



Council Chambers
200 H Street
Antioch, CA 94509

Closed Session - 6:00 P.M.
Regular Meeting - 7:00 P.M.

ANNOTATED AGENDA

for

FEBRUARY 13, 2018

Antioch City Council
Regular Meeting

Including the Antioch City Council
acting as Housing Successor to the
Antioch Development Agency/
Antioch Public Financing Authority

Sean Wright, Mayor
Lamar Thorpe, Mayor Pro Tem
Monica E. Wilson, Council Member
Tony Tiscareno, Council Member
Lori Ogorchock, Council Member

Arne Simonsen, CMC, City Clerk
Donna Conley, City Treasurer

Ron Bernal, City Manager
Derek Cole, Interim City Attorney

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Council meetings are televised live on Comcast Channel 24

Notice of Availability of Reports

This agenda is a summary of the actions proposed to be taken by the City Council. For almost every agenda item, materials have been prepared by the City staff for the Council's consideration. These materials include staff reports which explain in detail the item before the Council and the reason for the recommendation. The materials may also include resolutions or ordinances which are proposed to be adopted. Other materials, such as maps and diagrams, may also be included. All of these materials are available at the City Clerk's Office, located on the 3rd Floor of City Hall, 200 H Street, Antioch, CA 94509, during normal business hours for inspection and (for a fee) copying. Copies are also made available at the Antioch Public Library for inspection. Questions on these materials may be directed to the staff member who prepared them, or to the City Clerk's Office, who will refer you to the appropriate person.

Notice of Opportunity to Address Council

The public has the opportunity to address the Council on each agenda item. To address the Council, fill out a yellow Speaker Request form, available on each side of the entrance doors, and place in the Speaker Card Tray. See the Speakers' Rules on the inside cover of this Agenda. Comments regarding matters not on this Agenda may be addressed during the "Public Comments" section.

6:01 P.M. ROLL CALL – CLOSED SESSION – for Council Members – *All Present*

PUBLIC COMMENTS for Closed Session – *None*

CLOSED SESSION:

- 1) **CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION** – Potential Litigation pursuant to Election Code 14025: California Voter Rights Act Demand Letter.

Direction given to City Attorney

COUNCIL MEETING DEDICATED IN HONOR OF LINDA FREDERICKSON AND BLACK HISTORY MONTH

7:01 P.M. ROLL CALL – REGULAR MEETING – for City /City Council Members acting as Housing Successor to the Antioch Development Agency/Antioch Public Financing Authority – *All Present*

PLEDGE OF ALLEGIANCE

ANNOUNCEMENTS OF CIVIC AND COMMUNITY EVENTS

ANNOUNCEMENTS OF BOARD AND COMMISSION OPENINGS (*Deadline date to apply: 03/02/18*)

- *CONTRA COSTA TRANSIT AUTHORITY-CITIZEN ADVISORY COMMITTEE*
- *SALES TAX CITIZENS' OVERSIGHT COMMITTEE*

PUBLIC COMMENTS – *Members of the public may comment only on unagendized items. The public may comment on agendized items when they come up on this Agenda.*

CITY COUNCIL COMMITTEE REPORTS

MAYOR'S COMMENTS

PRESENTATIONS – *Public Finance Management (PFM) Investment Report presented by Izac O. Chyou, Senior Managing Consultant*

– *Deputy City Clerk Christina Garcia, Certified Municipal Clerk*

– *Presentation by the Economic Development Commission Chairperson Keith Archuleta – Cannabis Update*

STAFF REPORT

STAFF REPORT

STAFF REPORT

1. CONSENT CALENDAR for City /City Council Members acting as Housing Successor to the Antioch Development Agency/Antioch Public Financing Authority

A. APPROVAL OF COUNCIL MINUTES FOR JANUARY 9, 2018

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the minutes.

STAFF REPORT

B. APPROVAL OF COUNCIL SPECIAL MEETING/WORKSHOP MINUTES FOR JANUARY 20, 2018

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the Special Meeting/Workshop Minutes.

STAFF REPORT

C. APPROVAL OF COUNCIL MINUTES FOR JANUARY 23, 2017

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the minutes.

STAFF REPORT

D. APPROVAL OF COUNCIL WARRANTS

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the warrants.

STAFF REPORT

E. REJECTION OF APPLICATION FOR A LATE CLAIM: KEHINDE SOKOYA

Rejected, 5/0

Recommended Action: It is recommended that the City Council reject the following application for a late claim filed by Kehinde Sokoya.

STAFF REPORT

F. SECOND READING – ADOPTION OF THE DOWNTOWN SPECIFIC PLAN (*Introduced on 01/23/18*)

Ord. No. 2135-C-S adopted, 5/0

Recommended Action: It is recommended that the City Council adopt the Ordinance adopting the Downtown Specific Plan.

STAFF REPORT

G. SINGLE AUDIT REPORTS FOR THE FISCAL YEAR ENDED JUNE 30, 2017

Received and filed, 5/0

Recommended Action: It is recommended that the City Council receive and file the City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2017.

STAFF REPORT

CONSENT CALENDAR for City /City Council Members acting as Housing Successor to the Antioch Development Agency/Antioch Public Financing Authority – Continued

- H. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH AUTHORIZING THE CITY MANAGER TO EXECUTE THE REIMBURSEMENT AGREEMENT FOR PREWETT RANCH DRIVE ACQUISITION BY EMINENT DOMAIN BETWEEN THE CITY OF ANTIOCH AND MISSION PEAKS HOMES, INC.

Reso No. 2018/17 adopted, 5/0

Recommended Action: It is recommended that the City Council adopt the Resolution authorizing the City Manager to execute the Reimbursement Agreement for Prewett Ranch Drive Acquisition by Eminent Domain between the City Of Antioch and Mission Peaks Homes, Inc.

STAFF REPORT

City of Antioch Acting as Housing Successor to the Antioch Development Agency

- I. APPROVAL OF HOUSING SUCCESSOR WARRANTS

Approved, 5/0

Recommended Action: It is recommended that the City Council approve the warrants.

STAFF REPORT

Antioch Public Financing Authority

- J. ANTIOCH PUBLIC FINANCING AUTHORITY – BASIC FINANCIAL STATEMENTS AND INDEPENDENT AUDITORS' REPORT FOR THE YEAR ENDED JUNE 30, 2017

Received and filed, 5/0

Recommended Action: It is recommended that the Board of the Antioch Public Financing Authority receive and file the Antioch Public Financing Authority – Basic Financial Statements and Independent Auditors' Report for the Year Ended June 30, 2017.

STAFF REPORT

PUBLIC HEARING

2. REQUESTED MODIFICATIONS TO THE PROJECT APPROVAL FOR THE PROMENADE – VINEYARDS AT SAND CREEK PROJECT (*con't from 01/09/18*)

Continued to 03/13/18, 5/0

Recommended Action: It is recommended that the City Council continue the public hearing to the February 27, 2018 meeting.

STAFF REPORT

PUBLIC HEARING – Continued

(MAYOR WRIGHT RECUSED HIMSELF FOR ITEM #3)

3. WILDFLOWER STATION (GP-16-01, PD-16-03, PW 460-4, UP-16-08, AR-16-04)

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

- Reso No. 2018/18 adopted, 3/1-Tiscareno**
- 1) Adopt the resolution approving the Wildflower Station Initial Study and Mitigated Negative Declaration.

- Reso No. 2018/19 adopted, 3/1-Tiscareno**
- 2) Adopt the resolution approving the Wildflower Station General Plan Amendment (GP-16-01) changing the land use designation from Neighborhood Community Commercial to Mixed Use.

- To 02/27/18 for adoption, 3/1-Tiscareno**
- 3) Introduce the ordinance for a zoning map amendment from Planned Development District (PD) and Neighborhood/Community Commercial (C-2) to Planned Development District (PD-16-03).

- Reso No. 2018/20 adopted, 3/1-Tiscareno**
- 4) Adopt the resolution approving a Vesting Tentative Map/Final Development Plan, Use Permit, and Design Review subject to conditions of approval (PW 460-4, UP-16-08, AR-16-04).

STAFF REPORT

(MAYOR WRIGHT RETURNED TO THE DAIS)

4. AMENDMENT TO FY17/18 MASTER FEE SCHEDULE REGARDING RECORDATION AND RELEASE OF LIENS

Reso No. 2018/21 adopted, 5/0

Recommended Action: It is recommended that the City Council adopt the resolution amending the FY17/18 Master Fee Schedule regarding recordation and release of liens.

STAFF REPORT

5. FORMATION OF THE PROPOSED CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

Continued to 02/27/18, 5/0

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

- 1) Adopt the Resolution Authorizing Formation of the City of Antioch Community Facilities District (“CFD”) No. 2018-01 (Public Services); and
- 2) Adopt the Resolution Calling Special Landowner Election; and
- 3) Adopt the Resolution Declaring Results of Special Landowner Election and Directing Recording of Notice of Special Tax Lien; and
- 4) Introduce the Ordinance Levying Special Taxes within the City of Antioch Community Facilities District No. 2018-01 (Public Services) by title only.

STAFF REPORT

PUBLIC HEARING – Continued

6. RECEIPT OF PUBLIC INPUT REGARDING THE DRAFTING OF A PROPOSED MAP OR MAPS AND THE SEQUENCE OF ELECTIONS FOR A DISTRICT-BASED SYSTEM OF ELECTING ANTIOCH CITY COUNCIL MEMBERS

STAFF REPORT

9:23 P.M.
9:36 P.M.

ADJOURNED TO BREAK (after PowerPoint Presentation received)
RECONVENE. ROLL CALL for Council Members – All Present

Public input received/no action taken

Recommended Action: It is recommended that the City Council receive public input regarding the drafting of a proposed map or maps and the sequence of elections for a district-based system of electing Antioch City Council members.

Additional Public Hearing Special Meetings Scheduled on:

February 15, 2018 @ 7:00 p.m. (Antioch Community Center, 4703 Lone Tree Way, Antioch)
March 10, 2018 @ 9:00 a.m. (Nick Rodriguez Community Center, 213 F Street, Antioch)

COUNCIL REGULAR AGENDA

7. CITY OF ANTIOCH COMPREHENSIVE ANNUAL REPORT FOR THE FISCAL YEAR ENDED JUNE 30, 2017

Received and filed, 5/0

Recommended Action: It is recommended that the City Council receive and file the City of Antioch Comprehensive Annual Report for the Fiscal Year Ended June 30, 2017.

STAFF REPORT

8. CONSIDERATION OF BIDS FOR THE PREWETT PARK CONCRETE IMPROVEMENTS (PW 567-6)

Reso No. 2018/22 adopted, 5/0

Recommended Action: It is recommended that the City Council adopt a resolution:

- 1) Authorizing an amendment increasing the Capital Improvement Budget for the Prewett Park Concrete Improvements project in the amount of \$200,000 from General Fund one time revenues at June 30, 2017; and
- 2) Awarding a contract to the lowest responsive and responsible bidder, TNB Construction and authorize the City Manager to execute an agreement in the amount of \$173,000.

STAFF REPORT

PUBLIC COMMENT

STAFF COMMUNICATIONS

COUNCIL COMMUNICATIONS AND FUTURE AGENDA ITEMS – Council Members report out various activities and any Council Member may place an item for discussion and direction on a future agenda. Timing determined by Mayor and City Manager – no longer than 6 months.

ADJOURNMENT – 11:02 p.m.



Deputy City Clerk Christina Garcia, Certified Municipal Clerk

PRESENTATION – Introduction

Founded in 1947, the International Institute of Municipal Clerks (IIMC) is a professional, nonprofit association that promotes continuing education and certification through university and college-based institutes and provides networking solutions, services and benefits to its members worldwide.

The Certified Municipal Clerk program is designed to enhance the job performance of the Clerk in small and large municipalities. To earn the CMC designation also requires pertinent experience in a municipality.

The CMC program prepares the applicants to meet the challenges of the complex role of the Municipal Clerk by providing them with quality education in partnership with institutes of higher learning, as well as State/Provincial/National Associations.

The CMC program has been assisting clerks to excel since 1970. Certification requires 60 units of education and 50 units of experience directly related to the municipal clerk position.



International Institute of Municipal Clerks

Professionalism in Local Government through Education

January 19, 2018

Dear Christina Garcia, CMC:

On behalf of the Board of Directors, it is my pleasure to inform you that you have been awarded the International Institute of Municipal Clerks' designation of Certified Municipal Clerk. Included in this package is your hard-earned CMC certificate, as well as your CMC lapel pin. We hope you wear it proudly.

IIMC grants the CMC designation only to those Municipal Clerks who complete demanding education requirements; and who have a record of significant contributions to their local government, their community and state.

In light of the speed and drastic nature of change these days, lifelong learning is not only desirable, it is necessary for all in local government to keep pace with growing demands and changing needs of the citizens we serve. We applaud your educational accomplishments and achievement of this milestone and congratulate you on your personal pursuit of professional excellence.

Sincerely,

Mary J. Kayser, MMC
IIMC President



Hereby Confers The Title of

Certified Municipal Clerk

upon

Christina Garcia, CMC

who has completed the requirements prescribed by the
International Institute of Municipal Clerks for Certification.

(You must remain an active member for IIMC to recognize your CMC)

Certified This 19 Day Of January A.D. 2018

Mary J. Kasper

IIMC President

Jane Anne Song

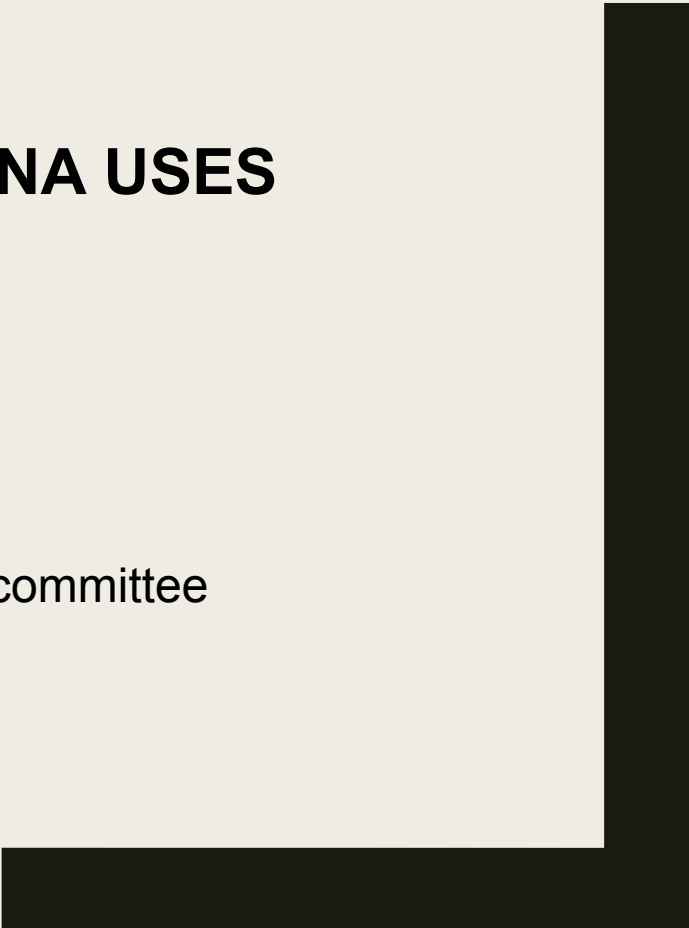
IIMC Director of Education



**COMMERCIAL NON-MEDICAL MARIJUANA USES
WITHIN THE CITY OF ANTIOCH**

(PROPOSITION 64)

Antioch Economic Development Commission Subcommittee
Report and Recommendations
February 6, 2018



Background on Commercial Non-Medical Marijuana within the City of Antioch

- May 9, 2017 Antioch City Council Highlights:
 - City Attorney: Retail and industrial uses could generate additional revenue; manufacturing & testing are less obtrusive – limit to industrial parts of town. Potential impacts: crime and safety issues, costs for city staff time and policing. Planning Commission would decide discretionary use permitting.
 - Public Comments: Several residents proposed a full prohibition due to adverse community impacts.
 - Council: Retail and distribution seemed to be of concern; one member opposed any commercial cultivation and/or sale; one member open to exploring revenue potential, provided safety concerns are met; and one member suggested working with other cities on a regional approach.
 - Council Vote: Get input from the Economic Development Commission.

Background on Commercial Non-Medical Marijuana Uses within the City of Antioch

- Economic Development Commission Activities:
 - June 6: Issue introduced to Commission; Commission places item on next meeting agenda and sets calendar to research issue, gather public comment, and provide a report and recommendations to the City Council
 - October 3: Commission reviews Prop. 64 licensing options with regard to Commercial Non-Medical Marijuana Uses, recommends that the City seek the allowed extension of the current moratorium
 - December 5: Commission discusses item, hears from APD, gathers public comment and establishes a Subcommittee to research the item
 - February 6: Commission discusses Subcommittee Preliminary Report, hears public comment, and votes on Report to be presented to the Council

Background of Proposition 64

- Legalized recreational use and sales of marijuana.
- Allows all adults 21 and over to possess up to an ounce of cannabis buds, seven grams of extract, and grow up to six plants indoors (or outdoors in a locked space not visible to the public).
- Gives cities and counties control over commercial activity - with the option of regulating commercial non-medical marijuana activities -or- banning activities altogether.

Potential Economic Impact of Legalizing Marijuana

- California is on the brink of legalizing a \$7 billion market for recreational marijuana and becoming the largest recreational marijuana market in the world.
- Legal marijuana business activities generate revenue for cities, spawn new laws, regulations, and taxation options.
- Projected to create more than 250,000 jobs within the \$30K-\$100K salary range.

Cannabis Industry Job Creation

- Currently 2 Northern Waterfront cities issuing permits:
 - *Martinez (Medical Dispensing), Oakley (Indoor Cultivation)*
- Other Contra Costa Cities and Contra Costa County
- Sector Strategy could address adding businesses and jobs to 2 manufacturing sub sectors:
 - *Life Sciences (biotech, drug manufacturers, research organizations)*
 - *Food & Beverage Processing (distributors, packagers, agri-business)*
- Competitive Advantages: Medical Community/Curriculum, Container Supplier, Goods Movement

Cannabis Industry Job Creation

- Vangst Staffing projects more than 400,000 jobs by 2020
- In 2015 Colorado added more than 18k jobs (conservative estimate)
- Less than six months after legalization, the Colorado's cannabis industry had already generated between 1,000 and 2,000 new jobs
- Colorado's jobless rate is the nation's lowest at 2.3 percent

Cannabis Industry Job Creation

2018 California Cannabis Forecast, Green Market Report:

- New legalized market could support between 81,000 and 103,000 jobs
- Secondary job market made up of industries that supply or interact with the primary industry:
 - *Security, Lab Testing, Light Manufacturers, Government (license issue and review, policy development, environmental control)*
- California is projected to add 162,000 new jobs

Cannabis Industry Job Creation

- Packager, Bud Tender, Labeler: \$25k-\$37k; Grower, Bud Trimmer, Clone Technician: \$40k-\$50k; Cultivation Associate, Call Center Manager, Extraction Technician: \$64k-\$90k. Engineers, Operations, Lab Managers: over \$100k.
- Industry specific skills: industry and product knowledge (future & newly created strains), attention to detail, manual dexterity, extraction, sales, business development, research, government relations, policy, legal.
- Cross-sector skills: accounting, bookkeeping, marketing, customer service, personnel and business management.
- Industry specific skills training offered via private colleges; Cross-sector training offered at community colleges and 4-year colleges & universities
- Almost all jobs require some form of training.

Cannabis Industry Job Creation

- Untapped Workforce:
 - *People that didn't want to work for big corporations in traditional industries*
 - *Older workers passed over by other employers*
 - *Non-traditional appearing people (colorful hair, excessive tattoos, creative piercings)*
 - *Scientist, chemists, horticulturalists*

Analysis of Commercial Marijuana Taxation Options for the City of Antioch

- Tax revenue is necessary to ensure the general fund could cover the governmental purpose of implementing a robust local cannabis program.
- Fees which the City can recover costs associated with implementing a cannabis program:
 - *Issuing of permits*
 - *Inspections*
 - *Compliance monitoring*
 - *Code enforcement*
 - *Law enforcement*
 - *Health impacts and education*
 - *Environmental cleanup and mitigation*
 - *Other related costs*

Analysis of Commercial Marijuana Taxation Options for the City of Antioch

- EDC recommendations to the City if commercial activities are allowed:
 - *Adopt an excise tax ordinance and a permitting ordinance*
 - *Establish a local excise tax of 10% or less*
 - *Approve a progressive tax for all operators*
 - *Guarantee permits not be issued until an excise tax is passed by voters or another funding source is secured*
 - *Ensure that the combination of state and local taxes are not so high so as to create an incentive to avoid compliance*

Analysis of Commercial Marijuana Taxation Options for the City of Antioch

- Retail
 - *Local Excise Tax of 10%*
- Cultivation - (See attached rate fee example)
 - *Per square foot based on maximum footage under the permit type issued*
 - *Plant count at 25 square feet per plant allowed*
- Manufacturing/Processing
 - *Local regulatory fee established at the outset*
 - *Annual business license fee, linked to city's actual cost of regulating (issuance of permits, inspections, audits, etc.)*

Analysis of Commercial Marijuana Taxation Options for the City of Antioch

- Testing Laboratories
 - *License and permit fees (should increase per annum based on CPI)*
- Distribution
 - *License and permit fees (should increase per annum based on CPI)*

Analysis of Commercial Marijuana Potential Revenue and Costs/Social Impact

- Estimated sales tax revenue per year:
 - *\$2.5 million to \$3 million (Based upon WA and CO recorded sales.)*
 - *\$5.07 million (Based upon use standpoint assumptions.)*
- Cost Impact:
 - *All costs can be covered by license fees, permit fees and taxes*
 - *No additional staff required to process applications*
- Social Impact:
 - *Though not possible to predict crime increases, the greatest would come from potential theft at retail dispensaries*
 - *Negative “perception” impact (economic development, family friendly, branding)*
 - *Increase in THC overdose among youth (cannabis edibles)*

Commercial Marijuana Licensing Options

- Licenses for Industrial uses – Cultivation, Manufacturing, Testing Laboratories, Distribution
- Licenses for Retail uses – Retail Sale, Delivery
- Prohibit all Commercial uses

Analysis of Commercial Marijuana Licensing Options

- Best Options for Antioch:
 - *Manufacturing/Processing*
 - *Medical Research/Lab Testing*
- They align with the City's Ag/Tech direction for the future
- Would be less likely to increase crime, blight and objectionable negative impacts
- More easily accommodated with space for operations
- License and permit fees can cover costs to the City and should increase per annum based on CPI
- Marijuana businesses increase job creation activity

Analysis of Commercial Marijuana Licensing Options

- Most Problematic Options for Antioch:
 - *Cultivation, Retail Sale and Delivery*
 - Could increase crime and decrease public safety (theft at cultivation sites and retail dispensaries)
 - Concerns around promoting a negative perception of Antioch (economic development, family friendly neighborhoods and branding)

Recommendations for Council Consideration

- Develop a conservative regulatory structure
- Consider giving license priority to Antioch residents
- Applicants must demonstrate funding and assure compliance
- Assure industry does not create deterrent to more desirable ED opportunities or have a negative perceived impact on the branding of Antioch
- Consider holding final approval of licenses and permits until more information becomes available

Recommendations for Council Consideration

- Retain qualified consultant services to assist with project design.
- Partner with workforce development and training providers to explore labor market opportunities and assist with skill acquisition and job creation activities
- Direct Planning Commission to assess business locations
- Authorize Antioch Police Department to prepare security guidelines for operators

A Final Thought

- Proceed with caution
- Undertake a Smart Growth plan for the cannabis industry
- Partner with workforce development and training providers to explore labor market opportunities and assist with skill acquisition and job creation activities
- Allow Economic Development Director to develop and implement a long-term vision and plan

Cannabis Industry Occupations

	Typical Salary (Averaged)	Manufacturing	Processing	Testing	Cross-Sector
Packager	\$24,960		X		
Clerical / Receptionist	\$25,000				X
Customer Service Representative / Dispatcher	\$27,000	X	X		
Research Specialist	\$30,000			X	
Equipment Maintenance and Cleaning	\$32,050	X			
Labeler	\$34,800		X		
Customer Support Representative / Manufacturing Call Center	\$36,500	X	X		
Inventory Associate	\$37,350	X	X		
Business Development Representative	\$45,000	X	X		
Operations Coordinator	\$51,650				X
Marketing Specialist	\$54,000				X
Customer Service Call Center Manager	\$60,000	X	X		
Manufacturing (Operations / Production) Manager	\$70,000	X	X		
Volatile Lead Technician	\$70,000	X			

Cannabis Industry Occupations

	Typical Salary (Averaged)	Manufacturing	Processing	Testing	Cross-Sector
Sr. Scientist Research Liaison	\$70,000			X	
Security	\$79,550				X
Regional Sales Manager	\$80,000		X		
Inventory Control Manager	\$82,500	X	X		
Extraction Technician	\$90,000	X	X	X	
Account Manager	\$98,200				X
Controller	\$112,500				X
Retention Marketing Coordinator	\$116,700				X
Growth Engineer	\$118,500				X
Director of Operations	\$120,000	X	X		
Director of Account Management	\$140,450				X
Data Scientist Engineer	\$166,000			X	
Lab Manager	\$200,000			X	
Master Extractor	\$250,000	X			
Wholesale Sales Representative	Commission	X	X		
Government Relations	Varies				X

Cannabis Industry Occupations

	Typical Salary (Averaged)	Cultivation	Manufacturing	Processing	Distribution	Testing	Cross-Sector
Packager	\$24,960			X			
Clerical / Receptionist	\$25,000						X
Customer Service Representative / Dispatcher	\$27,000		X	X	X		
Research Specialist	\$30,000					X	
Equipment Maintenance and Cleaning	\$32,050		X				
Labeler	\$34,800			X			
Delivery Driver	\$35,000				X		
Customer Support Representative / Manufacturing Call Center	\$36,500		X	X	X		
Bud Tender	\$36,600				X		
Inventory Associate	\$37,350		X	X	X		
Grower	\$41,050	X					
Field Representative	\$41,600				X		
Dispensary Sales Representative	\$41,600				X		
Business Development Representative	\$45,000		X	X	X		
Dispensary Sales Manager	\$48,000				X		

Cannabis Industry Occupations

	Typical Salary (Averaged)	Cultivation	Manufacturing	Processing	Distribution	Testing	Cross-Sector
Bud Trimmer	\$50,000	X					
Clone Technician	\$50,000	X					
Operations Coordinator	\$51,650						X
Marketing Specialist	\$54,000						X
Customer Service Call Center Manager	\$60,000		X	X	X		
Director of Retail Store Operations	\$60,150				X		
Cultivation Associate	\$64,400	X					
Volatile Lead Technician	\$70,000		X				
Manufacturing (Operations / Production) Manager	\$70,000	X	X	X			
Sr. Scientist Research Liaison	\$70,000					X	
Security	\$79,550						X
Regional Sales Manager	\$80,000			X			
Inventory Control Manager	\$82,500	X	X	X	X		
Extraction Technician	\$90,000		X	X		X	
Dispensary Manager	\$90,000				X		

Cannabis Industry Occupations

	Typical Salary (Averaged)	Cultivation	Manufacturing	Processing	Distribution	Testing	Cross-Sector
Account Manager	\$98,200						X
Controller	\$112,500						X
Retention Marketing Coordinator	\$116,700						X
Growth Engineer	\$118,500						X
Director of Operations	\$120,000	X	X	X			
Director of Account Management	\$140,450						X
Data Scientist Engineer	\$166,000					X	
Master Grower	\$200,000	X					
Lab Manager	\$200,000					X	
Master Extractor	\$250,000	X	X				
Wholesale Sales Representative	Commission	X	X	X	X		
Government Relations	Varies						X

Tax Example for Growers - Taken from Solano County Projection

License Type	Operator Revenue	Sq. Ft. Tax	Effective Tax Rate	Operator Tax
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Outdoor

Cottage: 25 Plants	\$62,500	\$10	10%	\$6,250
Specialty: 5,000	\$500,000	\$10	10%	\$50,000
Small: 10,000	\$1,000,000	\$10	10%	\$100,000
Medium: 43,560	\$4,356,000	\$10	10%	\$435,600

Indoor

Cottage: 500	\$187,500	\$38	10%	\$18,750
Specialty: 5,000	\$1,875,000	\$38	10%	\$187,500
Small: 10,000	\$3,750,000	\$38	10%	\$375,000
Medium: 22,000	\$8,250,000	\$38	10%	\$825,000

Mixed Light Use

Cottage: 2,500	\$540,000	\$22	10%	\$54,000
Specialty: 5,000	\$1,080,000	\$22	10%	\$108,000
Small: 10,000	\$2,160,000	\$22	10%	\$216,000
Medium: 22,000	\$4,752,000	\$22	10%	\$475,200



CITY OF ANTIOCH

Investment Performance Review For the Quarter Ended December 31, 2017

PRESENTATION.PFM

Client Management Team

PFM Asset Management LLC

Sarah Meacham, Managing Director

601 South Figueroa, Suite 4500

One Keystone Plaza, Suite 300

Izac O. Chyou, Senior Managing Consultant

Los Angeles, CA 90017

Harrisburg, PA 17101-2044

213-489-4075

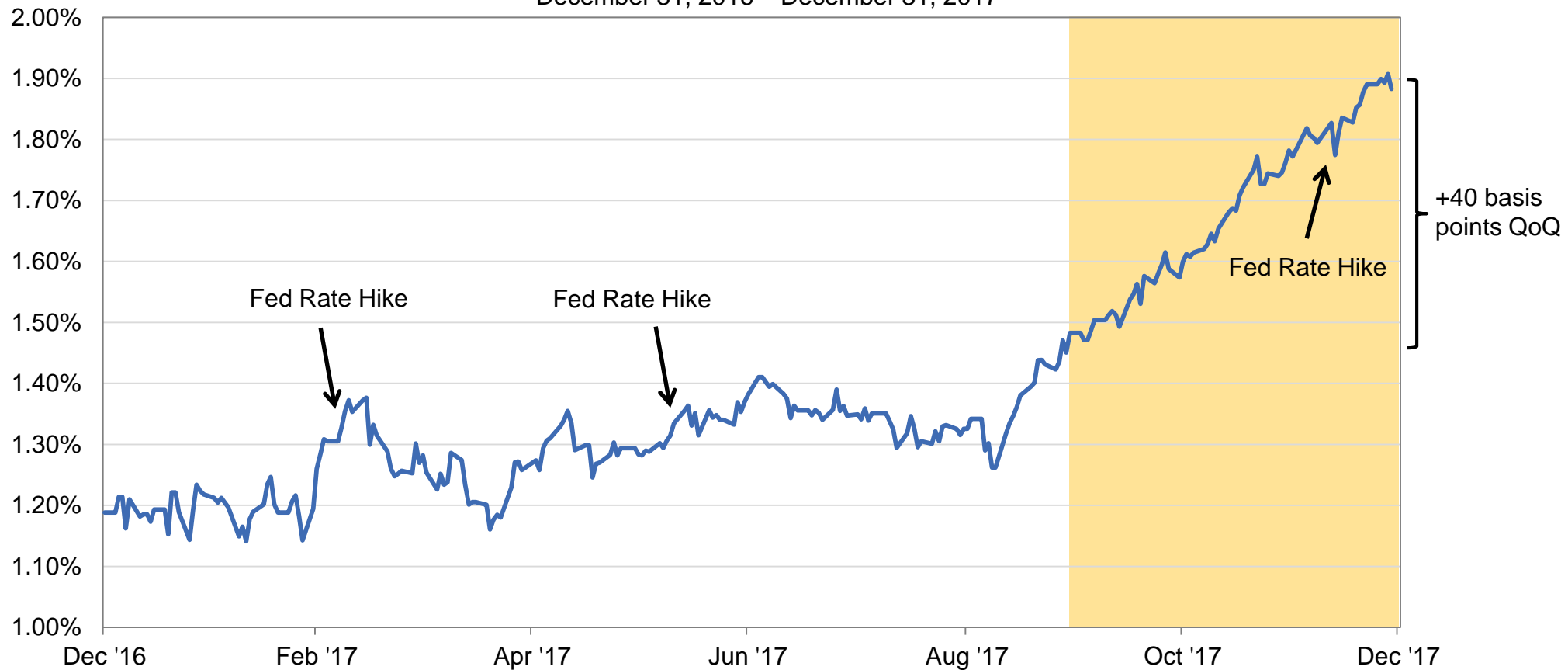
717-232-2723

Market Update

Interest Rate Update

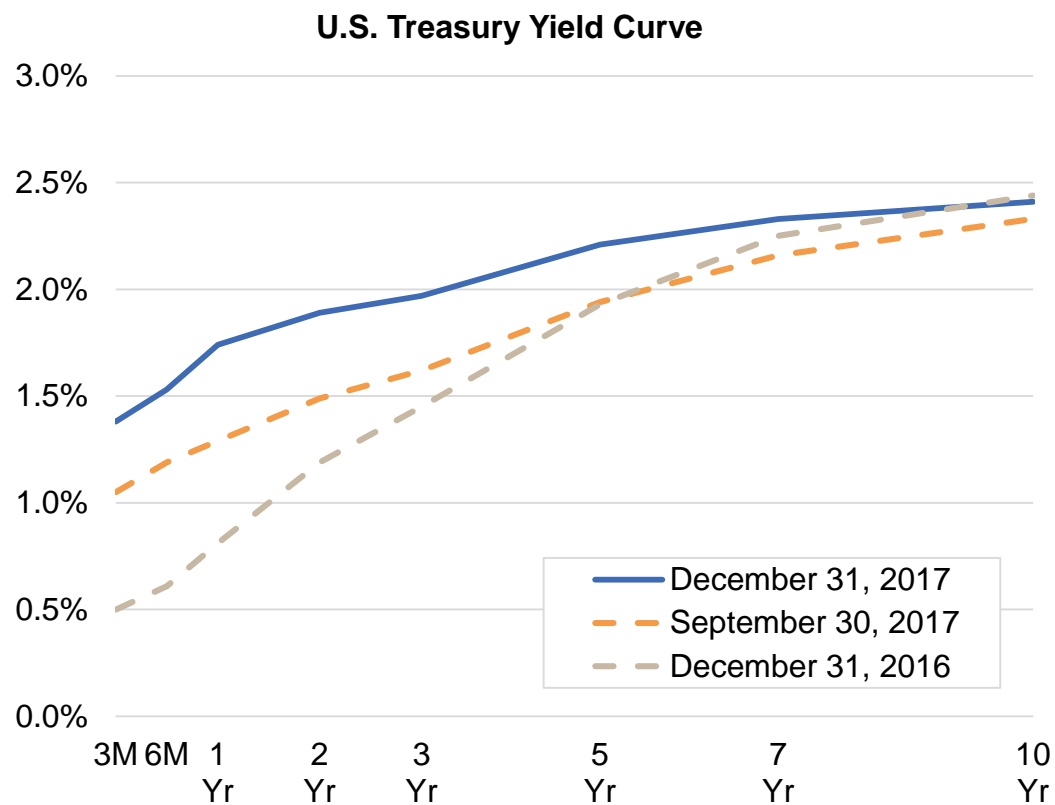
- Two-year treasury yields moved notably higher for the year ended December 31, 2017; the increase was most pronounced during the fourth quarter as markets responded to another rate hike by the Federal Reserve and the passage of the largest overhaul of the U.S. tax system in more than 30 years.

2-Year Treasury Yields
December 31, 2016 – December 31, 2017



Source: Bloomberg, as of 12/31/17.

