650.00
8482034031	Residential	$650.00	$650.00
8482034033	Residential	$650.00	$650.00
8482034035	Residential	$650.00	$650.00
8482035002	Residential	$650.00	$650.00
8482035028	Residential	$650.00	$650.00
8482035030	Residential	$650.00	$650.00
8482035032	Residential	$650.00	$650.00
8482035034	Residential	$650.00	$650.00
8482035036	Residential	$650.00	$650.00
8482035038	Residential	$650.00	$650.00
8482035040	Residential	$650.00	$650.00
8482038002	Residential	$650.00	$650.00
8482038008	Residential	$650.00	$650.00
8482038034	Residential	$650.00	$650.00
8482038042	Residential	$650.00	$650.00
8482038046	Residential	$650.00	$650.00
8482038048	Residential	$650.00	$650.00
8482038058	Residential	$650.00	$650.00
8482038062	Residential	$650.00	$650.00
8482038064	Residential	$650.00	$650.00
8482038066	Residential	$650.00	$650.00
8482038068	Residential	$650.00	$650.00
8482038070	Residential	$650.00	$650.00
8482038072	Residential	$650.00	$650.00
8482038074	Residential	$650.00	$650.00
8482038076	Residential	$650.00	$650.00
8482038078	Residential	$650.00	$650.00
8482038080	Residential	$650.00	$650.00
8482038082	Residential	$650.00	$650.00
8482038087	Residential	$650.00	$650.00

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 6**

APN	Classification	Rate	Levy
8482038089	Residential	$650.00	$650.00
8482038091	Residential	$650.00	$650.00
8482038093	Residential	$650.00	$650.00
8482038095	Residential	$650.00	$650.00
238 Parcels			**$154,700.00**

Fiscal Year 2026-27 Assessment Roll

WEBBSTAR

City of West Covina **LMD No. 7**

APN	Zone	Rate	Levy
8482036001	C2	$464.06	$464.06
8482036003	C2	$464.06	$464.06
8482036005	C2	$464.06	$464.06
8482036007	C2	$464.06	$464.06
8482036009	C2	$464.06	$464.06
8482036011	C2	$464.06	$464.06
8482036013	C2	$464.06	$464.06
8482036015	C2	$464.06	$464.06
8482036017	C2	$464.06	$464.06
8482036021	C2	$464.06	$464.06
8482036023	C2	$464.06	$464.06
8482036025	C2	$464.06	$464.06
8482037001	C2	$464.06	$464.06
8482037003	C2	$464.06	$464.06
8482037005	C2	$464.06	$464.06
8482037007	C2	$464.06	$464.06
8482037009	C2	$464.06	$464.06
8482037011	C2	$464.06	$464.06
8482037013	C2	$464.06	$464.06
8482037015	C2	$464.06	$464.06
8482037017	C2	$464.06	$464.06
8482037019	C2	$464.06	$464.06
8482037021	C2	$464.06	$464.06
8482037023	C2	$464.06	$464.06
8482037025	C2	$464.06	$464.06
8482037027	C2	$464.06	$464.06
8482037029	C2	$464.06	$464.06
8482037031	C2	$464.06	$464.06
8482037033	C2	$464.06	$464.06
8482037035	C2	$464.06	$464.06
8482037037	C2	$464.06	$464.06
8482037039	C2	$464.06	$464.06
8482037041	C2	$464.06	$464.06
8482037043	C2	$464.06	$464.06
8482037045	C2	$464.06	$464.06
8482037047	C2	$464.06	$464.06
8493028027	C2	$464.06	$464.06
8493028029	C2	$464.06	$464.06
8493029033	C2	$464.06	$464.06
8493029035	C2	$464.06	$464.06
8493029037	C2	$464.06	$464.06
8493029041	C2	$464.06	$464.06
8493029048	C2	$464.06	$464.06
8493043001	C2	$464.06	$464.06
8493043003	C2	$464.06	$464.06
8493043005	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493043010	C2	$464.06	$464.06
8493043012	C2	$464.06	$464.06
8493043014	C2	$464.06	$464.06
8493043016	C2	$464.06	$464.06
8493045020	C2	$464.06	$464.06
8493045022	C2	$464.06	$464.06
8493045024	C2	$464.06	$464.06
8493045026	C2	$464.06	$464.06
8493045028	C2	$464.06	$464.06
8493045030	C2	$464.06	$464.06
8493045032	C2	$464.06	$464.06
8493046014	C2	$464.06	$464.06
8493046019	C2	$464.06	$464.06
8493046021	C2	$464.06	$464.06
8493046024	C2	$464.06	$464.06
8493046031	C2	$464.06	$464.06
8493046033	C2	$464.06	$464.06
8493047005	C2	$464.06	$464.06
8493047007	C2	$464.06	$464.06
8493047009	C2	$464.06	$464.06
8493047017	C2	$464.06	$464.06
8493047019	C2	$464.06	$464.06
8493047021	C2	$464.06	$464.06
8493047023	C2	$464.06	$464.06
8493047026	C2	$464.06	$464.06
8493048003	C2	$464.06	$464.06
8493048005	C2	$464.06	$464.06
8493048011	C2	$464.06	$464.06
8493048014	C2	$464.06	$464.06
8493048018	C2	$464.06	$464.06
8493048020	C2	$464.06	$464.06
8493048024	C2	$464.06	$464.06
8493049002	C2	$464.06	$464.06
8493049004	C2	$464.06	$464.06
8493049006	C2	$464.06	$464.06
8493049008	C2	$464.06	$464.06
8493049010	C2	$464.06	$464.06
8493049012	C2	$464.06	$464.06
8493049014	C2	$464.06	$464.06
8493049016	C2	$464.06	$464.06
8493049018	C2	$464.06	$464.06
8493049020	C2	$464.06	$464.06
8493049022	C2	$464.06	$464.06
8493049024	C2	$464.06	$464.06
8493049026	C2	$464.06	$464.06
8493050002	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493050004	C2	$464.06	$464.06
8493050006	C2	$464.06	$464.06
8493050012	C2	$464.06	$464.06
8493050014	C2	$464.06	$464.06
8493050016	C2	$464.06	$464.06
8493050018	C2	$464.06	$464.06
8493050020	C2	$464.06	$464.06
8493050022	C2	$464.06	$464.06
8493051002	C2	$464.06	$464.06
8493051004	C2	$464.06	$464.06
8493051006	C2	$464.06	$464.06
8493051008	C2	$464.06	$464.06
8493051010	C2	$464.06	$464.06
8493051014	C2	$464.06	$464.06
8493051016	C2	$464.06	$464.06
8493051018	C2	$464.06	$464.06
8493051020	C2	$464.06	$464.06
8493051022	C2	$464.06	$464.06
8493051024	C2	$464.06	$464.06
8493051029	C2	$464.06	$464.06
8493052002	C2	$464.06	$464.06
8493052004	C2	$464.06	$464.06
8493052006	C2	$464.06	$464.06
8493052008	C2	$464.06	$464.06
8493052010	C2	$464.06	$464.06
8493052012	C2	$464.06	$464.06
8493052014	C2	$464.06	$464.06
8493052016	C2	$464.06	$464.06
8493053001	C1	$139.22	$139.22
8493053006	C2	$464.06	$464.06
8493053008	C1	$139.22	$139.22
8493053010	C2	$464.06	$464.06
8493053016	C1	$139.22	$139.22
8493053018	C2	$464.06	$464.06
8493053020	C2	$464.06	$464.06
8493053028	C2	$464.06	$464.06
8493053030	C2	$464.06	$464.06
8493053033	C2	$464.06	$464.06
8493053035	C1	$139.22	$139.22
8493053037	C2	$464.06	$464.06
8493053039	C2	$464.06	$464.06
8493053041	C2	$464.06	$464.06
8493053044	C1	$139.22	$139.22
8493053049	C1	$139.22	$139.22
8493054002	C2	$464.06	$464.06
8493054004	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493054006	C2	$464.06	$464.06
8493054008	C2	$464.06	$464.06
8493054010	C2	$464.06	$464.06
8493054012	C2	$464.06	$464.06
8493054014	C2	$464.06	$464.06
8493055002	C2	$464.06	$464.06
8493055004	C2	$464.06	$464.06
8493055006	C2	$464.06	$464.06
8493055008	C2	$464.06	$464.06
8493055010	C2	$464.06	$464.06
8493055012	C2	$464.06	$464.06
8493055020	C2	$464.06	$464.06
8493055022	C2	$464.06	$464.06
8493055024	C2	$464.06	$464.06
8493055026	C2	$464.06	$464.06
8493055028	C2	$464.06	$464.06
8493055030	C2	$464.06	$464.06
8493055032	C2	$464.06	$464.06
8493055034	C2	$464.06	$464.06
8493055036	C2	$464.06	$464.06
8493055038	C2	$464.06	$464.06
8493056001	C2	$464.06	$464.06
8493056003	C2	$464.06	$464.06
8493056005	C2	$464.06	$464.06
8493056007	C2	$464.06	$464.06
8493056009	C2	$464.06	$464.06
8493056011	C2	$464.06	$464.06
8493056013	C2	$464.06	$464.06
8493056015	C2	$464.06	$464.06
8493056017	C2	$464.06	$464.06
8493056019	C2	$464.06	$464.06
8493056021	C2	$464.06	$464.06
8493056023	C2	$464.06	$464.06
8493056025	C2	$464.06	$464.06
8493056027	C2	$464.06	$464.06
8493057002	C2	$464.06	$464.06
8493057005	C2	$464.06	$464.06
8493057007	C2	$464.06	$464.06
8493057009	C2	$464.06	$464.06
8493057011	C2	$464.06	$464.06
8493057013	C2	$464.06	$464.06
8493057015	C2	$464.06	$464.06
8493057017	C2	$464.06	$464.06
8493057019	C2	$464.06	$464.06
8493057021	C2	$464.06	$464.06
8493058009	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493058011	C2	$464.06	$464.06
8493058013	C2	$464.06	$464.06
8493058015	C2	$464.06	$464.06
8493058017	C2	$464.06	$464.06
8493058019	C2	$464.06	$464.06
8493058021	C2	$464.06	$464.06
8482036002	C2	$464.06	$464.06
8482036004	C2	$464.06	$464.06
8482036006	C2	$464.06	$464.06
8482036008	C2	$464.06	$464.06
8482036010	C2	$464.06	$464.06
8482036012	C2	$464.06	$464.06
8482036014	C2	$464.06	$464.06
8482036016	C2	$464.06	$464.06
8482036020	C2	$464.06	$464.06
8482036022	C2	$464.06	$464.06
8482036024	C2	$464.06	$464.06
8482036026	C2	$464.06	$464.06
8482037002	C2	$464.06	$464.06
8482037004	C2	$464.06	$464.06
8482037006	C2	$464.06	$464.06
8482037008	C2	$464.06	$464.06
8482037010	C2	$464.06	$464.06
8482037012	C2	$464.06	$464.06
8482037014	C2	$464.06	$464.06
8482037016	C2	$464.06	$464.06
8482037018	C2	$464.06	$464.06
8482037020	C2	$464.06	$464.06
8482037022	C2	$464.06	$464.06
8482037024	C2	$464.06	$464.06
8482037026	C2	$464.06	$464.06
8482037028	C2	$464.06	$464.06
8482037030	C2	$464.06	$464.06
8482037032	C2	$464.06	$464.06
8482037034	C2	$464.06	$464.06
8482037036	C2	$464.06	$464.06
8482037038	C2	$464.06	$464.06
8482037040	C2	$464.06	$464.06
8482037042	C2	$464.06	$464.06
8482037044	C2	$464.06	$464.06
8482037046	C2	$464.06	$464.06
8493028024	C2	$464.06	$464.06
8493028028	C2	$464.06	$464.06
8493029032	C2	$464.06	$464.06
8493029034	C2	$464.06	$464.06
8493029036	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493029040	C2	$464.06	$464.06
8493029042	C2	$464.06	$464.06
8493029049	C2	$464.06	$464.06
8493043002	C2	$464.06	$464.06
8493043004	C2	$464.06	$464.06
8493043006	C2	$464.06	$464.06
8493043011	C2	$464.06	$464.06
8493043013	C2	$464.06	$464.06
8493043015	C2	$464.06	$464.06
8493045019	C2	$464.06	$464.06
8493045021	C2	$464.06	$464.06
8493045023	C2	$464.06	$464.06
8493045025	C2	$464.06	$464.06
8493045027	C1	$139.22	$139.22
8493045029	C2	$464.06	$464.06
8493045031	C2	$464.06	$464.06
8493046013	C2	$464.06	$464.06
8493046015	C2	$464.06	$464.06
8493046020	C2	$464.06	$464.06
8493046023	C2	$464.06	$464.06
8493046030	C2	$464.06	$464.06
8493046032	C2	$464.06	$464.06
8493047004	C2	$464.06	$464.06
8493047006	C2	$464.06	$464.06
8493047008	C2	$464.06	$464.06
8493047016	C2	$464.06	$464.06
8493047018	C2	$464.06	$464.06
8493047020	C2	$464.06	$464.06
8493047022	C2	$464.06	$464.06
8493047025	C2	$464.06	$464.06
8493048002	C2	$464.06	$464.06
8493048004	C2	$464.06	$464.06
8493048010	C2	$464.06	$464.06
8493048013	C2	$464.06	$464.06
8493048017	C2	$464.06	$464.06
8493048019	C2	$464.06	$464.06
8493048022	C2	$464.06	$464.06
8493049001	C2	$464.06	$464.06
8493049003	C2	$464.06	$464.06
8493049005	C2	$464.06	$464.06
8493049007	C2	$464.06	$464.06
8493049009	C2	$464.06	$464.06
8493049011	C2	$464.06	$464.06
8493049013	C2	$464.06	$464.06
8493049015	C2	$464.06	$464.06
8493049017	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493049019	C2	$464.06	$464.06
8493049021	C2	$464.06	$464.06
8493049023	C2	$464.06	$464.06
8493049025	C2	$464.06	$464.06
8493050001	C2	$464.06	$464.06
8493050003	C2	$464.06	$464.06
8493050005	C2	$464.06	$464.06
8493050011	C2	$464.06	$464.06
8493050013	C2	$464.06	$464.06
8493050015	C2	$464.06	$464.06
8493050017	C2	$464.06	$464.06
8493050019	C2	$464.06	$464.06
8493050021	C2	$464.06	$464.06
8493051001	C2	$464.06	$464.06
8493051003	C2	$464.06	$464.06
8493051005	C2	$464.06	$464.06
8493051007	C2	$464.06	$464.06
8493051009	C2	$464.06	$464.06
8493051013	C2	$464.06	$464.06
8493051015	C2	$464.06	$464.06
8493051017	C2	$464.06	$464.06
8493051019	C2	$464.06	$464.06
8493051021	C2	$464.06	$464.06
8493051023	C2	$464.06	$464.06
8493051028	C2	$464.06	$464.06
8493052001	C2	$464.06	$464.06
8493052003	C2	$464.06	$464.06
8493052005	C2	$464.06	$464.06
8493052007	C2	$464.06	$464.06
8493052009	C2	$464.06	$464.06
8493052011	C2	$464.06	$464.06
8493052013	C2	$464.06	$464.06
8493052015	C2	$464.06	$464.06
8493052017	C2	$464.06	$464.06
8493053005	C2	$464.06	$464.06
8493053007	C2	$464.06	$464.06
8493053009	C2	$464.06	$464.06
8493053011	C2	$464.06	$464.06
8493053017	C1	$139.22	$139.22
8493053019	C2	$464.06	$464.06
8493053021	C2	$464.06	$464.06
8493053029	C2	$464.06	$464.06
8493053032	C2	$464.06	$464.06
8493053034	C2	$464.06	$464.06
8493053036	C2	$464.06	$464.06
8493053038	C2	$464.06	$464.06

APN	Zone	Rate	Levy
8493053040	C2	$464.06	$464.06
8493053042	C2	$464.06	$464.06
8493053048	C2	$464.06	$464.06
8493054001	C2	$464.06	$464.06
8493054003	C2	$464.06	$464.06
8493054005	C2	$464.06	$464.06
8493054007	C2	$464.06	$464.06
8493054009	C2	$464.06	$464.06
8493054011	C2	$464.06	$464.06
8493054013	C2	$464.06	$464.06
8493055001	C2	$464.06	$464.06
8493055003	C2	$464.06	$464.06
8493055005	C2	$464.06	$464.06
8493055007	C2	$464.06	$464.06
8493055009	C2	$464.06	$464.06
8493055011	C2	$464.06	$464.06
8493055019	C2	$464.06	$464.06
8493055021	C2	$464.06	$464.06
8493055023	C2	$464.06	$464.06
8493055025	C2	$464.06	$464.06
8493055027	C2	$464.06	$464.06
8493055029	C2	$464.06	$464.06
8493055031	C2	$464.06	$464.06
8493055033	C2	$464.06	$464.06
8493055035	C2	$464.06	$464.06
8493055037	C2	$464.06	$464.06
8493055039	C2	$464.06	$464.06
8493056002	C2	$464.06	$464.06
8493056004	C2	$464.06	$464.06
8493056006	C2	$464.06	$464.06
8493056008	C2	$464.06	$464.06
8493056010	C2	$464.06	$464.06
8493056012	C2	$464.06	$464.06
8493056014	C2	$464.06	$464.06
8493056016	C2	$464.06	$464.06
8493056018	C2	$464.06	$464.06
8493056020	C2	$464.06	$464.06
8493056022	C2	$464.06	$464.06
8493056024	C2	$464.06	$464.06
8493056026	C2	$464.06	$464.06
8493057001	C2	$464.06	$464.06
8493057004	C2	$464.06	$464.06
8493057006	C2	$464.06	$464.06
8493057008	C2	$464.06	$464.06
8493057010	C2	$464.06	$464.06
8493057012	C2	$464.06	$464.06

Fiscal Year 2026-27 Assessment Roll

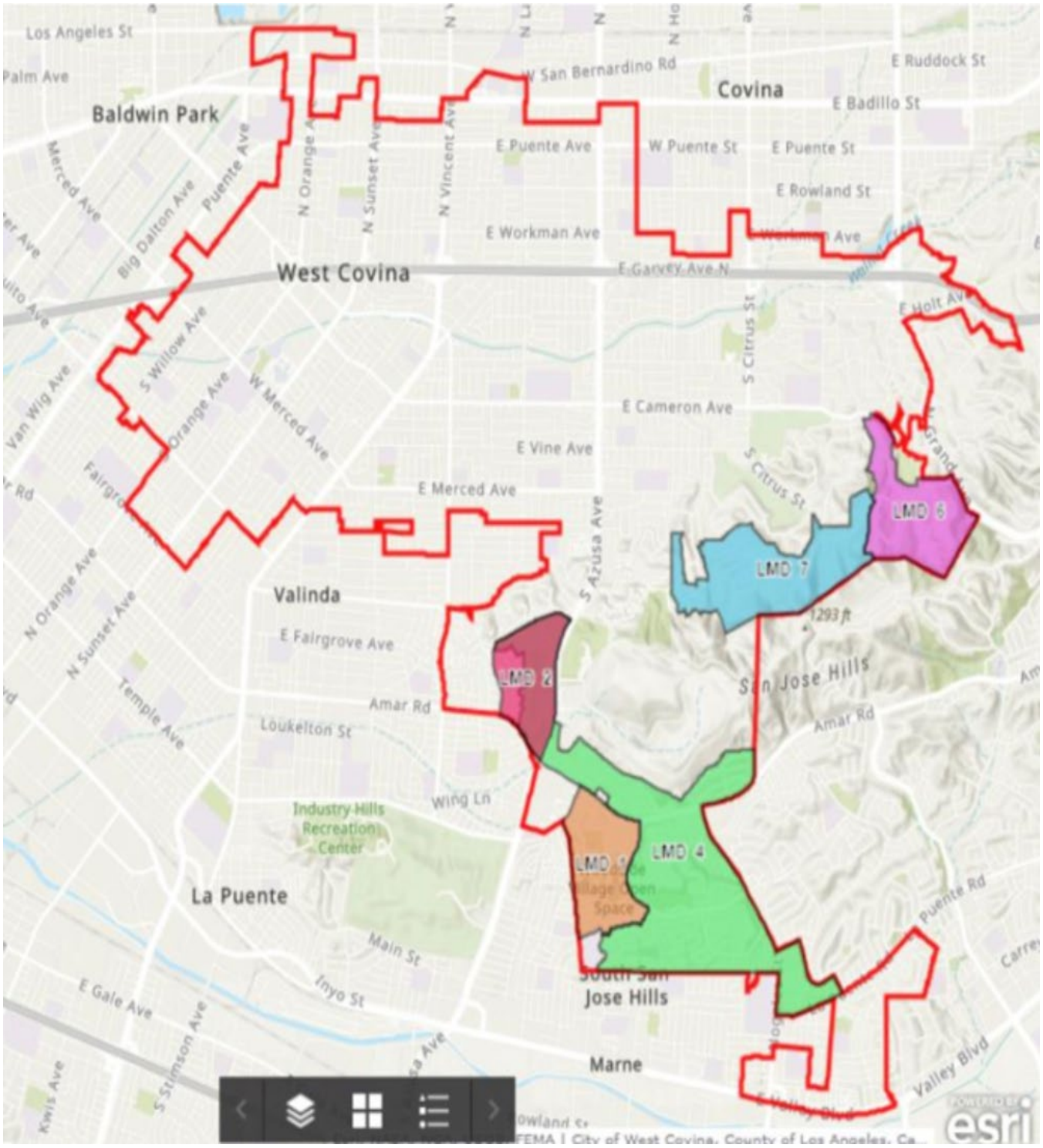
WEBBSTAR

City of West Covina **LMD No. 7**

APN	Zone	Rate	Levy
8493057014	C2	$464.06	$464.06
8493057016	C2	$464.06	$464.06
8493057018	C2	$464.06	$464.06
8493057020	C2	$464.06	$464.06
8493057024	C2	$464.06	$464.06
8493058010	C2	$464.06	$464.06
8493058012	C2	$464.06	$464.06
8493058014	C2	$464.06	$464.06
8493058016	C2	$464.06	$464.06
8493058018	C2	$464.06	$464.06
8493058020	C2	$464.06	$464.06
8493058022	C2	$464.06	$464.06
380 Parcels			**$173,744.08**

APPENDIX B

Assessment Diagram


Los Angeles St
Palm Ave
Baldwin Park
W San Bernardino Rd
Covina
E Ruddock St
E Badillo St
E Puente Ave
W Puente St
E Puente St
E Rowland St
E Workman Ave
West Covina
E Garvey Ave N
E Holt Ave
E Cameron Ave
E Vine Ave
E Merced Ave
Valinda
E Fairgrove Ave
Amar Rd
Loukelton St
Wing Ln
Industry Hills Recreation Center
La Puente
Main St
Inyo St
E Gale Ave
South San Jose Hills
San Jose Hills
Marne
Valley Blvd
Puente Rd
LMD 1
LMD 2
LMD 4
LMD 6
LMD 7
1293 ft
Merced Ave
Big Dalton Ave
Puente Ave
N Orange Ave
N Sunset Ave
N Vincent Ave
S Willow Ave
Orange Ave
W Merced Ave
Van Wig Ave
S Citrus St
S Azusa Ave
Temple Ave
S Stimson Ave
esri

ATTACHMENT NO.5

West Covina Lighting and Maintenance District #4
10 Year Fiscal Projection

Percent Increase	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Fiscal Year	**25-26**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**	**$1,162,827**
Interest [1]	$54,600	$1,876	$421	$0	$0	$0	$0	$0	$0	$0
General Fund [2]	$0	$0	$585,535	$866,462	$938,705	$1,013,519	$1,090,997	$1,171,233	$1,254,326	$1,340,377
Prior Year Balance	$1,722,907	$938,211	$210,746	$0	$0	$0	$0	$0	$0	$0
Total Fund	**$2,940,334**	**$2,102,914**	**$1,959,530**	**$2,029,289**	**$2,101,532**	**$2,176,346**	**$2,253,824**	**$2,334,060**	**$2,417,153**	**$2,503,204**
Maintenance Cost [3]	$1,827,123	$1,892,169	$1,959,530	$2,029,289	$2,101,532	$2,176,346	$2,253,824	$2,334,060	$2,417,153	$2,503,204
Capital Improvments	$175,000	$0	$0	$0	$0	$0	$0	$0	$0	$0
Total Cost	**$2,002,123**	**$1,892,169**	**$1,959,530**	**$2,029,289**	**$2,101,532**	**$2,176,346**	**$2,253,824**	**$2,334,060**	**$2,417,153**	**$2,503,204**
Ending Balance	**$938,211**	**$210,746**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**
Assessment Rate [4]	$464.00	$464.00	$464.00	$464.00	$464.00	$464.00	$464.00	$464.00	$464.00	$464.00

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) Shortfall will be covered using the General Fund.