U.S. Treasury Yield Curve



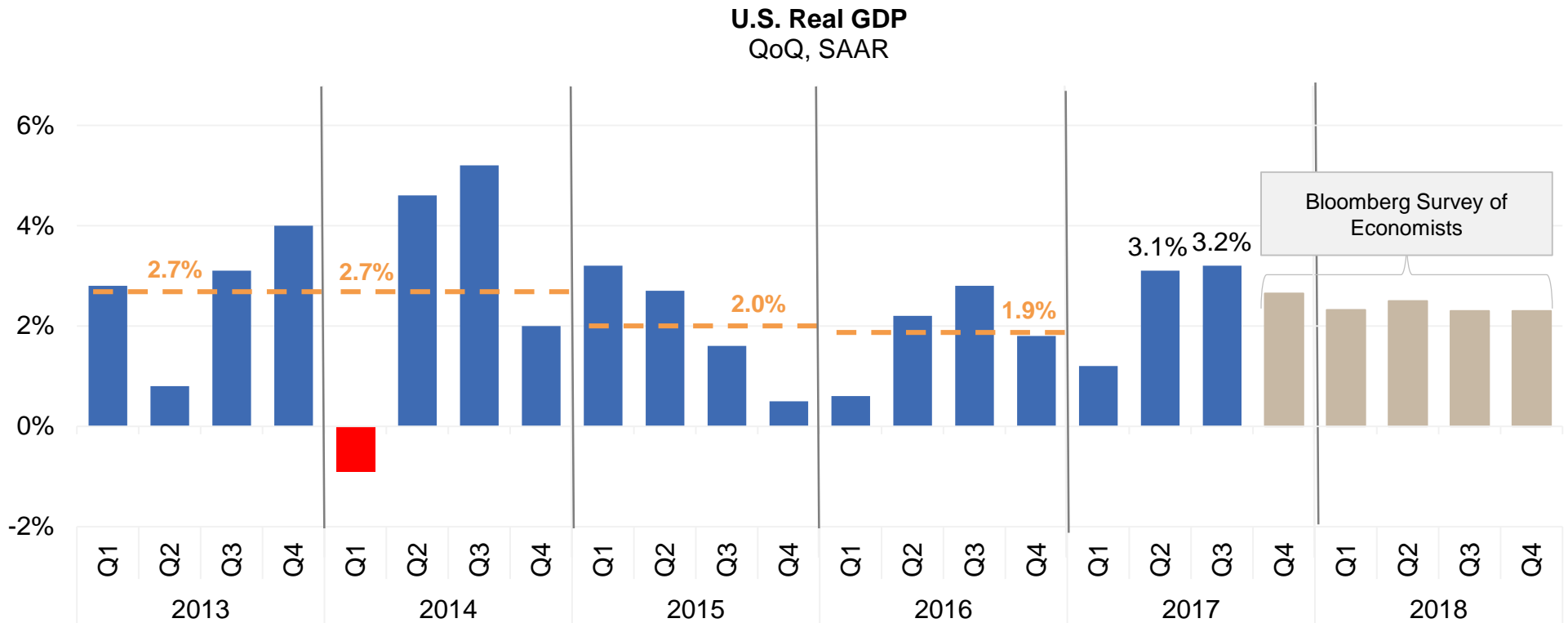
Yield Curve History

Maturity	12/31/16	12/31/17	Change
3-Mo.	0.50%	1.38%	+ 0.88%
6-Mo.	0.61%	1.53%	+ 0.92%
1-Yr.	0.81%	1.74%	+ 0.93%
2-Yr.	1.19%	1.89%	+ 0.70%
3-Yr.	1.45%	1.97%	+ 0.52%
5-Yr.	1.93%	2.21%	+ 0.28%
10-Yr.	2.44%	2.41%	- 0.03%
20-Yr.	2.76%	2.58%	- 0.18%
30-Yr.	3.07%	2.74%	- 0.33%

Source: Bloomberg, as of 12/31/17.

Economic Growth Remained Strong in Third Quarter

- Gross domestic product (GDP) increased at an annualized rate of 3.2% in the third quarter of 2017, the fastest pace of expansion over two consecutive quarters since 2014. Growth has averaged 2.3% over the last four quarters.
- The acceleration in third quarter GDP reflected positive contributions from personal consumption and business investment boosted primarily by a rise in private inventories and exports. This acceleration was offset by negative contributions from residential housing.

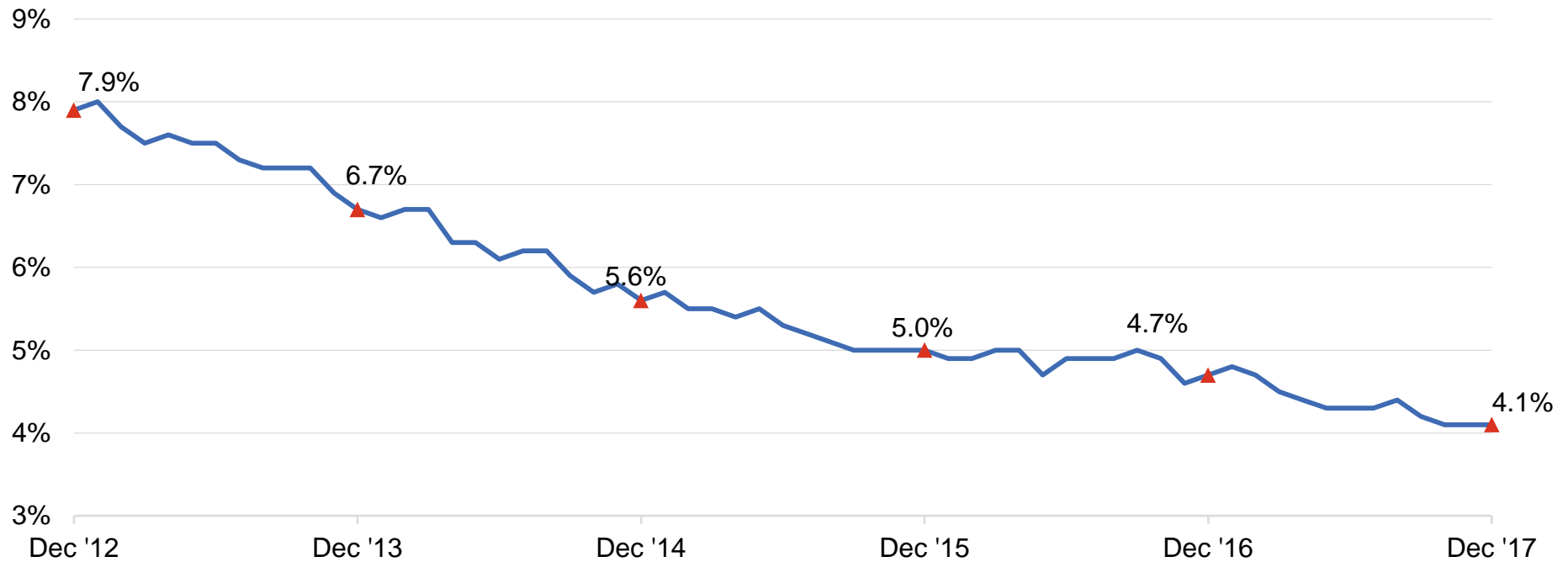


Source: Bloomberg, as of December 2017. SAAR is seasonally adjusted annualized rate. Orange dashes denote four-quarter averages.

Labor Market Activity During the Quarter

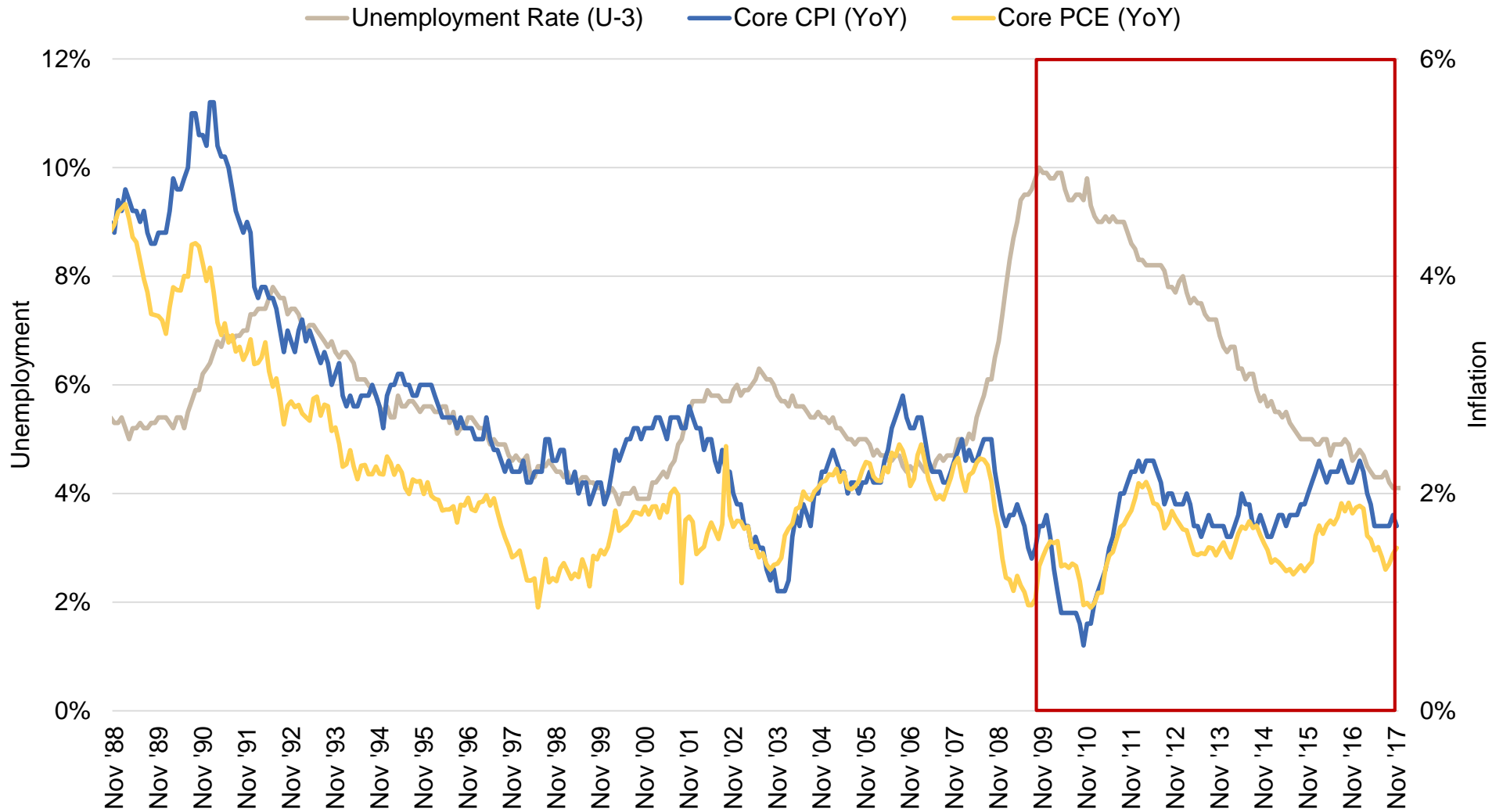
- The U.S. labor market added 611,000 jobs for the quarter ending December 31, 2017, and an average of 171,000 jobs per month over the past year.
- Headline unemployment rate for the fourth quarter remained at 4.1% for the third consecutive month. The U6 unemployment rate decreased from 8.3% in September to 8.1% in December, while the labor force participation rate fell from 63.0% in September to 62.7% in December.
- Average hourly earnings—an important gauge of wage growth—grew 2.5% over the past 12 months.

Unemployment Rate



Source: Bloomberg, as of December 2017.

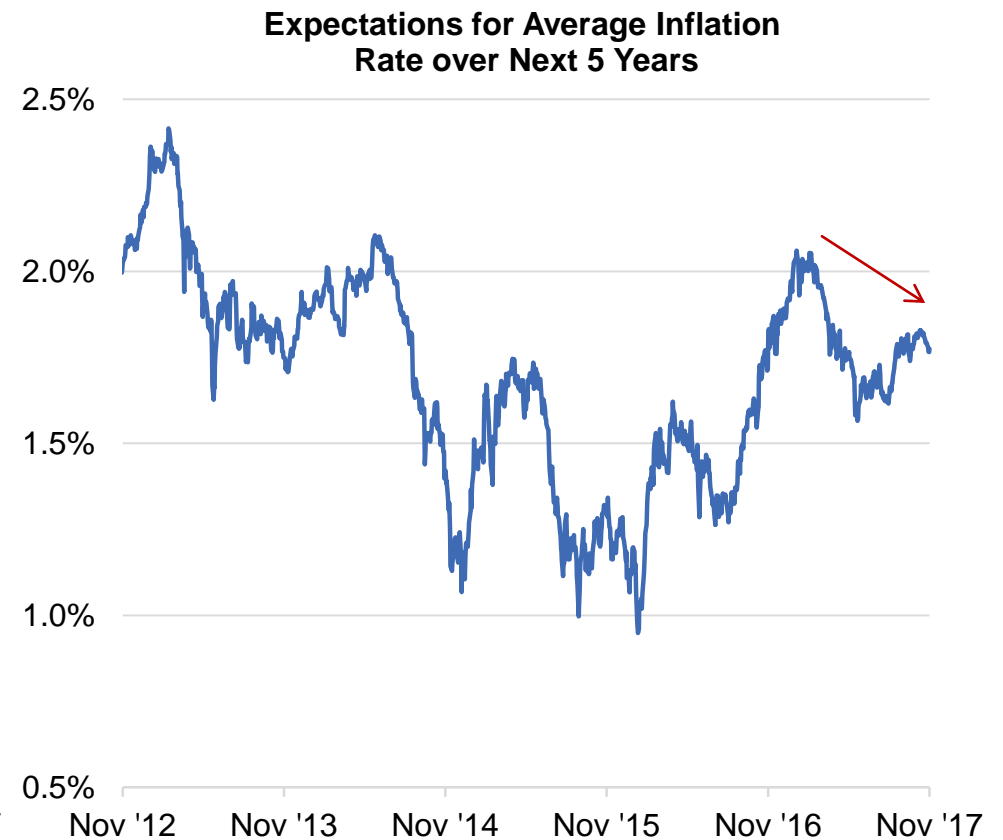
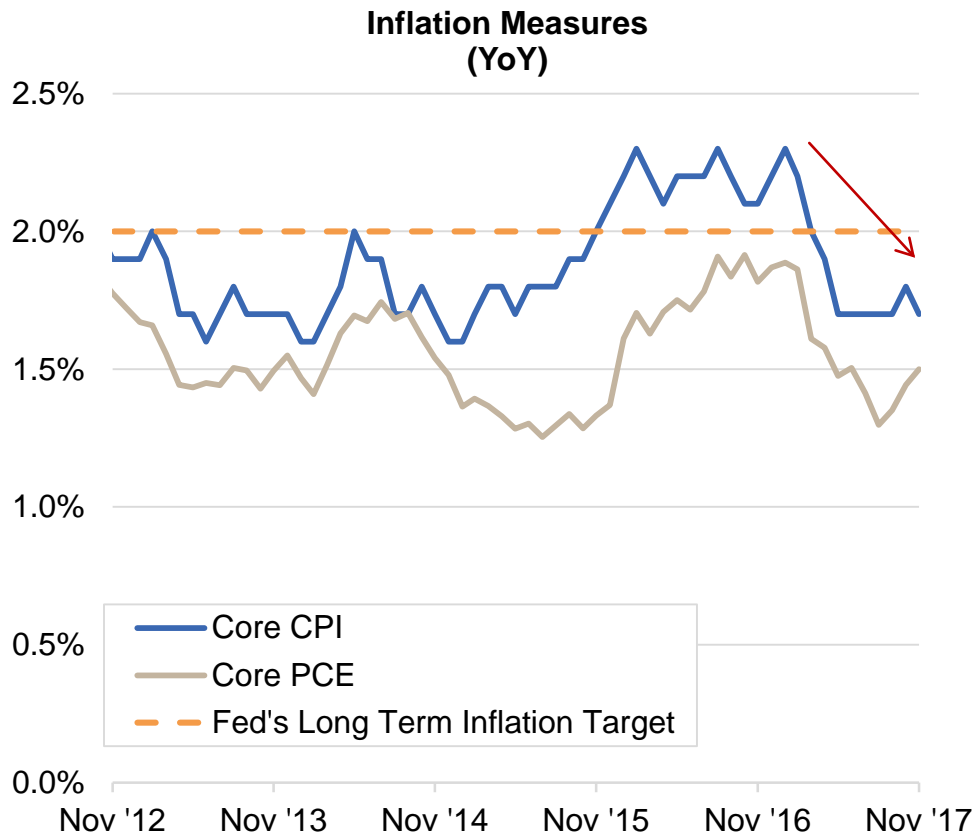
Inflation Remains Lackluster Despite a Strong Labor Market



Source: Bloomberg, as of November 2017.

Inflation Remains Muted

- Inflation pressures have declined since the beginning of 2017. The core personal consumption expenditures (PCE) price index, the Fed's preferred measure of inflation, moved slightly higher to 1.5% year-over-year in November.
- The Fed expects inflation to remain subdued in the near term but to reach their 2% target in the medium term.



Source: Bloomberg, as of November 2017. Inflation expectations based on yield difference between 5-year Treasury note and 5-year Treasury Inflation Protected Securities (TIPS).

GOP Tax Cuts and Jobs Act

Business Taxes

Marginal Tax Rate

- Reduced from 35% to 21%.
- Marks the largest one-time decline in U.S. history and amounts to almost \$1 trillion of tax cuts over the next decade.

Deductions

- Pass-through businesses like limited liability corporations allowed to deduct 20% of their earnings. However, this will expire after 2025.

Exemptions

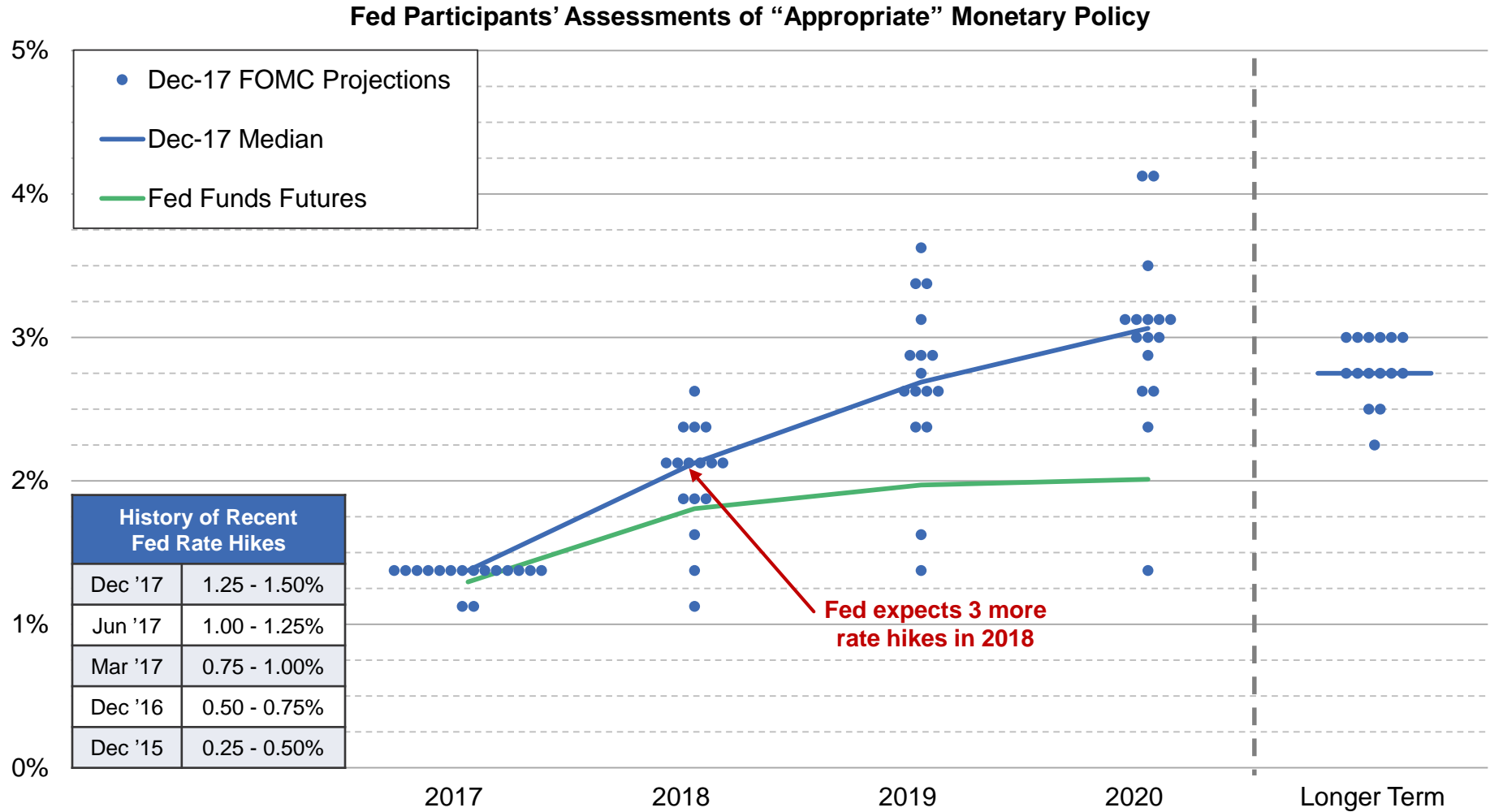
- Businesses will be exempt from paying the corporate alternative minimum tax.

Other

- One-time tax on repatriated cash and profits will be 15.5%, up slightly from the 14% to 14.5% that had been proposed in earlier versions.

Source: The Washington Post, Business Insider.

FOMC "Dot Plot" – December 2017



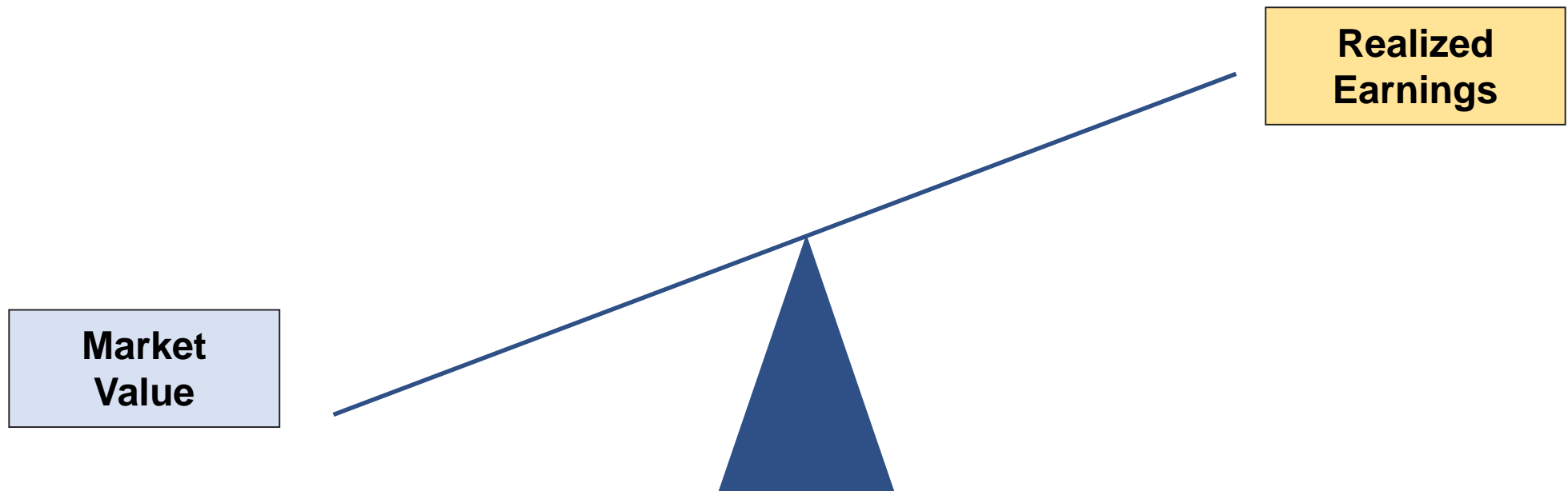
Source: Federal Reserve and Bloomberg. Individual dots represent each Fed member's judgement of the midpoint of the appropriate target range for the federal funds rate at each year-end. Fed funds futures as of 12/13/17.

The Impact of Rising Interest Rates

- ◆ For fixed-income holdings, when interest rates rise. . .
- ◆ Market values of existing holdings decline, resulting in *unrealized* market value losses and possibly negative total return;

HOWEVER

- ◆ Realized earnings will increase over time as new securities are added at higher interest rates.



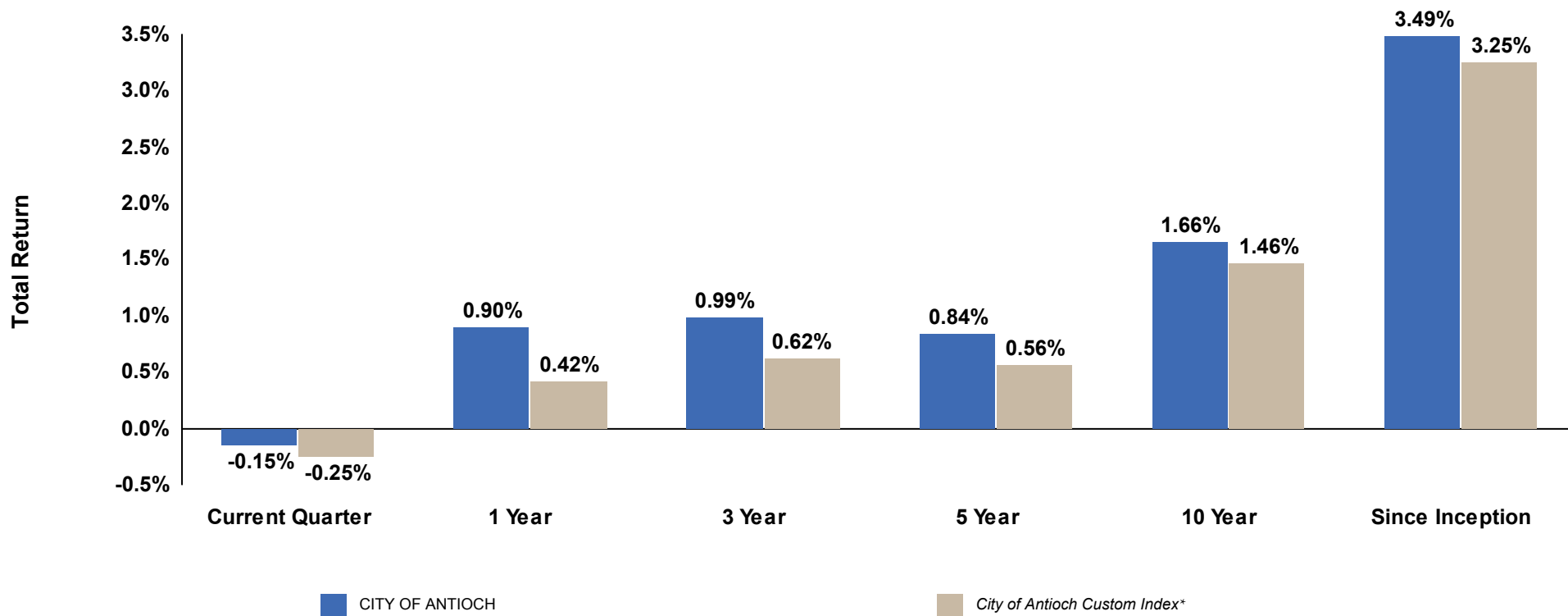
Investment Performance Review

Portfolio Recap

- ◆ Higher yields, narrow credit spreads, and a flat yield curve created a challenging investment landscape. As such, we generally employed a duration-neutral portfolio stance relative to the benchmark.
- ◆ Credit instruments and other “spread product” generated outperformance for the quarter relative to government securities. The primary drivers of portfolio performance were asset allocation and diversification.
 - Federal agency yield spreads remained very narrow relative to similar-maturity Treasuries throughout the quarter. We generally favored U.S. Treasuries for government security allocations, except in a few maturity ranges where agency spreads were marginally wider. Minimal incremental income and similar relative price changes resulted in little excess return from the agency sector during the quarter. (Excess return is the return on a sector over and above the return on similar-duration Treasuries.)
 - Supranational spreads continued to narrow through the fourth quarter on limited supply dynamics. The portfolio benefited from incremental performance, in addition to broader diversification within the government sector.
 - Investment-grade corporate yield spreads continued to grind tighter. Due to a combination of incremental yield and spread compression, the corporate sector was one of the best performing fixed income sectors during the quarter.
 - Incremental returns on asset-backed securities (ABS) were also strong, although they were dependent on industry, issuer, and deal tranches.
 - Negotiable CDs continued to provide attractive incremental yield benefits relative to comparable Treasuries while providing an alternative to corporate debt that performed equally well.

Portfolio Performance (Total Return)

Portfolio/Benchmark	Effective Duration	Current Quarter	Annualized Return				Since Inception (06/30/95)
			1 Year	3 Year	5 Year	10 Year	
CITY OF ANTIOCH*	1.78	-0.15%	0.90%	0.99%	0.84%	1.66%	3.49%
City of Antioch Custom Index**	1.80	-0.25%	0.42%	0.62%	0.56%	1.46%	3.25%
Difference		0.10%	0.48%	0.37%	0.28%	0.20%	0.24%



*Portfolio performance is gross of fees unless otherwise indicated.

**Since inception, the City's custom benchmark changed from the Merrill Lynch (ML) 1-year Treasury Bill to the ML 1-3year U.S. Treasury on 6/30/02, until 9/30/10 when it changed to the ML 1-year U.S. Treasury. The benchmark changed to the ML 1-3 U.S. Treasury from 2/28/11 to present.

Portfolio Earnings*Quarter-Ended December 31, 2017*

	Market Value Basis	Accrual (Amortized Cost) Basis
Beginning Value (09/30/2017)	\$73,728,830.71	\$73,905,456.56
Net Purchases/Sales	(\$91,620.12)	(\$91,620.12)
Change in Value	(\$399,454.99)	(\$20,915.93)
Ending Value (12/31/2017)	\$73,237,755.60	\$73,792,920.51
Interest Earned	\$291,546.14	\$291,546.14
Portfolio Earnings	(\$107,908.85)	\$270,630.21

- The portfolio is in compliance with the City of Antioch's Investment Policy and California Government Code.

<u>Security Type</u>	<u>Market Value</u>	<u>% of Portfolio</u>	<u>% Change vs. 9/30/17</u>	<u>Permitted by Policy</u>	<u>In Compliance</u>
U.S. Treasury	\$21,552,567	27.1%	+1.0%	100%	✓
Federal Agency	\$13,798,063	17.3%	-1.8%	100%	✓
Federal Agency CMOs	\$762,132	1.0%	-0.5%	20%	✓
California Municipal Obligations	\$782,670	1.0%	-	100%	✓
Supranationals	\$3,859,920	4.9%	+0.9%	30%	✓
Negotiable CDs	\$12,833,578	16.1%	-0.9%	30%	✓
Corporate Notes	\$16,787,385	21.1%	+1.4%	30%	✓
Asset-Backed Securities	\$2,861,441	3.6%	-0.2%	20%	✓
Securities Sub-Total	\$73,237,756	92.1%			
Accrued Interest	\$269,084				
Securities Total	\$73,506,840				
LAIF	\$6,310,406	7.9%	-	\$65 million	✓
Total Investments	\$79,817,246	100.0%			

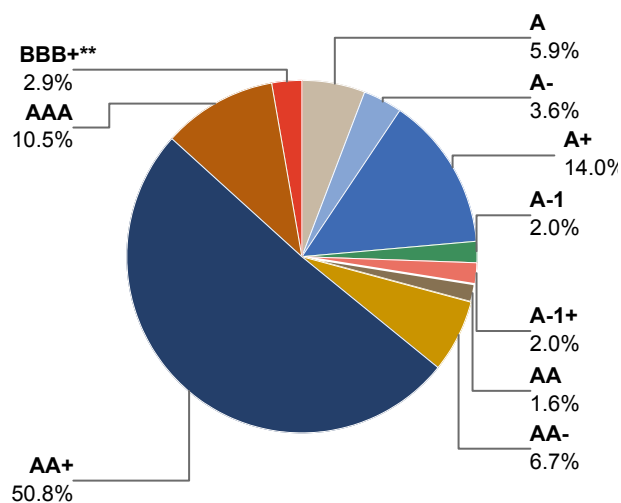
Detail may not add to total due to rounding.

Portfolio Statistics

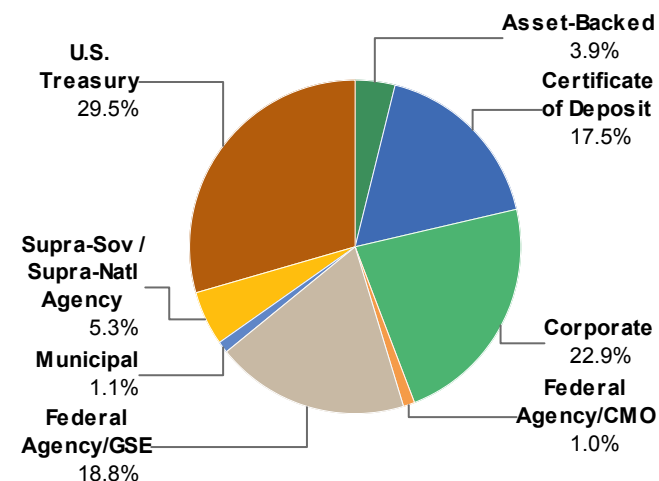
As of December 31, 2017

Par Value:	\$73,787,402
Total Market Value:	\$73,506,840
Security Market Value:	\$73,237,756
Accrued Interest:	\$269,084
Cash:	-
Amortized Cost:	\$73,792,921
Yield at Market:	1.95%
Yield at Cost:	1.57%
Effective Duration:	1.78 Years
Duration to Worst:	1.82 Years
Average Maturity:	1.91 Years
Average Credit: *	AA

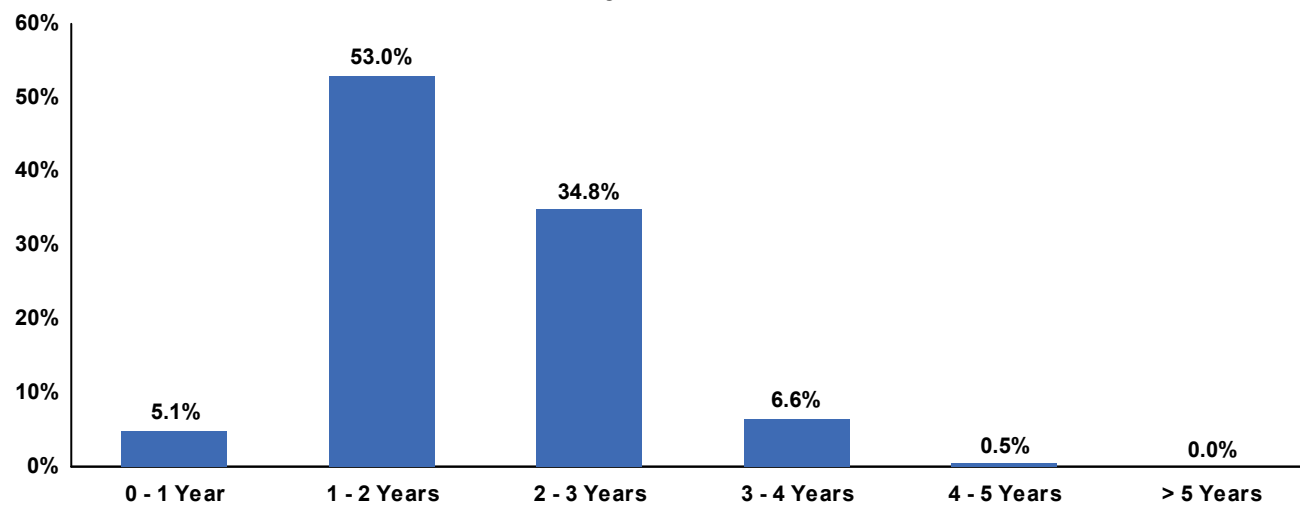
Credit Quality (S&P Ratings)



Sector Allocation



Maturity Distribution



*An average of each security's credit rating assigned a numeric value and adjusted for its relative weighting in the portfolio.