(3) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

(4) Fiscal Year 25/26 approved maximum rate of $464 may not be increased without vote.

West Covina Lighting and Maintenance District #6

10 Year Fiscal Projection

Percent Increase	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Fiscal Year	**25-26**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**	**$154,700**
Interest [1]	$8,300	$0	$0	$0	$0	$0	$0	$0	$0	$0
General Fund [2]	$0	$178,449	$205,929	$218,767	$232,063	$245,832	$260,090	$274,857	$290,149	$305,986
Prior Year Balance	$188,344	$15,083	$0	$0	$0	$0	$0	$0	$0	$0
Total Fund	**$351,344**	**$348,232**	**$360,629**	**$373,467**	**$386,763**	**$400,532**	**$414,790**	**$429,557**	**$444,849**	**$460,686**
Maintenance Cost [3]	$336,261	$348,232	$360,629	$373,467	$386,763	$400,532	$414,790	$429,557	$444,849	$460,686
Total Cost	**$336,261**	**$348,232**	**$360,629**	**$373,467**	**$386,763**	**$400,532**	**$414,790**	**$429,557**	**$444,849**	**$460,686**
Ending Balance	**$15,083**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**
Assessment Rate [4]	$650.00	$650.00	$650.00	$650.00	$650.00	$650.00	$650.00	$650.00	$650.00	$650.00

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) Shortfall will be covered using the General Fund.

(3) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

(4) Fiscal Year 25/26 approved maximum rate of $650 may not be increased without vote.

West Covina Lighting and Maintenance District #7

10 Year Fiscal Projection

Percent Increase	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Fiscal Year	**25-26**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**	**$173,744**
Interest [1]	$11,700	$0	$0	$0	$0	$0	$0	$0	$0	$0
General Fund [2]	$0	$111,126	$231,414	$245,837	$260,775	$276,243	$292,263	$308,853	$326,033	$343,825
Prior Year Balance	$298,697	$106,360	$0	$0	$0	$0	$0	$0	$0	$0
Total Fund	**$484,141**	**$391,230**	**$405,158**	**$419,581**	**$434,519**	**$449,987**	**$466,007**	**$482,597**	**$499,777**	**$517,569**
Maintenance Cost [3]	$377,781	$391,230	$405,158	$419,581	$434,519	$449,987	$466,007	$482,597	$499,777	$517,569
Total Cost	**$377,781**	**$391,230**	**$405,158**	**$419,581**	**$434,519**	**$449,987**	**$466,007**	**$482,597**	**$499,777**	**$517,569**
Ending Balance	**$106,360**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**
Undeveloped Lot Rate [4],[6]	$139.22	$139.22	$139.22	$139.22	$139.22	$139.22	$139.22	$139.22	$139.22	$139.22
Developed Lot Rate [5],[6]	$464.06	$464.06	$464.06	$464.06	$464.06	$464.06	$464.06	$464.06	$464.06	$464.06

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) Shortfall will be covered using the General Fund.

(3) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

(4) Zone 1, undeveloped lots

(5) Zone 2, developed lots

(6) Fiscal Year 25/26 approved maximum rate, may not be increased without vote.

AGENDA ITEM NO. 10

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PUBLIC HEARING REGARDING THE WEST COVINA CITYWIDE SEWER SERVICE CHARGE COLLECTION METHOD AND ASSOCIATED REPORT**

RECOMMENDATION:

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2026-67 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE SEWER SERVICE CHARGES TO BE COLLECTED ON THE FISCAL YEAR 2026-27 TAX ROLL

BACKGROUND:

From 1968 to 1978, the City of West Covina funded the costs of sewer maintenance and operation through the Improvement Act of 1911 ("1911 Act"), which provided an ad valorem (according to value) levy used to pay for these costs. With the passage of Proposition 13, the revenues generated from the 1911 Act were reduced considerably, which made it necessary to find an alternative method of funding sewer maintenance and operation costs. In Fiscal Year 1978-1979, the City Council established the Citywide Sewer Service Charge pursuant to Section 38902 of the Government Code as that alternative method.

The Sewer Service Charge funds the maintenance and operation of the City's sewer system, assuring that lines are clear and flowing properly. This includes routine video inspections, jetting, and cleaning of sewer lines. The fees also fund capital improvements, including rehabilitation/replacement of sewer mainlines and appurtenances and purchase of sewer maintenance equipment.

The Sewer Service Charge is based on general land use categories: residential and non-residential. A fixed fee is charged for each dwelling unit for residential property and every 667 square feet of floor area for other types of non-residential developments. Additionally, properties not connected to the sewer main lines are exempt from the charge.

DISCUSSION:

State law requires that a specific procedure be followed to collect the Citywide Sewer Service Charge on the annual property tax bill. The initial step is to adopt a resolution setting a date for a public hearing on the proposed rates and method of collection. At the July 7, 2026 City Council meeting, the City Council adopted Resolution No. 2026-66, declaring its intention to collect the Citywide Sewer Service Charge on the County tax roll for Fiscal Year 2026-27 and setting a public hearing for July 21, 2026.

The purpose of the public hearing is to give property owners an opportunity to voice their concerns on the method of collection. The most efficient and least costly method of collecting the Citywide Sewer Service Charge is to place it on the annual property tax bill. The Citywide Sewer Service Charge will then be collected at the same time and in the same manner as the general property taxes. If the City Council finds that a majority protest is made by the owners of a majority of separate parcels of property described in the report, then the City Council cannot adopt the report and the sewer service charges must be collected separately from the tax roll.

The proposed Sewer Service Charge will remain the same as Fiscal Year 2025-26 at $82.02 per unit. To view the Sewer Assessment Roll and other documents pertaining to the Sewer District, please visit the City website's Engineering Division page, labeled Landscape Maintenance Districts.

LEGAL REVIEW:

The City Attorney's Office has reviewed the resolution and approved it as to form.

OPTIONS:

The City Council has the following options:

1. Approve Staff's recommendation; or
2. Provide alternative direction.

ENVIRONMENTAL REVIEW:

The collection of the sewer service charges is statutorily exempt from the California Environmental Quality Act (“CEQA”) pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the charges are to be used for the maintenance and operation of the City’s sewer system. The collection of the charges is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the collection of the charges to fund the maintenance and operation of the City’s sewer system will have a significant impact on the environment

Prepared by: Robert Ortega Cip Project Manager

Fiscal Impact

FISCAL IMPACT:

For Fiscal Year 2026-27, the Citywide Sewer Service Charge rates are proposed to remain at $82.02 per unit per year. The projected fund balance for end of Fiscal Year 2025-26 is $18,980,189. The projected revenues for FY 2026-27 inclusive of $3,875,299 in assessments, $339,870 in interest income and $447,600 in ad valorem is $4,662,769. Therefore, total funds available for FY 2026-27 are $21,021,840, there are $2,621,117 adopted budgeted expenditures.

The Preliminary Financial Report for Fiscal Year 2026-27 contains the following components:

1. Budget and Revenue Summary
2. Capital Improvement Project Fund
3. Proposed Assessment Rate
4. Revised Projected Reserve (Fiscal Year 2026-27)

5. Preliminary Sewer Charge Roll

There are no legal requirements or formal guidelines for the amount of reserves.

Attachments

Attachment No. 1 - Resolution No. 2026-67

Attachment No.2 - Financial Report for FY 2026-2027

Attachment No.3 - 10-Year Projection

CITY COUNCIL GOALS & OBJECTIVES: Achieve Fiscal Sustainability and Financial Stability
A Well-Planned Community
Enhance City Image and Effectiveness

ATTACHMENT NO. 1

RESOLUTION NO. 2026-67

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, APPROVING THE SEWER SERVICE CHARGES TO BE COLLECTED ON THE FISCAL YEAR 2026-27 TAX ROLL

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, on June 26, 1978, in accordance with Section 38902 of the California Government Code, the City Council adopted Resolution No. 5726, establishing a sewer service charge exclusively for sewer operation, maintenance, and capital costs. The City collects the sewer service charge as part of the property tax roll; and

WHEREAS, on April 27, 1987, the City Council adopted Resolution No. 8019, amending Resolution No. 5726 to adjust the schedule of charges so that the fees collected bear a reasonable relationship to the cost of providing the services; and

WHEREAS, on June 6, 2017, the City Council adopted Resolution No. 2017-55, adopting a five-year schedule of annual sewer service charges for Fiscal Years 2017-18, 2018-19, 2019-20, 2020-21, and 2021-22; and

WHEREAS, the five-year schedule was adopted following proceedings conducted pursuant to Article XIII D, Section 6(a) of the California Constitution, which was added to the California Constitution in 1996 as part of Proposition 218; and

WHEREAS, in accordance with California Health and Safety Code section 5473, a report has been filed with the City Clerk containing a description of each parcel of real property receiving sewer services and the amount of the charge for each parcel for Fiscal Year 2026-27, computed in conformity with the schedule of charges previously adopted by the City Council (the “Report”); and

WHEREAS, the Report is on file in the Office of the City Clerk, available for public inspection, and incorporated herein by reference; and

WHEREAS, there is no proposed increase to the rate of the sewer service charge for Fiscal Year 2026-27; and

WHEREAS, California Health and Safety Code section 5473 et seq. requires the City Council to conduct a public hearing regarding collecting the sewer service charge as part of the tax roll; and

WHEREAS, by Resolution No. 2026-66, adopted on July 7, 2026, the City Council declared its intent to collect the sewer service charges for Fiscal Year 2026-27 on the tax

roll in the same manner, by the same persons, and at the same time as, together with and not separately from, the City's general taxes; and

WHEREAS, by Resolution No. 2026-66, the City Council also set July 21, 2026, at 7:00 p.m., or as soon thereafter as the matter may be heard, in the City Council Chambers located at 1444 West Garvey Avenue South in the City of West Covina as the time and place for a public hearing (the "Hearing") on the Report; and

WHEREAS, notice of the Hearing was published as required by law; and

WHEREAS, at the Hearing, the City Council heard and considered all objections or protests, if any, to the Report; and

WHEREAS, a protest was not made by the owners of a majority of separate parcels of property described in the Report; and

WHEREAS, the City Council now desires to cause the collection of the sewer service charges as listed in the Report.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council determines that the charges set forth in the Report are correct and approves each such charge. For Fiscal Year 2026-27, the charges shall be collected on the tax roll in the same manner, by the same persons, and at the same time as, together with and not separately from, the City's general taxes.

SECTION 2. The City Council finds and determines that the collection of the sewer service charges is statutorily exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15273 (Rates, Tolls, Fares, and Charges) of the CEQA Guidelines, in that the proceeds of the charges are to be used for the maintenance and operation of the City's sewer system. The City Council also finds and determines that the collection of the charges is exempt from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the CEQA Guidelines, in that it can be seen with certainty that there is no possibility that the collection of the charges to fund the maintenance and operation of the City's sewer system will have a significant impact on the environment.