**The "BBB+" category comprises securities rated A or better by Moody's and/or Fitch.

Sector/Issuer Distribution

As of December 31, 2017

Sector / Issuer	Market Value (\$)	% of Sector	% of Total Portfolio
Asset-Backed			
ALLY AUTO RECEIVABLES TRUST	402,758	14.1%	0.5%
BANK OF AMERICA CO	494,466	17.3%	0.7%
CARMAX AUTO OWNER TRUST	159,853	5.6%	0.2%
CITIGROUP INC	745,742	26.1%	1.0%
FORD CREDIT AUTO OWNER TRUST	198,809	6.9%	0.3%
HYUNDAI AUTO RECEIVABLES	139,592	4.9%	0.2%
TOYOTA MOTOR CORP	720,221	25.2%	1.0%
Sector Total	2,861,441	100.0%	3.9%
Certificate of Deposit			
BANK OF MONTREAL	1,426,763	11.1%	1.9%
BANK OF NOVA SCOTIA	1,419,842	11.1%	1.9%
CANADIAN IMPERIAL BANK OF COMMERCE	1,446,939	11.3%	2.0%
MITSUBISHI UFJ FINANCIAL GROUP INC	746,491	5.8%	1.0%
NORDEA BANK AB	1,450,899	11.3%	2.0%
SKANDINAVISKA ENSKILDA BANKEN AB	1,456,060	11.3%	2.0%
SUMITOMO MITSUI FINANCIAL GROUP INC	1,424,025	11.1%	1.9%
SVENSKA HANDELSBANKEN AB	1,393,811	10.9%	1.9%
SWEDBANK AB	745,949	5.8%	1.0%
WESTPAC BANKING CORP	1,322,801	10.3%	1.8%

Sector / Issuer	Market Value (\$)	% of Sector	% of Total Portfolio
Sector Total	12,833,578	100.0%	17.5%
Corporate			
AMERICAN EXPRESS CO	761,002	4.5%	1.0%
AMERICAN HONDA FINANCE	746,143	4.4%	1.0%
APPLE INC	715,028	4.3%	1.0%
BANK OF AMERICA CO	722,956	4.3%	1.0%
BB&T CORPORATION	727,400	4.3%	1.0%
BERKSHIRE HATHAWAY INC	104,660	0.6%	0.1%
CATERPILLAR INC	538,638	3.2%	0.7%
CHEVRON CORPORATION	720,857	4.3%	1.0%
CITIGROUP INC	705,610	4.2%	1.0%
DEERE & COMPANY	453,616	2.7%	0.6%
EXXON MOBIL CORP	373,060	2.2%	0.5%
GOLDMAN SACHS GROUP INC	722,814	4.3%	1.0%
HOME DEPOT INC	342,257	2.0%	0.5%
HONEYWELL INTERNATIONAL	198,943	1.2%	0.3%
INTEL CORPORATION	472,819	2.8%	0.6%
INTERNATIONAL BUSINESS MACHINES	620,781	3.7%	0.8%
JOHNSON & JOHNSON	154,266	0.9%	0.2%
JP MORGAN CHASE & CO	724,515	4.3%	1.0%
MICROSOFT CORP	822,546	4.9%	1.1%
MORGAN STANLEY	376,693	2.2%	0.5%
PACCAR FINANCIAL CORP	198,477	1.2%	0.3%
PEPSICO INC	516,113	3.1%	0.7%

Sector / Issuer	Market Value (\$)	% of Sector	% of Total Portfolio
PFIZER INC	719,279	4.3%	1.0%
THE BANK OF NEW YORK MELLON CORPORATION	674,388	4.0%	0.9%
THE WALT DISNEY CORPORATION	1,052,963	6.3%	1.4%
TOYOTA MOTOR CORP	751,639	4.5%	1.0%
UNILEVER PLC	173,711	1.0%	0.2%
UNITED PARCEL SERVICE INC	437,673	2.6%	0.6%
VISA INC	199,842	1.2%	0.3%
WAL-MART STORES INC	333,810	2.0%	0.5%
WELLS FARGO & COMPANY	724,886	4.3%	1.0%
Sector Total	16,787,385	100.0%	22.9%
Federal Agency/CMO			
FANNIE MAE	762,132	100.0%	1.0%
Sector Total	762,132	100.0%	1.0%
Federal Agency/GSE			
FANNIE MAE	11,134,445	80.7%	15.2%
FREDDIE MAC	2,663,618	19.3%	3.6%
Sector Total	13,798,063	100.0%	18.8%
Municipal			
STATE OF CONNECTICUT	782,670	100.0%	1.1%
Sector Total	782,670	100.0%	1.1%

Sector / Issuer	Market Value (\$)	% of Sector	% of Total Portfolio
Supra-Sov / Supra-Natl Agency			
INTER-AMERICAN DEVELOPMENT BANK	1,722,752	44.6%	2.4%
INTL BANK OF RECONSTRUCTION AND DEV	2,137,167	55.4%	2.9%
Sector Total	3,859,920	100.0%	5.3%
U.S. Treasury			
UNITED STATES TREASURY	21,552,567	100.0%	29.4%
Sector Total	21,552,567	100.0%	29.4%
Portfolio Total	73,237,756	100.0%	100.0%

Investment Outlook and Strategy

- Generally, the economic themes that brought 2017 to a close will carry forward into 2018, including improving growth, stable job production, healthy personal consumption, and strong corporate fundamentals.
- Following three hikes in 2017, the Fed's "dot plot," released after the December FOMC meeting, indicated an expectation for three more hikes in 2018. As of year-end, the market-implied probability of a rate hike at the March FOMC meeting was around 70%.
- The FOMC begins 2018 balancing several factors: persistently low inflation, uncertainty around the pace of economic growth, and the continuation of balance sheet normalization. Additionally, a change in leadership at the Fed—Jerome Powell will replace Janet Yellen as Fed Chair—has the potential to create some uncertainty. As a current Fed governor, Powell is expected to follow closely in Yellen's footsteps.
- Our outlook for each of the major investment-grade fixed income sectors are as follows:
 - Federal agency spreads remain tight; however, the best value relative to U.S. Treasuries is in the 2- to 3-year area of the curve. While callable agency value waned towards the end of 2017, wider spreads in the new year may provide an opportunity to capture incremental yield.
 - Supranational issuance came to a halt at the close of the year, and with it some of their incremental value. However, with the prospect of high seasonal supply in the first quarter, the expectation exists for attractive spreads and purchase opportunities.
 - Corporate yield spreads are expected to remain stable, with incremental income being supportive of continued expected outperformance. As always, careful issuer due diligence will drive selection.
 - The increasing pace of Fed balance sheet run-off in the MBS sector may begin to pressure the sector more significantly in the second half of 2018.
 - Given the steepness of the short-term yield curve (under one year), short-term credit instruments like negotiable CDs look particularly attractive. We believe the current yields fully compensate for at least three Fed rate hikes in 2018.

IMPORTANT DISCLOSURES

This material is based on information obtained from sources generally believed to be reliable and available to the public; however, PFM Asset Management LLC cannot guarantee its accuracy, completeness or suitability. This material is for general information purposes only and is not intended to provide specific advice or a specific recommendation. All statements as to what will or may happen under certain circumstances are based on assumptions, some, but not all of which, are noted in the presentation. Assumptions may or may not be proven correct as actual events occur, and results may depend on events outside of your or our control. Changes in assumptions may have a material effect on results. Past performance does not necessarily reflect and is not a guaranty of future results. The information contained in this presentation is not an offer to purchase or sell any securities.

- Market values that include accrued interest are derived from closing bid prices as of the last business day of the month as supplied by Interactive Data, Bloomberg, or Telerate. Where prices are not available from generally recognized sources, the securities are priced using a yield based matrix system to arrive at an estimated market value.
- In accordance with generally accepted accounting principles, information is presented on a trade date basis; forward settling purchases are included in the monthly balances, and forward settling sales are excluded.
- Performance is presented in accordance with the CFA Institute's Global Investment Performance Standards (GIPS). Unless otherwise noted, performance is shown gross of fees. Quarterly returns are presented on an unannualized basis. Returns for periods greater than one year are presented on an annualized basis. Past performance is not indicative of future returns.
- Bank of America/Merrill Lynch Indices provided by Bloomberg Financial Markets.
- Money market fund/cash balances are included in performance and duration computations.
- Standard & Poor's is the source of the credit ratings. Distribution of credit rating is exclusive of money market fund/LGIP holdings.
- Callable securities in the portfolio are included in the maturity distribution analysis to their stated maturity date, although, they may be called prior to maturity.
- MBS maturities are represented by expected average life.

GLOSSARY

- **ACCRUED INTEREST:** Interest that is due on a bond or other fixed income security since the last interest payment was made.
- **AGENCIES:** Federal agency securities and/or Government-sponsored enterprises.
- **AMORTIZED COST:** The original cost of the principal of the security is adjusted for the amount of the periodic reduction of any discount or premium from the purchase date until the date of the report. Discount or premium with respect to short-term securities (those with less than one year to maturity at time of issuance) is amortized on a straight line basis. Such discount or premium with respect to longer-term securities is amortized using the constant yield basis.
- **BANKERS' ACCEPTANCE:** A draft or bill or exchange accepted by a bank or trust company. The accepting institution guarantees payment of the bill as well as the insurer.
- **COMMERCIAL PAPER:** An unsecured obligation issued by a corporation or bank to finance its short-term credit needs, such as accounts receivable and inventory.
- **CONTRIBUTION TO DURATION:** Represents each sector or maturity range's relative contribution to the overall duration of the portfolio measured as a percentage weighting. Since duration is a key measure of interest rate sensitivity, the contribution to duration measures the relative amount or contribution of that sector or maturity range to the total rate sensitivity of the portfolio.
- **DURATION TO WORST:** A measure of the sensitivity of a security's price to a change in interest rates, stated in years, computed from cash flows to the maturity date or to the put date, whichever results in the highest yield to the investor.
- **EFFECTIVE DURATION:** A measure of the sensitivity of a security's price to a change in interest rates, stated in years.
- **EFFECTIVE YIELD:** The total yield an investor receives in relation to the nominal yield or coupon of a bond. Effective yield takes into account the power of compounding on investment returns, while nominal yield does not.
- **FDIC:** Federal Deposit Insurance Corporation. A federal agency that insures bank deposits to a specified amount.
- **INTEREST RATE:** Interest per year divided by principal amount and expressed as a percentage.
- **MARKET VALUE:** The value that would be received or paid for an investment in an orderly transaction between market participants at the measurement date.
- **MATURITY:** The date upon which the principal or stated value of an investment becomes due and payable.
- **NEGOTIABLE CERTIFICATES OF DEPOSIT:** A CD with a very large denomination, usually \$1 million or more, that can be traded in secondary markets.
- **PAR VALUE:** The nominal dollar face amount of a security.

GLOSSARY

- **PASS THROUGH SECURITY:** A security representing pooled debt obligations that passes income from debtors to its shareholders. The most common type is the mortgage-backed security.
- **REPURCHASE AGREEMENTS:** A holder of securities sells these securities to an investor with an agreement to repurchase them at a fixed price on a fixed date.
- **SETTLE DATE:** The date on which the transaction is settled and monies/securities are exchanged. If the settle date of the transaction (i.e., coupon payments and maturity proceeds) occurs on a non-business day, the funds are exchanged on the next business day.
- **TRADE DATE:** The date on which the transaction occurred; however, the final consummation of the security transaction and payment has not yet taken place.
- **UNSETTLED TRADE:** A trade which has been executed; however, the final consummation of the security transaction and payment has not yet taken place.
- **U.S. TREASURY:** The department of the U.S. government that issues Treasury securities.
- **YIELD:** The rate of return based on the current market value, the annual interest receipts, maturity value, and the time period remaining until maturity, stated as a percentage on an annualized basis.
- **YTM AT COST:** The yield to maturity at cost is the expected rate of return based on the original cost, the annual interest receipts, maturity value, and the time period from purchase date to maturity, stated as a percentage on an annualized basis.
- **YTM AT MARKET:** The yield to maturity at market is the rate of return based on the current market value, the annual interest receipts, maturity value, and the time period remaining until maturity, stated as a percentage on an annualized basis.

**CITY COUNCIL MEETING
INCLUDING THE ANTIOCH CITY COUNCIL
ACTING AS SUCCESSOR AGENCY/HOUSING SUCCESSOR
TO THE ANTIOCH DEVELOPMENT AGENCY**

**Regular Meeting
7:00 P.M.**

**January 9, 2018
Council Chambers**

6:00 P.M. - CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION – Potential Litigation pursuant to Election Code 14025: California Voter Rights Act Demand Letter

Interim City Attorney Cole reported the City Council had been in Closed Session and gave the following report: **#1 CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION**, On motion by Councilmember Thorpe, seconded by Councilmember Wilson, the City Council unanimously directed the City Attorney to proceed with a resolution to begin the process to convert from “At-Large” Council Member Elections to a Districting Election System.

Mayor Wright called the meeting to order at 7:09 P.M., and City Clerk Simonsen called the roll.

Present: Council Members Wilson, Thorpe, Tiscareno, Ogorchock and Mayor Wright

PLEDGE OF ALLEGIANCE

Councilmember Tiscareno led the Council and audience in the Pledge of Allegiance.

ANNOUNCEMENTS OF CIVIC AND COMMUNITY EVENTS

Odessa Lafrancous, announced the annual Reverend Doctor Martin Luther King Jr. Prayer Breakfast would be held from 8:00 P.M. – 10:30 A.M. on January 15, 2018 at Martin Luther King Jr. Junior High School in Pittsburg.

Director of Parks and Recreation Kaiser announced the Antioch Unified School District and City would be hosting a Martin Luther King Jr. celebration at 1:00 P.M. on January 15, 2018 at the Deer Valley High School Theater.

Harry Thurston, Antioch resident, announced the East County March for Equality and Unification would be held at 10:00 A.M. on January 27, 2018 at the Somersville Towne Center and it would be followed by a rally at Los Medanos College at 11:00 A.M.

Councilmember Wilson announced the Contra Costa Human Trafficking Coalition would be hosting the documentary screening of, “Me Facing Life: Cyntoia’s Story”, at 6:30 P.M. on January 18, 2018 at the Antioch Police Department Community Room.

Councilmember Ogorchock announced a documentary on homelessness “Storied Streets” would be shown on January 11, 2018 at the El Campanil Theater.

ANNOUNCEMENTS OF BOARD AND COMMISSION OPENINGS

City Clerk Simonsen announced the following Board and Commission openings:

- Board of Administrative Appeals: One (1) vacancy; deadline date is January 12, 2018
- Police Crime Prevention Commission: Two (2) vacancies; deadline date is January 12, 2018

He reported applications would be available in Council Chambers, online at the City's website and at the City Clerk's and Deputy City Clerks offices.

PUBLIC COMMENTS

Bob Altas, Battalion Chief of Contra Costa County Fire District, provided an update on Fire District activities for December 2017.

Steve Eiden, Antioch resident, expressed concern regarding criminal activity and code enforcement violations occurring in the Sommersville Road/Delta Fair Blvd/Bucannon Road area. He requested the City act more aggressively to improve the quality of life in the area.

COUNCIL SUBCOMMITTEE REPORTS

Councilmember Wilson reported on her attendance at the Tri Delta Transit meeting with Councilmember Thorpe.

Councilmember Thorpe reported on his attendance at the Adhoc Committee meeting for potential 2018 ballot measures with Councilmember Wilson.

Councilmember Ogorchock reported on her attendance at the League of California Cities meeting.

MAYOR'S COMMENTS

Mayor Wright recognized National Law Enforcement Appreciation Day and thanked Chief Brooks and the Antioch Police Department for their dedication to the City. He also acknowledged Najee Harris for representing the community and leading Alabama to a victory in the College Football Playoff National Championship game.

PRESENTATION

Director of Parks and Recreation Kaiser announced the "First Senior Walk to Kick-off Alzheimer's Awareness" was a success and she recognized the sponsors of the event.

Field Representatives from Congressman Jerry McNerney, Senator Steve Glazer, Congressman Jim Frazier and Supervisor Diane Burgis offices presented certificates of recognition to

Councilmember Ogorchock, City of Antioch, Elderly Wish Foundation, Somersville Towne Center and Meals on Wheels for hosting the “First Senior Walk to Kick-off Alzheimer’s Awareness”.

Councilmember Ogorchock reported the event was very successful and would be occurring annually on the first Friday of November at Somerville Towne Center. She thanked everyone who participated and Somersville Towne Center for hosting the event.

Director of Parks and Recreation Kaiser thanked the sponsors of the “First Senior Walk to Kick-off Alzheimer’s Awareness”.

1. **COUNCIL CONSENT CALENDAR for City /City as Successor Agency/Housing Successor to the Antioch Development Agency**
 - A. **APPROVAL OF COUNCIL MINUTES FOR DECEMBER 12, 2017**
 - B. **APPROVAL OF COUNCIL WARRANTS**
 - C. **RESOLUTION NO. 2018/01 CONSIDERATION OF BIDS FOR THE CURB RAMPS, BIKE LANE AND PEDESTRIAN IMPROVEMENTS AT VARIOUS LOCATIONS (P.W. 409-5)**
 - D. **MASTER MUNICIPAL CLERK ACADEMY SERIES 201**

City of Antioch Acting as Successor Agency/Housing Successor to the Antioch Development Agency

- E. **SA RESOLUTION NO. 2018-28 RECOGNIZED OBLIGATION PAYMENT SCHEDULE (18-19) FOR THE SUCCESSOR AGENCY TO THE ANTIOCH DEVELOPMENT AGENCY OF THE CITY OF ANTIOCH**
- F. **APPROVAL OF SUCCESSOR AGENCY WARRANTS**
- G. **APPROVAL OF HOUSING SUCCESSOR WARRANTS**

On motion by Councilmember Wilson, seconded by Councilmember Ogorchock, the City Council unanimously approved the Council Consent Calendar.

PUBLIC HEARINGS

2. **REQUESTED MODIFICATIONS TO THE PROJECT APPROVAL FOR THE PROMENADE – VINEYARDS AT SAND CREEK PROJECT**

City Manager Bernal introduced Public Hearing Item #2.

Director of Community Development Ebbs presented the staff report dated January 9, 2018 recommending the City Council continue the public hearing to the February 13, 2018 meeting.

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the City Council unanimously continued the public hearing to February 13, 2018.

3. ALBERS RANCH PRELIMINARY DEVELOPMENT PLAN (PD-16-01)

City Manager Bernal introduced Public Hearing Item #3.

Director of Community Development Ebbs presented the staff report dated January 9, 2018 recommending the City Council consider the project and the Planning Commission direction and offer any other guidance.

Mayor Wright opened the public hearing.

Mike Ramsey, representing Albers Ranch, stated that they had developed a project consistent with staff's previously proposed policy changes for the Sand Creek Focus Area; and even though the City was no longer proceeding with that plan they intended to continue with the process. He noted the project had many positive attributes that were unique to Antioch and they would be asking the City Council through their discretionary authority to allow them to build the project. He reported that they had met with the Flood Control District, Department of Water Resources, Division of Dams and Fire Department regarding their concerns and noted the project would not be brought forward for consideration without those issues being addressed. He gave a PowerPoint presentation of the Albers Ranch project.

Lucia Albers stated in response to concerns raised by the Flood Control District they hired engineers and met with the Department of Dams. She reported that geologist issued a report indicating that there were no issues with the project and a response from the Department of Dams stated the same. She noted there had been a lot of interest from developers who wanted to build the project and the lots they had proposed allowed the project to be economically feasible. She further noted there would be minimal visual impacts from the grading requested. She stated there was a need for an Assisted Living Facility in Antioch and they felt it would complement the Senior Housing project. She concluded that the project would be a very attractive development and provide secure area for senior residents to reside.

Monte Albers requested the City Council approve the plan with the Assisted Living Facility because there was a great need in Antioch.

Alan Iannaccone requested the City proceed with approval as soon as possible as they were currently in negotiations with the Flood Control District and Department of Water Resources for the access road through the property. He requested Council allow for the reduction in lot sizes and the Assisted Living Facility. He also requested Council approve the proposed grading and

increased number of homes noting that those items would greatly improve the feasibility of the project.

Mayor Wright closed the public hearing.

Councilmember Tiscareno stated he believed this could be a good project as the City was in need of a senior community.

In response to Councilmember Tiscareno, Mr. Ramsey gave a history of their interactions with the Flood Control District. He reported that they had engaged the Division of Dams and Department of Water Resources and a geotechnical analysis was performed. He stated if Council supported them moving forward with the project, they would inform the Flood Control District of the support they received from the Division of Dams. He noted that he had also met with the Fire District who was supportive with the exception of the timing of the station and he recognized that something needed to occur for the fire department to be able to provide a more timely response to the facility. He requested the City Council support the project and allow them to bring back an application so they could engage in environmental review as well as other work that needed to be completed. He offered to provide Council with a list of other senior housing developments that had 4000 sq ft lots.

Councilmember Tiscareno stated he believed the Assisted Living Facility was an important component of the development.

Councilmember Thorpe stated he was in support of the senior housing project with an Assisted Living Facility. He stated he remained concerned regarding the grading of the hillsides; however, he believed that issue could be resolved.

Councilmember Wilson stated she was in support of the project; however, she was concerned that the project was inconsistent with the Hillside Ordinance.

Councilmember Ogorchock spoke in support of the project noting that senior housing and an Assisted Living Facility were needed in Antioch. She stated that she was also concerned that the project was inconsistent with the Hillside Ordinance. She supported 4000 square foot lots as seniors did not want to maintain a large yard.

Mayor Wright stated when the City stopped going forward with Sand Creek Specific Plan; they were aware that projects prepared according to that plan would come forward. He noted the direction from Council was to work with those projects to make the General Plan amendments necessary to bring them forward. He directed staff to work with the applicant to address the issues and move the project forward.

4. ADOPTION OF A RESOLUTION TO APPROVE A POWER PURCHASE AGREEMENT FOR THE LONE TREE GOLF COURSE SOLAR PHOTOVOLTAIC SYSTEM (P.W. 699-1)

City Manager Bernal introduced Public Hearing Item #4.

Project Manager Buenting presented the staff report dated January 9, 2018 recommending the City Council adopt a resolution authorizing the City Manager to negotiate and execute a Power Purchase Agreement with ForeFront Power for a Photovoltaic System at the Lone Tree Golf Course.

Mayor Wright opened and closed the public hearing with no members of the public requesting to speak.

RESOLUTION NO. 2018/02

On motion by Councilmember Ogorchock, seconded by Councilmember Tiscareno, the City Council unanimously adopted a resolution authorizing the City Manager to negotiate and execute a Power Purchase Agreement with ForeFront Power for a Photovoltaic System at the Lone Tree Golf Course.

5. RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH DECLARING THE NECESSITY TO COMMENCE EMINENT DOMAIN PROCEEDINGS FOR ACQUISITION OF A PORTION OF ASSESSOR PARCEL NO. 056-130-012 FOR EXTENSION OF PREWETT RANCH ROAD

City Manager Bernal introduced Public Hearing Item #5.

Interim City Attorney Cole presented the staff report dated January 9, 2018 recommending the City Council adopt the resolution of the City Council of the City of Antioch Declaring the Necessity to Commence Eminent Domain Proceedings for Acquisition of a Portion of Assessor Parcel No. 056-130-012 for Extension of Prewett Ranch Road.

Mayor Wright opened the public hearing.

City Clerk Simonsen announced that he had received an email on January 5, 2018 from Louis Parsons representing West Coast Home Builders., Inc. asking to speak to this item. He read an email sent to Council and staff today from Mr. Parsons that requested any proceedings on the matter be delayed as they felt an agreement would be reached soon.

Mayor Wright closed the public hearing.

City Attorney Cole clarified if the resolution was adopted, there were a number of steps to take prior to filing an action and it would not preclude the parties from reaching a voluntary resolution. He explained that the City entered into a development agreement that required them to move forward and this action was a formality that did not prejudice either party. He recommended the City Council adopt the resolution and stated he would continue to impress upon the parties the need for them to negotiate.

RESOLUTION NO. 2018/03

On motion by Councilmember Ogorchock, seconded by Councilmember Wilson, the City Council unanimously adopted the resolution of the City Council of the City of Antioch Declaring the Necessity to Commence Eminent Domain Proceedings for Acquisition of a Portion of Assessor Parcel No. 056-130-012 for Extension of Prewett Ranch Road.

COUNCIL REGULAR AGENDA

6. POLICE CRIME PREVENTION COMMISSION APPOINTMENTS FOR TWO FULL-TERM VACANCIES EXPIRING OCTOBER 2021

Mayor Wright nominated Lisa LaPoint and Dwayne Eubanks to serve two full-term vacancies expiring October 2021.

Councilmember Ogorchock questioned if Council could request future appointments participate in the Citizen's Police Academy.

Interim City Attorney Cole stated he would look into Councilmember Ogorchock's request.

City Clerk Simonsen added that the above action would require a Municipal Code Amendment.

RESOLUTION NO. 2018/04

On motion by Councilmember Tiscareno, seconded by Councilmember Thorpe, the City Council appointed by resolution Lisa LaPoint and Dwayne Eubanks to two full-term vacancies expiring October 2021.

7. UPDATE ON ARTS AND CULTURAL PROGRAMS

City Manager Bernal introduced Regular Agenda Item #7.

Director of Parks and Recreation Kaiser presented the staff report dated January 9, 2018 recommending the City Council receive and file the report on arts and cultural programs and services in Antioch.

Following discussion, Mayor Wright stated he would discuss a grant type process for the disbursement of funds for Arts and Cultural Programs with City Manager Bernal.

On motion by Councilmember Tiscareno, seconded by Councilmember Ogorchock, the City Council unanimously received and filed the report on arts and cultural programs and services in Antioch.

8. CONSIDERATION OF BIDS FOR THE WEST ANTIOCH CREEK CHANNEL IMPROVEMENTS AND REJECTION OF THE BID AWARD PROTEST (P.W. 201-6)

City Manager Bernal introduced Regular Agenda Item #8.

Project Manager Buenting presented the staff report dated January 9, 2018 recommending the City Council adopt a resolution: 1) Rejecting the bid protest of Granite Construction; and 2) Authorizing an amendment increasing the Capital Improvement Budget for the West Antioch Creek Channel Improvements project in the amount of \$429,000 from the Assessment District 27/31 and Capital Improvement funds for a total of a \$4,439,630; and 3) Awarding a contract to the lowest responsive and responsible bidder, DMZ Builders; and 4) Authorizing the City Manager to execute an agreement in the amount of \$3,999,500.

RESOLUTION NO. 2018/05

On motion by Councilmember Tiscareno, seconded by Councilmember Ogorchock, the City Council unanimously adopted a resolution: 1) Rejecting the bid protest of Granite Construction; and 2) Authorizing an amendment increasing the Capital Improvement Budget for the West Antioch Creek Channel Improvements project in the amount of \$429,000 from the Assessment District 27/31 and Capital Improvement funds for a total of a \$4,439,630; and 3) Awarding a contract to the lowest responsive and responsible bidder, DMZ Builders; and 4) Authorizing the City Manager to execute an agreement in the amount of \$3,999,500.

9. FOURTH AMENDMENT TO THE CONSULTANT SERVICE AGREEMENT WITH WOODARD & CURRAN (FORMERLY KNOWN AS RMC WATER AND ENVIRONMENT) FOR ENGINEERING SERVICES DURING CONSTRUCTION FOR THE WEST ANTIOCH CREEK CHANNEL IMPROVEMENTS PROJECT (P.W. 201-6)

City Manager Bernal introduced Regular Agenda Item #9.

Project Manager Buenting presented the staff report dated January 9, 2018 recommending the City Council adopt a resolution approving the Fourth Amendment to the Consultant Service Agreement with Woodard & Curran (formerly known as RMC Water and Environment) for engineering services during construction for the West Antioch Creek Channel Improvements Project to increase the contract by \$150,607 for a total contract amount of \$1,480,983.

RESOLUTION NO. 2018/06

On motion by Councilmember Ogorchock, seconded by Councilmember Tiscareno, the City Council unanimously adopted a resolution approving the Fourth Amendment to the Consultant Service Agreement with Woodard & Curran (formerly known as RMC Water and Environment) for engineering services during construction for the West Antioch Creek Channel Improvements Project to increase the contract by \$150,607 for a total contract amount of \$1,480,983.

10. FORMATION OF THE PROPOSED COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

City Manager Bernal introduced Regular Agenda Item #10.

Assistant City Engineer Filson presented the staff report dated January 9, 2018 recommending the City Council adopt the Resolution of Intention with Respect to Formation of the Proposed Community Facilities District No. 2018-01 (Public Services).

City Clerk Simonsen announced copies of a map of the proposed boundaries for the community facilities district were available in Council Chambers and on the City's website.

RESOLUTION NO. 2018/07

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the City Council unanimously adopted the Resolution of Intention with Respect to Formation of the Proposed Community Facilities District No. 2018-01 (Public Services).

11. RESOLUTION APPROVING A NEW SALARY RANGE AND HAVING THIS SALARY RANGE PLACED ON THE HOURLY CLASSIFICATION SALARY SCHEDULE FOR THE DOCTOR OF VETERINARY MEDICINE

City Manager Bernal introduced Regular Agenda Item #11.

Administrative Services Director Mastay presented the staff report dated January 9, 2018 recommending the City Council adopt a resolution approving a new salary range and having this salary range placed on the Hourly Classification Salary Schedule for the Doctor of Veterinary Medicine.

Jeffrey Klingler, Antioch resident, encouraged Council to support the resolution.

Councilmember Thorpe reiterated his request for staff to bring forward information regarding the fiscal impact of this position on the City's approved budget.

Mayor Wright stated that he would also like to have been provided the budget impacts and noted that there may be a cost savings due to the elimination of services that were contracted out.

RESOLUTION NO. 2018/08

On motion by Councilmember Ogorchock, seconded by Councilmember Wilson the City Council unanimously adopted a resolution approving a new salary range and having this salary range placed on the Hourly Classification Salary Schedule for the Doctor of Veterinary Medicine.

PUBLIC COMMENTS – None

STAFF COMMUNICATIONS

City Manager Bernal announced an “Enhancing Our Quality of Life Join the Conversation” link was available on the City’s website and he encouraged all residents to provide feedback. He noted also included was an FAQ and highlights of a 2017 Fall Survey. He announced the City Council would be participating in a Strategic Plan and Goal Setting Workshop at 9:00 A.M. on January 20, 2018 at the Prewett Park Community Center.

COUNCIL COMMUNICATIONS

Mayor Wright stated as previously discussed an event budget process would be coming forth as a future agenda item.

ADJOURNMENT

With no further business, Mayor Wright adjourned the meeting at 9:22 P.M. to the next regular Council meeting on January 23, 2018.

Respectfully submitted:

Kitty Eiden
KITTY EIDEN, Minutes Clerk

**ANTIOCH CITY COUNCIL SPECIAL MEETING
STRATEGIC PLAN AND GOAL SETTING WORKSHOP**

**Special Meeting/Workshop
9:00 A.M.**

**January 20, 2018
Antioch Community Center
4703 Lone Tree Way, Antioch**

On January 20, 2018, the workshop was called to order by Mayor Wright at 9:03 a.m. City Council Members present were Mayor Wright, Council Members Wilson, Thorpe, Tiscareno and Ogorchock. Mayor Wright welcomed everyone to the Antioch Council Special Meeting/Strategic Plan and Goal Setting Workshop.

PLEDGE OF ALLEGIANCE

Mayor Wright led the Council and audience in the Pledge of Allegiance.

Staff present:

Ron Bernal, City Manager
Tammany Brooks, Police Chief
Nickie Mastay, Administrative Services Director
Dawn Merchant, Finance Director
Alan Barton, Information Services Director
Nancy Kaiser, Parks and Recreation Director
Forrest Ebbs, Community Development Director
Mike Bechtholdt, Deputy Director of Public Works
Lynne Filson, Assistant City Engineer II
Consultants Steve and Kendall Flint of Regional Government Services (RGS) facilitated the workshop.

PUBLIC COMMENTS

Janet Costa and Priscilla Nzessi, East County Regional Group (ECRG), Ben Foley, and Keith Archuleta gave public comments.

Mayor Wright read public comment received from Martha Morales.

1. STRATEGIC PLAN AND GOAL SETTING WORKSHOP

Consultants Steve and Kendall Flint were introduced. Kendall Flint provided an overview of the interactive workshop with Council and staff to go over goals, strategies and tactics.

Kendall Flint introduced Catherine Lew of the Lew Edwards Group. Catherine Lew discussed the process of the Fall 2017 Survey.

Catherine Lew introduced Curt Below of Fairbank, Maslin, Maullin, Metz & Associates (FM3). Curt Below provided a PowerPoint Presentation and went over the survey results.

Don Freitas and Tim McCall thanked Council and staff for conducting the Strategic Plan and Goal Setting Workshop.

ADJOURNMENT

The workshop was adjourned at 2:45 pm.

Respectfully submitted:

Nickie Mastay

Nickie Mastay, Administrative Services Director

CITY COUNCIL MEETING

Regular Meeting
7:00 P.M.

January 23, 2018
Council Chambers

Mayor Wright called the meeting to order at 7:02 P.M., and City Clerk Simonsen called the roll.

Present: Council Members Wilson, Thorpe, Tiscareno, Ogorchock and Mayor Wright

PLEDGE OF ALLEGIANCE

Councilmember Wilson led the Council and audience in the Pledge of Allegiance.

1. PROCLAMATION

Black History Month and Special Exhibit, February 2018

On motion by Councilmember Thorpe, seconded by Councilmember Wilson, the Council unanimously approved the Proclamation.

The City Council presented the proclamation to Dr. Carrie Frazier who thanked Council for their support and invited the community to visit the Black History Month Art & Artifacts Exhibit opening February 3, 2018 at the Nick Rodriguez Community Center. She spoke to the success of past events.

ANNOUNCEMENTS OF CIVIC AND COMMUNITY EVENTS – None

PUBLIC COMMENTS – None

COUNCIL SUBCOMMITTEE REPORTS

Councilmember Wilson announced she would be attending the Tri Delta Transit meeting on January 24, 2018 and reported on her attendance at the League of California Cities - Housing, Community and Economic Development Policy Committee meeting.

Councilmember Thorpe announced he would be attending the Tri Delta Transit on January 24, 2018 and reported on his attendance at Martin Luther King Jr. events in Pittsburg and Antioch. He thanked Dr. Frazier for presenting the Black History Month Art & Artifacts Exhibit. He spoke to the accomplishments of African Americans in Antioch and the diversity existing in East County.

Councilmember Ogorchock reported on her attendance at the League of California Cities - Public Safety and Governance, Transparency, Labor and Relations committee meetings.

Mayor Wright reported on his attendance at the Delta Diablo and TRANSPLAN meetings.

MAYOR'S COMMENTS

Mayor Wright led the audience in a moment of silence for Camila and Lenexy Cardoza. In their honor, he encouraged residents to hug and kiss a loved one this week.

PRESENTATION

Contra Costa County 3rd District Supervisor Diane Burgis

Supervisor Burgis stated it was a privilege to serve Contra Costa County District 3 and she was proud of the employees she worked with and their expertise. She provided an update on constituent outreach services as well as policy and legislative priorities. She encouraged the community to become involved and provided contact information. She presented Pastor Kelly with a certificate of recognition for his community outreach services.

Pastor Kelly thanked Council and reported Supervisor Burgis's office had assisted them in filling a short fall for their Thanksgiving turkey drive give-away so they were able to complete their list of those who were in need. He thanked the City for allowing them to minister in Antioch.

Supervisor Burgis thanked Pastor Kelly for the opportunity to participate in the turkey drive and recognized her Chief of Staff Mark Goodwin for assisting in the efforts.

The Council thanked Supervisor Burgis for the report and representing the citizens of Antioch.

Councilmember Wilson stated she would provide Supervisor Burgis with information regarding labor trafficking as it pertained to agricultural activities.

2. COUNCIL CONSENT CALENDAR

A. APPROVAL OF COUNCIL MINUTES FOR JANUARY 9, 2018

B. APPROVAL OF COUNCIL WARRANTS

C. REJECTION OF CLAIMS: CAROL BUCK; GREG BANKS

D. APPROVAL OF TREASURER'S REPORT FOR NOVEMBER 2017

E. RESOLUTION NO. 2018/09 REJECT ALL BIDS – PETERBILT 10 WHEEL DUMP TRUCK PURCHASE

F. RESOLUTION NO. 2018/10 TERMINATING LANDSCAPE MAINTENANCE AGREEMENTS WITH PACIFIC COAST LANDSCAPE MANAGEMENT, INC.

G. RESOLUTION NO. 2018/11 TRANSPORTATION DEVELOPMENT ACT (TDA) GRANT APPLICATION (P.W. 124-1)

H. **RESOLUTION NO. 2018/12 FIFTH AMENDMENT TO THE CONSULTANT SERVICES AGREEMENT FOR PROFESSIONAL SERVICES WITH WALTER BISHOP CONSULTING**

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the City Council unanimously approved the Council Consent Calendar.

PUBLIC HEARING

3. **RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH OUTLINING ITS INTENTION TO TRANSITION FROM AT-LARGE ELECTIONS FOR THE CITY COUNCIL TO DISTRICT-BASED ELECTIONS FOR THE CITY COUNCIL PURSUANT TO ELECTIONS CODE SECTION 10010**

City Manager Bernal introduced Public Hearing Item #3.

Interim City Attorney Cole presented the staff report dated January 23, 2018 recommending the City Council adopt the Resolution Outlining its Intention to Transition from At-Large Elections for the City Council to District-Based Elections for the City Council Pursuant to Elections Code Section 10010.

Mayor Wright opened the Public Hearing.

Scott Rafferty, Bay Area Voting Rights Initiative, congratulated the Council on beginning the process and stated that he felt the staff report was a good presentation. He noted the process was disruptive but should be respectful of the incumbents. He urged the Council to create a collaborative model and commented that their expectation was not litigation. He stated this issue was a civic rights matter and it was important to remedy it as soon as possible. He reported the Registrar was without authority when he indicated that he would not change to district-based elections this year. He clarified that they filed this a year prior to the election and the presumption would be that there would be a remedy in 2018; however, after gathering input from the public, there may be justification for moving it to the 2020 election. He stated he hoped to attend many of the public hearings and he would be available for Council and the public.

Tim McCall, Antioch resident, stated the previous and current diversity of the City Council showed that the allegations brought forth by Mr. Rafferty were untrue. He commented that he knew Council personally and they would not neglect any group. He noted changing to a district-based structure would be a setback and divisive. He further noted that it would also harm long-term goals of the City as each Councilmember would be focused on their own district. He urged Council to study all of their options.

Martha Goralka, California League of Women Voters of Diablo Valley, stated it appeared to be financially prudent to move to district-based elections and it would benefit neighborhoods that did not have representation on Council. She noted that they supported measures that protected citizen's right to vote, an independent special commission as the districting body and specific

timelines for steps leading up to the adoption of the plan. She further noted the process should include equal populations and not allow for a goal of protecting incumbents.

Mayor Wright closed the Public Hearing.

Councilmember Thorpe stated his vote to move forward would not be based on the threat of a lawsuit because district-based elections were one of his priorities when he ran for office. He noted he did not believe that Antioch was represented proportionally, geographically. He stated that he hoped in the future, the City would also discuss campaign finance reform and improving access for citizens to their elected officials. He noted in his experience, district-based elections were more personal and had not resulted in Councilmembers caring less about the common interest of the City.

Councilmember Tiscareno stated there were certain areas of the City that seemed as though they were not being represented so districting may be something to consider in that respect; however Council had been diverse for years so he did not agree with the data that indicated otherwise. He expressed concern that if the City were divided, it would be from an economic standpoint. He stated if the trend was leaning toward district-based elections with other cities, he may support it; however, if based on the threat of a frivolous lawsuit, he would be opposed. He noted that he felt district-based elections would prevent Latinos, as well as other races living throughout the City, from having the opportunity to vote for a candidate in another district.

Councilmember Ogorchock stated everyone had a right to feel that their vote was being heard; however, the City should not have been threatened with litigation. She noted that she would have more information after the public hearings and she hoped there would be a lot of public input. She further noted that she believed the City and Council were diverse. She commented that if district-based elections were implemented; she hoped each Councilmember elected would represent the entire community.

Councilmember Wilson discussed the importance of community engagement efforts and agreed there was no representation on Council for northern Antioch; however, current Council listened to all constituents. She noted the City needed to control this issue and receive public input on this matter. She suggested Council hold a public hearing on a weekend so everyone would have the opportunity to participate.

City Clerk Simonsen, as the City's Election Officer, expressed concern regarding the districting process and spoke to the challenges it would have for the County Elections Office. He asked Council to also consider impacts the process would have on the City Clerk's office.

Mayor Wright stated he believed district-based elections would cause a division in the City and noted that currently all Councilmembers represented and benefited the entirety of the City. He stated the City had a history of a diverse voting block and minority voters had been heard. He discussed the risks of districting and noted the process benefited the Attorney threatening litigation and commented that if the City did not approve it, there would be a significant financial impact. He stated he would vote to approve moving forward to allow the City an additional 90

days and he would also consider how the City could be districted as to not divide Antioch. He requested City Attorney Cole determine if there was a basis to fight this action.

Councilmember Ogorchock supported Councilmember Wilson's suggestion to schedule a Public Hearing on a weekend.

Councilmember Tiscareno stated as a Latino, he had witnessed diversity in the City for many years and he believed it would remain that way. He noted he was willing to support the public hearing process; however, his no vote this evening was symbolic as he believed the City was well represented racially.

RESOLUTION NO. 2018/13

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the City Council adopted the resolution outlining its intention to transition from At-Large Elections for the City Council to District-Based Elections for the City Council pursuant to Elections Code Section 10010. The motion carried the following vote:

Ayes: Wright, Thorpe, Wilson, Ogorchock

Noes: Tiscareno

Following discussion, Council agreed to hold Public Hearings on February 13th and 15th, and March 13th and 27th. Interim City Attorney Cole stated staff would work with Council to schedule the remaining Public Hearing date for a Saturday.

COUNCIL REGULAR AGENDA

4. ADOPTION OF THE GENERAL PLAN LAND USE ELEMENT UPDATE (*Con't from 12/12/17*)

City Manager Bernal introduced Regular Agenda Item #4.

Director of Community Development Ebbs presented a PowerPoint presentation and staff report dated January 23, 2018 recommending the City Council take the following actions: 1) Adopt the Resolution approving the Addendum to the 2003 General Plan EIR; and 2) Adopt the Resolution amending the Land Use Element of the General Plan.

Brent Aasen, voiced his support of the staff recommendation for changing the current designation for the parcels located on the south side of E. 18th St adjacent to the southwest corner of SR 160 area, from light industrial/low density residential to high density residential.

Following discussion, Mayor Wright proposed extending the commercial strip along 18th Street as a mixed use designation to provide options and allow for the current high density residential designation to remain.

In response to Councilmember Ogorchock, Director of Community Development Ebbs explained that if the area along 18th Street was designated mixed use, a project could come forward as a high density residential or commercial project.

Councilmember Thorpe stated that he supported the mixed use designation for the property.

RESOLUTION NO. 2018/14

On motion by Councilmember Tiscareno, seconded by Councilmember Ogorchock, the City Council unanimously adopted the resolution approving the Addendum to the 2003 General Plan EIR.

In response to Councilmember Ogorchock, Director of Community Development Ebbs clarified that no application had come forward for the East 18th Street parcel and a high density residential project could be built in a mixed use designation.

RESOLUTION NO. 2018/15

On motion by Mayor Wright, seconded by Councilmember Thorpe, the City Council unanimously adopted the resolution amending the Land Use Element of the General Plan and changing the frontage parcel on East 18th Street to High Density Residential.

5. ADOPTION OF THE DOWNTOWN SPECIFIC PLAN (*Con't from 12/12/17*)

City Manager Bernal introduced Regular Agenda Item #5.

Director of Community Development Ebbs presented the staff report dated January 23, 2018 recommending the City Council 1) Adopt the Resolution approving the Addendum to the 2003 General Plan EIR; and 2) Introduce the Ordinance adopting the Downtown Specific Plan.

Interim City Attorney Cole added his prepared response to the letters received from attorney Kristina Lawson on behalf of West Coast Builders was provided to Council. He announced Council and the City Clerk received additional letters today which was the third time the City received a letters from the same company two hours prior to a Council meeting. He explained that the letter received this afternoon raised many of the same issues and noted that the writer did not have the benefit of the response from his office and they were not present this evening. Additionally, he reported that the law firm representing this party had made a public records request in late December to which the Community Development Department responded on January 2, 2018, requesting additional time. He noted the standards for additional time were valid and were communicated to the requesting party who was informed that information requested would be made available no later than January 15, 2018. He reported that he had reviewed the documents requested on January 9, 2018, excluded some due to attorney-client privilege, and returned them to the Community Development where they were available for inspection by January 10, 2018. He commented that the writer believed it was the City's mandate to contact her and inform her of the availability of the documents. For the record, he stated that neither he nor

the Director of Community Development received any request for status from her or her office until January 22, 2018.

RESOLUTION NO. 2018/16

On motion by Councilmember Ogorchock, seconded by Councilmember Thorpe, the City Council unanimously adopted the Resolution approving the Addendum to the 2003 General Plan EIR.

On motion by Councilmember Ogorchock, seconded by Councilmember Tiscareno, the City Council unanimously introduced the Ordinance adopting the Downtown Specific Plan.

6. UPDATE TO THE CITY COUNCIL REGARDING DEVELOPMENT OF PERMANENT COMMERCIAL MARIJUANA ORDINANCE

City Manager Bernal introduced Regular Agenda Item #6.

Interim City Attorney Cole presented the staff report dated January 23, 2018 recommending the City Council receive an update regarding development of a permanent commercial marijuana ordinance.

Councilmember Tiscareno suggested staff gather information from other jurisdictions who had taken action to determine the impacts.

On motion by Councilmember Thorpe, seconded by Councilmember Ogorchock, the City Council unanimously received an update regarding development of permanent commercial marijuana ordinance.

PUBLIC COMMENTS

Tim McCall, Economic Development Commissioner announced the next Economic Development Commission meeting would be held at 6:00 P.M. on February 6, 2018 and would include a discussion on Prop 64. He encouraged the public to participate.

Dr. Jeffrey Klingler, Antioch resident, expressed his appreciation to Council for doing their due diligence and allowing for public input with regards to at large elections versus districting. He stated it was his opinion that the City was well represented at large.

STAFF COMMUNICATIONS

City Manager Bernal thanked Council and public for participating in the Strategic Planning Session and reported it would be coming back to Council in early March for more discussion.

COUNCIL COMMUNICATIONS

Councilmember Thorpe thanked staff for their participation in the Strategic Planning Session. He requested staff agendize a discussion on options for the Lone Tree Golf Course.

Councilmember Ogorchock stated she appreciated the work of staff during the Strategic Planning Session and thanked Director of Community Development Ebbs for his hard work in bringing the General Plan and Downtown Specific Plan updates forward.

ADJOURNMENT

With no further business, Mayor Wright adjourned the meeting in honor of Camila and Lenexy Cardoza at 9:29 P.M. to the next regular Council meeting on February 13, 2018.

Respectfully submitted:

Kitty Eiden

KITTY EIDEN, Minutes Clerk

CITY OF ANTIOCH
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100 General Fund

Non Departmental

2409 AMERICAN TOWERS LLC	DEPOSIT REFUND	3,356.75
2410 CROWN CASTLE WTA PROPERTY	DEPOSIT REFUND	830.00
2415 VINCULUMS SERVICES INC	DEPOSIT REFUND	1,146.50
372856 ENTISYS SOLUTIONS INC	WARRANTY	579.85
372877 MICHAEL BAKER INTERNATIONAL IN	PROFESSIONAL SERVICES	9,792.00
372897 RANEY PLANNING & MANAGEMENT IN	PROFESSIONAL SERVICES	52,108.71
372990 ECC REG FEE AND FIN AUTH	ECCRFFA-RTDIM	11,054.00
373014 ION DEVELOPER	REFUND CBSC FEE	5.36
373034 MICHAEL BAKER INTERNATIONAL IN	CONSULTING SERVICES	5,542.50
373044 NEFF, BAILEY	SB 1186	2.00
373083 TOMEL, PETER	SB 1186	1.00
373090 VIVINT SOLAR DEVELOPER LLC	DEPOSIT REFUND	6.18
930876 ZUMWALT ENGINEERING GROUP INC	CONSULTING SERVICES	3,962.07
931034 ZUMWALT ENGINEERING GROUP INC	CONSULTING SERVICES	3,754.00

City Council

372874 LEAGUE OF CALIF CITIES	MEMBERSHIP DUES	685.00
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City Attorney

372846 COTA COLE ATTORNEYS LLP	LEGAL SERVICES RENDERED	22,043.33
372862 GIBBONS AND CONLEY	LEGAL SERVICES RENDERED	1,740.10
372868 JACKSON LEWIS LLP	LEGAL SERVICES RENDERED	23,896.70
372881 MUNICIPAL POOLING AUTHORITY	LEGAL SERVICES RENDERED	14,565.23
372885 ONE HOUR DELIVERY SERVICE	LEGAL MESSENGER SERVICES	342.80
372910 TELECOM LAW FIRM PC	LEGAL SERVICES RENDERED	253.00
372914 WESTAMERICA BANK	COPIER LEASE	78.95
373017 JACKSON LEWIS LLP	LEGAL SERVICES RENDERED	4,488.00

City Manager

372833 BANK OF AMERICA	ADVERTISING	154.57
372842 CITY OF WALNUT CREEK	MEMBERSHIP DUES	330.00
372848 DAVID, MARIA E	EXPENSE REIMBURSEMENT	38.00
372859 FEDERAL ADVOCATES INC	ADVOCACY SERVICES	4,166.67
372884 OFFICE MAX INC	OFFICE SUPPLIES	108.00
372914 WESTAMERICA BANK	COPIER LEASE	78.95

City Clerk

372914 WESTAMERICA BANK	COPIER LEASE	78.95
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Accounting Finance

Prepared By: Lauren Posada

2/6/2018

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City Treasurer

373054 PFM ASSET MGMT LLC	ADVISORY SERVICES	7,817.93
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Human Resources

372834 BARTHOLOMEW, TYLER DANIEL	EDUCATION REIMBURSEMENT	276.35
372914 WESTAMERICA BANK	COPIER LEASE	250.02

Economic Development

372833 BANK OF AMERICA	MEMBERSHIP DUES	145.00
372889 PACIFIC GAS AND ELECTRIC CO	ELECTRIC	225.84
372914 WESTAMERICA BANK	COPIER LEASE	78.95
373040 MUNICIPAL RESOURCE GROUP LLC	CONSULTING SERVICES	9,182.00

Finance Administration

372914 WESTAMERICA BANK	COPIER LEASE	250.02
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Finance Accounting

372828 BADAWI & ASSOCIATES	AUDIT SERVICES	6,127.00
930867 CLINE, CAROL	EXPENSE REIMBURSEMENT	1,676.33
931013 SUPERION LLC	JANUARY ASP SERVICE	37,587.49

Finance Operations

372911 UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	14.33
372914 WESTAMERICA BANK	COPIER LEASE	350.36

Non Departmental

372837 BELLAMY, ALAN	BL TAX REFUND	423.00
372858 FAIRBANKS MASLIN MAULLIN METZ	CONSULTING SERVICES	30,750.00
372875 LEW EDGARDS GROUP, THE	CONSULTING SVCICIES	4,950.00
372898 REKHA VONTELA DDS	BL TAX REFUND	333.50
372978 DELTA DIABLO	DECEMBER WATER	2,370.00
373014 ION DEVELOPER	DEPOSIT REFUND	25.20
373041 MUNISERVICES LLC	BL DISCOVERY SERVICES	12,266.39
373044 NEFF, BAILEY	BL TAX REFUND	2,030.00
373051 PES ENVIRONMENTAL INC	ENVIRONMENTAL SERVICES	4,808.25
373058 REVENUE AND COST SPECIALIST LL	PROFESSIONAL SERVICES	10,625.00
373083 TOMEL, PETER	BL TAX REFUND	250.00
373091 WAGeworks	ADMIN FEE	1,692.00
930944 RETIREE	MEDICAL AFTER RETIREMENT	1,709.04

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Public Works Maintenance Administration

372914 WESTAMERICA BANK	COPIER LEASE	22.50
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Public Works General Maintenance Services

372914 WESTAMERICA BANK	COPIER LEASE	60.00
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Public Works Street Maintenance

372909 TARGET SPECIALTY PRODUCTS	CHEMICAL SUPPLIES	1,370.46
372924 LOWES COMPANIES INC	SUPPLIES	344.50
372938 ANTIOCH BUILDING MATERIALS	ASPHALT	38,493.93
372993 FASTENAL CO	SUPPLIES	154.74
931016 TELFER OIL COMPANY	SUPPLIES	793.33

Public Works-Signal/Street Lights

372817 AMERICAN GREENPOWER USA INC	STREET LIGHT MATERIALS	27,045.13
372889 PACIFIC GAS AND ELECTRIC CO	ELECTRIC	5,534.04
373079 STATE OF CALIFORNIA	SIGNAL MAINTENANCE	3,683.78
373093 WESCO RECEIVABLES CORP	SUPPLIES	15,810.08
930872 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	11,962.68
930951 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	3,377.40

Public Works-Striping/Signing

372921 ZAP MANUFACTURING INC	REFURBISH SIGN ORDER	9,437.38
372924 LOWES COMPANIES INC	SUPPLIES	181.12
372987 EAST BAY WELDING SUPPLY	SUPPLIES	19.03
373072 SHERWIN WILLIAMS CO	SUPPLIES	127.80

Public Works-Facilities Maintenance

372830 BANK OF AMERICA	CITY HALL PRINTS	918.49
372852 DREAM RIDE ELEVATOR	ELEVATOR SERVICES	80.00
372889 PACIFIC GAS AND ELECTRIC CO	GAS	9,690.49
372924 LOWES COMPANIES INC	SUPPLIES	483.20
372939 ANTIOCH GLASS	GLASS REPLACEMENT	314.21
372963 COLE SUPPLY CO INC	SUPPLIES	821.74
372983 DREAM RIDE ELEVATOR	ELEVATOR SERVICE	240.00
373006 HOME DEPOT, THE	SUPPLIES	70.19
373093 WESCO RECEIVABLES CORP	SUPPLIES	487.85
930871 GRAINGER INC	SUPPLIES	132.51
930937 HAMMONS SUPPLY COMPANY	SUPPLIES	294.08

CITY OF ANTIOCH
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Public Works-Parks Maint

372818	AMERICAN PLUMBING INC	PLUMBING SERVICES	295.00
372887	PACHECO BROTHERS GARDENING INC	LANDSCAPE SERVICES	59,656.58
372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	870.42
372924	LOWES COMPANIES INC	SUPPLIES	48.28
373080	STEWARTS TREE SERVICE INC	TREE SERVICES	1,375.00
930872	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	523.82

Public Works-Median/General Land

372888	PACIFIC COAST LANDSCAPE MGMT INC	LANDSCAPE SERVICES	4,294.08
372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	1,678.70
372907	STEWARTS TREE SERVICE INC	TREE SERVICES	1,500.00
372936	ACE HARDWARE, ANTIOCH	SUPPLIES	13.63
373061	ROBERTS AND BRUNE CO	PIPE & FITTINGS	67.20
373073	SILVA LANDSCAPE	LANDSCAPE SERVICES	2,736.00

Police Administration

372830	BANK OF AMERICA	DEPOSIT REFUND	1,758.76
372831	BANK OF AMERICA	MEMBERSHIP DUES	265.06
372832	BANK OF AMERICA	MEMBERSHIP DUES	2,388.44
372845	CONTRA COSTA COUNTY	TRAINING - KIDD	231.00
372847	CREATIVE SUPPORTS INC	OFFICE SUPPLIES	2,603.42
372854	EIDEN, KITTY J	TRANSCRIPTION SERVICES	147.00
372871	KIDD, CHRISTOPHER C	TRAINING PER DIEM	57.50
372884	OFFICE MAX INC	OFFICE SUPPLIES	48.36
372894	PITNEY BOWES INC	POSTAGE	316.37
372895	PORAC LEGAL DEFENSE FUND	MEMBERSHIP DUES	20.00
372903	SHRED IT INC	SHRED SERVICES	283.11
372914	WESTAMERICA BANK	COPIER LEASE	1,642.05
372915	WESTIN	LODGING - T. BROOKS	870.91
372916	WESTIN	LODGING - T. BROOKS	360.14
372927	ADAMSON POLICE PRODUCTS	SUPPLIES	1,631.38
372928	AIELLO, STEVEN J	TRAINING PER DIEM	320.00
372929	ALAMEDA COUNTY	TRAINING - T. CHANG	285.00
372930	ALAMEDA COUNTY	TRAINING - G. LOWTHER	285.00
372931	ALAMEDA COUNTY	TRAINING - D. PFEIFFER	285.00
372951	BROGDON, CASEY AMON	MEAL ALLOWANCE	57.50
372955	CALIFORNIA SURVEYING AND DRAFT	PRINTER SERVICES	999.00
372959	CHANG, THEODORE	MEAL ALLOWANCE	34.50
372965	COMMERCIAL SUPPORT SERVICES	CAR WASHES	369.00

Accounting Finance

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372966	CONCORD UNIFORMS LLC	EQUIPMENT	39.10
372967	CONTRA COSTA COUNTY	RANGE FEES	370.00
372968	CONTRA COSTA COUNTY	LEGAL SERVICES	9,888.00
372976	D PREP	TRAINING - S. AIELLO	674.00
372981	DOUBLETREE BY HILTON ONTARIO	LODGING - S. MCELROY	309.15
372982	DOWNIE, JONATHAN ROBERT	MEAL ALLOWANCE	57.50
372991	EVANS, JOSHUA FIELD	MEAL ALLOWANCE	57.50
372996	GALLS INC	SUPPLIES	1,163.39
373004	HOFFMAN, RICK D	MEAL ALLOWANCE	57.50
373005	HOLIDAY INN	LODGING - S.AIELLO	730.80
373011	INABNETT, KELLY	MEAL ALLOWANCE	57.50
373030	LOWTHER, GARY M	MEAL ALLOWANCE	34.50
373031	MAGANA, JOSEPH J	MEAL ALLOWANCE	57.50
373046	OFFICE MAX INC	OFFICE SUPPLIES	532.69
373047	OFFICE MAX INC	OFFICE SUPPLIES	891.57
373053	PFEIFFER, DEAN A	MEAL ALLOWANCE	34.50
373066	SAFESTORE INC	EVIDENCE STORAGE	3,542.30
373067	SAN DIEGO POLICE EQUIPMENT CO	SUPPLIES	1,471.12
373074	SMITH, KYLE T	MEAL ALLOWANCE	57.50
930868	COMPUTERLAND	SUPPLIES	179.51
930871	GRAINGER INC	SUPPLIES	85.14
930873	IMAGE SALES INC	ID CARDS	323.00
930972	MOBILE MINI LLC	EVIDENCE STORAGE	112.87
Police Prisoner Custody			
372914	WESTAMERICA BANK	COPIER LEASE	151.33
Police Community Policing			
372843	CLEMENTI, MARK A	MEDICAL SERVICES	685.00
372883	OCCUPATIONAL HEALTH CENTERS	PROFESSIONAL SERVICES	2,110.50
372896	PSYCHOLOGICAL RESOURCES INC	PROFESSIONAL SERVICES	1,000.00
372905	SP PLUS CORPORATION	PARKING ENFORCEMENT	12,875.00
373037	MOORE K9 SERVICES	K9 TRAINING	800.00
Police Traffic Division			
372865	HARLEY DAVIDSON	MOTORCYCLE REPAIR	1,702.54
372866	HUNT AND SONS INC	FUEL	133.71
Police Investigations			
372832	BANK OF AMERICA	INVESTIGATION EXPENSE	306.20

Accounting Finance

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372839 BROGDON, CASEY AMON	TRAINING PER DIEM	236.00
372851 DOUBLETREE HOTEL	LODGING - C. BROGDON	640.71
372891 PEN LINK	TRAINING - C. BROGDON	1,390.00
372914 WESTAMERICA BANK	COPIER LEASE	607.78
372932 ALAMEDA COUNTY SHERIFFS OFFICE	LAB FEES	138.25
372941 AT AND T	DISCOVERY SERVICES	300.00
372956 CALLYO	DISCOVERY SERVICES	2,750.00
372962 CLASSY GLASS	WINDOW TENT	220.00
373026 LEXISNEXIS	DATA SERVICES	255.00
373075 SPECIAL SERVICES GROUP LLC	DISCOVERY SERVICES	2,400.00
373081 T MOBILE USA INC	DISCOVERY SERVICES	2,005.00
Police Special Operations Unit		
373084 TOYOTA FINANCIAL SERVICES	VEHICLE LEASE	1,617.67
Police Communications		
372819 AMERICAN TOWER CORPORATION	CELL TOWER RENTAL	236.82
372832 BANK OF AMERICA	CONNECTION SERVICES	200.44
372856 ENTISYS SOLUTIONS INC	SERVER WARRANTY	1,739.70
372964 COMCAST	CONNECTION SERVICES	356.32
Office Of Emergency Management		
372832 BANK OF AMERICA	TRAINING EXPENSE	223.74
Police Facilities Maintenance		
372818 AMERICAN PLUMBING INC	PLUMBING SERVICES	155.00
372830 BANK OF AMERICA	OFFICE SUPPLIES	142.49
372852 DREAM RIDE ELEVATOR	ELEVATOR SERVICES	80.00
372889 PACIFIC GAS AND ELECTRIC CO	GAS	14,854.92
372924 LOWES COMPANIES INC	SUPPLIES	278.27
372962 CLASSY GLASS	WINDOW TENT	1,050.00
372983 DREAM RIDE ELEVATOR	ELEVATOR SERVICE	80.00
Community Development Land Planning Services		
372855 EIDEN, KITTY J	MINUTES CLERK	56.00
372867 ICF JONES AND STOKES INC	CONSULTING SERVICES	1,275.00
372877 MICHAEL BAKER INTERNATIONAL	CONSULTING SERVICES	5,290.00
372914 WESTAMERICA BANK	COPIER LEASE	113.69
372969 CONTRA COSTA COUNTY	PERMIT FEES	2,216.25

CITY OF ANTIOCH
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CD Code Enforcement

372869 K2GC	ABATEMENT SERVICES	3,637.63
372883 OCCUPATIONAL HEALTH CENTERS	PROFESSIONAL SERVICES	397.50
372902 SHERWIN WILLIAMS CO	SUPPLIES	156.50
372914 WESTAMERICA BANK	COPIER LEASE	175.26
372924 LOWES COMPANIES INC	SUPPLIES	20.64
372950 BRIDGEHEAD SELF STORAGE	STORAGE	225.00
373020 K2GC	ABATEMENT SERVICES	9,783.47
373085 TRB AND ASSOCIATES	CONSULTING SERVICES	48,680.00

PW Engineer Land Development

372836 BAY AREA NEWS GROUP	LEGAL AD	662.40
372914 WESTAMERICA BANK	COPIER LEASE	686.14
372940 ARC ALTERNATIVES	PROFESSIONAL SERVICES	1,755.00
373057 RED WING SHOE STORE	SAFETY SHOES - HANSEN	243.53

Community Development Building Inspection

2411 EAGLE BUSINESS FORMS INC	BUILDING PERMITS	412.11
372884 OFFICE MAX INC	OFFICE SUPPLIES	85.09
372914 WESTAMERICA BANK	COPIER LEASE	113.69
373014 ION DEVELOPER	DEPOSIT REFUND	321.02
373057 RED WING SHOE STORE	SAFETY SHOES - MUNN	250.00
373090 VIVINT SOLAR DEVELOPER LLC	DEPOSIT REFUND	264.48
930947 HOYA SAFETY	SAFETY GLASSES	283.57

Capital Imp. Administration

372914 WESTAMERICA BANK	COPIER LEASE	108.50
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Community Development Engineering Services

372914 WESTAMERICA BANK	COPIER LEASE	105.31
373047 OFFICE MAX INC	OFFICE SUPPLIES	99.08
373057 RED WING SHOE STORE	SAFETY SHOES - TOPE	161.00

212 CDBG Fund

CDBG

372861 GHILOTTI BROS INC	DOWNTOWN CDBG PROJECT	341,692.20
372975 COURT APPOINTED SPECIAL ADVOCATES	CDBD SERVICES	1,814.17
372998 GHILOTTI BROS INC	DOWNTOWN CDBG PROJECT	556,664.47

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213 Gas Tax Fund

Streets

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	29,378.57
373022	KLEINFELDER INC	PROFESSIONAL SERVICES	1,931.00

214 Animal Control Fund

Animal Control

372816	ALL PRO PRINTING SOLUTIONS	OFFICE SUPPLIES	320.09
372832	BANK OF AMERICA	PERMIT FEES	100.00
372882	MWI VETERINARY SUPPLY CO	VETERINARY SUPPLIES	817.37
372884	OFFICE MAX INC	OFFICE SUPPLIES	68.39
372889	PACIFIC GAS AND ELECTRIC CO	GAS	781.83
372890	PATTERSON SUPPLY INC	OPERATING SUPPLIES	5,234.56
372914	WESTAMERICA BANK	COPIER LEASE	151.33
372947	BAYER HEALTH CARE	OPERATING SUPPLIES	173.65
372985	EAST BAY MOBILE COUNTRY VET	VETERINARY SERVICES	250.00
372989	EAST HILLS VETERINARY HOSPITAL	VETERINARY SERVICES	2,172.34
373003	HILLS PET NUTRITION	ANIMAL FOOD	901.42
373013	INTERVET INC	OPERATING SUPPLIES	4,783.50
373023	KOEFRAN SERVICES INC	DISPOSAL SERVICES	1,850.00
373042	MWI VETERINARY SUPPLY CO	VETERINARY SUPPLIES	829.61
373047	OFFICE MAX INC	OFFICE SUPPLIES	12.51
373077	STARLINE SUPPLY COMPANY	VETERINARY SUPPLIES	601.69
373082	TAIL WAG INN VETERINARY HOSPITAL	VETERINARY SERVICES	47.50

219 Recreation Fund

Non Departmental

372824	ASCAP	ANNUAL LICENSE FEE	556.50
373078	STATE BOARD OF EQUALIZATION	SALES TAX REMITTANCE	609.40

Recreation Admin

372889	PACIFIC GAS AND ELECTRIC CO	GAS	1,452.07
372924	LOWES COMPANIES INC	SUPPLIES	175.61

Senior Programs

372889	PACIFIC GAS AND ELECTRIC CO	GAS	968.04
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Recreation Sports Programs

372829	BANK OF AMERICA	SUPPLIES	85.69
372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	3,732.63

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372924	LOWES COMPANIES INC	SUPPLIES	531.06
372972	CONTRA COSTA COUNTY	PERMIT FEES	640.00

Recreation-New Comm Cntr

372824	ASCAP	ANNUAL LICENSE FEE	556.50
372826	AT AND T MCI	PHONE	198.69
372829	BANK OF AMERICA	FACILITY RENTAL BROCHURES	613.98
372872	KOVALICK, LUANNE	CONTRACTOR PAYMENT	580.20
372887	PACHECO BROTHERS GARDENING INC	LANDSCAPE SERVICES	3,821.75
372893	PITAK, JASON SOMSUK	EXPENSE REIMBURSEMENT	57.19
372899	RIDLEY, DEXTER	CONTRACTOR PAYMENT	147.00
372914	WESTAMERICA BANK	COPIER LEASE	300.62
372924	LOWES COMPANIES INC	SUPPLIES	1,505.50
372963	COLE SUPPLY CO INC	SUPPLIES	200.10
372964	COMCAST	CONNECTION SERVICES	1,588.45
372972	CONTRA COSTA COUNTY	PERMIT FEES	920.00
373093	WESCO RECEIVABLES CORP	SUPPLIES	1,324.58
930951	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	328.53

222 Measure C/J Fund

Streets

372946	BAY AREA NEWS GROUP	LEGAL AD	421.20
373022	KLEINFELDER INC	PROFESSIONAL SERVICES	463.00

229 Pollution Elimination Fund

Channel Maintenance Operation

372888	PACIFIC COAST LANDSCAPE MGMT INC	LANDSCAPE SERVICES	3,920.70
372920	WRECO	PROFESSIONAL SERVICES	120.00

238 PEG Franchise Fee Fund

Non Departmental

372849	DELL COMPUTERS	COMPUTER EQUIPMENT	1,163.30
372879	MITY LITE INC	OFFICE FURNITURE	10,181.54
372908	SWATT MIERS ARCHITECTS	COUNCIL PROJECT	16,145.72

251 Lone Tree SLLMD Fund

Lonetree Maintenance Zone 1

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	746.61
373073	SILVA LANDSCAPE	LANDSCAPE SERVICES	6,371.84

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Lonetree Maintenance Zone 2

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	707.81
372907	STEWARTS TREE SERVICE INC	TREE SERVICES	750.00

Lonetree Maintenance Zone 3

373061	ROBERTS AND BRUNE CO	PIPE & FITTINGS	63.53
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252 Downtown SLLMD Fund

Downtown Maintenance

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	230.40
373080	STEWARTS TREE SERVICE INC	TREE SERVICES	6,187.00

253 Almondridge SLLMD Fund

Almondridge Maintenance

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	206.34
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254 Hillcrest SLLMD Fund

Hillcrest Maintenance Zone 1

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	609.26
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Hillcrest Maintenance Zone 2

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	737.35
372907	STEWARTS TREE SERVICE INC	TREE SERVICES	1,000.00

Hillcrest Maintenance Zone 4

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	634.34
372904	SILVA LANDSCAPE	LANDSCAPE SERVICES	1,368.00

255 Park 1A Maintenance District Fund

Park 1A Maintenance District

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	135.99
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256 Citywide 2A Maintenance District Fund

Citywide 2A Maintenance Zone 3

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	75.83
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Citywide 2A Maintenance Zone 4

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	299.94
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Citywide 2A Maintenance Zone 5

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	441.73
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Citywide 2A Maintenance Zone 6

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	219.13
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Citywide 2A Maintenance Zone 9

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	470.37
372904	SILVA LANDSCAPE	LANDSCAPE SERVICES	3,185.92

Citywide 2A Maintenance Zone10

372889	PACIFIC GAS AND ELECTRIC CO	ELECTRIC	144.42
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257 SLLMD Administration Fund

SLLMD Administration

372909	TARGET SPECIALTY PRODUCTS	CHEMICAL SUPPLIES	2,884.05
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259 East Lone Tree SLLMD Fund

Zone 1-District 10

372904	SILVA LANDSCAPE	LANDSCAPE SERVICES	1,368.00
373073	SILVA LANDSCAPE	LANDSCAPE SERVICES	2,736.00

311 Capital Improvement Fund

Streets

372820	ANCHOR CONCRETE CONSTRUCTION I	CURB/GUTTER PROJECT	31,243.84
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Northeast Annexation

372838	BKF ENGINEERS INC	CONSULTING SERVICES	3,919.74
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319 Residential Dev Alloc Fund

Non Departmental

373060	FLOOR DESIGN BY RJS	CARPET REPLACEMENT	22,687.00
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376 Lone Diamond Fund

Assessment District

372958	CENTRAL SELF STORAGE ANTIOCH	STORAGE FEES	229.00
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416 Honeywell Capital Lease Fund

Non Departmental

372944	BANK OF AMERICA	LOAN PAYMENT	44,942.88
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417 2015 Ref Bond (02 Lease Rev) Fund

Non Departmental

372917 WILLDAN FINANCIAL SERVICES	DISCLOSURE SERVICES	100.00
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570 Equipment Maintenance Fund

Non Departmental

373008 HUNT AND SONS INC	FUEL	44,557.15
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Equipment Maintenance

372822 ANTIOCH GLASS	GLASS REPAIR	55.00
372823 APEX INDUSTRY SERVICE INC	AUTO PARTS	297.12
372853 EAST BAY TIRE CO	TIRE SERVICES	915.53
372870 KEN KELLER SALES	EQUIPMENT PARTS	69.82
372878 MICHAEL STEAD WALNUT CREEK	AUTO PARTS	59.33
372886 OREILLY AUTO PARTS	AUTO PARTS	126.31
372889 PACIFIC GAS AND ELECTRIC CO	ELECTRIC	525.53
372892 PETERSON	EQUIPMENT PARTS	6,499.58
372901 ROYAL BRASS INC	EQUIPMENT PARTS	42.69
372914 WESTAMERICA BANK	COPIER LEASE	27.50
372924 LOWES COMPANIES INC	SUPPLIES	170.98
372986 EAST BAY TIRE CO	TIRE SERVICE	376.42
373049 OREILLY AUTO PARTS	AUTO PARTS	21.26
373052 PETERSON	PARTS	5,381.60
373064 ROYAL BRASS INC	PARTS	314.78
930866 BIG SKY ENTERPRISES INC	OIL RECYCLING	159.00
930870 FRED'S WELDING	WELDING SUPPLIES	116.23
930871 GRAINGER INC	SUPPLIES	124.85
930872 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	419.75
930874 KIMBALL MIDWEST	SUPPLIES	428.51
930933 GRAINGER INC	SUPPLIES	129.21

573 Information Services Fund

Network Support & PCs

372914 WESTAMERICA BANK	COPIER LEASE	102.03
372918 WILSON, JENNIFER F	EXPENSE REIMBURSEMENT	39.23
372964 COMCAST	CONNECTION SERVICES	1,028.98

Telephone System

372825 AT AND T MCI	PHONE	49.10
372826 AT AND T MCI	PHONE	1,075.19

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GIS Support Services

372840 CALIF DEPARTMENT OF JUSTICE	FINGERPRINTING FEE	49.00
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Office Equipment Replacement

372849 DELL COMPUTERS	COMPUTER EQUIPMENT	1,421.17
930922 DELL COMPUTER CORP	COMPUTER EQUIPMENT	1,012.79

577 Post Retirement Medical-Police Fund

Non Departmental

372945 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
372949 RETIREE	MEDICAL AFTER RETIREMENT	1,134.00
372953 RETIREE	MEDICAL AFTER RETIREMENT	779.86
372957 RETIREE	MEDICAL AFTER RETIREMENT	1,894.64
372977 RETIREE	MEDICAL AFTER RETIREMENT	1,114.78
372995 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
372997 RETIREE	MEDICAL AFTER RETIREMENT	1,114.78
373007 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
373024 RETIREE	MEDICAL AFTER RETIREMENT	963.20
373033 RETIREE	MEDICAL AFTER RETIREMENT	1,224.46
373063 RETIREE	MEDICAL AFTER RETIREMENT	256.93
373070 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
373086 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
373095 RETIREE	MEDICAL AFTER RETIREMENT	499.68
930878 RETIREE	MEDICAL AFTER RETIREMENT	499.68
930884 RETIREE	MEDICAL AFTER RETIREMENT	963.20
930885 RETIREE	MEDICAL AFTER RETIREMENT	295.92
930887 RETIREE	MEDICAL AFTER RETIREMENT	1,274.92
930890 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930891 RETIREE	MEDICAL AFTER RETIREMENT	1,274.92
930901 RETIREE	MEDICAL AFTER RETIREMENT	967.60
930903 RETIREE	MEDICAL AFTER RETIREMENT	837.00
930907 RETIREE	MEDICAL AFTER RETIREMENT	558.94
930910 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930921 RETIREE	MEDICAL AFTER RETIREMENT	1,559.72
930926 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930927 RETIREE	MEDICAL AFTER RETIREMENT	837.00
930928 RETIREE	MEDICAL AFTER RETIREMENT	183.34
930941 RETIREE	MEDICAL AFTER RETIREMENT	183.34
930943 RETIREE	MEDICAL AFTER RETIREMENT	256.93
930946 RETIREE	MEDICAL AFTER RETIREMENT	499.68

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930948 RETIREE	MEDICAL AFTER RETIREMENT	1,116.23
930949 RETIREE	MEDICAL AFTER RETIREMENT	270.04
930954 RETIREE	MEDICAL AFTER RETIREMENT	1,013.82
930971 RETIREE	MEDICAL AFTER RETIREMENT	2,853.44
930974 RETIREE	MEDICAL AFTER RETIREMENT	646.86
930975 RETIREE	MEDICAL AFTER RETIREMENT	963.20
930987 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930988 RETIREE	MEDICAL AFTER RETIREMENT	558.94
930989 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930991 RETIREE	MEDICAL AFTER RETIREMENT	1,036.79
930999 RETIREE	MEDICAL AFTER RETIREMENT	646.86
931009 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
931011 RETIREE	MEDICAL AFTER RETIREMENT	779.86
931017 RETIREE	MEDICAL AFTER RETIREMENT	499.68
931021 RETIREE	MEDICAL AFTER RETIREMENT	256.93
931030 RETIREE	MEDICAL AFTER RETIREMENT	646.86
931032 RETIREE	MEDICAL AFTER RETIREMENT	38.44
931033 RETIREE	MEDICAL AFTER RETIREMENT	646.86