SECTION 3. The City Clerk is directed to file a copy of the Report with the Los Angeles County Auditor-Controlled pursuant to Section 5473.4 of the California Health and Safety Code.

SECTION 4. The City Clerk shall certify to the adoption of this resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-67 was duly adopted by the City Council of the City of West Covina, California, at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

ATTACHMENT NO.2

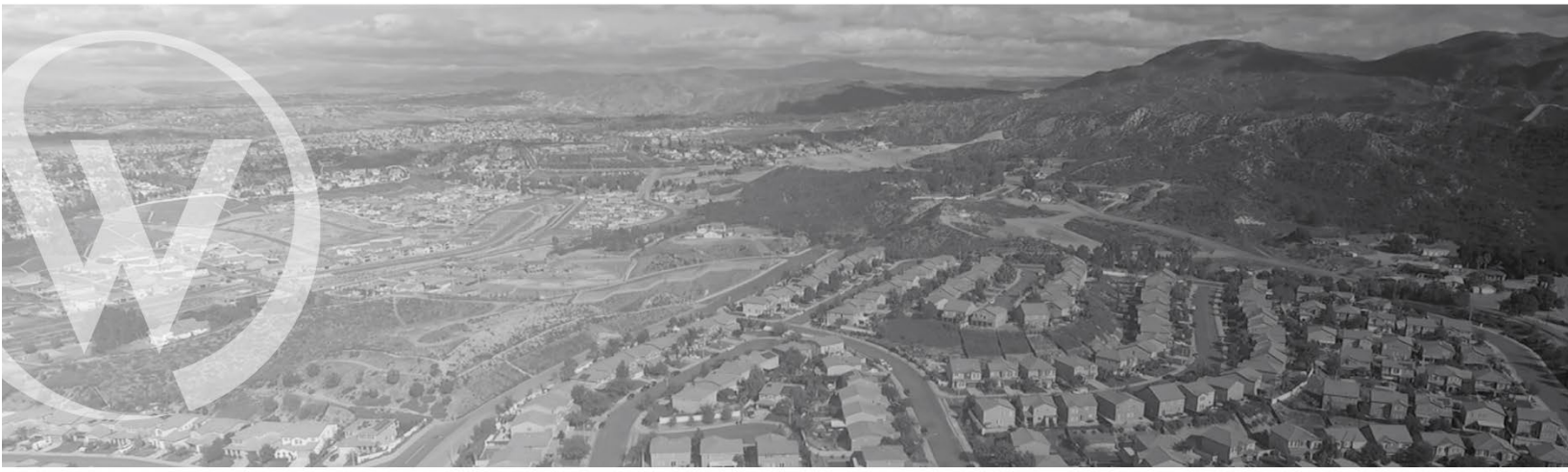
Financial Report

Fiscal Year 2026-2027

City of West Covina
Citywide Sewer Service Charge

Prepared For

July 2026



webbmfinance.com

Budget and Revenue Summary

City of West Covina
Citywide Sewer Service District
Fiscal Year 2026-2027
Estimated costs for Sewer Maintenance

Previous Fiscal Year Fund Balance			***$18,980,189***
Revenues			
	Assessment Income (Total Balance to Levy)	$3,875,299	
	Property Tax Revenue (Ad Valorem)	$447,600	
	Interest	$339,870	
	Total Project Revenue		**$4,662,769**
Expenditures			
Operating			
	Maintenance		
	Personnel Services	$1,577,866	
	Material and Services	$41,202	
	Professional Services	$0	
	Maintenance Contracts	$134,346	
	Utilities	$21,600	
	Vehicles	$400,000	
	Fuel and Oil	$13,131	
	Property & Liability Insurance	$86,910	
	Total Maintenance	**$2,275,055**	
	Engineering & Incidental		
	Personnel Services	$32,872	
	Material and Services	$35,098	
	Consultant Services	$0	
	Property & Liability Insurance	$86,910	
	Administration & Overhead	$117,410	
	Capital Assets	$40,900	
	Total Engineering & Incidental	**$313,190**	
	Community Enhancement		
	Personnel Services	$32,872	
	Total Community Enhancement	**$32,872**	
Capital Improvements		$0	
	Total Operating and Capital Improvements Budget		**$2,621,117**
Ending Fund Balance			**$21,021,840**

Capital Improvement Projects

There are no Capital Improvement Projects anticipated for FY 2026-27

Assessment Rate

For FY 2026-27, the rate will remain the same as FY 2025-26:

	FY 2025-26	FY 2026-27
Assessment Rate	$82.02 per unit	$82.02 per unit

Units are assigned as follows:

Residential	**1 DU = 1 unit**
Commercial	**667 sq ft = 1 unit**

Revised Projected Reserve

Projected Reserve Fiscal Year 2026-27

Fund Balance (as of 06/30/2026)	$18,980,189
Projected Revenue	$4,662,769
Appropriation (Operating & Capital)	($2,621,117)
Projected Fund Balance (as of 06/30/2027)	**$21,021,840**

Preliminary Sewer Charge Roll

The FY 2026-27 Preliminary Sewer Charge Roll has been submitted to the City Clerk and is hereby included by reference.



3788 McCray St.
Riverside, CA 92506
951.200.8600
www.webbmfinance.com

ATTACHMENT NO.3

West Covina Sewer District
10 Year Fiscal Projection

Percent Increase	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Fiscal Year	**25-26**	**26-27**	**27-28**	**28-29**	**29-30**	**30-31**	**31-32**	**32-33**	**33-34**	**34-35**
Assessment Income	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**	**$3,976,700**
Interest [1]	$354,600	$24,639	$33,358	$42,095	$50,849	$59,621	$68,410	$77,217	$86,041	$94,883
Property Tax Revenue (Ad Valorem)	$358,300	$358,300	$358,300	$358,300	$358,300	$358,300	$358,300	$358,300	$358,300	$358,300
Prior Year Balance	$13,673,522	$12,319,391	$16,679,030	$21,047,388	$25,424,483	$29,810,332	$34,204,952	$38,608,362	$43,020,579	$47,441,620
Total Fund	**$18,363,122**	**$16,679,030**	**$21,047,388**	**$25,424,483**	**$29,810,332**	**$34,204,952**	**$38,608,362**	**$43,020,579**	**$47,441,620**	**$51,871,503**
Maintenance Cost [2]	$2,626,531	$2,720,036	$2,816,869	$2,917,149	$3,021,000	$3,128,547	$3,239,924	$3,355,265	$3,474,712	$3,598,412
Capital Improvements	$3,417,200	$0	$0	$0	$0	$0	$0	$0	$0	$0
Total Cost	**$6,043,731**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**
Ending Balance	**$12,319,391**	**$16,679,030**	**$21,047,388**	**$25,424,483**	**$29,810,332**	**$34,204,952**	**$38,608,362**	**$43,020,579**	**$47,441,620**	**$51,871,503**
Assessment Rate [3]	$82.02	$82.02	$82.02	$82.02	$82.02	$82.02	$82.02	$82.02	$82.02	$82.02

(1)Interest is 0.4% of one-half of the previous year ending balance.

(2) 3.56% increase in maintenance cost each year due to inflation (average CPI 2023 to 2025)

(3) Fiscal Year 25/26 approved maximum rate of $82.02 may not be increased without vote.

AGENDA ITEM NO. 11

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PUBLIC HEARING TO CONSIDER WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FISCAL YEAR 2026-27 ASSESSMENT**

RECOMMENDATION:

It is recommended that the City Council conduct a public hearing and then adopt the following resolution:

RESOLUTION NO. 2026-78 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE ANNUAL REPORT FILED BY THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT ADVISORY BOARD AND LEVYING AN ANNUAL ASSESSMENT FOR THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FOR FISCAL YEAR 2026-27

BACKGROUND:

The Parking and Business Improvement Area Law of 1989 (California Streets and Highways Code Section 36500 et seq.) (PBIA Law) establishes the framework for Business Improvement Districts (BID). The State wanted to make it possible for groups of businesses to band together and invest in their commercial neighborhoods for the purposes of revitalization, stability, and growth. On June 1, 1993, the City Council adopted Ordinance No. 1923, which established the West Covina Auto Plaza Business Improvement District (Auto Plaza BID). The City created this BID at the request of the businesses located in the area. Each year, the City Council holds a noticed public hearing before deciding to renew the Auto Plaza BID for another year.

The assessment revenue is collected from businesses located within the Auto Plaza BID and is used to pay for the capital costs, operation and maintenance of a LED reader board sign located in the West Covina Auto Plaza, adjacent to the I-10 freeway, and for the operation and maintenance of the Auto Plaza entry monument sign and landscaping located at the southeast corner of Azusa Avenue and Garvey Avenue South. Assessment revenue is also used for landscaping maintenance along the I-10 freeway immediately facing and parallel to the Auto Plaza dealerships.

On April 19, 1994, the City Council appointed an Advisory Board consisting of the owners (and/or their representatives) of the auto dealerships located at the Auto Plaza. The function of the Advisory Board is to make recommendations to the City Council on the expenditure of revenues derived from the levy of assessments, on the classification of businesses, and on the method and basis of levying the

assessments. Pursuant to the PBIA Law, for each fiscal year that assessments will be levied, the Advisory Board is required to cause a report to be prepared containing the following: (1) any proposed changes in the boundaries of the BID or in any benefit zones within the area, (2) the improvements and activities to be provided for that fiscal year, (3) an estimate of the cost of providing the improvements and the activities for that fiscal year, (4) the method and basis of levying the assessment in sufficient detail to allow each business owner to estimate the amount of the assessment to be levied against his or her business for that fiscal year, (5) the amount of any surplus or deficit revenues to be carried over from a previous fiscal year, and (6) the amount of any contributions to be made from sources other than assessments levied.

The purpose of this item is to request that the City Council conduct the required public hearing and then adopt the resolution to confirm the Advisory Board's annual report as originally filed and levy the assessment for FY 2026-27.

DISCUSSION:

On June 18, 2026, the Auto Plaza BID Advisory Board held its annual meeting and approved the Annual Report. The Annual Report was filed with the City Clerk as required by the PBIA Law. The Annual Report is included as Attachment No. 2 to this report.

At the July 7, 2026 City Council meeting, the City Council approved the Annual Report and adopted Resolution No. 2025-77, declaring the intention to levy the annual assessment, and setting the public hearing for July 21, 2026, at 7:00 p.m., or as sooner thereafter as the matter may be heard, in the City Council Chambers.

The Annual Report includes a total budget of $121,168, with an assessment of $16,524.00 per dealership site. The gross estimated annual cost for operating expenditures, including programming, maintenance, electricity, and insurance for the readerboard sign, landscaping, landscape maintenance, taxes and preparation costs, is $60,750.

The Advisory Board voted to assess themselves $16,524.00 (the same as last year), which would generate $115,668.00 for FY 2026-27. In addition, $5,500 will be generated in interest income, for a total revenue of $121,168 for FY 2026-2027. As the annual expenditures are $60,750, the assessments will cover the total annual expenditures, with a surplus of $60,418. An assessment of $16,524.00 for each of the seven (7) dealership sites in the Auto Plaza BID will be placed on the tax rolls by the County of Los Angeles Department of Auditor-Controller.

At the conclusion of the hearing, the City Council may order changes in the proposed assessment, the proposed improvements to be funded, and/or the proposed boundaries of the BID. If the Council determines to levy the assessment as proposed, it may adopt the attached resolution (Attachment No. 1), which confirms the Annual Report and levies the assessment for FY 2026-27. Adoption of the resolution places direct assessments on the auto dealers of the West Covina Auto Plaza BID. The BID boundaries are included as Exhibit A to the resolution.

LEGAL REVIEW:

The City Attorney’s Office has reviewed the resolution and approved it as to form.

OPTIONS:

The City Council has the following options:

1) Approve staff’s recommendation; or
2) Provide alternative direction.

Prepared by: Gerardo Rojas, Economic Development Project Coordinator

Fiscal Impact

FISCAL IMPACT:

There is no impact to City funds by adopting the attached resolution that levies the assessment for the Auto Plaza BID. All costs are covered by assessments collected from the West Covina Auto Plaza Business Improvement District dealerships. In addition, the Auto Plaza BID is charged a nominal administrative fee for City staff's time to administer the West Covina Plaza BID and monitor the annual budget.

Attachments

Auto Plaza BID Power Point Presentation

Attachment No. 1 - Resolution No. 2026-78

Attachment No. 2 - Annual Report

CITY COUNCIL GOALS & OBJECTIVES: Achieve Fiscal Sustainability and Financial Stability
Maintain Good Intergovernmental Relations
Expand Economic Development Opportunities

CITY COUNCIL MEETING
JULY 21, 2026

ITEM XX – PUBLIC HEARING TO CONSIDER WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FISCAL YEAR 2026-2027 ANNUAL REPORT AND ASSESSMENT



WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT

- Consists of the 7 Dealerships
- BID was initially created to construct the reader board sign
- BID is funded by assessments on the business
- Each year the Advisory Board meets to approve the Annual Report and conduct elections



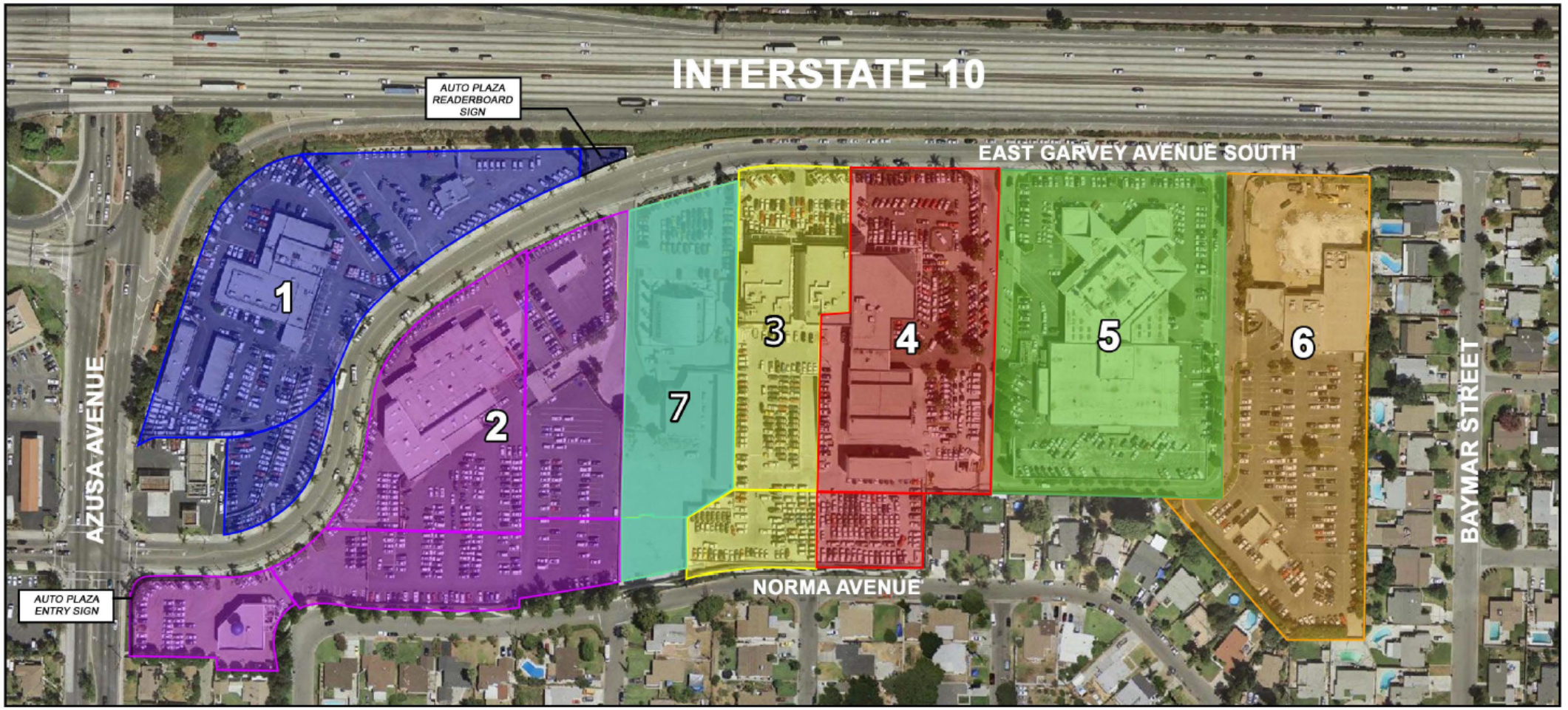


IMAGE NOT TO SCALE

N

	DEALERSHIPS	APN	LOT SIZE
1	Former Envision Toyota of West Covina	8478-007-025, 30, 31	4.17 acres
2	Norm Reeves Honda Super Store	8478-007-028, 34, 38, 8478-008-015	5.52 acres
3	Tesla West Covina	8474-004-047, 048	2.27 acres
4	Performance Ford	8478-004-046, 49	3.42 acres
5	Envision Mercedes Benz of West Covina	8478-004-042	4.16 acres
6	Audi of West Covina	8478-004-026	3.72 acres
7	Former DriveTime	8474-007-039, 040	2.23 acres

WEST COVINA AUTO PLAZA
BUSINESS IMPROVEMENT DISTRICT BOUNDARIES

New Proposed Benefit Zones

TIMELINE

June 18, 2026

Auto Plaza Advisory Board Meeting

July 11, 2026

Notice of Resolution in Local newspaper

July 7, 2026

Public Meeting where City Council adopted Resolution 2026-77 (setting place & date of Public Hearing)

July 21, 2026

Public Hearing – City Council will confirm the Auto Plaza Annual Report & levy the assessment for FY 2025-26

BUDGET
FY 2026-27

	2025-2026 (83% of Year Complete)				FY 2026-2027
	Adopted Budget	Actual as of 04/02/2026	% of Budget	Projected	Proposed Budget
Fund Balance					
Beginning Balance as of July 1	$ 53,574	$ 53,574		$ 53,574	$ 55,016
REVENUES					
Revenues from Assessments	115,668	50,842	44%	115,668	115,668
Interest Income / Other	5,500	0	0%	4,600	5,500
TOTAL REVENUES	**$ 121,168**	**$ 50,842**	**42%**	**$ 120,268**	**$ 121,168**
EXPENDITURES					
Operating Expenditures					
Professional Services (EMI-Programming*)	5,000	4,287	86%	5,160	5,300
Accounting	4,700	3,611	77%	4,700	4,700
Legal	0	0	0%	0	0
Insurance	800	0	0%	800	800
Project Improvements	14,400	0	0%	14,400	14,400
Other Supplies & Materials (Sign Warranty)	3,600	2,189	61%	3,000	3,200
Subtotal Other Contractual Services	**$ 28,500**	**$ 10,087**	**35%**	**$ 28,060**	**$ 28,400**
Electricity	13,650	10,036	74%	15,053	15,750
Telephone	1,050	727	69%	872	1,050
Equipment M & R (EMI-Maintenance)	11,550	9,333	81%	11,233	11,550
Admin and Overhead	4,000	0	0%	4,000	4,000
Interest Expense (Sign Repayment)	900	0	0%	874	0
Total Operating Expenditures	**$ 59,650**	**$ 30,182**	**51%**	**$ 60,092**	**$ 60,750**
Non-Operating (Sign-Loan)					
Sign Loan Interest	874	0	100%	874	-
Sign Loan Principal	57,000	0	0%	57,860	-
Total Non-Operating Expenditures	**$ 57,874**	$ -	0%	**$ 58,734**	$ -
TOTAL EXPENDITURES	**$ 117,524**	**$ 30,182**	**26%**	**$ 118,826**	**$ 60,750**
REVENUES LESS EXPENDITURES	**$ 3,644**	**$ 20,660**		**$ 1,442**	**$ 60,418**
ENDING FUND BALANCE	$ 57,218	$ 74,234		$ 55,016	$ 115,434
Loan Balance	$ (58,153)	$ (58,153)		$ -	$ -
Fund Balance Less Loan Balance	$ 115,371	$ 132,386		$ 55,016	$ 115,434
Six Month Operating Reserve*	$ 29,825	$ 29,825		$ 30,046	$ 30,375
ASSESSMENT PER DEALER (7)* **	$ 16,524				$ 16,524

ATTACHMENT NO. 1

RESOLUTION NO. 2026-78

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA, CONFIRMING THE ANNUAL REPORT FILED BY THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT ADVISORY BOARD AND LEVYING AN ANNUAL ASSESSMENT FOR THE WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT FOR FISCAL YEAR 2026-27

The City Council of the City of West Covina hereby finds and declares as follows:

WHEREAS, in adopting the Parking and Business Improvement Area Law of 1989 (California Streets and Highways Code section 36500 et seq.), the California Legislature authorized cities to levy assessments on businesses in order to promote economic revitalization and tourism, create jobs, attract new businesses, and prevent erosion of business districts; and

WHEREAS, on June 1, 1993, the City Council adopted Ordinance No. 1923, which established the West Covina Auto Plaza Business Improvement District ("District") for purposes of levying an assessment within the District to fund the construction, operation and maintenance of an electronic readerboard to be located adjacent to the I-10 freeway and benefit the West Covina Auto Plaza dealerships to be assessed. The District was established with one hundred percent (100%) property owner consent; and

WHEREAS, on April 19, 1994, the City Council appointed the owners and/or their representatives of the auto dealerships located in the West Covina Auto Plaza as the advisory board of the District as required by California Streets and Highways Code section 36530 ("Advisory Board"); and

WHEREAS, on June 16, 2015, the Advisory Board modified the benefits zones within the District, increasing the number of benefit zones from six (6) dealership sites to seven (7) dealership sites. The boundaries and benefit zones of the District are set forth in Exhibit A, attached hereto and incorporated herein; and

WHEREAS, the Advisory Board has caused the annual report for Fiscal Year 2026-27 required by California Streets and Highways Code section 36533 to be prepared and filed with the City Clerk; and

WHEREAS, the City Council has approved said annual report; and

WHEREAS, the City Council proposes to levy and collect an assessment within the District for Fiscal Year 2026-27; and

WHEREAS, on July 7, 2026, the City Council adopted Resolution No. 2026-77, a resolution of intention to levy the assessment within the District for FY 2026-27 and setting the date for a public hearing for July 21, 2026, in accordance with the requirements of California Streets and Highways Code section 36534; and

WHEREAS, the City Council has conducted a public hearing as required by California Streets and Highways Code section 36535; and

WHEREAS, the City Council now desires to confirm the annual report as filed by the Advisory Board and adopt this Resolution to levy the assessment for the 2026-2027 Fiscal Year.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WEST COVINA, CALIFORNIA DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. Annual Report. The City Council hereby confirms the annual report on the District as originally filed by the Advisory Board in accordance with California Streets and Highways Code section 36535. The report shall be kept on file in the City Clerk's Office.

SECTION 2. Assessment. An annual assessment for the District for Fiscal Year 2026-27 shall be levied pursuant to California Streets and Highways Code section 36500 et seq. The boundaries of the District are set forth in Exhibit A. The amount of the annual assessment is $16,524.00. Pursuant to California Streets and Highways Code section 36531, new businesses commenced after the effective date of the resolution levying the assessment will be exempt from the levy of the assessment for Fiscal Year 2026-27.

SECTION 3. Types of Activities to Be Funded. The assessment revenue collected through the levy of the annual assessment will be used for financing the operation and maintenance of an LED readerboard sign located in the West Covina Auto Plaza adjacent to the San Bernardino Interstate 10 Freeway as well as financing of the operation and maintenance costs for the entry monument to the Auto Plaza, which includes the sign and landscaping located at the southwest corner of Azusa Avenue and Garvey Avenue South.