578 Post Retirement Medical-Misc Fund

Non Departmental

372948 RETIREE	MEDICAL AFTER RETIREMENT	221.69
372979 RETIREE	MEDICAL AFTER RETIREMENT	103.69
372984 RETIREE	MEDICAL AFTER RETIREMENT	473.38
372999 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373002 RETIREE	MEDICAL AFTER RETIREMENT	709.38
373019 RETIREE	MEDICAL AFTER RETIREMENT	221.69
373035 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373055 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373059 RETIREE	MEDICAL AFTER RETIREMENT	340.38
373062 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373069 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373088 RETIREE	MEDICAL AFTER RETIREMENT	100.00
373092 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373097 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930877 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930879 RETIREE	MEDICAL AFTER RETIREMENT	249.30
930880 RETIREE	MEDICAL AFTER RETIREMENT	197.76
930886 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930889 RETIREE	MEDICAL AFTER RETIREMENT	103.69

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930894 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930896 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930898 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930899 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930902 RETIREE	MEDICAL AFTER RETIREMENT	1,152.76
930909 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930911 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930914 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930915 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930917 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930920 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930924 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930925 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930932 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930934 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930936 RETIREE	MEDICAL AFTER RETIREMENT	111.42
930942 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930945 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930953 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930955 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930958 RETIREE	MEDICAL AFTER RETIREMENT	207.38
930960 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930963 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930965 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930966 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930970 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930983 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930984 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930995 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930998 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931004 RETIREE	MEDICAL AFTER RETIREMENT	103.69
931015 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931020 RETIREE	MEDICAL AFTER RETIREMENT	183.34
931022 RETIREE	MEDICAL AFTER RETIREMENT	576.38
931029 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931031 RETIREE	MEDICAL AFTER RETIREMENT	103.69

579 Post Retirement Medical-Mgmt Fund

Non Departmental

372935 RETIREE	MEDICAL AFTER RETIREMENT	576.38
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372961 RETIREE	MEDICAL AFTER RETIREMENT	880.90
372974 RETIREE	MEDICAL AFTER RETIREMENT	161.69
372994 RETIREE	MEDICAL AFTER RETIREMENT	103.69
373000 RETIREE	MEDICAL AFTER RETIREMENT	221.69
373009 RETIREE	MEDICAL AFTER RETIREMENT	400.00
373018 RETIREE	MEDICAL AFTER RETIREMENT	576.38
373021 RETIREE	MEDICAL AFTER RETIREMENT	1,894.64
373025 RETIREE	MEDICAL AFTER RETIREMENT	340.38
373029 RETIREE	MEDICAL AFTER RETIREMENT	396.54
373036 RETIREE	MEDICAL AFTER RETIREMENT	741.38
373068 RETIREE	MEDICAL AFTER RETIREMENT	880.90
373087 RETIREE	MEDICAL AFTER RETIREMENT	1,894.64
930888 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930892 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930893 RETIREE	MEDICAL AFTER RETIREMENT	183.34
930895 RETIREE	MEDICAL AFTER RETIREMENT	161.70
930897 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930900 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930904 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930905 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930908 RETIREE	MEDICAL AFTER RETIREMENT	709.38
930912 RETIREE	MEDICAL AFTER RETIREMENT	631.60
930913 RETIREE	MEDICAL AFTER RETIREMENT	197.76
930916 RETIREE	MEDICAL AFTER RETIREMENT	576.38
930918 RETIREE	MEDICAL AFTER RETIREMENT	456.38
930919 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930923 RETIREE	MEDICAL AFTER RETIREMENT	249.30
930929 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930930 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930931 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930935 RETIREE	MEDICAL AFTER RETIREMENT	558.94
930938 RETIREE	MEDICAL AFTER RETIREMENT	351.40
930939 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930940 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930950 RETIREE	MEDICAL AFTER RETIREMENT	346.97
930956 RETIREE	MEDICAL AFTER RETIREMENT	706.38
930957 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930959 RETIREE	MEDICAL AFTER RETIREMENT	880.90
930961 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930962 RETIREE	MEDICAL AFTER RETIREMENT	340.38

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930964 RETIREE	MEDICAL AFTER RETIREMENT	1,426.72
930967 RETIREE	MEDICAL AFTER RETIREMENT	40.79
930968 RETIREE	MEDICAL AFTER RETIREMENT	1,036.79
930969 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930973 RETIREE	MEDICAL AFTER RETIREMENT	1,056.90
930977 RETIREE	MEDICAL AFTER RETIREMENT	249.30
930979 RETIREE	MEDICAL AFTER RETIREMENT	161.69
930980 RETIREE	MEDICAL AFTER RETIREMENT	1,894.64
930981 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930982 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930985 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930986 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930990 RETIREE	MEDICAL AFTER RETIREMENT	613.47
930992 RETIREE	MEDICAL AFTER RETIREMENT	103.69
930993 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930994 RETIREE	MEDICAL AFTER RETIREMENT	340.38
930996 RETIREE	MEDICAL AFTER RETIREMENT	221.69
930997 RETIREE	MEDICAL AFTER RETIREMENT	161.70
931000 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931002 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931003 RETIREE	MEDICAL AFTER RETIREMENT	103.69
931005 RETIREE	MEDICAL AFTER RETIREMENT	249.30
931006 RETIREE	MEDICAL AFTER RETIREMENT	631.60
931007 RETIREE	MEDICAL AFTER RETIREMENT	103.69
931008 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931010 RETIREE	MEDICAL AFTER RETIREMENT	456.38
931012 RETIREE	MEDICAL AFTER RETIREMENT	228.50
931014 RETIREE	MEDICAL AFTER RETIREMENT	103.69
931018 RETIREE	MEDICAL AFTER RETIREMENT	709.38
931023 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931024 RETIREE	MEDICAL AFTER RETIREMENT	340.38
931025 RETIREE	MEDICAL AFTER RETIREMENT	229.69
931026 RETIREE	MEDICAL AFTER RETIREMENT	1,697.30
931027 RETIREE	MEDICAL AFTER RETIREMENT	103.69
931028 RETIREE	MEDICAL AFTER RETIREMENT	1,837.00

611 Water Fund

Non Departmental

372900 ROBERTS AND BRUNE CO	SUPPLIES	12,889.69
372924 LOWES COMPANIES INC	SUPPLIES	365.23

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372993 FASTENAL CO	SUPPLIES	1,796.36
373061 ROBERTS AND BRUNE CO	PIPE & FITTINGS	11,899.85
373093 WESCO RECEIVABLES CORP	SUPPLIES	124.43
930869 CRYSTAL CLEAR LOGOS INC	SUPPLIES	477.63
930871 GRAINGER INC	SUPPLIES	780.13
930933 GRAINGER INC	SUPPLIES	106.56
930937 HAMMONS SUPPLY COMPANY	SUPPLIES	523.63

Water Supervision

372860 GARZA, MIA	REPLACEMENT CHECK	148.73
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Water Production

372821 ANIMAL DAMAGE MANAGEMENT	ANIMAL CONTROL	275.00
372826 AT AND T MCI	PHONE	396.26
372835 BARTHOLOMEW, TYLER DANIEL	EXPENSE REIMBURSEMENT	100.00
372844 CONNELLY, BRIAN K	EXPENSE REIMBURSEMENT	149.99
372863 GUALCO GROUP INC, THE	PROFESSIONAL SERVICES	6,001.05
372864 HACH CO	LAB SUPPLIES	321.25
372873 LAW OFFICE OF MATTHEW EMRICK	LEGAL SERVICES	10,832.50
372889 PACIFIC GAS AND ELECTRIC CO	GAS	101,081.65
372911 UNITED PARCEL SERVICE	SHIPPING	3.97
372914 WESTAMERICA BANK	COPIER LEASE	51.42
372924 LOWES COMPANIES INC	SUPPLIES	1,159.69
372936 ACE HARDWARE, ANTIOCH	SUPPLIES	23.46
372942 AUTOMATED VALVE SERVICES	EQUIPMENT REMOVAL	4,500.00
372973 CONTRA COSTA WATER DISTRICT	RAW WATER	715,880.94
372992 EXPONENT INC	CONSULTING SERVICES	18,351.92
372993 FASTENAL CO	SUPPLIES	153.46
373001 HACH CO	LAB SUPPLIES	479.53
373056 QUICK PC SUPPORT	MAINTENANCE SERVICES	1,500.00
373061 ROBERTS AND BRUNE CO	PIPE & FITTINGS	1,046.46
373064 ROYAL BRASS INC	PARTS	366.09
930875 OLIN CHLOR ALKALI PRODUCTS	CAUSTIC	13,778.52
930906 CHEMTRADE CHEMICALS US LLC	ALUM	16,593.64
930933 GRAINGER INC	SUPPLIES	799.44
930952 IDEXX LABORATORIES INC	SUPPLIES	3,016.50
930978 OLIN CHLOR ALKALI PRODUCTS	CAUSTIC	6,903.36

Water Distribution

372827 BACKFLOW DISTRIBUTORS INC	SUPPLIES	248.46
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372850 DELTA DIABLO	RECYCLED WATER	7,092.21
372857 EXPRESS SERVICES	TEMP SERVICES	781.25
372880 MT DIABLO LANDSCAPE CENTERS IN	CONCRETE MIX	138.06
372884 OFFICE MAX INC	OFFICE SUPPLIES	70.02
372900 ROBERTS AND BRUNE CO	PIPE & FITTINGS	31,428.34
372901 ROYAL BRASS INC	FITTINGS	285.68
372906 STATE WATER RESOURCES CONTROL	CERTIFICATION RENEWAL	80.00
372914 WESTAMERICA BANK	COPIER LEASE	70.01
372924 LOWES COMPANIES INC	SUPPLIES	273.72
372936 ACE HARDWARE, ANTIOCH	SUPPLIES	9.77
372937 ANTIOCH AUTO PARTS	AUTO PARTS	9.29
372963 COLE SUPPLY CO INC	SUPPLIES	151.66
372964 COMCAST	CONNECTION SERVICES	356.32
372987 EAST BAY WELDING SUPPLY	SUPPLIES	296.64
372993 FASTENAL CO	SUPPLIES	1,361.22
373045 OCT WATER QUALITY ACADEMY	TRAINING	4,095.00
373057 RED WING SHOE STORE	SAFETY SHOES	545.72
373061 ROBERTS AND BRUNE CO	PIPE & FITTINGS	14,835.47
373064 ROYAL BRASS INC	PARTS	16.60
373065 RT LAWRENCE CORP	MONTHLY LOCKBOX	482.49
373096 XC2 SOFTWARE LLC	SOFTWARE	800.00
930871 GRAINGER INC	SUPPLIES	946.86
930872 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	146.46
930933 GRAINGER INC	SUPPLIES	293.62
Water Meter Reading		
372943 BACKFLOW DISTRIBUTORS INC	SUPPLIES	4,804.23
372993 FASTENAL CO	SUPPLIES	76.56
373043 NATIONAL METER & AUTOMATION IN	WATER METER/PARTS	2,634.44
930871 GRAINGER INC	SUPPLIES	31.71
930933 GRAINGER INC	SUPPLIES	269.22
Public Buildings & Facilities		
372841 CAROLLO ENGINEERS INC	PROFESSIONAL SERVICES	39,164.29
372876 MCMILLEN JACOBS ASSOCIATES	PROFESSIONAL SERVICES	12,488.00
372913 WEST YOST ASSOCIATES INC	CONSULTING SERVICES	2,082.55
372952 BROWN AND CALDWELL INC	CONSULTING SERVICES	13,299.75
373038 MUNICIPAL FINANCIAL SERVICES	RATE STUDY PROJECT	1,120.00

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Warehouse & Central Stores

372911 UNITED PARCEL SERVICE	WEEKLY PRINTER SERVICE FEE	14.33
372914 WESTAMERICA BANK	COPIER LEASE	151.33
930947 HOYA SAFETY	SAFETY GLASSES	290.91

621 Sewer Fund

Sewer-Wastewater Supervision

372914 WESTAMERICA BANK	COPIER LEASE	212.85
373065 RT LAWRENCE CORP	MONTHLY LOCKBOX	482.49

Sewer-Wastewater Collection

372857 EXPRESS SERVICES	TEMP SERVICES	781.25
372884 OFFICE MAX INC	OFFICE SUPPLIES	83.24
372924 LOWES COMPANIES INC	SUPPLIES	202.75
372936 ACE HARDWARE, ANTIOCH	SUPPLIES	7.31
372964 COMCAST	CONNECTION SERVICES	356.33
372993 FASTENAL CO	SUPPLIES	436.60
373016 JACK DOHENY SUPPLIES INC	REPAIR SERVICES	1,183.23
373032 MCCAMPBELL ANALYTICAL INC	SAMPLE TESTING	324.90
373038 MUNICIPAL FINANCIAL SERVICES	RATE STUDY PROJECT	1,120.00
373057 RED WING SHOE STORE	SAFETY SHOES - WENTZELL	267.32
930871 GRAINGER INC	SUPPLIES	78.32
930872 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	146.46
931001 SCOTTO, CHARLES W AND DONNA F	PROPERTY RENT	4,750.00

Wastewater Collection

372926 A S PIPELINES INC	SANITARY SEWER PROJECT	98,395.40
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631 Marina Fund

Non Departmental

373098 STATE BOARD OF EQUALIZATION	SALES TAX REMITTANCE	2,220.67
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Marina Administration

372889 PACIFIC GAS AND ELECTRIC CO	GAS	3,611.23
372914 WESTAMERICA BANK	COPIER LEASE	51.42
372919 WOODIWISS PAINTING	PAINTING SERVICES	4,845.00
930951 ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	1,067.54

Marina Maintenance

372912 WAUBAUSHENE MACHINE AND WELDIN	PARTS	121.69
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372924	LOWES COMPANIES INC	SUPPLIES	132.42
372993	FASTENAL CO	SUPPLIES	1,019.85

641 Prewett Water Park Fund

Non Departmental

372970	CONTRA COSTA COUNTY	DEPOSIT REFUND	500.00
373071	SHEFFIELD DDS, ROBERT	DEPOSIT REFUND	500.00
373089	VIDAL, VANESSA	DEPOSIT REFUND	500.00

Recreation Water Park

372829	BANK OF AMERICA	SUPPLIES	135.30
372840	CALIF DEPARTMENT OF JUSTICE	FINGERPRINTING FEE	32.00
372879	MITY LITE INC	OFFICE FURNITURE	1,969.71
372887	PACHECO BROTHERS GARDENING INC	LANDSCAPE SERVICES	2,649.00
372889	PACIFIC GAS AND ELECTRIC CO	GAS	8,842.63
372914	WESTAMERICA BANK	COPIER LEASE	250.02
372924	LOWES COMPANIES INC	SUPPLIES	934.42
372933	AMERICAN PLUMBING INC	PLUMBING SERVICES	162.07
372934	AMERICAN RED CROSS	CERTIFICATION FEES	798.00
372972	CONTRA COSTA COUNTY	PERMIT FEES	3,315.00
373028	LINCOLN EQUIPMENT INC	SUPPLIES	513.65
373094	WILCO SUPPLY	REPAIR SERVICES	3,029.13
930872	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	185.17
930951	ICR ELECTRICAL CONTRACTORS	ELECTRICAL SERVICES	328.52

721 Employee Benefits Fund

Non Departmental

372925	24 HOUR FITNESS SPORT	PAYROLL DEDUCTIONS	1,122.73
372954	CALIFORNIA STATE DISBURSEMENT	PAYROLL DEDUCTIONS	103.50
372960	CITY SPORTS CLUB	PAYROLL DEDUCTIONS	54.98
372971	CONTRA COSTA COUNTY	PAYROLL DEDUCTIONS	400.00
372980	DIAMOND HILLS SPORT CLUB	PAYROLL DEDUCTIONS	196.00
372988	EAST COUNTY STRENGTH	PAYROLL DEDUCTIONS	85.00
373010	IN SHAPE HEALTH CLUBS	PAYROLL DEDUCTIONS	789.98
373012	INTERNAL REVENUE SERVICE	PAYROLL DEDUCTIONS	60.00
373015	IRVIN DEUTSCHER YMCA	PAYROLL DEDUCTIONS	50.00
373027	LINA	PAYROLL DEDUCTIONS	6,412.28
373039	MUNICIPAL POOLING AUTHORITY	PAYROLL DEDUCTIONS	3,810.62
373048	OPERATING ENGINEERS LOCAL NO 3	PAYROLL DEDUCTIONS	3,149.00
373050	PARS	PAYROLL DEDUCTIONS	2,752.15

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373076 STANDARD LIFE INSURANCE	PAYROLL DEDUCTIONS	882.75
930881 ANTIOCH PD SWORN MGMT ASSOC	PAYROLL DEDUCTIONS	660.00
930882 APOA	PAYROLL DEDUCTIONS	19,677.04
930883 ANTIOCH PUBLIC WORKS EMPLOYEE	PAYROLL DEDUCTIONS	3,681.18
930976 NATIONWIDE RETIREMENT SOLUTION	PAYROLL DEDUCTIONS	60,175.63
931019 VANTAGEPOINT TRANSFER AGENTS	PAYROLL DEDUCTIONS	5,633.28



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Derek Cole, Interim City Attorney 

SUBJECT: Rejection of Application For a Late Claim: Kehinde Sokoya

Recommended Action:

It is recommended that the City Council reject the application for a late claim filed by Kehinde Sokoya.

Should the City Council desire to discuss this matter, it would be scheduled for a future closed session.

1 E



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Forrest Ebbs, Community Development Director *FE*

SUBJECT: Adoption of the Downtown Specific Plan – Second Reading of Ordinance

RECOMMENDED ACTION

It is recommended that the City Council adopt the Ordinance adopting the Downtown Specific Plan.

STRATEGIC PURPOSE

The project would further Strategy H-2: "Update long range planning documents" and Strategy H-3, Short Term Objective to "Support implementation of the Rivertown Priority Development Area".

DISCUSSION

The adoption of an Ordinance requires two separate readings. The subject Ordinance was introduced at the January 23, 2018 City Council meeting. This second reading will finalize the adoption of this Ordinance.

ATTACHMENTS

A: Ordinance adopting the Downtown Specific Plan

ATTACHMENT "A"

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ANTIOCH ADOPTING THE DOWNTOWN SPECIFIC PLAN

SECTION 1. Findings. The Antioch City Council hereby finds, determines and declares as follows:

A. The City of Antioch holds the right to make and enforce all laws and regulations not in conflict with general laws, and the City holds all rights and powers established by state law.

B. The Planning Commission conducted a duly noticed public hearing on March 15, 2017 at which time a resolution was approved to initiate and recommend to the City Council that this ordinance be adopted. The City Council held duly noticed public hearings on November 28, 2017 and December 12, 2017, and heard the item on January 23, 2018 at which time all interested persons were allowed to address the Council regarding adoption of this ordinance.

C. The City of Antioch received a grant from the Strategic Growth Council for the purposes of drafting a Downtown Specific Plan.

D. The Association of Bay Area Governments has identified downtown Antioch as a Priority Development, a designation intended for areas where investment, new homes and job growth are encouraged.

E. California Government Code Title 7, Division 1, Chapter 3, Article 8. Specific Plans [Sections 65450-65457] enables the development, adoption, and implementation of Specific Plans in the State of California.

F. Antioch Municipal Code Title 9, Chapter 5, Article 33: Specific Plans further describes the process for development, adoption, and implementation of Specific Plans in the City of Antioch.

G. The City Council finds that the Downtown Specific Plan is consistent with the Antioch General Plan.

SECTION 2. The Downtown Specific Plan is hereby adopted.

SECTION 3. CEQA.

The 2003 General Plan approval was supported by an Environmental Impact Report (EIR) that described the potential environmental impacts of implementation of the Plan. This EIR addressed the potential impacts of development of downtown Antioch, referred to as Rivertown in the General Plan. The analyzed impacts correlated to downtown Antioch resulted from the increased residential density envisioned by the General Plan and the associated traffic, air quality, and similar development-related impacts. The proposed Downtown Specific Plan increases density over the existing condition, but at a much reduced rate than the General Plan. As a result, the Downtown Specific Plan represents a reduction in anticipated environmental impacts when compared to the General Plan.

Because of this condition, the California Environmental Quality Act (CEQA) allows for an Addendum to the EIR that was certified with adoption of the General Plan – a new plan-specific EIR is not warranted. A new EIR would have been required only if the Downtown Specific Plan was reasonably expected to generate new or increased impacts that exceed those analyzed by the General Plan EIR.

SECTION 4. Publication; Effective Date.

This Ordinance shall take effect and be enforced thirty (30) days from and after the date of its adoption by the City Council at a second reading and shall be posted and published in accordance with the California Government Code.

SECTION 5. Severability.

Should any provision of this Ordinance, or its application to any person or circumstance, be determined by a court of competent jurisdiction to be unlawful, unenforceable or otherwise void, that determination shall have no effect on any other provision of this Ordinance or the application of this Ordinance to any other person or circumstance and, to that end, the provisions hereof are severable.

* * * * *

I HEREBY CERTIFY that the foregoing ordinance was introduced and adopted at a regular meeting of the City Council of the City of Antioch, held on the 23rd day of January 2018 and passed and adopted at a regular meeting thereof, held on the 13th day of February 2018, by the following vote:

AYES:

NOES:

ABSENT:

Sean Wright, Mayor of the City of Antioch

ATTEST:

Arne Simonsen, CMC, City Clerk of the City of Antioch



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Dawn Merchant, Finance Director *DM*

SUBJECT: Single Audit Reports for the Fiscal Year Ended June 30, 2017

RECOMMENDED ACTION

It is recommended that the City Council receive and file the attached City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2017.

STRATEGIC PURPOSE

This action meets Long Term Goal O, Financial Services; specifically addressing Strategy O-3 by ensuring financial reports are accurate and timely. The financial report was completed within six months of the fiscal year end.

FISCAL IMPACT

There is no fiscal impact associated with this action.

DISCUSSION

As required by the Single Audit Act, governments that expend \$750,000 or more on federal awards must be audited to ascertain the effectiveness of the financial management systems and internal procedures that have been established to meet the terms and conditions of the award. This year's audit report was completed by Badawi & Associates, Certified Public Accountants.

As stated in the report, no deficiencies in internal control over financial reporting or compliance considered to be material weaknesses were identified and the City complied, in all material respects, with compliance requirements.

ATTACHMENTS

A. City of Antioch Single Audit Reports for the Fiscal Year Ended June 30, 2017.

City of Antioch

Antioch, California

Single Audit Reports

For the fiscal year ended June 30, 2017

City of Antioch
Single Audit Reports
For the fiscal year ended June 30, 2017

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

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Antioch, California (City), as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated December 20, 2017.

Internal Control Over Financial Reporting

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

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

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

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

Compliance and Other Matters

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

Purpose of this Report

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

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi and Associates
Certified Public Accountants
Oakland, California
December 20, 2017



INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California

Report on Compliance for Each Major Federal Program

We have audited the City of Antioch (City)'s compliance with the types of compliance requirements described in the *OMB Compliance Supplement* that could have a direct and material effect on each of the City's major federal programs for the year ended June 30, 2017. The City's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

Management's Responsibility

Management is responsible for compliance with federal statutes, regulations, and the terms and conditions of its federal awards applicable to its federal programs.

Auditor's Responsibility

Our responsibility is to express an opinion on compliance for each of the City's major federal programs based on our audit of the types of compliance requirements referred to above. We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Those standards and the Uniform Guidance require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the City's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances.

We believe that our audit provides a reasonable basis for our opinion on compliance for each major federal program. However, our audit does not provide a legal determination of the City's compliance.

Opinion on Each Major Federal Program

In our opinion, the City of Antioch complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the year ended June 30, 2017.

Report on Internal Control Over Compliance

Management of the City is responsible for establishing and maintaining effective internal control over compliance with the types of compliance requirements referred to above. In planning and performing our audit of compliance, we considered the City's internal control over compliance with the types of requirements that could have a direct and material effect on each major federal program to determine the auditing procedures that are appropriate in the circumstances for the purpose of expressing an opinion on compliance for each major federal program and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of the City's internal control over compliance.

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

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

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

To the Honorable Mayor and Members of City Council
of the City of Antioch
Antioch, California
Page 3

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

We have audited the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City, as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the City's basic financial statements. We issued our report thereon dated December 20, 2017, which contained unmodified opinions on those financial statements. Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. The accompanying schedule of expenditures of federal awards is presented for purposes of additional analysis as required by the Uniform Guidance and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the schedule of expenditures of federal awards is fairly stated in all material respects in relation to the basic financial statements as a whole.

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi and Associates
Certified Public Accountants
Oakland, California
December 20, 2017

City of Antioch
Single Audit Reports
Schedule of Expenditures of Federal Awards
For the fiscal year ended June 30, 2017

Program Name	CFDA Number	Grantor/ Pass-Through Entity Grant Number	Program Expenditures	Subrecipient Payments
Federal Awards				
U.S. Department of Housing and Urban Development:				
<i>Direct Programs</i>				
CDBG-Entitlement Grants Cluster				
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-08-MC06-0045	\$ 405	405
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-09-MC06-0045	102	102
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-10-MC06-0045	41,434	41,434
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-11-MC06-0045	59,911	59,911
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-12-MC06-0045	112,414	112,414
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-13-MC06-0045	15,734	15,734
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-14-MC06-0045	229,433	229,433
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-15-MC06-0045	242,517	138,825
CDBG Entitlement Grant/ Entitlement Grants	14.218	B-16-MC06-0045	48,751	48,751
CDBG Entitlement Grant/ Entitlement Grants - NSP	14.218	B-08-MN-06-0001	171,482	170,000
Total Community Development Block Grant Cluster			922,183	817,009
Total U.S. Department of Housing and Urban Development			922,183	817,009
U.S. Department of Justice:				
<i>Direct Programs</i>				
COPS Hiring Recovery Grant Program	16.710	2012UMWX0018	780,754	-
<i>Passed through the Contra Costa County, Office of Sheriff</i>				
Edward Byrne Justice Assistance Grant Program	16.738	2015-DJ-BX-0539	16,959	-
Edward Byrne Justice Assistance Grant Program	16.738	2014-DJ-BX-0539	26,177	-
Total U.S. Department of Justice			998,026	-
U.S. Environmental Protection Agency				
<i>Passed through State Water Resources Control Board</i>				
Planning Loan - Public Water System Improvement	66.468	D16-02050	294,330	-
Total U.S. Environmental Protection Agency			294,330	-
Total Federal Expenditures			\$ 2,214,539	\$ 817,009

See Notes to Schedule of Expenditures of Federal Awards.

City of Antioch
Single Audit Reports
Notes to the Schedule of Expenditures of Federal Awards
For the fiscal year ended June 30, 2017

1. REPORTING ENTITY

The City of Antioch (City) was incorporated under the General Laws of the State of California and enjoys all the rights and privileges pertaining to such “General Law” cities. The City uses the City Council/Manager form of government. The financial reporting entity consists of (a) the primary government, the City, (b) organizations for which the primary government is financially accountable, and (c) other organizations for which the primary government is not accountable, but for which the nature and significance of their relationship with the primary government are such that exclusion would cause the reporting entity’s financial statements to be misleading or incomplete.

Component units are legally separate organizations for which the elected officials of the primary government are financially accountable. In addition, component units can be other organizations for which the primary government’s exclusion would cause the reporting entity’s financial statements to be misleading or incomplete.

The following component units are included in the basic financial statements of the City.

- Public Financing Authority

2. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Basis of Accounting

Funds received under the various grant programs have been recorded within general, special revenue, and capital projects funds of the City. The City utilizes the accrual basis of accounting for these funds. Expenditures of federal awards reported on the Schedule of Expenditures of Federal Awards (Schedule) are recognized when incurred.

Schedule of Expenditures of Federal Awards

The accompanying Schedule presents the activity of all federal financial assistance programs of the City. Federal financial assistance received directly from federal agencies as well as federal financial assistance passed through the State of California and other local agencies.

The Schedule was prepared only from the accounts of various grant programs and, therefore, does not present the financial position or results of operations of the City.

Pass-Through Entities’ Identifying Number

When federal awards were received from a pass-through entity, the Schedule shows, if available, the identifying number assigned by the pass-through entity. When no identifying number is shown, the City determined that no identifying number is assigned for the program or the City was unable to obtain an identifying number from the pass-through entity.

Indirect Costs

The City did not elect to use the 10% de minimis indirect cost rate.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs
For the fiscal year ended June 30, 2017

Section I - Summary of Auditors' Results

Financial Statements

Types of auditors' report issued:	Unmodified
Internal control over financial reporting:	
• Material weakness identified?	No
• Significant deficiency identified?	None noted
Any noncompliance material to the financial statements noted?	No

Federal Awards

Internal control over major programs:	
• Material weakness identified?	No
• Significant deficiencies identified?	None noted
Type of auditor's report issued on compliance for major programs	Unmodified
Any audit findings disclosed that are required to be reported in accordance with section 200.516(a) of the Uniform Guidance?	No

Identification of major programs:

<u>CFDA Number(s)</u>	<u>Name of Federal Program or Cluster</u>	<u>Expenditures</u>
14.218	CDBG Cluster	\$ 992,183
	Total Expenditures of All Major Federal Programs	<u>992,183</u>
	Total Expenditures of Federal Awards	\$ <u>2,214,539</u>
	Percentage of Total Expenditures of Federal Awards	<u><u>45%</u></u>

Dollar threshold used to distinguish between type A and type B program \$750,000

Auditee qualified as low-risk auditee under section 200.520? Yes

See Notes to Schedule of Expenditures of Federal Awards.

City of Antioch
Single Audit Reports
Schedule of Findings and Questioned Costs, Continued
For the fiscal year ended June 30, 2017

Section II - Financial Statements Findings

No financial statement findings were noted.

Section III - Federal Award Findings and Questioned Costs

No findings were noted.

Section IV - Prior Year Financial Statements Findings

No financial statement findings were noted.

Section V - Prior Year Findings and Questioned Costs - Major Federal Award Program Audit


No findings or questioned costs were noted.



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Derek P. Cole, Interim City Attorney 

SUBJECT: Resolution of the City Council of the City of Antioch Authorizing the City Manager to Execute the Reimbursement Agreement for Prewett Ranch Drive Acquisition by Eminent Domain between the City of Antioch and Mission Peaks Homes, Inc.

RECOMMENDED ACTION

It is recommended that the City Council adopt the Resolution of the City Council of the City of Antioch Authorizing The City Manager to execute the Reimbursement Agreement for Prewett Ranch Drive Acquisition by Eminent Domain between the City Of Antioch and Mission Peaks Homes, Inc.

STRATEGIC PURPOSE

The proposed action is consistent with Strategy N-1: Effectively and efficiently provide legal services in support of the City's policies, procedures, and initiatives.

FISCAL IMPACT

The purpose of the Reimbursement Agreement is to require the developer to bear all costs associated with the condemnation process for the strip of land at issue. To this end, when executed, the Agreement should result in the City being reimbursed for all the costs of that process, including the cost of acquiring the subject land.

DISCUSSION

In December 2016, the City Council approved a Development Agreement with Mission Creek Homes, Inc., regarding the development of 117 units on about 20 acres of property located on the west side of Heidorn Ranch Road. The original developer, Mission Peak, Inc., has transferred all its rights and interests in the proposed development to Meritage Homes of California, Inc. In August of this year, the City accepted the assignment of rights to Meritage.

As part of this development, the City must acquire the property located at the east side of Heidorn Ranch Road to extend the end of Prewett Ranch Drive (part of the new development) to that road in accordance with the conditions placed on Meritage's development project. (These obligations are created by Sections 2.7 and 3.2 of the Development Agreement.) The portion of the property to be acquired for this road extension is owned by West Coast Home Builders, Inc.

Because efforts to obtain a sale or voluntary acquisition of the property have failed, the City must now file an eminent domain action, which will allow the City to proceed with acquiring the necessary property while the fair market value of that property is determined by the court. At its meeting on January 9, 2018, the Council adopted a Resolution of Necessity to authorize the filing of the legal action to start the condemnation process.

The Development Agreement provides that whenever the City acquires property for the developer by eminent domain, the developer must reimburse the City for all its expenses. To this end, the attached agreement ensures that Mission Peak will reimburse the City for all litigation expenses associated with the condemnation process. Mission Peak will also be required to pay for the initial deposit required to commence the action, known as a “deposit of probable compensation” (usually, the amount the agency’s appraiser affixes to the property to be acquired), and any additional compensation the court awards. The agreement requires a replenishing deposit of \$25,000 be paid on a quarterly basis to ensure that the developer not get behind in covering the City’s legal expenses. A more significant deposit is required shortly before trial and before an appeal is filed.

ATTACHMENTS

A. Resolution

Exhibit A to Resolution – Mission Peaks Home Reimbursement Agreement

RESOLUTION NO. 2018/**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
AUTHORIZING THE CITY MANAGER TO EXECUTE THE REIMBURSEMENT
AGREEMENT FOR PREWETT RANCH DRIVE ACQUISITION BY EMINENT DOMAIN
BETWEEN THE CITY OF ANTIOCH AND MISSION PEAKS HOMES, INC.**

WHEREAS, Mission Peaks Homes, Inc. (“Mission Peaks”) is the owner of real property for which entitlements have been issued to develop 117 units on 20 acres of property located on the west side of Heidorn Ranch Road, within City limits (“Project”); and

WHEREAS, the Development Agreement for the Project requires the Project developer to make certain road improvements, including the extension of Prewett Ranch Drive from the east side of Heidorn Ranch Road to the existing road terminus; and

WHEREAS, Under the Development Agreement, the City is required to acquire any real property required for the Project that the developer cannot acquire by voluntary acquisition; and

WHEREAS, the Project developer was unable to acquire through negotiation with the property owner the strip of land necessary to complete the Prewett Ranch Drive extension; and

WHEREAS, the Development Agreement provides that the Project developer is required to reimburse the City for all costs associated with the City’s acquisition of any real property by eminent domain.

NOW, THEREFORE, BE IT RESOLVED that the City Council authorizes the City Manager to authorize the Reimbursement Agreement for Prewett Ranch Drive Acquisition by Eminent Domain, attached and incorporated by reference as Exhibit A to this Resolution.

* * * * *

PASSED AND ADOPTED by the City Council of the City of Antioch at a regular meeting held on the 13th day of February, 2018 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

**ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH**

**REIMBURSEMENT AGREEMENT
FOR PREWETT RANCH DRIVE ACQUISITION BY EMINENT DOMAIN**

This Reimbursement Agreement (“Agreement”) is into this ____ day of January, 2018 (“Effective Date”), between the City of Antioch, a municipal corporation (“City”), and Mission Peak Homes, Inc. (“Mission”), a California corporation. The City and Mission are each referred to within as a “Party” and collectively as “Parties.”

RECITALS

A. Mission has land use entitlements to develop 117 units on 20 acres of property located on the west side of Heidorn Ranch Road, in the City of Antioch, County of Contra Costa State of California (the “Mission Project”).

B. The acquisition of certain real property located at the east side of Heidorn Ranch Road, extending to the end of Prewett Ranch Drive, in Antioch, California, and more particularly described as a portion of Assessor’s Parcel Number 034-290-098-2 (“Subject Property”), is required for completion of the Mission Project.

C. In accordance with Paragraphs 2.7 and 3.2 of the Development Agreement between the City and Mission, the City may acquire the Subject Property by eminent domain if Mission is unable to obtain the property by agreement with the property’s owner.

D. Mission has exhausted its attempt to acquire the Subject Property through voluntary agreement with that property’s owner, requiring the City to commence proceedings to acquire the property through eminent domain.

E. The Parties to this Agreement desire to reflect the terms by which the City will acquire the Subject Property through an action for eminent domain (“Condemnation Action”), transfer title to such property to Mission following the securing of an order for possession, and receive full reimbursement from Mission for all compensation ordered to be paid to the owner of the Subject Property and all fees, costs, and expenses in the Condemnation Action.

AGREEMENT

1. Incorporation of Recitals.

The above recitals are incorporated into this Agreement as material terms.

2. City’s Obligation to Acquire Subject Property by Eminent Domain.

Following the approval of a Resolution of Necessity concerning the Subject Property, the Office of the City Attorney shall, on its own or through counsel retained in accordance with Paragraph 3 of this Agreement, promptly commence and thereafter prosecute to completion the Condemnation Action to acquire fee title to the Subject

Property and to pay to the owner of that property the just compensation required by the United States Constitution, California Constitution, and applicable statutes.

Following the City's securing of an order for possession of the Subject Property in the Condemnation Action, the City shall within 30 days take all steps necessary to transfer title of the Subject Property to Mission.

3. Retention of Outside Litigation Counsel.

The Office of the City Attorney may retain a private law firm or firms to represent the City in the Condemnation Action. Prior to retaining any such firm, the City Attorney shall advise Mission of the proposed counsel from the firm who will handle the matter and the firm's applicable rates and terms of compensation. The City Attorney shall be solely responsible for deciding whether to retain such firm, but before entering into any agreement with such firm, the City Attorney shall consider and respond to in good faith any reasonable concerns or issues Mission raises concerning the firm's retention.

Mission recognizes that its payment of the City's and any outside litigation counsel retained by City's legal fees, costs, and expenses is subject to California Rule of Professional Responsibility 3-310(F). Mission agrees it shall make no effort to prevent or interfere with the City's or outside counsel's compliance with the requirements of that provision.

4. Management of Litigation.

Mission understands and agrees that the Office of the City Attorney shall have the exclusive authority to make decisions concerning the management and strategy of the Condemnation Action. Should the City Attorney retain outside counsel to represent the City in that action, Mission agrees the City Attorney shall be solely responsible for managing such counsel. The City agrees it shall consult with Mission regarding key deadlines, developments, milestones, and decisions that shall from time-to-time arise during the litigation, and Mission agrees to timely and reasonably cooperate in making available any of its officers or employees as witnesses and in providing the City any information, documents, or records the City shall require for purposes of discovery, motion practice, trial, or any appeal. The Parties expressly recognize their communications regarding matters related to the litigation may not be privileged unless and until they establish a "common interest" privilege consistent with the California Evidence Code and applicable judicial decisions.

Notwithstanding the foregoing, the City shall not file an appeal of any final judgment in the eminent domain action unless Mission has requested that the City do so in writing, and no later than 30 days before the last day to file an appeal, Mission has made the appeal deposit required in Paragraph 5(f) of this Agreement. Following the filing on an appeal, the management and control of the appeal shall continue to be vested in the City Attorney, as provided above.

5. Reimbursement by Mission.

Mission agrees to reimburse the City for all compensation awarded to the owner of the Subject Property and all fees, costs, and expenses the City has incurred prior to the Effective Date and thereafter in the Condemnation Action. Payments to the City shall be made as follows:

(a) Initial Deposit. Within 15 days of the Effective Date, Mission shall deposit \$300,000 with the City for: (i) the deposit of probable compensation the City must make at the commencement of the Condemnation Action in the amount of \$240,000 (the amount the City's appraiser has assigned to the Subject Property), and (ii) an initial deposit of \$60,000 to cover the expenses the City has incurred prior to the Effective date and for the commencement of the Condemnation Action.

(b) Initial Invoice. Within 30 days of the Effective Date, the City shall furnish Mission an initial invoice for the costs the City has incurred prior to the Effective Date in obtaining an appraisal of the Subject Property, drafting the offer to purchase to the owner of the Subject Property, drafting all documents necessary for City Council consideration of the Resolution of Necessity for the Subject Property, and any other activities associated with preparing or filing the eminent domain action. The amount of these expenses shall be deducted from the initial deposit provided for in the preceding paragraph.

(c) Payments and Continuing Deposits. Following the issuance of the initial invoice required in the preceding paragraph, the City shall provide Mission invoices on a quarterly basis until conclusion of the Condemnation Action. The invoices shall include copies of all invoices received during the preceding quarter from legal counsel, appraisers, expert witnesses, and other professionals, as well as invoices or receipts for any court fees, jury fees, filing fees, transcript costs, duplication, exhibit preparation, and litigation support services provided. All such expenses shall be deducted from the amount of funds on deposit as of the time the invoice is issued. If no funds remain on deposit at the time an invoice is issued, or if the funds on deposit are inadequate to pay the full amount of an invoice, Mission shall within 30 days pay the balance of the invoice owing, as well as an additional \$25,000 to be applied as a continuing deposit for further fees, expenses, and costs to be incurred in the Condemnation Action.

(d) Trial Deposit. The City shall notify Mission in writing of the setting of a trial date in the Condemnation Action promptly, but in no event later than 30 days following notification by the Court of the setting of such date. Provided the City has given Mission such notice, Mission shall make an additional deposit of \$50,000 for purposes of covering the fees, expenses, and costs of trial no later than 60 days before the first date set for trial. This deposit shall be in addition to any continuing deposit required by Sub-paragraph (c) of this Paragraph.

(e) Payment of Just Compensation. Unless Mission authorizes the City to appeal any judgment in the action per Paragraph 4 and Mission makes the deposit required by Sub-paragraph (f) of this Paragraph, following the service of entry of the final judgment determining the compensation to be paid to the owner of the Subject Property, Mission shall within 10 days pay to the City the amount of the just compensation awarded, together with any costs, attorney fees, interest, and other compensation the Court may award the property owner in the judgment, which the City shall promptly thereafter remit to owner. The amount Mission pays to the City shall, however, be reduced by the amount of probable compensation Mission was required to pay at the outset of the case per Sub-paragraph (a) of this Paragraph. If the total amount required to be paid by the judgment is less than the deposit of probable compensation, the City shall refund to Mission the difference remaining after all fees, costs, and expenses through conclusion of the Condemnation Action have been paid.

(f) Appeals. Should Mission authorize the City to appeal any final judgment or order in the action, it shall within 30 days of service of notice of entry of such judgment make a deposit of \$50,000 to the City for the fees, costs, and expenses associated with the appeal. This deposit shall be in addition to any continuing deposit required by sub-paragraph (c) of this Paragraph. Following the exhaustion of all available appeals, Mission shall make the payment to the City required by Sub-paragraph (e) of this Paragraph within 10 days of entry of the final remittitur in the action, along with any additional compensation, costs, and attorney fees that are awarded on appeal. Mission shall also be responsible for the full costs of any undertaking, bond, or security interest required to be posted in association with any appeal taken from any judgment entered in the Condemnation Action.

6. Notices. Any notice or other communication hereunder shall be in writing and shall be hand delivered or sent by United States registered or certified mail, postage prepaid, return receipt requested, addressed to the appropriate party at its address set forth below, or at such other address as such party shall have last designated by notice to the other parties. The addresses for notices are as follows:

If to City: City of Antioch
 200 H Street
 Antioch, CA 94509
 Attention: City Attorney

If to Mission: Mission Peak Homes, Inc.
 39488 Stevenson Place
 Suite 107
 Fremont, CA 94539
 Attention: John S. Wong

7. Attorney Fees. In the event any party hereto brings or commences

litigation for a declaration of the rights of the parties under this Agreement, for injunctive relief, or for an alleged breach or default of this Agreement, or any other action arising out of this Agreement, the prevailing party in any such action shall be entitled to an award of reasonable attorneys' fees and any court costs incurred in such action or proceeding, in addition to any other damages or relief awarded, regardless of whether such action proceeds to final judgment.

8. Entire Agreement; No Oral Modifications. This Agreement and the exhibits hereto constitute the final and complete agreement and supersede all prior correspondence, memoranda or agreements. This Agreement cannot be changed or modified other than by a written agreement executed by all of the parties.

9. Successors Bound. The provisions of this Agreement shall extend to, bind and inure to the benefit of the parties hereto and their respective personal representatives, heirs, successors, and assigns.

10. Governing Law. This Agreement shall be governed by and construed in accordance with the laws of the State of California.

11. Counterparts. This Agreement may be executed in more than one counterpart, each of which shall be deemed an original, and all of which together shall constitute one and the same instrument.

12. Severability. If any term or provision of this Agreement shall, to any extent, be held invalid or unenforceable, the remaining terms and provisions of this Agreement shall not be affected thereby, but each remaining term and provision shall be valid and enforced to the fullest extent permitted by law.


13. Captions. The captions of this Agreement are inserted solely for convenience of reference only and do not define, describe or limit the scope or intent of this Agreement or any term hereof.

[SIGNATURES BEGIN ON NEXT PAGE]

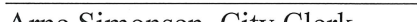
THIS AGREEMENT is executed as of the date and year first above written.

CITY:

CITY OF ANTIOCH

By: 
Ron Bernal
City Manager

ATTEST:


Arne Simonsen, City Clerk

APPROVED AS TO FORM:


Derek P. Cole, Interim City Attorney

MISSION:

MISSION PEAK HOMES, INC.
a California corporation

By: _____
John S. Wong, President

CITY OF ANTIOCH AS HOUSING SUCCESSOR TO
THE ANTIOCH DEVELOPMENT AGENCY
CLAIMS BY FUND REPORT
FOR THE PERIOD OF
DECEMBER 29, 2017 - FEBRUARY 1, 2018

227 Housing Fund

Housing - CIP

930859 HOUSE, TERI	CONSULTING SERVICES	1,430.00
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STAFF REPORT TO THE ANTIOCH PUBLIC FINANCING AUTHORITY

DATE: Regular Meeting of February 13, 2018

TO: Honorable Members of the Antioch Public Finance Authority

SUBMITTED BY: Dawn Merchant, Finance Director *Dm*

SUBJECT: Antioch Public Financing Authority – Basic Financial Statements and Independent Auditor’s Report for the Year Ended June 30, 2017

RECOMMENDED ACTION

It is recommended that the Board of the Antioch Public Financing Authority receive and file the attached Antioch Public Financing Authority – Basic Financial Statements and Independent Auditor’s Report for the Year Ended June 30, 2017.

STRATEGIC PURPOSE

This action meets Long Term Goal O, Financial Services; specifically addressing Strategy O-3 by ensuring financial reports are accurate and timely. The financial report was completed within six months of the fiscal year end and received an unmodified “clean” audit opinion.

FISCAL IMPACT

There is no fiscal impact associated with this action.

DISCUSSION

The Antioch Public Financing Authority (APFA) is a joint exercise of powers entity organized by the City of Antioch (City) and the former Antioch Development Agency (Agency) under the laws of the State of California. The Authority was organized to provide financial assistance to the City and the Agency by financing real and personal property and improvements for the benefit of the residents of the City and surrounding areas.

As required by State law, the Antioch Public Financing Authority must publish a complete set of financial statements at the close of each fiscal year audited by a firm of licensed certified public accountants. This year’s annual financial report was audited by Badawi & Associates, Certified Public Accountants.

As stated in the Independent Auditor’s Report, the basic financial statements present fairly, in all material respects, the respective financial position of the Authority, as of

J

Agenda Item #

June 30, 2017, and the respective changes in its financial position, and, where applicable, cash flows thereof in accordance with accounting principles generally accepted in the United States of America.

ATTACHMENT

A. City of Antioch Public Financing Authority – Basic Financial Statements and Independent Auditor’s Report for the Fiscal Year Ended June 30, 2017

City of Antioch Public Financing Authority

(A Component Unit of the City of
Antioch, California)

*Basic Financial Statements
and Independent Auditor's Report*

For the year ended June 30, 2017

City of Antioch Public Financing Authority
Basic Financial Statements
For the year ended June 30, 2017

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INDEPENDENT AUDITOR'S REPORT

To the Board of Directors
of the City of Antioch Public Financing Authority
Antioch, California

Report on the Financial Statements

We have audited the accompanying financial statements of the City of Antioch Public Financing Authority (Authority), a component unit of the City of Antioch, as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the Authority's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

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

Auditor's Responsibility

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

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

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

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the Authority, as of June 30, 2017, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages 5-6 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

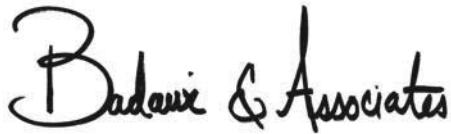
Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Authority's basic financial statements. The combining and individual fund financial statements, are presented for purposes of additional analysis and are not a required part of the basic financial statements.

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

To the Board of Directors
of the City of Antioch Public Financing Authority
Antioch, California
Page 3

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated December 20, 2017, on our consideration of the Authority's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Authority's internal control over financial reporting and compliance.

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi & Associates
Certified Public Accountants
Oakland, California
December 20, 2017

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ANTIOCH PUBLIC FINANCING AUTHORITY
Management's Discussion and Analysis

This section of the Antioch Public Financing Authority's (the Authority) financial statements presents a narrative overview and analysis of the financial activities of the Authority for the fiscal year ended June 30, 2017. Please read it in conjunction with the Authority's basic financial statements.

Financial Highlights

- Cash receipts from leases during the year totaled \$1,698,372. All of these receipts were used to pay debt service requirements for fiscal year 2016/17.

Financial Statements

The Authority's financial statements are those of a special-purpose government engaged only in providing debt financing for capital improvements benefiting the City of Antioch (the City) and the former Antioch Development Agency (the Agency). Under Governmental Accounting Standards Board (GASB) Statement No. 34, governments like the Authority that have only business-type activities may present only enterprise fund financial statements as follows: (1) statement of net position; (2) statement of revenues, expenses and changes in net position; and (3) statement of cash flows.

The Authority's basic financial statements are prepared on an accrual basis of accounting in accordance with accounting principles generally accepted in the United States of America.

The following table indicates the net position as of June 30, 2017 and June 30, 2016:

	2017	2016
Assets:		
Current assets	\$ 931,203	\$ 1,748,848
Noncurrent assets	21,140,000	21,910,000
Total assets	22,071,203	23,658,848
 Deferred Outflows of Resources:		
Deferred loss on refunding	152,250	162,396
Total deferred outflows of resources	152,250	162,396
 Liabilities:		
Current liabilities	929,616	1,743,871
Noncurrent liabilities	23,698,153	24,640,980
Total liabilities	24,627,769	26,384,851
 Total net position	\$ (2,404,316)	\$ (2,563,607)

Use of the Authority's net position is restricted. At June 30, 2017, the Authority's total net position was restricted for debt service.

ANTIOCH PUBLIC FINANCING AUTHORITY
Management's Discussion and Analysis

The following table indicates the changes in net position for the fiscal year ended June 30, 2017 and June 30, 2016:

	<u>2017</u>	<u>2016</u>
Revenues:		
Lease interest revenue from the City of Antioch	\$ 979,796	\$ 871,334
Total revenues	<u>979,796</u>	<u>871,334</u>
Expenses:		
General and administrative	4,148	4,163
Fiscal charges	8,162	2,610
Interest expense	<u>808,195</u>	<u>733,498</u>
Total expenses	<u>820,505</u>	<u>740,271</u>
Other financing sources:		
Transfers from other City funds	<u>-</u>	<u>2,200</u>
Total other financing sources	<u>-</u>	<u>2,200</u>
Change in net position	159,291	133,263
Net position, beginning of year	<u>(2,563,607)</u>	<u>(2,696,870)</u>
Net position, end of year	<u>\$ (2,404,316)</u>	<u>\$ (2,563,607)</u>

The Authority's total revenues increased by \$108,462 to \$979,796 in the fiscal year ended June 30, 2017. The increase in revenue was due to increased lease interest revenue from the City of Antioch. Total expenses increased \$80,234 to \$820,505 due to increased interest expense and fiscal charges.

Debt Administration

The long-term debt of the Authority at June 30, 2017 included \$21,910,000 of outstanding lease revenue bonds. The lease revenue bonds will be repaid through lease agreements with the City and Antioch RDA Successor Agency and the City and Antioch Public Golf Course that are structured to meet principal and interest requirements when due.

During fiscal year 2017, the Authority's total debt decreased by \$715,000 due to scheduled debt service.

Request for Information

Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Finance Department of the City of Antioch, P.O. Box 5007, Antioch, California 94531-5007.

BASIC FINANCIAL STATEMENTS

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GOVERNMENT-WIDE FINANCIAL STATEMENTS

Antioch Public Financing Authority
Statement of Net Position
June 30, 2017

ASSETS	
Current assets:	
Restricted cash and investments	\$ 129
Prepaid items	1,458
Lease interest receivable due from the City of Antioch	159,616
Net investment in leases from the City of Antioch - current portion	770,000
Total current assets	<u>931,203</u>
Noncurrent assets:	
Net investment in leases from the City of Antioch	<u>21,140,000</u>
Total noncurrent assets	<u>21,140,000</u>
Total assets	<u><u>22,071,203</u></u>
DEFERRED OUTFLOWS OF RESOURCES	
Deferred loss on refunding	<u>152,250</u>
Total deferred outflows of resources	<u>152,250</u>
LIABILITIES	
Current liabilities:	
Interest payable	159,616
Bond payable - due within one year	770,000
Total current liabilities	<u>929,616</u>
Noncurrent liabilities:	
Bond payable - due in more than one year	<u>23,698,153</u>
Total noncurrent liabilities	<u>23,698,153</u>
Total liabilities	<u><u>24,627,769</u></u>
NET POSITION	
Restricted for debt service	<u>(2,404,316)</u>
Total net position	<u><u>\$ (2,404,316)</u></u>

See accompanying Notes to Basic Financial Statements.

Antioch Public Financing Authority
Statement of Activities
For the Fiscal Year Ended June 30, 2017

OPERATING REVENUES:

Lease interest revenue from the City of Antioch	\$ 979,796
Total operating revenues	<u>979,796</u>

OPERATING EXPENSES:

General and administrative	4,148
Fiscal charges	8,162
Total operating expenses	<u>12,310</u>

OPERATING INCOME	<u>967,486</u>
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NONOPERATING REVENUES:

Interest expense	(808,195)
Total nonoperating revenues	<u>(808,195)</u>

Change in net position	159,291
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NET POSITION:

Beginning of year	(2,563,607)
End of year	<u>\$ (2,404,316)</u>

See accompanying Notes to Basic Financial Statements.

Antioch Public Financing Authority
Statement of Cash Flows
For the Fiscal Year Ended June 30, 2017

CASH FLOWS FROM OPERATING ACTIVITIES:

Cash receipts from lessee - principal	\$ 715,000
Cash receipts from lessee - interest	983,372
Cash payments for administrative and fiscal charges	(12,221)
Net cash provided by operating activities	<u>1,686,151</u>

**CASH FLOWS FROM NONCAPITAL
FINANCING ACTIVITIES:**

Payments of bond principal	(715,000)
Payments of bond interest	(971,232)
Net cash used in noncapital financing activities	<u>(1,686,232)</u>
Net change in cash and cash equivalents	<u>(81)</u>

CASH AND CASH EQUIVALENTS:

Beginning of year	<u>210</u>
End of year	<u>\$ 129</u>

**RECONCILIATION OF OPERATING INCOME TO NET
CASH PROVIDED BY OPERATING ACTIVITIES:**

Operating income	\$ 967,486
Adjustments to reconcile operating income to net cash provided (used) by operating activities:	
Investment in leases	715,000
Prepaid items	89
Lease interest receivable	3,576
Total adjustments	<u>718,665</u>
Net cash provided by operating activities	<u>\$ 1,686,151</u>
Non cash items:	
Amortization of premium and deferred loss on refunding of debt	\$ (162,685)

See accompanying Notes to Basic Financial Statements.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The basic financial statements of the City of Antioch Public Financing Authority (Authority) have been prepared in conformity with generally accepted accounting principles (GAAP) as applied to governmental agencies. The Governmental Accounting Standards Boards (GASB) is the accepted standard setting body for establishing governmental accounting and financial reporting principles. The more significant of the Authority's accounting policies are described below.

A. *Financial Reporting Entity*

The Antioch Public Financing Authority (Authority) is a nonprofit corporation organized by the City of Antioch (City) and the Antioch Development Agency (Agency) under the laws of the State of California. The Authority was organized to provide financial assistance to the City and the Agency by financing real and personal property and improvements for the benefit of the residents of the City and surrounding areas.

B. *Basis of Accounting and Measurement Focus*

The accounts of the Authority are organized on the basis of funds, each of which is considered a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues, and expenditures or expenses, as appropriate. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

Government-Wide Financial Statements

The Authority's government-wide financial statements include a Statement of Net Position, a Statement of Activities and Changes in Net Position and a Statement of Cash Flows. These statements present summaries of business type activities for the Authority.

These statements are presented on an "economic resources" measurement focus and the accrual basis of accounting. The Statement of Activities and Changes in Net Position presents changes in Net Position. Under the accrual basis of accounting, revenues are recognized in the period in which they are earned while expenses are recognized in the period in which the liability is incurred. The type of transactions reported as program revenues for the Authority are reported in charges for services.

The Authority applies all applicable GASB pronouncements, including all NCGA Statements and Interpretations currently in effect.

C. *Cash and Cash Equivalent*

The Authority pools its cash and investments with the City's cash & investments. The balance in the pooled cash account is available to meet current operating requirements. Cash in excess of current requirements is invested in various interest-bearing accounts and other investments for varying terms.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, Continued

In accordance with GASB Statement No. 40, Deposit and Investment Disclosures (Amendment of GASB No. 3), certain disclosure requirements for Deposits and Investment Risks were made in the following areas:

- Interest Rate Risk
- Credit Risk
 - Overall
 - Custodial Credit Risk
 - Concentrations of Credit Risk

In addition, other disclosures are specified including use of certain methods to present deposits and investments, highly sensitive investments, credit quality at year-end, and other disclosures.

Highly liquid market investments with maturities of one year or less at time of purchase are stated at amortized cost. All other investments are stated at fair value. Market value is used as fair value for those securities for which market quotations are readily available.

The City participates in an investment pool managed by the State of California titled Local Agency Investment Fund (LAIF) which has invested a portion of the pooled funds in Structured Notes and Asset-Backed Securities. LAIF's investments are subject to credit risk with the full faith and credit of the State of California collateralizing these investments. In addition, these Structured Notes and Asset-Backed Securities are subject to market risk as to the change in interest rates.

Cash equivalents are considered amounts in demand deposits and short-term investments with a maturity date within three months of the date acquired by the City and are presented as "Cash and Investments" in the accompanying Basic Financial Statements.

For purposes of the statement of cash flows, cash equivalents are defined as investments with original maturities of 90 days or less, which are readily convertible to known amounts of cash. The Authority considers all pooled cash and investments (consisting of cash and investments and restricted cash and investments) held by the City as cash and cash equivalents because the pool is used essentially as a demand deposit account from the standpoint of the funds. The Authority also considers all non-pooled cash and investments (consisting of cash with fiscal agent and restricted cash and investments held by fiscal agent) as cash and cash equivalents because investments meet the criteria for cash equivalents defined above.

D. Long-Term Obligations

In the basic financial statements, long-term debt and other long-term obligations are reported as liabilities in the business type activities. Bond premiums and discounts, if material, are deferred and amortized over the life of the bonds using the effective interest method. Bonds payable are reported net of the applicable bond premium or discount. Bond issuance costs are expensed as incurred.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, Continued

E. Deferred Outflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/ expenditure) until then. The Authority only has one item that qualifies for reporting in this category. It is the deferred charge on refunding debt reported in the government-wide statement of net position. A deferred charge on refunding results from the difference in the carrying value of refunded debt and its reacquisition price. This amount is deferred and amortized over the shorter of the life of the refunded or refunding debt.

F. Net Position

In the basic financial statements, Net Position is classified in the following category:

Restricted Net Position – This amount is restricted by external creditors, grantors, contributors, or laws or regulations of other governments.

G. Use of Restricted/Unrestricted Net Position

When an expense is incurred for purposes for which both restricted and unrestricted Net Position is available, the Authority's policy is to apply restricted Net Position first.

H. Use of Estimates

The preparation of basic financial statements in conformity with generally accepted accounting principles requires Authority management to make estimates and assumptions that affect certain amounts and disclosures. Accordingly, actual results could differ from those estimates.

I. New Pronouncements

In fiscal year 2017, the Authority adopted the following Governmental Accounting Standards Board Statements:

- GASB Statement No. 74, Financial Reporting for Postemployment Benefit Plans Other Than Pension Plans– The objective of this Statement is to improve the usefulness of information about postemployment benefits other than pensions (other postemployment benefits or OPEB) included in the general purpose external financial reports of state and local governmental OPEB plans for making decisions and assessing accountability. This Statement results from a comprehensive review of the effectiveness of existing standards of accounting and financial reporting for all postemployment benefits (pensions and OPEB) with regard to providing decision-useful information, supporting assessments of accountability and interperiod equity, and creating additional transparency. The requirements of this statement were not applicable to the Authority.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES, Continued

I. New Pronouncements, Continued

- GASB Statement No. 77, Tax Abatement Disclosure- This Statement addresses the financial statements prepared by state and local governments in conformity with generally accepted accounting principles provide citizens and taxpayers, legislative and oversight bodies, municipal bond analysts, and others with information they need to evaluate the financial health of governments, make decisions, and assess accountability. This information is intended, among other things, to assist these users of financial statements in assessing (1) whether a government's current-year revenues were sufficient to pay for current-year services (known as interperiod equity), (2) whether a government complied with finance-related legal and contractual obligations, (3) where a government's financial resources come from and how it uses them, and (4) a government's financial position and economic condition and how they have changed over time. There was no impact on net position as a result of implementation of this statement.
- GASB Statement No. 78, Pension Provided through Certain Multiple-Employer Defined Benefit Pension Plans- The objective of this Statement is to address a practice issue regarding the scope and applicability of Statement No. 68, *Accounting and Financial Reporting for Pensions*. This issue is associated with pensions provided through certain multiple-employer defined benefit pension plans and to state or local governmental employers whose employees are provided with such pensions. The requirements of this statement were not applicable to the Authority.
- GASB Statement No. 80, Blending Requirements for Certain Component Units - An Amendment of GASB Statement No. 14 - The objective of this Statement is to improve financial reporting by clarifying the financial statement presentation requirements for certain component units. This Statement amends the blending requirements established in paragraph 53 of Statement No. 14, *The Financial Reporting Entity, as amended*. This Statement amends the blending requirements for the financial statement presentation of component units of all state and local governments. The additional criterion requires blending of a component unit incorporated as a not-for-profit corporation in which the primary government is the sole corporate member. The additional criterion does not apply to component units included in the financial reporting entity pursuant to the provisions of Statement No. 39, *Determining Whether Certain Organizations Are Component Units*. The requirements of this statement were not applicable to the Authority.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

2. CASH AND INVESTMENTS

The Authority's cash and investments consist of cash and investments held by fiscal agents and cash and investments pooled with the City's cash and investments. At June 30, 2017, the Authority had the following cash and investment balances:

	Business-Type Activities	Total
Restricted cash and investments	\$ 129	\$ 129
Total cash and investments	<u>\$ 129</u>	<u>\$ 129</u>

3. NET INVESTMENT IN LEASES

Debt service on the outstanding lease revenue bonds are funded with lease payments made by the City, City former RDA Successor Agency and the Antioch Public Golf Course to the Authority for the use of buildings and leasehold improvements acquired or constructed with bond proceeds issued by the Authority. In the lease agreements relating to the bonds, the City, City former RDA and Antioch Public Golf Course have covenanted to make rental payments in amounts corresponding to the Authority's debt service requirements and related costs. Net investment in leases reflects the present value of remaining future lease payments due from the City former RDA and Antioch Public Golf Course. As of June 30, 2017, the Authority's net investment in leases was \$21,910,000.

4. LONG-TERM OBLIGATIONS

A summary of the Authority's long-term debt transactions for the year ended June 30, 2017, is presented below.

Description	Balance July 1, 2016	Additions	Retirements	Balance June 30, 2017	Classification	
					Amounts Due Within One Year	Amounts Due in More than One Year
2015 APFA Refunding Series A	22,625,000		(715,000)	21,910,000	770,000	21,140,000
Original bond premium	2,730,980	-	(172,827)	2,558,153	-	2,558,153
Total	<u>\$ 25,355,980</u>	<u>\$ -</u>	<u>\$ (887,827)</u>	<u>\$ 24,468,153</u>	<u>\$ 770,000</u>	<u>\$ 23,698,153</u>

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

4. LONG-TERM OBLIGATIONS, CONTINUED

A. Lease Revenue Refunding Bonds, Series 2015A

On February 11, 2015, the Authority issued the Lease Revenue Bonds, Series 2015A in the amount of \$23,155,000, to refund the Authority's outstanding 2002 Lease Revenue Bonds, Series A & B, and the City's 2001 ABAG Lease Revenue Bonds. Interest payments are payable semi-annually on November 1 and May 1. The bonds mature through May 1, 2032, and bear interest at the rate of 2-5%. The advanced refunding resulted in a difference of \$182,696 between the reacquisition price and the net carrying amount of the old debt that has been deferred and amortized in accordance with GASB Statement No. 23.

The annual debt service requirements for the Lease Revenue Refunding Bonds Series 2015A outstanding at June 30, 2017 were as follows:

Lease Revenue Refunding Bonds Series 2015A							
2002 Series A & B Portion				ABAG Portion			
Year Ending	Principal	Interest	Total	Year Ending	Principal	Interest	Total
June 30,				June 30,			
2018	\$ 590,000	\$ 796,250	\$ 1,386,250	2018	\$ 180,000	\$ 161,450	\$ 341,450
2019	645,000	772,650	1,417,650	2019	190,000	154,250	344,250
2020	715,000	740,400	1,455,400	2020	200,000	144,750	344,750
2021	790,000	704,650	1,494,650	2021	210,000	134,750	344,750
2022	870,000	665,150	1,535,150	2022	220,000	124,250	344,250
2023-2027	5,610,000	2,586,750	8,196,750	2023-2027	1,275,000	444,500	1,719,500
2028-2032	9,165,000	960,000	10,125,000	2028-2031	1,250,000	113,500	1,363,500
			-				-
Total	\$ 18,385,000	\$ 7,225,850	\$ 25,610,850	Total	\$ 3,525,000	\$ 1,277,450	\$ 4,802,450

Interest payments and lease revenue bond retirements are serviced by revenues generated by the tax increment from the City former RDA Successor Agency and revenues generated by the Antioch Public Golf Course for Base Rental Payments pursuant to a reimbursement agreement. The total principal and interest remaining to be paid on the bonds is \$30,413,300.

City of Antioch Public Financing Authority
Notes to Basic Financial Statements, Continued
For the year ended June 30, 2017

5. RISK MANAGEMENT

The Authority is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The Authority participates in the Municipal Pooling Authority (MPA) through its relationship with the City. The purpose of the MPA is to spread the adverse effects of losses among the member agencies and to purchase excess insurance as a group, thereby reducing expenses. The City's deductibles and maximum coverage for general liability are as follows:

<u>Deductible</u>	<u>MPA</u>	<u>Excess Liability</u>
\$50,000	\$50,001-\$1,000,000	\$1,000,001-\$29,000,000

There have been no claims in the past three fiscal years which exceeded the Authority's excess coverage. The Authority had no claims outstanding at June 30, 2017.

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SUPPLEMENTAL INFORMATION

Antioch Public Financing Authority
Combining Statement of Net Position
Proprietary Funds
June 30, 2017

	2002 A&B 2015A Lease Revenue Bonds	ABAG 2015A Lease Revenue Bonds	Total
ASSETS			
Current assets:			
Restricted cash and investments	\$ 104	\$ 25	\$ 129
Prepaid items	1,181	277	1,458
Lease interest receivable due from City of Antioch	132,708	26,908	159,616
Net investment in leases from City of Antioch	590,000	180,000	770,000
Total current assets	<u>723,993.00</u>	<u>207,210</u>	<u>931,203</u>
Noncurrent assets:			
Net investment in leases from City of Antioch	17,795,000	3,345,000	21,140,000
Total noncurrent assets	<u>17,795,000</u>	<u>3,345,000</u>	<u>21,140,000</u>
Total assets	<u>18,518,993</u>	<u>3,552,210</u>	<u>22,071,203</u>
DEFERRED OUTFLOWS OF RESOURCES			
Deferred loss on refunding	152,250	-	152,250
Total deferred outflows of resources	<u>152,250</u>	<u>-</u>	<u>152,250</u>
LIABILITIES			
Current liabilities:			
Interest payable	132,708	26,908	159,616
Bond payable - due within one year	590,000	180,000	770,000
Total current liabilities	<u>722,708</u>	<u>206,908</u>	<u>929,616</u>
Noncurrent liabilities:			
Bond payable - due in more than one year	19,873,421	3,824,732	23,698,153
Total noncurrent liabilities	<u>19,873,421</u>	<u>3,824,732</u>	<u>23,698,153</u>
Total liabilities	<u>20,596,129</u>	<u>4,031,640</u>	<u>24,627,769</u>
NET POSITION			
Restricted for debt service	<u>(1,924,886)</u>	<u>(479,430)</u>	<u>(2,404,316)</u>
Total net position	<u>\$ (1,924,886)</u>	<u>\$ (479,430)</u>	<u>\$ (2,404,316)</u>

Antioch Public Financing Authority
Combining Statement of Revenues, Expenses and Changes in Net Position
Proprietary Funds
For the Fiscal Year Ended June 30, 2017

	2002 A&B 2015A Lease Revenue Bonds	ABAG 2015A Lease Revenue Bonds	Total
OPERATING REVENUES:			
Lease interest revenue from City of Antioch	\$ 811,740	\$ 168,056	\$ 979,796
Total operating revenues	811,740	168,056	979,796
OPERATING EXPENSES:			
General and administrative	48	4,100	4,148
Fiscal charges	7,708	454	8,162
Total operating expenses	7,756	4,554	12,310
OPERATING INCOME	803,984	163,502	967,486
NONOPERATING REVENUES (EXPENSES):			
Interest expense	(675,760)	(132,435)	(808,195)
Total nonoperating revenues (expenses)	(675,760)	(132,435)	(808,195)
Change in net position	128,224	31,067	159,291
NET POSITION:			
Beginning of year	(2,053,110)	(510,497)	(2,563,607)
End of year	<u>\$ (1,924,886)</u>	<u>\$ (479,430)</u>	<u>\$ (2,404,316)</u>

Antioch Public Financing Authority
Combining Schedule of Cash Flows by Bond Program
Proprietary Funds
For the Fiscal Year Ended June 30, 2017

	2002 A&B 2015A Lease Revenue Bonds	ABAG 2015A Lease Revenue Bonds	Total
CASH FLOWS FROM OPERATING ACTIVITIES:			
Cash receipts from lessee - principal	\$ 540,000	\$ 175,000	\$ 715,000
Cash receipts from lessee - interest	814,441	168,931	983,372
Cash payments for administrative and fiscal charges	(7,647)	(4,574)	(12,221)
Net cash provided by operating activities	<u>1,346,794</u>	<u>339,357</u>	<u>1,686,151</u>
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES:			
Payments of bond principal	(540,000)	(175,000)	(715,000)
Interest paid on bonds	(806,875)	(164,357)	(971,232)
Net cash used in noncapital financing activities	<u>(1,346,875)</u>	<u>(339,357)</u>	<u>(1,686,232)</u>
CASH AND CASH EQUIVALENTS:			
Beginning of year	185	25	210
End of year	<u>\$ 104</u>	<u>\$ 25</u>	<u>\$ 129</u>
RECONCILIATION OF OPERATING INCOME TO NET CASH PROVIDED BY OPERATING ACTIVITIES:			
Operating income	\$ 803,984	\$ 163,502	\$ 967,486
Adjustments to reconcile operating income to net cash provided (used) by operating activities:			
Investment in leases	540,000	175,000	715,000
Lease interest receivable	2,701	875	3,576
Prepaid items	109	(20)	89
Total adjustments	<u>542,810</u>	<u>175,855</u>	<u>718,665</u>
Net cash provided by operating activities	<u>\$ 1,346,794</u>	<u>\$ 339,357</u>	<u>\$ 1,686,151</u>
Non cash items:			
Amortization of premium and deferred loss on refunding of debt	\$ (128,419)	\$ (34,266)	\$ (162,685)



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

To the Board of Directors
of the Antioch Public Financing Authority
Antioch, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States, the financial statements of the Antioch Public Financing Authority (Authority), a component unit of the City of Antioch, as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the Authority's basic financial statements, and have issued our report thereon dated December 20, 2017.

Internal Control Over Financial Reporting

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

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

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

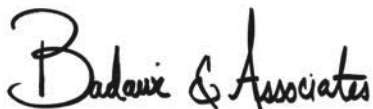
To the Board of Directors
of the Antioch Public Financing Authority
Antioch, California
Page 2

Compliance and Other Matters

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

Purpose of this Report

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



Badawi & Associates
Certified Public Accountants
Oakland, California
December 20, 2017



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Forrest Ebbs, Community Development Director *FE*

SUBJECT: Requested Modifications to the Project Approval for the Promenade – Vineyards at Sand Creek Project.

RECOMMENDED ACTION

It is recommended that the City Council continue the public hearing to the February 27, 2018 meeting.

BACKGROUND

This item was initially heard by the City Council on November 28, 2017. On the day of the hearing, the City received a comment letter from West Coast Home Builders addressing the environmental review of the project. The item was then continued to the January 9, 2018 meeting, where it was again continued, at the request of the applicant, to the February 13, 2018 meeting. The applicant has again requested a continuance. Staff has conveyed to the applicant that it is our expectation that the item be heard and action taken on February 27, 2018.



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Paul Junker, Contract Planner *PJ*

APPROVED BY: Forrest Ebbs, Community Development Director *FE*

SUBJECT: Wildflower Station (GP-16-01, PD-16-03, PW 460-4, UP-16-08, AR-16-04)

RECOMMENDED ACTION

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

1. Adopt the Resolution adopting the Wildflower Station Initial Study and Mitigated Negative Declaration (Attachment "A").
2. Adopt the Resolution approving the Wildflower Station General Plan Amendment (GP-16-01) changing the land use designation from Neighborhood Community Commercial to Mixed Use (Attachment "B").
3. Introduce the Ordinance for a zoning map amendment from Planned Development District (PD) and Neighborhood/Community Commercial (C-2) to Planned Development District (PD-16-03) (Attachment "C").
4. Adopt the Resolution approving a Vesting Tentative Map/Final Development Plan, Use Permit, and Design Review subject to conditions of approval (PW - 460-4, UP-16-08, AR-16-04) (Attachment "D").

STRATEGIC PURPOSE

This action will improve Antioch's existing community by growing the local economy (Strategy G-1 in the Strategic Plan) and by providing new residential and commercial development (Strategy H-5 in the Strategic Plan), in that it would provide new commercial to serve local retail needs and provide housing for new residents that will contribute to the local community and the local economy.

FISCAL IMPACT

This action will not directly impact the City budget. All improvements and infrastructure necessary to facilitate development will be funded by the applicant and ongoing funding mechanisms will be established to address costs related to maintenance of the project and provision of public services.

DISCUSSION

Requested Approvals

The applicant, DeNova Homes, request approval of an Initial Study/Mitigated Negative Declaration (IS/MND), a General Plan Amendment from Neighborhood Community Commercial (NC) to Mixed-Use (MU), a Rezone from Planned Development District (PD) and Neighborhood/Community Commercial (C-2) to Planned Development District (PD), a Planned Development (PD) ordinance that specifies allowed uses and development standards, a Vesting Tentative Map to subdivide the site into commercial, multi-family and single family lots, a Final Development Plan with architectural and site design details, and a Use Permit to allow project construction and a proposed drive-thru use for the development of a residential and commercial mixed-use project located at the northeast corner of the intersection at Wildflower Drive and Hillcrest Avenue (APN 051-140-002) (Attachment "E").