SECTION 4. Method and Basis of Levy. The method and basis of levying the assessment will be pursuant to Ordinance No. 1923, which was adopted by the City Council on June 1, 1993.

SECTION 5. Certification; Effective Date. The City Clerk shall certify to the adoption of this Resolution and shall enter the same in the book of original resolutions and it shall become effective immediately.

APPROVED AND ADOPTED this 21st day of July, 2026.

Letty Lopez-Viado
Mayor

APPROVED AS TO FORM

Thomas P. Duarte
City Attorney

ATTEST

Lisa Sherrick, CMC
Assistant City Clerk

I, LISA SHERRICK, CMC, ASSISTANT CITY CLERK of the City of West Covina, California, do hereby certify that the foregoing Resolution No. 2026-78 as duly adopted by the City Council of the City of West Covina at a regular meeting thereof held on the 21st day of July, 2026, by the following vote of the City Council:

AYES:
NOES:
ABSENT:
ABSTAIN:

Lisa Sherrick, CMC
Assistant City Clerk

EXHIBIT A

WEST COVINA AUTO PLAZA BUSINESS IMPROVEMENT DISTRICT BOUNDARIES

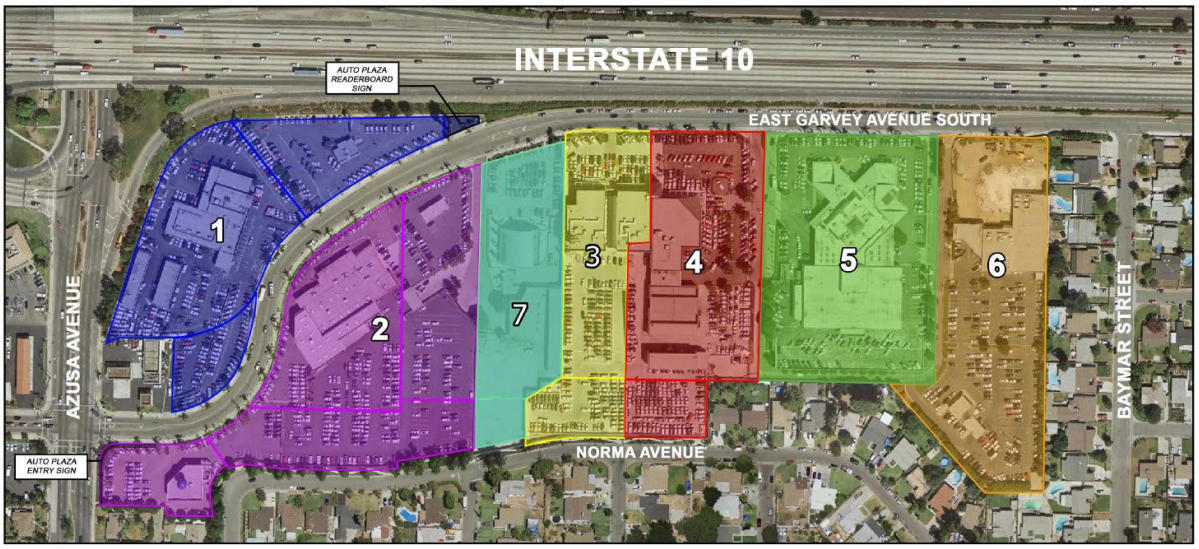


IMAGE NOT TO SCALE

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	DEALERSHIPS	APN	LOT SIZE
1	Former Envision Toyota of West Covina	8478-007-025, 30, 31	4.17 acres
2	Norm Reeves Honda Super Store	8478-007-028, 34, 38, 8478-008-015	5.52 acres
3	Tesla West Covina	8474-004-047, 048	2.27 acres
4	Performance Ford	8478-004-046, 49	3.42 acres
5	Envision Mercedes Benz of West Covina	8478-004-042	4.16 acres
6	Audi of West Covina	8478-004-026	3.72 acres
7	Former DriveTime	8474-007-039, 040	2.23 acres

WEST COVINA AUTO PLAZA
BUSINESS IMPROVEMENT DISTRICT BOUNDARIES
New Proposed Benefit Zones

Exhibit A

ATTACHMENT NO. 2

WEST COVINA AUTO PLAZA
BUSINESS IMPROVEMENT DISTRICT
ANNUAL REPORT
FOR
FISCAL YEAR 2026-2027

1. **Any proposed changes in the boundaries of the business improvement district area.**

   None.

2. **The improvements and activities to be provided for Fiscal Year 2026-2027.**

   Financing the operation and maintenance of an LED readerboard sign located in the West Covina Auto Plaza adjacent to the San Bernardino Interstate 10 Freeway as well as financing of the operation and maintenance costs for the entry monument to the Auto Plaza, which includes the sign and landscaping located at the southwest corner of Azusa Avenue and Garvey Avenue South. Financing also includes landscape maintenance along Interstate 10 Freeway immediately facing and parallel to the Auto Plaza Dealerships.

3. **Estimate of the cost of providing the improvements and the activities for Fiscal Year 2026-2027.**

   Gross estimated annual cost/expenditures for operating expenditures including programming, maintenance, electricity, and insurance for the readerboard sign, landscaping, landscape maintenance, taxes and preparation costs, amongst other costs is $60,750. The Advisory Board voted to assess themselves $16,524.00 (the same as last year) which would generate $115,668.00 for FY 2026-2027. In addition, $5,500 will be generated in interest income, for a total revenue of $121,168 for FY 2026-2027. As the annual expenditures are $60,750, the assessment will cover the total annual expenditures with a surplus of $60,418. An assessment of $16,524.00 for each of the seven (7) dealership sites in the business improvement district will be placed on the tax rolls by the County of Los Angeles Department of Auditor-Controller.

4. **Method and basis of levying the assessment for Fiscal Year 2026-2027.**

   The method and basis of levying the assessment will be pursuant to Ordinance No. 1923, which was adopted by the City Council on June 1, 1993.

5. **Amount of any surplus or deficit revenues to be carried over from Fiscal Year 2026-2027.**

   FY 2026-2027 is anticipated to have a surplus of $60,418.

6. **Amount of any contributions to be made from sources other than the assessments levied.**

   None.

EXHIBIT A

	2025-2026 (83% of Year Complete)				FY 2026-2027
	Adopted Budget	Actual as of 04/02/2026	% of Budget	Projected	Proposed Budget
Fund Balance					
Beginning Balance as of July 1	$ 53,574	$ 53,574		$ 53,574	$ 55,016
REVENUES					
Revenues from Assessments	115,668	50,842	44%	115,668	115,668
Interest Income / Other	5,500	0	0%	4,600	5,500
TOTAL REVENUES	**$ 121,168**	**$ 50,842**	**42%**	**$ 120,268**	**$ 121,168**
EXPENDITURES					
Operating Expenditures					
Professional Services (EMI-Programming*)	5,000	4,287	86%	5,160	5,300
Accounting	4,700	3,611	77%	4,700	4,700
Legal	0	0	0%	0	0
Insurance	800	0	0%	800	800
Project Improvements	14,400	0	0%	14,400	14,400
Other Supplies & Materials (Sign Warranty)	3,600	2,189	61%	3,000	3,200
Subtotal Other Contractual Services	**$ 28,500**	**$ 10,087**	**35%**	**$ 28,060**	**$ 28,400**
Electricity	13,650	10,036	74%	15,053	15,750
Telephone	1,050	727	69%	872	1,050
Equipment M & R (EMI-Maintenance)	11,550	9,333	81%	11,233	11,550
Admin and Overhead	4,000	0	0%	4,000	4,000
Interest Expense (Sign Repayment)	900	0	0%	874	0
Total Operating Expenditures	**$ 59,650**	**$ 30,182**	**51%**	**$ 60,092**	**$ 60,750**
Non-Operating (Sign-Loan)					
Sign Loan Interest	874	0	100%	874	-
Sign Loan Principal	57,000	0	0%	57,860	-
Total Non-Operating Expenditures	**$ 57,874**	**$ -**	**0%**	**$ 58,734**	**$ -**
TOTAL EXPENDITURES	**$ 117,524**	**$ 30,182**	**26%**	**$ 118,826**	**$ 60,750**
REVENUES LESS EXPENDITURES	**$ 3,644**	**$ 20,660**		**$ 1,442**	**$ 60,418**
ENDING FUND BALANCE	$ 57,218	$ 74,234		$ 55,016	$ 115,434
Loan Balance	$ (58,153)	$ (58,153)		$ -	$ -
Fund Balance Less Loan Balance	$ 115,371	$ 132,386		$ 55,016	$ 115,434
Six Month Operating Reserve*	$ 29,825	$ 29,825		$ 30,046	$ 30,375
ASSESSMENT PER DEALER (7)* **	$ 16,524				$ 16,524

AGENDA ITEM NO. 12

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PRESENTATION ON WEBSITE UPDATE EXPANDING PUBLIC ACCESS**

RECOMMENDATION:

It is recommended that the City Council:

1. Receive and file this report.

BACKGROUND:

The City's website has expanded access to improve accessibility and language access for the public by launching DocAcess by CivicPlus. This recent update makes website pages available through a searchable, accessible, and multilingual online platform. With growing awareness of digital accessibility and as more residents interact with government online, the City chose to implement DocAccess, to enhance transparency while reinforcing its longstanding commitment to providing equal access to public information under the Americans with Disabilities Act (ADA).

DISCUSSION:

Website enhancements include DocAccess which transforms PDF documents into HTML content aligned with the Web Content Accessibility Guidelines (WCAG) 2.1 Level AA, making records searchable, screen reader compatible, and fully navigable by a keyboard. The platform also features:

- Interactive document outlines for easy navigation of lengthy reports;
- An AI-powered "Ask a Question" tool that provides plain-language answers grounded in the document's content, and:
- Instant translation into more than 250 languages.

Residents can ask questions about documents in their preferred language, making City information more accessible for West Covina's diverse and multilingual community.

LEGAL REVIEW:

The City Attorney's Office did not review this report.

OPTIONS:

It is recommended that the City Council receive and file this report.

Prepared by: Lisa Sherrick, Assistant City Clerk
Additional Approval: Roxanne E. Lerma, Assistant City Manager

Attachments

Attachment No. 1 - DocAcess Presentation

CITY COUNCIL GOALS & OBJECTIVES: Enhance City Image and Effectiveness
An Accessible Community

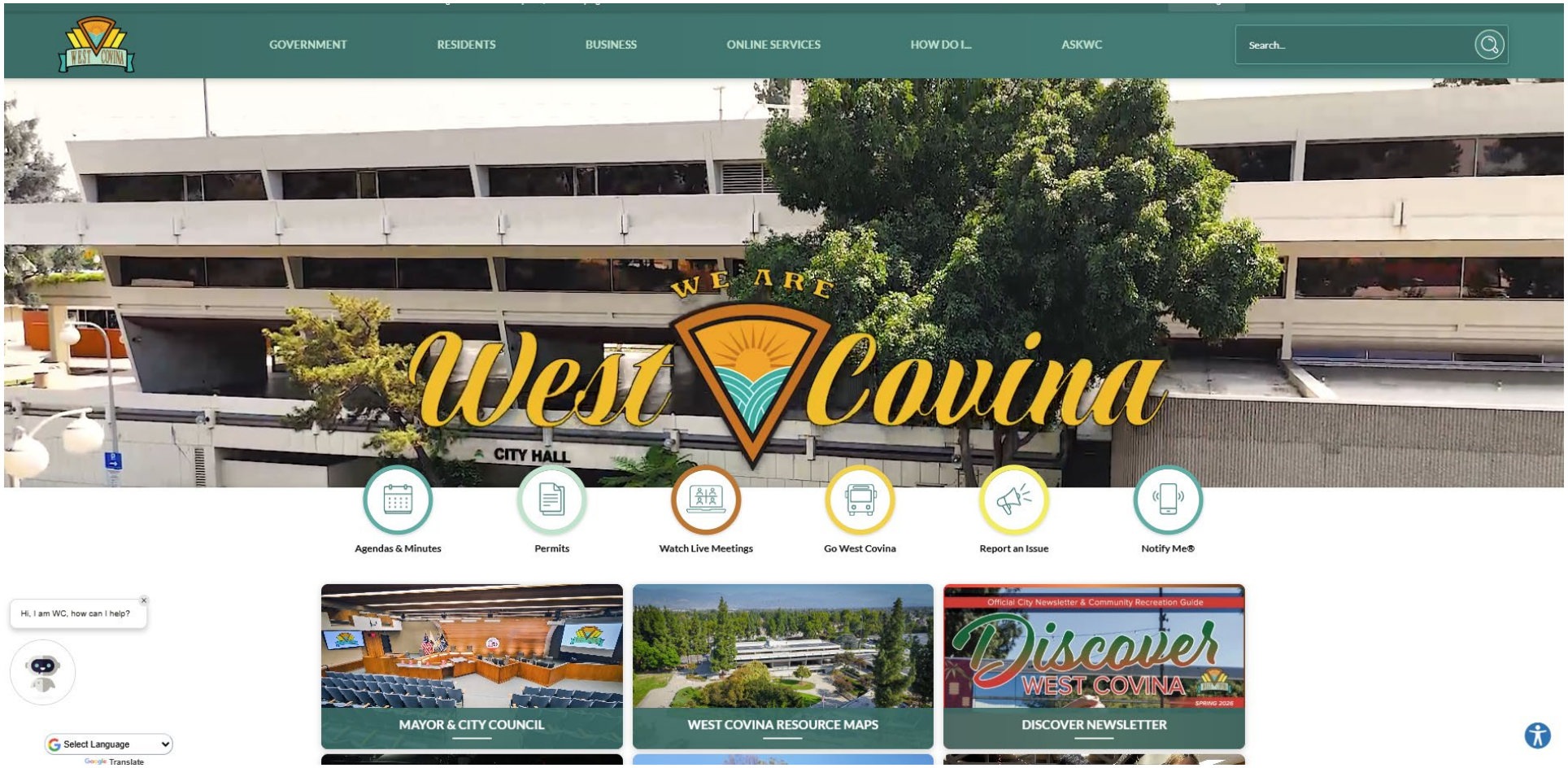
Attachment No. 1



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DocAccess

POWERED BY CIVICPLUS



DocAccess

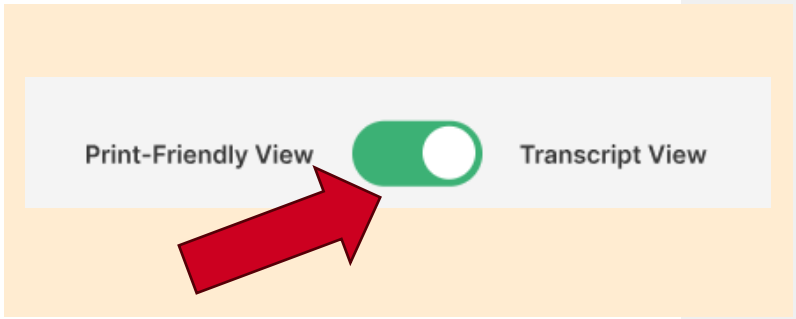
Simplifies SB 707 compliance by automatically converting all current and future PDFs on the Citys Website into Screen reader-friendly WCAG 2.1 AA-aligned HTML transcripts.

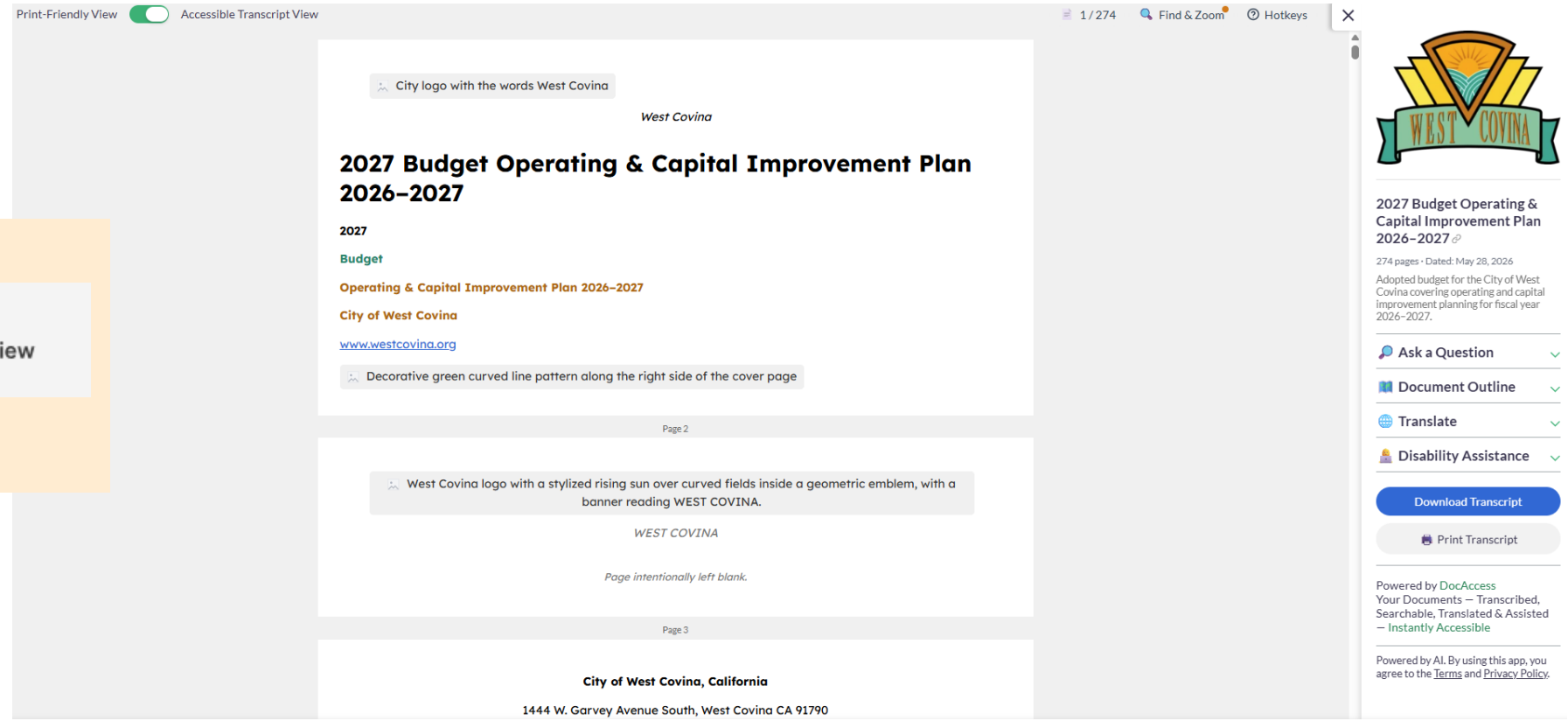
https://www.westcovina.gov/Archive.aspx?ADID=1630



Rapidly Convert Documents to HTML Transcripts

Once DocAccess is activated on the top of the screen, new and existing PDF documents on the City's website automatically open in the mobile-friendly DocAccess view. Residents can also use the print-friendly version of the HTML transcript, which includes detailed alt text for images.

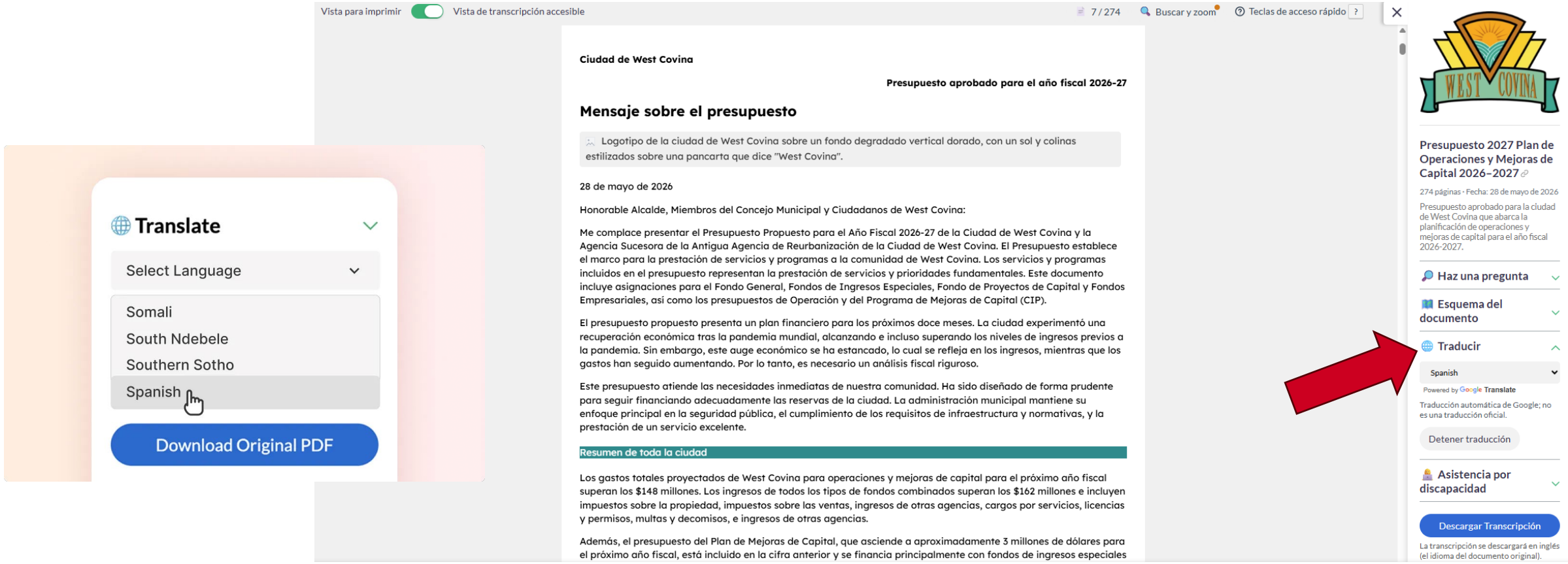




Align Tricky Documents to WCAG 2.1 AA Standards

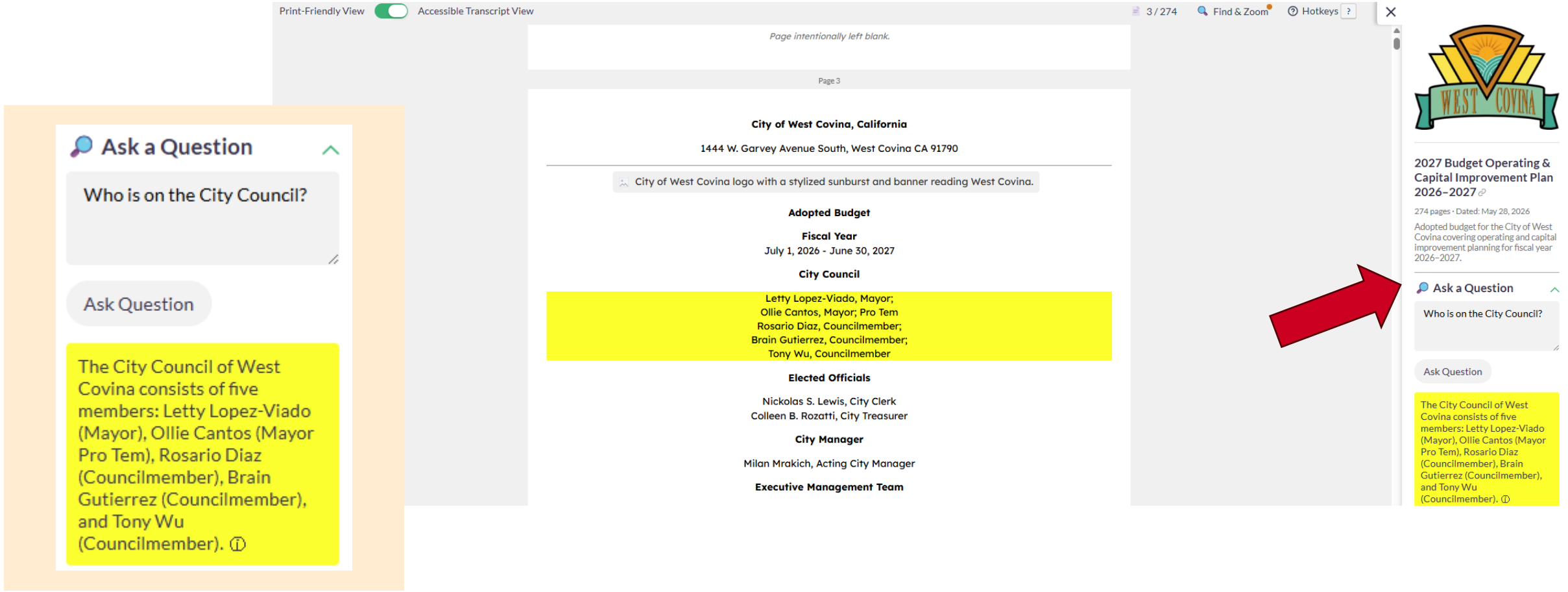
DocAccess is built for the complexity and range of government documentation. You can use it to convert the most difficult PDFs, including:

- Scanned legal documents and budgets with handwritten signatures
- Complex Documents with diagrams and charts



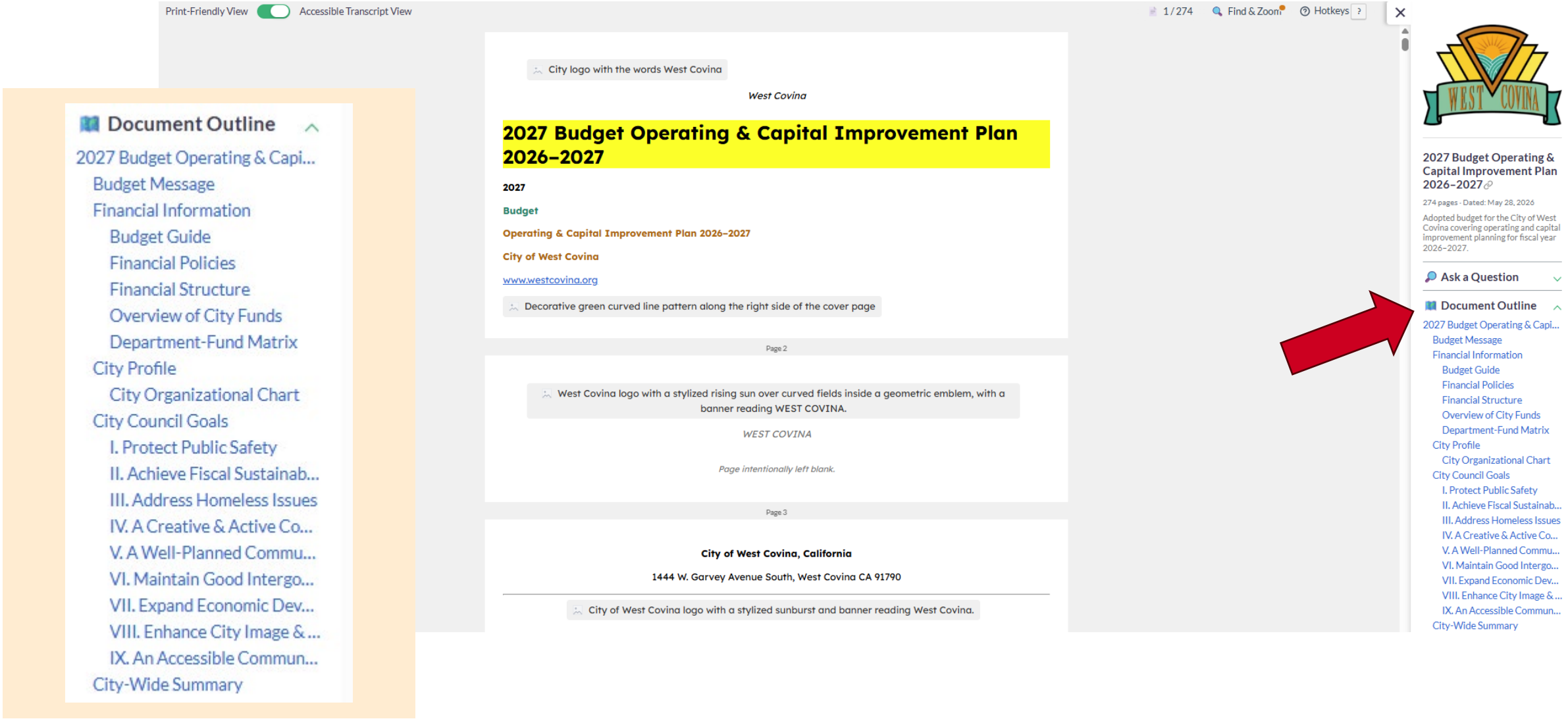
Translate to 250+ Languages

More than 250 built-in language translations can be applied to the HTML transcript with one click. Translations also apply to DocAccess features, including the Ask a Question Tool.



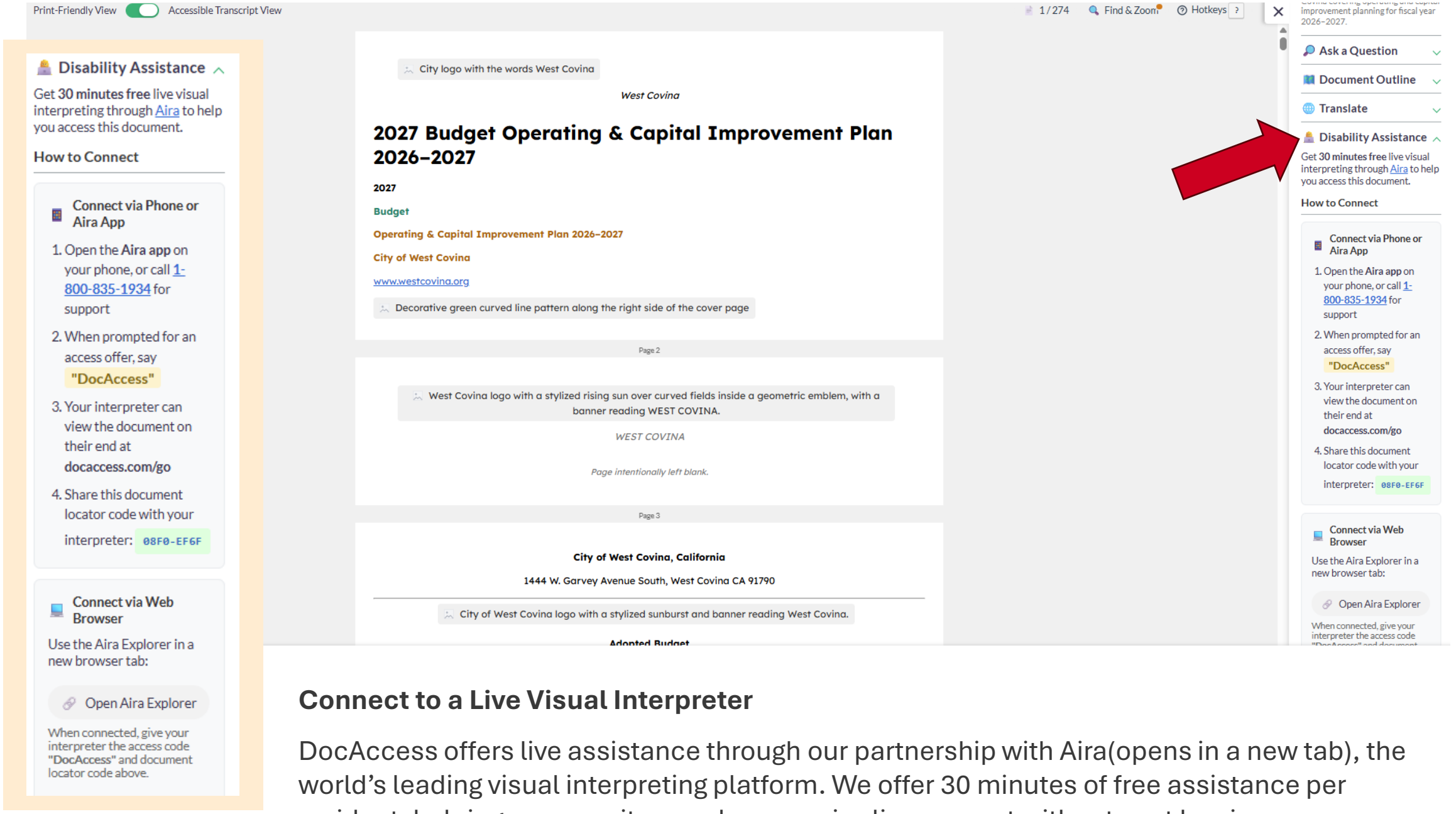
Ask a Question Tool

Built-in Q&A functionality empowers residents to engage with your document. When residents enter a direct question, DocAccess quickly returns an answer and highlights the relevant section on the page.



Document Outline for Easy Navigation

DocAccess generates an interactive document outline, so residents can quickly jump between sections. It minimizes scrolling, aligns to ADA requirements, and makes lengthy documents easier to navigate for everyone.



Connect to a Live Visual Interpreter

DocAccess offers live assistance through our partnership with Aira(opens in a new tab), the world's leading visual interpreting platform. We offer 30 minutes of free assistance per resident, helping community members receive live support without cost barriers.

AGENDA ITEM NO. 13

AGENDA STAFF REPORT

City of West Covina | Office of the City Manager

DATE: July 21, 2026

TO: Mayor and City Council

FROM: Milan Mrakich, City Manager

SUBJECT: **PRESENTATION ON PROPOSED PARKS AND RECREATION MASTERPLAN**

RECOMMENDATION:

It is recommended that the City Council:

1. Receive and file this report; and
2. Provide direction.

BACKGROUND:

The City of West Covina has initiated the development of a comprehensive Parks and Recreation Master Plan to establish a long-term vision for the City's parks, recreation facilities, programs, and open spaces. The Master Plan is intended to guide future investments, capital improvements, maintenance priorities, and recreational programming while ensuring that the City's park system continues to meet the evolving needs of residents. The planning process includes community outreach, stakeholder engagement, public workshops, and surveys to gather input from residents and community organizations.

DISCUSSION:

The purpose of this presentation is to provide the City Council with an overview of the proposed final Parks and Recreation Master Plan and its key recommendations. The presentation will summarize the Plan's vision, goals, priorities, and implementation strategy, including recommendations related to park improvements, recreational amenities, programming, accessibility, sustainability, and long-term capital planning.

The proposed Plan is intended to serve as a guiding document for future decision-making and will help prioritize investments in the City's parks and recreation system over the coming years. Implementation of the Plan's recommendations will occur incrementally and will be subject to future City Council approval, available funding, and annual budget considerations.

Staff is seeking City Council feedback on the proposed final Plan before returning with a recommendation for formal adoption.

LEGAL REVIEW:

The City Attorney's Office did not review this report.

Prepared by: Roxanne E. Lerma, Assistant City Manager

Fiscal Impact

FISCAL IMPACT:

There is no immediate fiscal impact associated with receiving this presentation. Any future projects or initiatives identified in the Parks and Recreation Master Plan will be considered through the annual budget process and will require separate City Council authorization.

CITY COUNCIL GOALS & OBJECTIVES:

A Creative and Active Community
A Well-Planned Community
Maintain Good Intergovernmental Relations
Enhance City Image and Effectiveness
An Accessible Community