Environmental Review

In accordance with the California Environmental Quality Act (CEQA), an Initial Study/Mitigated Negative Declaration (IS/MND) was prepared and determined all potentially significant environmental impacts would be reduced to less-than-significant with incorporation of mitigation identified within the IS/MND. A Mitigation Monitoring and Reporting Program (MMRP) has been prepared for City Council adoption and is provided as an exhibit within Attachment A (CEQA Resolution). The IS/MND was circulated for public review from September 12, 2018 through October 12, 2018. During the public review period, staff received a comment letter from Caltrans. Staff also received a comment from California Department of Fish and Wildlife (CDFW) after the close of the comment period.

The California Department of Transportation (Caltrans) submitted a letter on September 9, 2017 (Attachment "H") requesting details on project phases and asked that the City work with local transit providers to reduce congestion. Caltrans also encouraged Travel Demand Management (TDM) measures for the project, but did not indicate that TDM measures would be required to reduce a potential impact of the project. Caltrans also encouraged payment of fair share fees toward multi-modal and transit improvements. These comments did not disclose potential new impacts of the proposed project or suggest that impacts would be worse than disclosed in the MND. Therefore, no clarification or further discussion in the MND was required.

The California Department of Fish and Wildlife (CDFW) commented on October 18, 2017 requesting compensatory mitigation for the potential loss of foraging habitat for Swainson's hawk (Attachment "I"). A Swainson's hawk nest in the project vicinity was not yet identified on the Natural Diversity Data Base (NDDDB) at the time the IS/MND was prepared. Based upon the recent identification of this nest and in consultation with CDFW, Mitigation Measure 4.8 has been added to the Wildflower Station MMRP requiring mitigation for impacts to Swainson's hawk foraging habitat.

Copies of the document are available at the City of Antioch Community Development Department and on the City's website at:
<http://www.ci.antioch.ca.us/CityGov/CommDev/PlanningDivision/Environmental-docs.htm>.

Background Information/Setting

The approximately 23-acre Wildflower Station project site (APN 051-140-002) is located at the northeast corner of the intersection of Wildflower Drive and Hillcrest Avenue and east of the intersection of Hillcrest Avenue with Deer Valley Road and Davison Drive. The site is approximately one-quarter mile south of State Route (SR) 4 and the Hillcrest eBART station.

The project site is undeveloped and covered with low grasses and a few scattered shrubs and trees. The site is relatively flat along its western and southern boundaries, near Hillcrest Avenue, but ascends to a small ridge on the east with slopes up to 15 percent. A high-voltage electric transmission line traverses the site along its eastern boundary near the top of the ridge. The project site is surrounded by existing urbanized developments. The site abuts an existing retail center to the north and single-family residential to the northeast. Existing single-family residential development is located west of the site across Hillcrest Avenue and the Crossings Shopping Center is located to the southwest.

General Project Overview

The project proposes to develop a 23.03-acre parcel with mixed-uses of commercial, single family and high-density housing with associated recreational open space, parking, lighting, and onsite drainage improvements. The development would consist of: 10.45 acres of commercial uses (Parcel C); 7.0 acres of multi-family/condominiums (Parcel B), 4.49 acres of single-family housing accessed via a private road (Parcel D), a private park, open space (Parcel A); and 1.08 acres of dedicated right-of-way on Hillcrest Avenue. Single-family residential development would include 22 single family homes on lots ranging from 3,062 square feet to 5,961 square feet. The single-family homes would be positioned on the northeast edge of the project site and would be adjacent to existing residences. Multi-family development would be located at the base of the slope, extending to the north and south sides of the project site. A total of 98 units throughout four residential buildings would be developed as condominiums. Units would range from 674 square feet to 1,149 square feet.

The commercial component would include nine buildings ranging from 3,225 square feet to 23,723 square feet along the west edge of the project site. A common area would be developed to include open space and landscaping. The commercial development would require 390 parking spaces to accommodate the proposed commercial uses.

The commercial and multi-family uses are designed to create a mixed-use center on the lower portion of the site, while the single-family homes proposed on the upper portion of

the site are designed with the intent of integrating into the existing single family neighborhoods accessed along Wildflower Drive. Commercial tenants have not been established; however, staff anticipates the nine buildings will contain a mix of commercial retail, restaurant/entertainment, commercial services, and employment generating uses such as offices and light manufacturing and assembly uses. The single-family homes will be generally similar in size and design to the adjacent residential community. Additionally, the single-family homes will provide vista views of the area while maintaining the integrity of the hillside. The condominium buildings will be three-stories and offer a variety of 1, 2, and 3-bedroom units.

Preliminary Development Plan Review

On August 19, 2015, the Wildflower Station Preliminary Development Plan (PDP) application was presented to the Planning Commission. The minutes from the meeting are provided as Attachment "G". In this review, residents expressed concerns regarding traffic, speeding, and congestion on Wildflower Drive and suggested stop signs or speed bumps, and concerns regarding project intensity and potential to increase crime. Planning Commission comments included a request for a traffic study, recommendation for improved access to the multi-family use (parking, crosswalks), inclusion of amenities and design of commercial uses. In response, a traffic study was completed, the project design was refined, multi-family housing is now anticipated to be condominiums, recreational amenities have been added and pathways and plazas have been expanded.

Parks and Recreation Commission Review

On November 16, 2017, the Parks and Recreation Commission considered the Wildflower Station project and, following due consideration, approved a recommendation to the Planning Commission that the project satisfy its 1.261-acre park land obligation through the payment of an in lieu fee in the amount of \$126,100.

Planning Commission Review

On January 17, 2018, the Planning Commission recommended the project be approved by the City Council, with 4 yes votes, one no vote, and two commissioners absent. Within its discussions the Planning Commission raised questions related to landscaping, trash enclosures, site maintenance, construction phasing, adequacy of parking, access to public transit, site access from Hillcrest and the amount of commercial development proposed. These questions were addressed to the satisfaction of the Planning Commission and no amendments to the proposed project were recommended. The draft Planning Commission minutes are provided as Attachment "J".

General Plan Amendment

The Wildflower Station project proposes a collection of residential and retail/commercial uses located approximately ¼ mile from the Highway 4 corridor and the Hillcrest eBART

station. The project's proposed uses reflect and compliment the diversity of surrounding land uses.

The project site is currently designated Neighborhood Community Commercial (NC) on the City of Antioch General Plan land use map. While the NC designation allows for some flexibility in land use, it is generally not intended to support mixed use centers. The NC designation would not allow for the project's proposed residential uses; therefore, a General Plan map amendment has been requested to amend the General Plan land use designation to Mixed Use (MU) to allow for the development of the commercial buildings, a high density condominium complex, and a single-family residential development on the same site.

The MU land use designation is characterized in the General Plan as a different style of development than traditional neighborhoods, commercial, and employment areas that are physically separated from each other. The intent of the MU designation is to allow for a wide variety of uses to meet the community's housing, shopping, employment, and institutional needs through efficient land use design. All uses for the Wildflower Station project as identified in the proposed Planned Development (PD) ordinance, including single-family and multi-family residential uses and the various commercial uses, are allowed under the MU General Plan designation.

Within the MU designation, both vertical mixed use (various types of uses integrated within individual buildings) and horizontal mixed use (individual buildings with different types of uses within an integrated site plan) are allowable. While the proposed project does not offer vertical mixed uses, it does offer horizontal mixed uses with the intent of placing the commercial uses close to the high-density, multifamily housing. The project, as proposed, is consistent with General Plan policies for MU in that it would result in the efficient use of the site that encourages pedestrian circulation and places goods and services on the same site with various types of low and high-density housing. Additionally, the project is consistent with various General Plan Housing Element policies as the project would establish 22 single family units for moderate to above moderate-income housing, and 98 high-density condominium units adjacent to the commercial uses and in close proximity to public transit.

Planned Development Rezone

The existing zoning for the site is a combination of Neighborhood/Community Commercial District (C-2) with a very small portion atop the hillside zoned as Planned Development District (PD). The current C-2 zoning does not permit the project's proposed residential uses as it is intended to provide commercial uses to serve surrounding residential neighborhoods. As such, the applicant has requested a zoning map amendment to rezone the entire site to PD to allow for the proposed mix of commercial and residential land uses and to be consistent with the proposed General Plan Mixed Use designation.

According to the Zoning Ordinance (AMC §9-5.2301), the intent of Planned Development Districts is to "to accommodate a wide range of residential, commercial and industrial land uses which are mutually supportive and compatible with existing and

proposed development on surrounding properties. P-D Districts shall encourage the use of flexible development standards designed to appropriately integrate a project into its natural and/or man-made setting and shall provide for a mix of land uses to serve identified community needs. In addition, P-D Districts shall orient pedestrian and bicycle facilities to encourage non-auto oriented circulation within the development. Furthermore, the P-D process may be used to implement the various Specific Plans adopted by the city. Once established, the P-D District becomes, in effect, the zoning code for the area within its respective boundaries.”

Each PD is required to include specific development standards designed for that particular district, to include minimum lot sizes, setbacks and open space requirements, architectural and landscaping guidelines, and maximum building heights and lot coverages. Once approved as part of a final development plan, all standards, densities, and other requirements remain tied to that plan and to the property designated by that PD district, unless formally amended by City Council action.

The proposed PD zoning would allow single-family and high-density housing within walking distance of general commercial, retail, office, personal service, restaurant uses and public transit and includes specific development standards that respond to the unique characteristics of the project site and the various proposed uses. Additionally, the PD Ordinance establishes a unique set of allowed uses for the commercial portion of the project that both allow flexibility of uses to assist the developer with securing tenants and limitations that ensure the mix of uses will continue to serve surrounding neighborhoods and the broader community over time. The proposed development standards and allowed uses are included in the attached Planned Development Rezone ordinance (Attachment “C”).

Single Family Residential Design

The proposed project includes 22 single family lots ranging in size from 3,062 square feet to 5,691 square feet, with an average lot size of 3,598 square feet. These homes would be medium density, small lot single family homes due to the hillside topography and are configured to take advantage of views from the ridgeline on which they would be located. All single-family homes will have direct driveway access from a new private road accessed from Wildflower Drive. The lots will accommodate two house plans of approximately 2,187 square feet and 2,303 square feet, both being two-story homes (building coverage is approximately 35%).

Circulation and Parking:

The 22 new single-family homes will be accessed via a new private residential street that will connect to Wildflower Drive, directly across from Terrace View Avenue. This street will have a 36-foot right-of-way, 10-foot travel lanes and on-street parking. The private street and cul-de-sac will be maintained through the formation of a Home Owner’s Association (HOA). Both house models will feature two-car attached garages with on-street guest parking in compliance with the Zoning Code requirement for single family homes. Zoning Code Section 9-5.1718 requires unrestricted access to the rear yard for recreational vehicles (RV) on at least 25% of single family subdivision lots. The

applicant has requested a waiver from this standard due to lot size and configuration. The parking standards identified within the Wildflower Station PD ordinance do not require RV parking and the standards note that on-street and on-lot parking of RV's is prohibited in the single-family portion of the project.

Setback and Development Standards:

As discussed above, the PD zoning allows for flexibility in setbacks and other development standards. Setbacks proposed for the single-family homes include 20-foot setbacks to garages and 10-foot setbacks to porches, as measured from back of sidewalk. The garages will take direct access from and face the new private street. The side yard setbacks will be a minimum of four feet with one side required to be at least five feet. Minimum rear-yard setbacks are nine feet. The private street and cul-de-sac will have five-foot wide sidewalks.

Architecture and Design:

The project proposes two house plans, each with two different design themes (Early California and Craftsman). The Early California elevations incorporate a combination of materials (Stucco, Villa Tile Roofing, Metal Railing, Vinyl windows) and color to accentuate the plans. The Craftsman uses a combination of materials (Stucco, Composite Shingle Roofing, Stone Veneer, Vinyl windows with Trim) and color to accentuate a more traditional craftsman design theme. Facades will have multiple projections for visual relief and compatibility with existing and adjacent residential development.

In some cases, the rear property line of the single-family homes will require up to 6-foot retaining walls due to grade differences. This condition exists on lots near Wildflower Drive, while lots on and near the proposed cul-de-sac will not require rear yard retaining walls. The project has been conditioned to provide a fence and wall plan with the building permit submittal, showing the location and design of all proposed fences and walls. The plan must demonstrate that landscape will be provided to screen the walls as required in the City's Design Guidelines.

Amenities:

The project proposes a 0.11-acre neighborhood park between lots 19 and 20. The park will include landscaping, seating, and playground equipment with access to sidewalks. Due to the small size of this facility, it is not eligible for parkland credit. Therefore, the developer will meet its parkland obligation through payment of an in lieu fee. In addition to the park, a 1.72-acre open space lot that includes the existing PG&E tower and easement will be maintained along the southeast boundary and will provide separation from adjacent existing homes.

Multi-Family Residential/Condominium Design

The project proposes a 7.0 acre higher density condominium component at the base of the hillside and adjacent to proposed commercial uses. This component of the project would include 98 condominium units (60 units with one or two bedrooms and 38 units with three bedrooms) in four separate buildings ranging in size from 674 square feet to 1,149 square feet.

Circulation and Parking:

Both the condominiums and commercial uses will be accessed from a main internal drive that connects to Hillcrest Avenue and Wildflower Drive. The condominiums would have a separate internal loop for access to the units and dedicated parking for the residences.

The condominium buildings are configured to facilitate easy and safe pedestrian access and circulation with direct connectivity between commercial and residential uses. Pedestrian pathways have been integrated into the layout and connect to the sidewalks and pathways. Numerous pedestrian crossings of the main internal drive are provided to connect the condominium uses to commercial uses and these crossings will be defined through the use of stamped and colored concrete that is slightly raised above the adjoining pavement surface.

The condominiums would require 186 parking spaces; 90 spaces for one to two bedroom units (1.5 spaces/unit); 76 for the three bedroom units (2 spaces/unit); and 20 spaces for guest parking (1 space/5 units). The project will comply with this requirement by providing 98 covered and 88 uncovered parking stalls (186 spaces total). The parking areas have been designed to include sufficient lighting and landscaping for compliance with American Disabilities Act (ADA) requirements.

Architecture:

The building façades use a combination of materials (stucco and metal siding) and colors that contribute to unique and diverse building elevations with defined edges and multiple façade projections. The architecture of the condominium buildings employ a modern block form with well defined vertical elements and variation of materials that provide visual interest. The rooflines are streamlined and linear with varying heights and projections for visual relief. A variety of beige, cream, and olive light green and off-white, and greyish brown colors were chosen to provide varying façade massing for aesthetic and visual compatibility with the adjacent commercial developments.

Commercial Design

The project proposes the construction of nine commercial buildings totaling 89,422 square feet. Tenants for the buildings have not been identified; however, the applicant anticipates a variety of retail, restaurant and personal service uses for the buildings fronting the central plaza area (between buildings identified as D, E, E1, and F on sheet 3 of the Vesting Tentative Map). The uses allowed in the proposed PD Rezone Ordinance include a broad range of retail and employment generating uses. The Ordinance promotes retail and neighborhood serving commercial uses in prominent locations such as surrounding the central plaza and facing Hillcrest Avenue. A range of non-retail and non-service uses are allowed with limitations on total square footage and in limited locations within the center.

Circulation and Parking:

Access would be provided via an existing entrance along Hillcrest Avenue with a secondary access from Wildflower Drive. The commercial and condominium entrances

will be connected by a main drive lane parallel to Hillcrest Avenue that would connect both entrances. All internal drive aisles will have sidewalks, landscaping and lighting leading to the pedestrian-oriented central plaza area between the buildings adjacent to Hillcrest Avenue (Buildings D, E, E1, and F). A mutual access and parking agreement will be required to ensure appropriate access for proposed uses.

The Municipal Code requires a total of 414 parking spaces for the commercial portion of the project. The project proposes 390 spaces. Upon review, staff supports this modest reduction in spaces to respond to site constraints, incorporate additional landscaping and plazas into the project, and due to the project's proximity to public transit.

City Design Guidelines require new commercial and mixed-use developments to provide a clear and direct route for pedestrians from on-site parking to building entries and a public sidewalk system. Consistent with this requirement, the project was designed with the following features:

- A circulation path that is direct, continuous, and free of barriers (e.g., site equipment, signage, utility poles).
- Sidewalks approximately 5–10 feet and street trees on both sides of the new main street/drive aisle.
- A pedestrian crossing from on the corner of Wildflower and Hillcrest to the rest of the retail center.
- Sidewalks on both sides of the main drive aisle between the condominiums and commercial uses and sidewalks along the right-of-way (including the entrance along Wildflower Drive and Hillcrest Avenue). A meandering sidewalk is proposed at the site's frontage along Hillcrest Avenue.
- A variety of paving patterns and designs with contrasting colors materials to articulate pathways and clearly define the pedestrian areas. Additional conditions have been included for additional enhanced paving at all of the major pedestrian crosswalks and intersections.
- Shaded outdoor seating amenities will be placed throughout the center. This includes the open space areas along the pathways and shared common areas between the commercial/office buildings.
- A walkable central plaza is included between Buildings D, E, E1, and F that is welcoming to pedestrians and creates a sense of place for on-site residences and the community. This area will have parking on either side and is intended to be the main gathering area.

Architecture:

The project applicants have worked with City staff to develop an architectural style that is both modern and well proportioned. Through various iterations, the proposed architecture has been refined to provide detailed treatments, vertical delineation, and overall interest. Locations of buildings have been adjusted and internal plazas have been refined to create functional, outdoor public spaces. The proposed building rooflines have varying heights and lines to provide visual relief and massing of the façades. A variety of colors were chosen for aesthetic and visual compatibility with the existing commercial and residential development in the area and those proposed on-

site. Consistent with City Design Guidelines, the project's secondary elevations were designed to include additional architectural treatments (e.g., built-up stucco, stone veneer, or architectural projections) to provide additional visual interest.

Landscaping and Open Space:

The proposed landscaping is a combination of drought tolerant trees, shrubs and groundcover. The plan incorporates a large number of trees, many of which are large 24-inch and 36-inch box sizes that will immediately create a more established look to the landscaping of the center.

Plazas, pedestrian walkways and seating areas are located throughout the commercial center. These areas feature benches, decorative pavers and concrete, raised planters, and water features. The largest central plaza creates a number of opportunities for outdoor dining patios and an attractive area for special outdoor events for tenants.

Signage:

As shown on the proposed landscape plan, the project proposes to construct monument signs at the project entrances on Hillcrest Avenue and on Wildflower Drive; however, no signage details were provided. The buildings also include space for wall signs, but no details of these signs were provided. Therefore, staff has included a condition requiring the monument and building sign plans be subject to a separate design review approval prior to the installation of any signs on site.

Trash Enclosures:

The project plans identify several trash enclosures located throughout the parking field of the commercial portion of the project. However, it does not appear that Building A and Buildings D, E, E1 and F have enough trash enclosures for the size of the buildings. Therefore, staff has included a condition that the final number and location of the trash enclosures be subject to review by the waste hauler and approval by the Community Development Director. Additional trash enclosures could possibly eliminate parking spaces, but the number should not be significant. The applicant's plans did not include elevations for the trash enclosures; therefore, staff recommends that the trash enclosure's walls, gates, and roofs match the color scheme of the buildings. This recommendation is included as a condition of approval in the attached resolution.

Use Permit Review

The project proposes a single drive-through pad that is identified as "Building H" on the Preliminary Development Plan. Subject to Section 9-5.3803 of the Antioch Municipal Code, all drive-up window uses require approval of a Use Permit. The placement, parking and stacking lane proposed for Building H meet the City's standards. The architecture of the building is not included with this application because a tenant has not been identified. Therefore, the building will be subject to design review approval prior to construction.

Storm Water Infrastructure

The applicant has submitted a Preliminary Utility Plan and a Preliminary Storm Water Control Plan that identify how storm water runoff from the project will be managed. Consistent with C-3 requirements, the project includes bio-retention basins throughout the project site that appear to meet water quality and rate of discharge requirements. Storm runoff is channeled through underground pipes to on-site basins, and ultimately discharged into the existing storm drain system near the project entrance at Hillcrest Drive. A final Stormwater Control Plan and Operations & Maintenance (O&M) Plan will be required to be submitted and approved by the City prior to construction.

Maintenance

The Project is required to provide for the maintenance of on-site landscaping, improvements and infrastructure. This may be accomplished through establishment of a single Homeowner's Association (HOA), multiple HOA's or other legal entities as allowed under State law. Per project Conditions of approval:

- All on-site water and sanitary sewer facilities shall be privately maintained.
- A perpetual funding source for maintenance of the proposed C.3 storm water basins shall be established.
- A public utility easement (PUE) shall be granted to the City or its designee consisting of a non-exclusive surface and subsurface easement for wet and dry utilities, including construction, access, maintenance of works, improvements, structures, clearing of obstructions and vegetation.
- The project shall annex to and participate in Lighting and Landscape District 1 Zone 1 and to accept a level of annual assessments sufficient to maintain the streetlights and landscaping in the vicinity of the project area at no cost to the City.

ATTACHMENTS

- A. Resolution adopting the Wildflower Station Initial Study and Mitigated Negative Declaration
- B. Resolution approving the Wildflower Station General Plan Amendment (GP-16-01) changing the land use designation from Neighborhood Community Commercial to Mixed Use
- C. Ordinance for a zoning map amendment from Planned Development District (PD) and Neighborhood/Community Commercial (C-2) to Planned Development District (PD-16-03)
- D. Resolution approving a Vesting Tentative Map/Final Development Plan, Use Permit, and Design Review subject to conditions of approval (PW -460-4, UP-16-08, AR-16-04)
- E. Aerial Photograph

- F. Applicant's Project Description
- G. Planning Commission Minutes, August 19, 2015
- H. October 9, 2017 Caltrans MND Comment Letter
- I. October 18, 2017 California Department of Fish and Wildlife MND Comment Email
- J. Draft Planning Commission Minutes, January 17, 2018

ATTACHMENT “A”

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH ADOPTING THE MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM FOR WILDFLOWER STATION PROJECT AS ADEQUATE FOR ADDRESSING THE ENVIRONMENTAL IMPACTS OF THE PROPOSED PROJECT

WHEREAS, the City received an application from DeNova Homes for approval of a General Plan Amendment, Planned Development Rezone, Final Development Plan with Design Review, Use Permit, and a Vesting Tentative Map, to subdivide an approximately 23.03-acre undeveloped parcel to construct: nine new commercial buildings totaling 89,422 square feet, four residential condominium buildings to accommodate 98 units, and 22 new single family homes with new infrastructure, parking, detention basins, lighting, and landscaping (GP-16-01, PW 460-4, PD-16-03, UP-16-08, AR-16-04). The Project is located northeast corner of the intersection at Wildflower Drive & Hillcrest Avenue (APN 051-140-002); and,

WHEREAS, the City, as lead agency under the California Environmental Quality Act (“CEQA”), has completed the Mitigated Negative Declaration (“MND”) and Mitigation Monitoring and Reporting Program (“MMRP”) for the Project in accordance with Section 15070 of Title 14 of the California Code of Regulations; and,

WHEREAS, this document contains the City’s CEQA findings supporting adoption of the MND and MMRP. The MND has State Clearinghouse Number 2017092030; and,

WHEREAS, consistent with CEQA requirements, the MND was released for public and agency review on September 12, 2017 with the comment period ending on October 12, 2017. Staff received one comment letter during the review period and one after the close of the comment period; and,

WHEREAS, Mitigation measures were added to the MMRP, as appropriate, to address these comments; and,

WHEREAS, the MND and MMRP must be adopted per Resolution as outlined by State law; and,

WHEREAS, the Planning Commission has reviewed the IS/MND for this Project and the comments received during the comment period; and,

WHEREAS, on January 17, 2018, the Planning Commission duly held a public hearing on the matter, and received and considered evidence, both oral and documentary and recommended adoption to the City Council of the Final IS/MND and Mitigation Monitoring and Reporting Program (MMRP); and,

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WHEREAS, the custodian of the Final IS/MND is the City of Antioch, Community Development Department. The Final IS/MND is available for public review on the second floor of City Hall in the Community Development Department, Monday-Friday 8:00 am – 5:00 pm and the MMRP is attached as Exhibit A to this resolution.

NOW, THEREFORE, BE IT RESOLVED AND DETERMINED, as follows:

1. The foregoing recitals are true and correct.
2. The City Council of the City of Antioch hereby FINDS, on the basis of the whole record before it (including the Initial Study and all comments received) that:
 - a. The City of Antioch exercised overall control and direction over the CEQA review for the Project, including the preparation of the Final Initial Study and Mitigated Negative Declaration, and independently reviewed the Final IS/MND and MMRP; and,
 - b. There is no substantial evidence that the Project will have a significant effect on the environment once mitigation measures have been followed and assuming approval of the Zoning Ordinance amendment; and,
 - c. The Final IS/MND and MMRP reflect the City’s independent judgment and analysis.
3. The City Council hereby APPROVES AND ADOPTS the Initial Study / Mitigated Negative Declaration and Mitigation Monitoring and Report Program for the Project (Exhibit A).

* * * * *

I HEREBY CERTIFY that the foregoing resolution was adopted by the City Council of the City of Antioch at a regular meeting thereof held on the 13th day of February, 2018, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

EXHIBIT A

MMRP

ATTACHMENT “B”

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH APPROVING A GENERAL PLAN AMENDMENT AMENDING THE LAND USE DESIGNATION FOR THE WILDFLOWER STATION PROJECT FROM NEIGHBORHOOD COMMUNITY COMMERCIAL TO MIXED-USE

WHEREAS, the City received an application from DeNova Homes for approval of a General Plan Amendment, Planned Development Rezone, Final Development Plan with Design Review, Use Permit, and a Vesting Tentative Map, to subdivide an approximately 23.03 acre undeveloped parcel to construct: nine new commercial buildings totaling 89,422 square feet, four residential condominium buildings to accommodate 98 units, and 22 new single family homes with new infrastructure, parking, detention basins, lighting, and landscaping (PD-16-03, GP-16-01, PW-460-4, UP-16-08, AR-16-04). The Project is located north section of the intersection at Wildflower Drive and Hillcrest Avenue (APN 051-140-002); and,

WHEREAS, a Mitigated Negative Declaration (MND) and Mitigation Monitoring and Reporting Program (MMRP) was prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15170, and considered by the City Council on February 13, 2018; and,

WHEREAS, Section 65358 of the California Government Code provides for the amendment of all or part of an adopted General Plan; and,

WHEREAS, the primary purpose of the General Plan Amendment is to ensure consistency between the City of Antioch General Plan and the Project; and,

WHEREAS, the proposal to allow for commercial, single family, and high density residential development promotes the City’s ability to provide diverse housing types in close proximity to commercial developments and transit and is consistent with several General Plan policies to reduce automobile dependence, decrease traffic trips, and smart growth principals that would not be achieved through the current Neighborhood Commercial designation; and,

WHEREAS, the project site is adjacent to similar residential and commercial uses and has been designed pursuant to City hillside development policies; and,

WHEREAS, the proposed project site is of adequate size to accommodate the proposed mixed-uses; and,

WHEREAS, the proposed project will provide adequate infrastructure to accommodate the proposed development; and,

WHEREAS, on January 17, 2018, the Planning Commission duly held a public hearing on the matter, and received and considered evidence, both oral and documentary and recommended adoption of the Initial Study/Mitigated Negative

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Declaration and Mitigation Monitoring and Reporting Program to the City Council and recommended approval of the General Plan amendment; and,

WHEREAS, on February 13, 2018 the City Council duly held a public hearing on the matter, and received and considered evidence, both oral and documentary and adopted the Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program; and,

WHEREAS, the City Council duly gave notice of public hearing as required by law.

NOW THEREFORE BE IT RESOLVED, that the City Council makes the following findings required for approval of the proposed General Plan Amendment:

1. The proposed project conforms to the provisions and standards of the General Plan in that the proposed amendment is internally consistent with all other provisions of the General Plan and does not conflict with any of the previously adopted Goals, Policies and Programs of the General Plan; and,
2. The proposed Amendment is necessary to implement the goals and objectives of the General Plan in that it will further implement the City of Antioch Housing Element; and,
3. The proposed Amendment will not be detrimental to the public interest, convenience, and general welfare of the City in that the Amendment will result in a logical placement of land uses consistent with the overall intent of the General Plan; and,
4. The proposed project will not cause environmental damage in that the project prepared the Wildflower Station Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program which concluded that the project does not result in any significant or unavoidable impacts; and,
5. The Proposed General Plan Amendment will not require changes to or modifications of any other plans that the City Council adopted before the date of this resolution.

BE IT FURTHER RESOLVED that the City Council does hereby **APPROVE** the General Plan Land Use Map Amendment (GP-16-01) re-designating the project site (APN 051-140-002) from Neighborhood Community Commercial (NC) to the Mixed Use (MU) designation.

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* * * * *

I HEREBY CERTIFY that the foregoing approval was passed and adopted by the City Council of the City of Antioch, at a regular meeting thereof, held on the 13th day of February, 2018 by following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

ATTACHMENT “C”

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ANTIOCH TO REZONE THE APPROXIMATELY 23.03 ACRE WILDFLOWER STATION PROJECT SITE (APN 051-140-002), FROM PLANNED DEVELOPMENT DISTRICT (PD) AND NEIGHBOORD/COMMUNITY COMMERCIAL (C-2) TO PLANNED DEVELOPMENT DISTRICT (PD-16-03)

The City Council of the City of Antioch does ordain as follows:

SECTION 1: The City Council determined on February 13, 2018, that, pursuant to Section 15070 of the Guidelines of the California Environmental Quality Act, that the appropriate environmental document for the project is an Initial Study, Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program.

SECTION 2: At its regular meeting of January 17, 2018, the Planning Commission recommended that the City Council approve the resolution adopting the Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for the proposed project and recommended that the City Council adopt the ordinance to rezone the subject property to Planned Development District (PD-16-03).

SECTION 3: At its regular meeting of February 13, 2018, the City Council approved the resolution adopting the Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program for the Wildflower Station project.

SECTION 4: The real property described in Exhibit A, attached hereto, is hereby rezoned to Planned Development (PD-16-03) for the Wildflower Station project.

SECTION 5: The development standards, as defined below, for the subject property (APN 051-140-002), known as the Wildflower Station Project, are herein incorporated into this ordinance, and are binding upon said property.

**Development Standards for the Wildflower Station Planned Development District
(PD-16-03)**

Development Standards for the Wildflower Station Planned Development District	PD Zoning Standards for Single-Family Residential (SF)	PD Zoning Standards for Medium Density Residential (MDR)	PD Zoning Standards for Commercial Employment (CE)
Maximum height	35'	45'	35'
Maximum Density – DU per acre	6 DU/Acre	20 DU/Acre	NA
Maximum Number of Units	22	98	NA
Maximum Lot Coverage	60% (gross first floor living plus garage area and any accessory structures divided by the lot area. Does not include patio covers open on all 4 sides or front porches)	40%	35% (all structures)
Minimum Lot Width	Lots shall conform to the Vesting Tentative Subdivision Map submitted to the Community Development Department on July 12, 2017	Lots shall conform to the Vesting Tentative Subdivision Map submitted to the Community Development Department on July 12, 2017	NA
Minimum Front Yard Setbacks	<u>From back of sidewalk:</u> Garage: 20' Porch: 10'	<u>From Face of Curb:</u> 10'	<u>From PL/ROW:</u> 30'
Minimum Side Yard Setbacks	<u>Minimum:</u> 4' <u>One side yard:</u> Minimum 5' <u>Separation between homes:</u> Minimum 9' Architectural pop-outs and encroachments to the front, side and rear shall be allowed pursuant to Municipal Code Section 9-5.801.	<u>Between buildings:</u> 20' Architectural pop-outs and encroachments to the front, side and rear shall be allowed pursuant to Municipal Code Section 9-5.801.	<u>Between buildings:</u> Per approved Final Development Plan submitted to the Community Development Department on July 12, 2017
Minimum Rear Yard Setbacks	<u>Living Space:</u> 9'	<u>From Face of Curb:</u> 10'	<u>From PL/ROW:</u> 30'

Development Standards for the Wildflower Station Planned Development District	PD Zoning Standards for Single-Family Residential (SF)	PD Zoning Standards for Medium Density Residential (MDR)	PD Zoning Standards for Commercial Employment (CE)
Accessory Structure Setbacks	<p><u>All Lot Types: Interior lot:</u> side yard and rear yard setback is zero feet.</p> <p><u>All Lot Types: Corner lot:</u> street side yard is 10 feet and rear /interior side yard is zero feet.</p>	<u>NA – Accessory structures are not permitted.</u>	<u>NA</u>
Covered Patio / California Room	<p><u>Covered Patio Definition:</u> A patio covered by a trellis, arbor or solid roof attached or detached to the main structure and open on three sides. <u>Setbacks:</u> 3’ minimum to rear and side yard.</p> <p><u>California Room Definition:</u> A patio covered with a solid roof, attached to or detached from the main structure, with two or three solid walls. <u>Setbacks:</u> 4’ minimum to side yard, 7’ minimum to rear yard. <u>Design:</u> Must be architecturally compatible to the main house in design, colors and materials.</p>	<u>NA</u>	<u>NA</u>
Parking and Driveways	20-foot minimum setback to garage door. Garage shall provide at least two off-street parking spaces. One on-street parking space must be provided.	Parking provided per approved Final Development Plan.	Parking provided per approved Final Development Plan or subsequent use permit requirements.
Driveway Width	Driveway width not to exceed 45% of lot frontage.	NA	NA
Landscape Requirements	Project landscaping shall be consistent with the Wildflower Station Conceptual Landscape Plan submitted to the Community Development	Project landscaping shall be consistent with the Wildflower Station Conceptual Landscape Plan submitted to the Community Development	Project landscaping shall be consistent with the Wildflower Station Conceptual Landscape Plan submitted to the Community Development

Development Standards for the Wildflower Station Planned Development District	PD Zoning Standards for Single-Family Residential (SF)	PD Zoning Standards for Medium Density Residential (MDR)	PD Zoning Standards for Commercial Employment (CE)
	Department on July 12, 2017.	Department on July 12, 2017.	Department on July 12, 2017.
RV Parking	On-street or on-lot RV parking is prohibited.	RV parking is prohibited.	RV parking is prohibited.

SECTION 6: The allowed uses, as defined below, for the subject property (APN 051-140-002), known as the Wildflower Station Project, are herein incorporated into this ordinance, and are binding upon said property.

Single Family Residential Uses. Allowed uses within Single-Family Residential lots of the Wildflower Station project shall be those uses as allowed in the R-6 Single-Family Residential District as established in Section 9.5.3803 of the City of Antioch Municipal Code.

Multi-Family Residential Uses. Allowed uses within Multi-Family Residential portions of the Wildflower Station project (Parcel B of the Vesting Tentative Subdivision Map) shall be those uses as allowed in the R-20 Medium Density Residential District as established in Section 9.5.3803 of the City of Antioch Municipal Code.

Commercial Allowed Uses. Allowed uses for the Commercial portions of the Wildflower Station project shall be as established herein.

Similar Use Determination. Additional uses not specifically listed in the following table maybe be allowed where the Community Development Director determines a proposed use is substantially similar to a listed use. Such use would be subject to any reviews and limitations noted herein for the listed use that is identified as similar.

Exception to Limitation. Where a specific square footage limit on the total amount for a use is identified in the following table, the Community Development Director may, through approval of an Administrative Use Permit, grant a 25% increase in the total allowed square footage for the specific use. In granting such exception the Community Development Director shall consider the overall mix of uses present in the center and whether granting of the exception would substantially reduce the centers ability to meet the retail commercial needs of surrounding neighborhoods.

**Allowed Commercial Uses for the Wildflower Station Planned Development
District (PD-16-03)**

Allowed Commercial Uses		Notes
Commercial Retail		
Merchandise and/or General Retail Sales	Allowed	Broadly includes merchandise and general retail except as otherwise defined herein.
Supermarkets or Grocery	Allowed	Supermarkets and groceries over 5,000 s.f. allowed to have alcohol sales by right
Convenience Store	Allowed	Limited to one store as a permitted use within the project. Any additional convenience store must apply for a conditional use permit. Convenience store defined as a store that sells primarily packaged food, household, and personal convenience items. Alcohol sales require a conditional use permit.
Gas Stations, with or without Car Wash and/or Convenience Store.	CUP	Any gas station or carwash use would require amendment of the project approvals per the requirements of § 9-5.2311, supported by analysis of site access, internal circulation, noise and other potential impacts as identified by the Community Development Department.
Pet supply stores with ancillary uses such as grooming services	Allowed	
Liquor Stores	CUP	Liquor Stores including by way of example, but not limited to, establishments that sell primarily beer, wine, or distilled spirits. No more than one liquor store is allowed within the center.
Motor Vehicle Sales	CUP	Including Automobile, Motorcycle, Recreational Vehicle and Boat Sales where vehicles are displayed indoors only.
Restaurant/Entertainment		
Restaurants (with or without liquor sales)	Allowed	Including, but not limited to: full-service sit-down restaurant establishments; take-out only establishments; delis; and, fast-food with no drive-through.
Bar, sports bar, lounge, nightclub and similar establishments	CUP	No more than one type of on-site sale of beer, wine, or distilled spirits establishment, including establishments which offer food as a secondary use, live entertainment and/or dancing.
Tasting room – beer, wine, distilled spirits	CUP	No more than one of each type (beer, wine, distilled spirits). Serving space may not exceed 30% of total square footage of business with limitation on hours of operation as determined appropriate during CUP review.

Video Arcades, indoor Movie Theatre, Bowling Alley, Skating Rink, and similar entertainment establishments	Allowed	
Health clubs and fitness studios	Allowed	Ancillary outdoor facilities such as swimming pools or tennis courts require approval of a conditional use permit.
Clubs/Lodges/Cultural Institutions	CUP	Subject to analysis of site access, internal circulation, noise and other issues as identified by the City.
Commercial Services		
Commercial and personal services	Allowed	Broadly includes personal services such as hair salons and day spas and professional offices such as title companies, real estate offices, tutoring centers that are less than 5,000 SF in size that provide services to the general public or to other businesses and that do not have the potential to generate noise, odors, fumes or hazards that could adversely impact surrounding uses.
Professional Office, Large	Allowed	Including but not limited to business, institutional, administrative, financial, professional and governmental offices, public and quasi-public offices greater than 5,000 SF in size. Such uses may be located within interior (not facing toward Hillcrest) portions of Buildings B, C and G and shall be limited to no more than 15,000 square feet total building space within the project.
Public or private charter schools, trade schools, colleges	CUP	Such uses may be located within interior (not facing toward Hillcrest) portions of Buildings B, C and G and shall be limited to no more than 15,000 square feet total building space within the project.
Acute Care/Rehabilitation Care/Psychiatric Care/other general medical care providers and offices	Allowed	
Pet Grooming and Veterinary Clinics	Allowed	Such uses must be confined to interior of the building. Overnight boarding of pets requires a conditional use permit.
Childcare/Daycare	CUP	Childcare/daycare smaller than 3,000 SF are allowed by right. Uses larger than 3,000 SF require a use permit approval supported by analysis of site access, internal circulation, noise and other potential impacts identified by the Community Development Director.
Manufacture/Assembly/Commercial Uses		
Ancillary uses which generate minimal noise, odor, smoke, and waste material	CUP	Light industrial use, such as minor manipulation or assembling of materials, or testing/repair of equipment (cameras, electronics, etc.), that are ancillary to an on-site commercial or retail use. Such uses may be located within interior (not facing toward Hillcrest) portions of Buildings B, C and G and shall be limited to no more than 8,000 square feet total building space within the project. All such uses must occur within a building.

Construction and fabrication related services	CUP	Including but not limited to cabinetry, countertop, and furniture fabrication shops. Such uses may be located within interior (not facing toward Hillcrest) portions of Buildings B, C and G and shall be limited to no more than 8,000 square feet total building space within the project. All such uses must occur within a building.
Commercial uses which manufacture and sell their primary product on the premises	Allowed	Uses include, but are not limited to, jewelry, bakeries, coffee roaster, ice cream. Review of such uses shall ensure surrounding uses are not impacted by noise, fumes, odors, hazards or other potential environmental impacts. Shall be limited to no more than 8,000 square feet total building space within the project.
Research and development facilities	Allowed	Such uses may be located within interior (not facing toward Hillcrest) portions of Buildings B, C and G and shall be limited to no more than 15,000 square feet total building space within the project.
Wholesale showrooms and distribution centers	Allowed	Such uses shall be limited to no more than 15,000 square feet total building space within the project and shall have no outdoor storage.
Medical/Dental/Optical Laboratories	Allowed	
Misc. Uses and Regulations		
Tobacco and Paraphernalia Retailer	Not allowed except as follows	The sale of drug paraphernalia is prohibited. Convenience stores may sell tobacco when ancillary to a gas station and having less than 20% of their sales area devoted to tobacco products. Retail businesses larger than 5,000 square feet may sell tobacco where less than 5% of their sales area devoted to tobacco products.
Assisted Living Facilities/Care Homes	CUP	Any assisted living/care home use would require amendment of the project approvals per the requirements of § 9-5.2311, supported by analysis of site access, internal circulation, noise and other potential impacts as identified by the Community Development Department.
Check cashing facilities, pawnshops and second hand sales	CUP	Shall be limited to one such facility within the project and shall not face toward Hillcrest Avenue or Wildflower Drive.
Outdoor display, dining, and/or sale of merchandise	Allowed with Administrative Use Permit	Outdoor display, dining, and/or sales areas are permitted as ancillary uses to existing tenants or as seasonal events not associated with a tenant, such as Christmas tree lots and pumpkin patches. These uses shall be subject to administrative use permit approval by the Zoning Administrator.
Drive Up Windows for all types of uses (i.e. restaurant, bank, etc.)	CUP	Any drive-through in a location other than Building H would require amendment of the project approvals per the requirements of § 9-5.2311 and use permit approval, supported by analysis of site access, internal circulation, noise and other potential impacts as identified by the Community Development Department.

Temporary parking lot display and/or sale areas	AUP	Are permitted as ancillary uses to existing tenants. These uses shall be subject to administrative use permit approval by the Zoning Administrator.
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Allowed: Allowed by right, subject to limitations as noted

CUP: Allowed subject to approval of a Conditional Use Permit

AUP: Allowed subject to approval of an Administrative Use Permit

SECTION 7: The City Council finds that the public necessity requires the proposed zone change that the subject property is suitable to the use permitted in the proposed zone change that said permitted use is not detrimental to the surrounding property, and that the proposed zone change is in conformance with the Antioch General Plan.

SECTION 8: This ordinance shall take effect and be enforced thirty (30) days from and after the date of its adoption and shall be published once within fifteen (15) days upon passage and adoption in a newspaper of general circulation printed and published in the City of Antioch.

* * * * *

I HEREBY CERTIFY that the foregoing ordinance was introduced and adopted at a regular meeting of the City Council of the City of Antioch, held on the 13th day of February, 2018, and passed and adopted at a regular meeting thereof, held on the ____ day of _____, by the following vote:

AYES:

NOES:

ABSENT:

Sean Wright, Mayor of the City of Antioch

ATTEST:

Arne Simonsen, CMC
City Clerk of the City of Antioch

EXHIBIT A

LEGAL DESCRIPTION

ATTACHMENT “D”

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH APPROVING A VESTING TENTATIVE SUBDIVISION MAP, FINAL DEVELOPMENT PLAN, USE PERMIT, AND DESIGN REVIEW FOR THE WILDFLOWER STATION PROJECT

WHEREAS, the City received an application from DeNova Homes for approval for a Vesting Tentative Map, Final Development Plan, Use Permit and Design Review, to subdivide an approximately 23.03 acre undeveloped parcel and to grant Final Development Plan, Use Permit and Design Review approvals to construct: nine new commercial buildings totaling 89,422 square feet, four residential condominium buildings to accommodate 98 units, and 22 new single family homes with new infrastructure, parking, detention basins, lighting, and landscaping (PD-16-03, GP-16-01, PW 460-4, UP-16-08, AR-16-04). The Project is located north of the intersection at Wildflower Drive and Hillcrest Avenue (APN 051-140-002); and

WHEREAS, an Initial Study / Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program was prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15162; and,

WHEREAS, on January 17, 2018, the Planning Commission held a duly noticed public hearing on the matter, and received and considered evidence, both oral and documentary and recommended adoption of the Initial Study / Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program to the City Council; and,

WHEREAS, on January 17, 2018, the Planning Commission recommended approval of a General Plan Amendment to amend the project site from neighborhood Commercial to Mixed Use to the City Council; and,

WHEREAS, on January 17, 2018, the Planning Commission recommended approval of a rezone to Planned Development (PD-16-03) to the City Council; and,

WHEREAS, the City Council duly gave notice of public hearing as required by law; and,

WHEREAS, on February 13, 2018, the City Council duly held a public hearing on the matter, and received and considered evidence, both oral and documentary; and,

WHEREAS, on February 13, 2018, the City Council approved a General Plan Amendment; and,

WHEREAS, on February 13, 2018, the City Council introduced an ordinance to rezone the subject property to Planned Development (PD-16-03); and,

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WHEREAS, on February 13, 2018, the City Council duly held a public hearing on the matter, and received and considered evidence, both oral and documentary.

NOW THEREFORE BE IT RESOLVED, that the City Council does hereby make the following findings for approval of a Vesting Tentative Subdivision Map:

1. That the Vesting Tentative Subdivision Map, design and improvements are consistent with the General Plan, as required by Section 66473.5 of the Subdivision Map Act and the City's Subdivision Regulations. The site has a proposed General Plan Designation of Mixed Use and proposed Planned Development zoning and the Vesting Tentative Subdivision Map will accommodate uses that are consistent with the proposed General Plan designation.
2. That the Vesting Tentative Subdivision Map complies with the rules, regulations, standards and criteria of the City's Subdivision Regulations. The proposed Vesting Tentative Subdivision Map meets the City's criteria for the map. The City's Planning and Engineering staff have reviewed the Vesting Tentative Subdivision Map and evaluated the effects of the map proposed and have determined that the Vesting Tentative Subdivision Map as conditioned complies with and conforms to all the applicable rules, regulations, standards, and criteria of the City's Subdivision Regulations.
3. The Conditions of approval protect the public safety, health and general welfare of the users of the project and surrounding area. In addition, the conditions ensure the project is consistent with City standards.

NOW THEREFORE BE IT RESOLVED, that the City Council does hereby make the following required findings for approval of a Final Development Plan:

1. Each individual unit of the development can exist as an independent unit capable of creating an environment of sustained desirability and stability because each parcel has its own independent parking and access. The uses proposed will not be detrimental to present or potential surrounding uses but instead will have a beneficial effect which could not be achieved under the current General Plan Land Use designation or zoning for the project site. The project will provide new services and housing options to the area and is designed to function independently while remaining interconnected through pathways and access for both vehicles and pedestrians.
2. The streets and thoroughfares proposed meet the standards of the City's Growth Management Program and adequate utility service can be supplied to all phases of the development because the project will be constructing all the required streets and utilities to serve the project. The final design, location and size of these improvements will be subject to the approval of the City Engineer. The

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Project design minimizes traffic impacts to the existing street system and encourages internal pedestrian circulation between proposed uses. The Project will be required to pay for all improvements to the site as well as its fair share of impacts to all public services. The project has been reviewed and no significant impacts on utilities or services have been identified.

3. While the project proposes commercial buildings, tenants have not been established for the center. All commercial uses will be reviewed by City staff prior to approval for operation. The site's commercial uses would serve the communities directly adjacent to the Project. The current proposal would achieve this vision through the zoning map amendment by allowing more housing located adjacent to the commercial uses; thus, increasing the likelihood of success of the center's ability to service the area.
4. The residential components will be in harmony with the character of the surrounding neighborhood and community and will result in densities no higher than that permitted by the General Plan because the single- and multi-family project is in substantial conformance with the applicable zoning requirements for residential development and the Planned Development District development standards established for the project site. The project has been designed to comply with City density standards as the proposed densities are within General Plan allowances. The Project locates single-family homes adjacent to similar, existing homes served from Wildflower Drive.
5. There are no industrial components of the project.
6. Any deviation from the standard zoning requirements is warranted by the design and additional amenities incorporated in the final development plan which offers certain unusual redeeming features to compensate for any deviations that may be permitted. The project is substantially in conformance with zoning requirements for residential and commercial development and the Planned Development District development standards established for the project site;
7. The area surrounding the PD District can be planned and zoned in coordination and substantial compatibility with the proposed development; because the proposed development is surrounded by properties developed with commercial and residential uses that are consistent with the proposed project and the undeveloped area around the Project will also be required to develop according to the General Plan policies.
8. The Project and the PD District conform to the General Plan of the City in that the commercial, multi-family and single-family residential uses are consistent with the General Plan designation and policies of Mixed Use established for the project site.

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9. The conditions of approval for the project protect the public safety, health and general welfare of the users of the site and surrounding area. In addition, the conditions ensure the project is consistent with all applicable City standards. The project conditions of approval address public safety by ensuring appropriate emergency access, assuring adequate public facilities and providing for public safety services.

NOW THEREFORE BE IT RESOLVED, that the City Council does hereby make the following required findings for approval of the requested Use Permit:

1. That the granting of such Use Permit will not be detrimental to the public health or welfare or injurious to the property or improvements in such zone or vicinity because the project has been designed to comply with the City of Antioch Municipal Code requirements. The proposed drive-thru restaurant and commercial development is surrounded by existing commercial development. Adequate access, circulation, and parking for the proposed use is provided on-site.
2. That the use applied for at the location indicated is properly one for which a Use Permit is authorized because the City of Antioch Zoning Ordinance requires a Use Permit for all Planned Development District (PD) applications. The proposed General Plan designation and zoning for the site is commercial and the site and surrounding area are developed with commercial uses, including drive-thru restaurants.
3. That the site for the proposed use is adequate in size and shape to accommodate such use, and all yard spaces, walls, fences, parking, loading, landscaping, and other features required, to other uses in the neighborhood. The site would be adequate in size and shape to accommodate the proposed use, as well as all aspects associated with the use. In addition, the project would be conditioned so that the proposed drive thru is compatible with other proposed and existing development on site and in the surrounding area.
4. That the site abuts streets and highways adequate in width and pavement type to carry the kind of traffic generated by the proposed use. A traffic study was conducted for the project and found the proposal will have a less than significant impact on the surrounding street system. The access and internal circulation system would be of sufficient width and pavement type to carry the traffic generated by the proposed use.
5. That the granting of such Use Permit will not adversely affect the comprehensive General Plan because the proposed uses and design are consistent with the proposed General Plan designation of Mixed Use.

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6. The Conditions of approval protect the public safety, health and general welfare of the users of the project and surrounding area. In addition, the conditions ensure the project is consistent with City standards. All future tenants will require subsequent review prior to operation.

NOW THEREFORE BE IT RESOLVED that the City Council of the City of Antioch does hereby **APPROVE** a Vesting Tentative Subdivision Map, a Final Development Plan, a Use Permit, and Design Review for the development of the Wildflower Station project (APN 051-140-002); subject to the following conditions:

A. GENERAL CONDITIONS

1. This approval expires two years from the date of approval (expires February 13, 2020), unless a building permit has been issued and construction has diligently commenced thereon and has not expired, or an extension has been approved by the Zoning Administrator. Requests for extensions must be received in writing with the appropriate fees prior to the expiration of this approval. No more than one, one-year extension shall be granted.
2. The applicant shall defend, indemnify, and hold harmless the City in any action brought by a third party to challenge the land use entitlement. In addition, if there is any referendum or other election action to contest or overturn these approvals, the applicant shall either withdraw the application or pay all City costs for such an election.
3. No permits or approvals, whether discretionary or mandatory, shall be considered if the applicant is not current on fees, reimbursement payments, and any other payments that are due.
4. Approval of this tentative map shall not constitute approval of any improvements shown on the tentative map.
5. No permits or approvals, whether discretionary or mandatory, shall be considered if the applicant is not current on fees, reimbursement payments, and any other payments that are due.
6. The project shall be implemented as indicated on the application form and accompanying materials provided to the City and in compliance with the AMC, or as amended by the City Council.
7. The site plan shall be corrected to include any conditions of approval which call for a modification or change to the site plan, and all standards and requirements of the City of Antioch, prior to any submittal for a building permit.

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8. City engineering, planning and clean water staff shall inspect the site and adjacent right-of-way for compliance with conditions of approval prior to approval of final certificate of occupancy.
9. All required easements or rights-of-way for improvements shall be obtained by the applicant at no cost to the City of Antioch. Advance permission shall be obtained from any property owner or easement holders for any work done within such property or easements. These conditions of approval do not authorize Applicant or the property owner to undertake any activity that would be contrary to the terms, conditions, covenants, or obligations of any recorded easement burdening the property.
10. The applicant shall obtain an encroachment permit for all work to be done within the public right-of-way or easement, and peak commute-hour traffic shall not be impeded by construction related activity.
11. The project shall be identified by a decorative addressing method easily visible to emergency responders and modified as necessary by the Antioch Police Department.
12. The developer shall install and maintain parking lot and pathway lights and landscaping within the project area at no cost to the City.
13. All easements of record that are no longer required and affect individual lots or parcels within this project shall be removed prior to or concurrently with the recordation of the final map.
14. The applicant shall establish one or more Home Owners Associations (HOA) (or other legal entity) for this project in conformance with the regulations set forth by the California Department of Real Estate. The HOA shall be responsible for maintaining:
 - a. All HOA owned parcels (including Parcel A "Open Space", Parcel D "Private Road", and Parcel E "Private Park");
 - b. Private landscaping and landscaping in the public right-of-way along Wildflower Drive (Parcel A and Parcel B) and Hillcrest Avenue (Parcel C);
 - c. Storm drain facilities (pipes, structures and C.3 storm water control basins) shared between parcels (Parcels A, B, C & D);
 - d. Street lights (Parcel D);
 - e. The boundary between City-maintained streets and HOA-maintained streets shall be distinguished by enhanced paving as approved by the City Engineer (Parcel D).
 - f. The City shall be reimbursed if it maintains landscape, roadway (including striping and signing), concrete (including sidewalk, curb, gutter and curb ramps), storm drain facilities, street lighting, and all other HOA facilities

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and amenities that are not maintained by the HOA to an acceptable City level.

15. Subject to approval by the state, the CC&Rs shall include a provision indicating that the City of Antioch is named as a third-party beneficiary with the right, but not the obligation, to enforce the provisions of the CC&Rs relating to the maintenance and repair of the property and improvements, including but not limited to landscaping, streets, curbs, gutters, street lights, parking, open space, storm water facilities and the prohibition of nuisances. The City shall have the same rights and remedies as the Association, Manager or Owners are afforded under the CC&Rs, including but not limited to rights of entry. This right of enforcement is in addition to all other legal and equitable remedies available to the City, including the right to refuse to issue building permits for any building or structure that is not in compliance with applicable federal, state or local laws, regulations, permits or approvals. Neither action nor inaction by the City shall constitute a waiver or relinquishment of any rights or remedies. In addition, the CC&Rs shall include a provision that any design approvals required by the CC&RS for construction, reconstruction and remodeling are in addition to any approvals needed from the City as well. Further, the CC&Rs cannot be terminated or amended materially without the prior written consent of the Community Development Director and City Attorney of the City of Antioch. Material changes are those that would change the fundamental purpose of the development including but not limited to:
 - a. City approvals of uses or external modifications.
 - b. Property ownership or maintenance obligations including, but not limited to, common areas, storm water facilities and landscaping.
16. The CC&Rs for this project shall be reviewed and approved by the City Attorney and the Community Development Director prior to the issuance of the first building permit.
17. The property owner agrees to annex to and participate in Lighting and Landscape District 1 Zone 1 and to accept a level of annual assessments sufficient to maintain the streetlights and landscaping in the vicinity of the project area at no cost to the City.

B. TENTATIVE MAP CONDITIONS

1. The Vesting Tentative Map approval is subject to the time lines established in the State of California Subdivision Map Act.
2. Approval is based upon substantial conformance with the Vesting Tentative Map submitted to the City of Antioch on and date stamped July 12, 2017.

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3. Approval of this Vesting Tentative Map shall not be construed as a guarantee of future extension or re-approvals of this or similar maps, or of any improvements shown on the Vesting Tentative Map.

C. CONSTRUCTION CONDITIONS

1. The use of construction equipment shall be restricted to weekdays between the hours of 8:00 a.m. and 5:00 p.m., or as approved in writing by the City Engineer and in conformance with adopted mitigation measure in the Wildflower Station MMRP. Requests for alternative days/time may be submitted in writing to the City Engineer for consideration.
2. The project shall be in compliance with and supply all the necessary documentation for AMC 6-3.2: Construction and Demolition Debris Recycling.
3. Standard dust control methods and designs shall be used to stabilize the dust generated by construction activities. The applicant shall post dust control signage with a contact number of the applicant, City staff, and the air quality control board. The project is also subject to water conservation imposed by state regulators.
4. The site shall be kept clean of all debris (boxes, junk, garbage, etc.) at all times.
5. Driveway access to neighboring properties shall be maintained at all times during construction.

D. SITE AND PROJECT DESIGN

1. Applicant shall install mail box facilities at locations approved by the USPS and the City Engineer.
2. Bicycle parking shall be provided consistent with the Antioch Municipal Code (AMC §9-5.1707). Location and number of bicycle parking spaces shall be submitted for the review and approval by the Community Development Department prior to the issuance of building permits.
3. A walls and fences plan shall be submitted for review and approval by the Community Development Director prior to the issuance of first building permit.
4. A parking lot striping and signing plan shall be submitted for review and approval by the City Engineer. Parking spaces shall be double-striped and all parking lot dimensions shall meet minimum City policies and be in accordance with AMC §9-5.1719.

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5. City of Antioch “No Dumping – Drains to River” decal buttons shall be installed on new and existing storm drain inlets to alert the public to the destination of storm water and the direct discharge of pollutants into the storm drain system is prohibited.
6. No stairs or steps shall be permitted in the public right-of-way or easement.
7. All new access driveways shall be constructed to current ADA and City standards, subject to review and approval by the City Engineer.
8. All buildings, parking and access shall meet current ADA/Title 24 requirements as determined by the Chief Building Official.
9. A turning template shall be shown on the site plan confirming that all anticipated vehicular traffic can successfully ingress, egress and safely maneuver through the site, as approved by the City Engineer.
10. The site plan submitted with the building permit submittal shall show the truck delivery route. Delivery times shall be adjusted as necessary so that deliveries do not impede the flow of traffic within the parking lot.
11. Stop signs shall be placed at all unsignalized driveway exits to the public right-of-way.
12. Enhanced pedestrian crossings within the project shall include stamped and pigmented concrete and shall be identified on project landscape and site improvement plans.
13. All new crosswalks constructed within the public right-of-way shall be constructed in accordance with current Caltrans standards, or as approved by the City Engineer.
14. Wheel stops shall be provided in any parking spaces adjacent to sidewalks less than six feet (6') wide in order to maintain ADA paths of travel.
15. Prior to the approval of the grading plan(s), the City Engineer shall determine if it is necessary to engage soils and structural engineers, as well as any other professionals, deemed necessary to review and verify the adequacy of the building plans submitted for this project. If deemed necessary by the City Engineer, this condition may include field inspections by such professionals to verify implementation of the plans. Costs for these services shall be borne by the applicant.
16. All driveways adjacent to public streets shall be perpendicular to the street centerline, or as approved by the City Engineer.
17. All driveways shall be a minimum of five feet (5') from curb return.

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18. Curb ramps shall meet the City of Antioch standards and the latest version of Caltrans standards.
19. Monolithic sidewalks with beveled curb shall be 6 inches thick and reinforced as approved by the City Engineer. Detached sidewalks that will be crossed by vehicles at driveway locations shall be 6 inches thick and reinforced as approved by the City Engineer. Sidewalk at driveway approaches shall be ADA complaint.
20. A minimum twenty-foot (20') tangent shall extend beyond the curb return at intersections with public streets, or as approved by the City Engineer.
21. All lot sidelines shall be perpendicular or radial to the fronting street centerline for a distance of twenty feet (20'), or as approved by the City Engineer.
22. Sight distance triangles shall be maintained per Antioch Municipal Code § 9-5.1101, Site Obstructions at Intersections, or as approved by the City Engineer.
23. Rear and side yard fencing shall be provided for all single-family units. All fences shall be located at the top of slope, or as approved by the City Engineer.
24. All improvements for each single family residential lot (water meters, sewer cleanouts, etc.) shall be contained outside of the driveway and within the lot and the projection of its sidelines, or as approved by the City Engineer.
25. One on-street parking space per single family residential lot shall be located within close proximity to the unit served.
26. The applicant and then the HOA, once the CC&Rs are operative, shall maintain all undeveloped areas within this subdivision in an attractive manner, which shall also ensure fire safety.
27. All two-car garages shall be a minimum of 20 feet by 20 feet clear inside dimensions.

E. UTILITIES

1. The developer shall install all infrastructure to serve the site. Infrastructure to service the site (sewer, water, storm, joint trench and surface improvements) shall be completed prior to issuance of building permits.
2. All onsite water and sewer utilities within Parcel B (condominium) and Parcel C (commercial) properties shall be privately maintained and connected to public facilities in accordance with City standards or as approved by the City Engineer.

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3. All existing and proposed utilities within the Hillcrest Avenue and Wildflower Drive frontages shall be undergrounded (e.g. transformers and PMH boxes) and subsurface in accordance with the Antioch Municipal Code, except for existing PG&E towers, or as approved by the City Engineer.
4. All ground-mounted utility appurtenances (e.g., transformers, AC condensers, backflow devices, etc.) shall be located out of public view and adequately screened in such a manner as to minimize the visual and acoustical impact. Screening may include a combination of landscaping and/or masonry, to the satisfaction of the Community Development Director. All gas and electric meters shall be screened.
5. All storm water flows shall be collected onsite and discharged into an approved public storm drain system.
6. Catch basins in the public right-of-way or easement shall be constructed per City standards and the centerline of the catch basin shall be located two feet (2') beyond the end of curb returns.
7. Trash enclosures shall drain to the sanitary sewer and incorporate methods to contain runoff at the front gate and pedestrian access point in order to prevent storm water from entering the enclosure.
8. Improvements that are required by the Contra Costa County Flood Control District shall be implemented, as approved by the City Engineer.
9. Underground utilities shall be designed to flow approximately parallel to the centerline of the street, or as approved by the City Engineer.
10. All sewage shall flow by gravity to the intersecting street sewer main.
11. All public utilities shall be installed in streets avoiding between lot locations unless approved by the City Engineer.
12. A reduced pressure backflow prevention device shall be installed on all City water meter services, domestic and irrigation, per City standards.
13. A double detector check valve backflow assembly shall be installed on all fire lines per City standards.
14. Reduced pressure backflows, water meters and double detector check backflows shall be enclosed within an easement granted to the City at no cost to the City.
15. All proposed drainage facilities, including open trenches, shall be constructed of Portland Concrete Cement or as approved by the City Engineer.

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16. The developer shall comply with all conditions stipulated in Contra Costa County Flood Control District (FC District) letter dated November 22, 2016, inclusive of the following:
 - a. Prior to the recordation of the first final map, the applicant shall submit hydrology and hydraulic analyses that prove the adequacy of the in-tract drainage system and the downstream drainage system, with a storm water control plan, to the City for review and approval, and to Contra Costa County Flood Control for review, at no cost to the City and as directed by the City Engineer.
 - b. Prior to approval of a building permit, the applicant shall obtain an encroachment permit from the FC District for Easement 1281 through 1287, located along Hillcrest Avenue, and shall make arrangements to vacate the FC District easements.
 - c. Prior to approval of a grading permit, the applicant shall submit a drainage study to determine any 10-year impacts downstream of the project, due to the increase in planned density, and to mitigate for those impacts.
 - d. Prior to approval of the first final map, the applicant shall identify a perpetual funding source for maintenance of the proposed C.3 storm water basins.
17. The applicant shall provide adequate water pressure and volume to serve this development. This will include a minimum residual pressure of 20 psi with all losses included at the highest point of water service and a minimum static pressure of 50 psi or as approved by the City Engineer. See Fire Requirements G.2.c. for additional water flow conditions.
18. The houses shall be constructed with rain gutters and downspouts that direct water away from the foundations as approved by the City Engineer.
19. The applicant shall dedicate a public utility easement (PUE) to the City or its designee consisting of a non-exclusive surface and subsurface easement for wet and dry utilities, including construction, access, maintenance of works, improvements, structures, clearing of obstructions and vegetation. The PUE shall be over the private road in Parcel D and extend 10 feet behind face of curb to road centerline on both sides or as approved by the City Engineer.
20. Lighting levels shall be approved by the City Engineer.

F. LANDSCAPING

1. Detailed landscaping and irrigation plans for the entire site shall be submitted to the City for review and approval. All landscaping and irrigation shall be installed in accordance with approved plans prior to the issuance of certificates of occupancy for the buildings.

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2. All project landscaping shall be consistent with the Wildflower Station Conceptual Landscape Plan, submitted to the City on and date stamped July 12, 2017, or as approved by the Community Development Director.
3. Parcel E (“Private Park”) shall be designed and constructed by the applicant prior to the 18th building permit for a single family lot and maintained by the applicant and then the HOA.
4. One (1) fifteen-gallon street tree shall be located within the front yard of each single family lot prior to the issuance of the certificate of occupancy for each lot. The type and location of the tree shall be as approved by the City Engineer and in substantial conformance with the preliminary landscape plan submitted to the City on and dated stamped July 12, 2017
5. Based on drought conditions, the City Engineer has authority to delay some or all landscape conditions of approval.
6. Landscaping shall show immediate results. Landscaped areas shall be watered, weeded, pruned, fertilized, sprayed and/or otherwise maintained as necessary. Plant materials shall be replaced as needed to maintain the landscaping in accordance with the approved plans.
7. Landscaping and signage shall not create a sight distance problem.
8. All trees shall be a minimum 15-gallon size and all shrubs shall be a minimum 5-gallon size.
9. Landscaping for the project shall be designed to comply with the applicable requirements of the 2015 California State Model Water Efficient Landscape Ordinance (MWELO). Prior to issuance of a building permit, the applicant shall demonstrate compliance with the applicable requirements of the MWELO in the landscape and irrigation plans submitted to the City.

G. FIRE REQUIREMENTS

1. Emergency apparatus access roadways with an all-weather (paved) driving surface of not less than 20 feet unobstructed width, and not less than 13 feet 6 inches of vertical clearance, shall be provided to within 150 feet of travel distance to all portions of the exterior walls of every building. Access shall have a minimum outside turning radius of 45 feet, and must be capable of supporting the imposed fire apparatus loading of 37 tons. (503) CFC, or as approved by the City Engineer.
2. Access roadways of less than 28 feet unobstructed width shall have signs posted or curbs painted red on both sides of the roadway with the words NO PARKING—FIRE LANE clearly marked. (22500.1) CVC (503.3) CFC

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3. Access roadways of 28 feet or greater, but less than 36 feet unobstructed width shall have NO PARKING—FIRE LANE signs posted, allowing for parking on one side only or curbs painted red with the words NO PARKING—FIRE LANE clearly marked. (22500.1) CVC (530.3) CFC
4. The proposed cul-de-sac turnaround shall have a minimum outside turning radius of 45 feet as measured from face of curb (503.2.5) CFC, or as approved by the City Engineer.
5. The developer shall provide an adequate and reliable water supply for the fire protection with a minimum fire flow of 1,750 GPM for the commercial/multi-family residential development and a minimum fire flow of 1,000 GPM for the single family residential development. Required flow must be delivered from not more than one (1) hydrant flowing for a duration of 120 minutes while maintaining 20 pounds residual pressure in the main. (507.1) (B105) CFC
6. The developer shall provide hydrants of the East Bay type. Hydrants shall be spaced such that all portions of property or building frontages are within 250 feet of a hydrant. (C103.1) CFC
7. The developer shall submit a minimum of two (2) copies of site improvement plans indicating all proposed hydrant locations and fire apparatus access for review and approval prior to obtaining a building permit. (501.3) CFC
8. Emergency apparatus access roadways and hydrants shall be installed, in service, and inspected by the Fire District prior to construction of combustible storage on site. (501.4) CFC Note: The first lift of asphalt concrete paving shall be installed as the minimum roadway material and must be engineered to support the designated gross vehicle weight of 37 tons.
9. All commercial buildings exceeding 5,000 square feet and all multi-family and single-family homes as proposed shall be protected with an automatic fire sprinkler system. Submit a minimum of two (2) sets of plans for each commercial building, and for each multi-family and single-family residential model to this office for review and approval prior to installation. (903.2) CFC (R313.3) CRC, Contra Costa County Ordinance 2010-15
10. The developer shall submit a minimum of three (3) complete sets of building plans and specification for each commercial and multi-family residential building, including plans for the following required deferred submittals, to the Fire District for review and approval prior to construction to ensure compliance with minimum requirements related to fire and life safety. Plan review and inspection fees shall be submitted at the time of plan review submittal. (105.4.1) CFC (901.2) CFC (107) CBC
 - a. Private underground fire service water mains
 - b. Fire sprinklers

- c. Fire alarm

H. FEES

1. The developer shall pay all City fees which have been established by the City Council and as required by the Antioch Municipal Code.
2. The developer shall pay any acreage and utility connection fees which have been established by the City Council prior to the filing of the final map and as required by the Antioch Municipal Code.
3. The developer shall pay traffic signal fees as adopted by the City Council.
4. The developer shall pay a Park-in-lieu fee of \$126,100 as determined by the Park and Recreation Commission, recommended by the Planning Commission and approved by the City Council, shall be paid prior to the recording of the final map, as stipulated by City Ordinance Title 9 Chapter 4 Article 10.
5. The developer shall pay development impact fees as established in the City master fee schedule at the time of the issuance of the building permits.
6. The applicant shall pay all pass thru fees. Fees include but are not limited to:
 - a. East Contra Costa Regional Fee and Financing Authority (ECCRFFA) Fee in effect at the time of building permit issuance.
 - b. Contra Costa County Fire Protection District Fire Development Fee in place at the time of building permit issuance.
 - c. Contra Costa County Map Maintenance Fee in affect at the time of recordation of the final map(s).
 - d. Contra Costa County Flood Control District fees in affect at the time of recordation of the final map(s).
 - e. Delta Diablo Sanitation District Sewer Fees prior to issuance of any building permits for this project.
 - f. School Impact Fees
 - g. Contra Costa Water Fees.
7. In order to assist the City in meeting a police force level within a range of 1.2 to 1.5 officers per 1,000 residents as set forth in Performance Standard 3.5.3.1 of the General Plan, prior to filing of the first final map for recording the applicant shall annex into CFD 2016-01 (Police Protection).

I. PROPERTY MAINTENANCE

1. A parking lot sweeping program shall be implemented that, at a minimum, provides for sweeping immediately prior to the rainy season, which historically has been October 1st, and monthly thereafter. The plan must also include provisions for an

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increase in frequency of sweeping to prevent trash and debris from reaching the storm drain system and migration offsite based on field inspection(s) and owner recordkeeping.

2. The project shall comply with Commercial Property Maintenance Ordinance § 5-1.204.
3. The site shall be kept clean of all debris (boxes, junk, garbage, etc.) at all times.
4. No signs shall be installed on this site without prior City approval.
5. All chipped, cracked, raised, damaged and/or broken curb, gutter and/or sidewalk within or immediately adjacent to the site, whether new construction or pre-existing, shall be removed and replaced as required by the City Engineer. Curb ramps adjacent to the site shall be removed and replaced to current City and Caltrans Standards as approved by the City Engineer.

J. MODEL HOMES

1. Prior to the placement of any sales trailers, plans shall be submitted to the Engineering Department for review and approval. Any trailer shall be placed out of the public right-of-way and shall have its own parking lot.
2. The model home landscaping shall be drought tolerant, with total area of spray irrigation for the complex not to exceed 50 percent of the landscaping area.
3. The model home complex parking lot location and design shall be subject to the City Engineer's approval.

K. GRADING

1. The grading operation shall take place at a time, and in a manner, so as not to allow erosion and sedimentation. The slopes shall be landscaped and reseeded as soon as possible after the grading operation ceases. Erosion measures shall be implemented during all construction phases in accordance with an approved erosion and sedimentation control plan.
2. All lots and slopes shall drain to approved drainage facilities as approved by the City Engineer.
3. Wall and fence locations shall be included on the grading plan.
4. Any existing wells or septic systems on the property shall be properly abandoned under permit from the Contra Costa County Environmental Health Department.

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5. The grading for slopes shall be contoured to provide as natural an appearance as possible, as required by the City Engineer.
6. Asphalt paving shall be designed for a minimum traffic index (TI) of 4.5 and shall have a minimum slope of 2%, concrete paving shall have a minimum slope of 0.75%, and asphalt paving for identified accessible parking stalls and access routes shall a minimum slope of 1.5% and a maximum slope of 2%, or as approved by the City Engineer.
7. All grading shall be accomplished in a manner that precludes surface water drainage across any property line.
8. All lots shall be graded to drain positively from the rear to the street or as approved by the City Engineer.
9. The swales adjacent to the house structure shall have a minimum of a one (1) percent slope or as directed by the City Engineer.
10. All off-site grading is subject to the coordination and approval of the affected property owners and the City Engineer. The applicant shall submit written authorization to "access, enter, or grade" from adjacent properties owners prior to performing any work.
11. Any sale of a portion (or portions) of this project to multiple developers shall include the necessary agreement and/or grading easements to assure that project-wide grading conforms to the approved map and conditions of this resolution.
12. The grading plan for this development shall be approved by the City Engineer.
13. All elevations shown on the plans shall be on the USGS 1929 sea level datum, or NAVD 88 with conversion information to USGS 1929, as approved by the City Engineer.
14. Retaining walls shall not be constructed in City right-of-way or other City-maintained parcels unless approved by the City Engineer.
15. All retaining walls shall be of masonry construction.
16. All retaining walls shall be reduced in height to the maximum extent practicable and the walls shall meet the height requirements in the front yard setback and sight distance triangles as required by the City Engineer.
17. The back-to-back or side-to-side grading transitions from parcel to parcel, parcel to lot, or lot to lot shall have a maximum slope of 2:1, and shall be accommodated entirely on the lower lot or as approved by the City Engineer.

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18. The minimum concrete gutter flow slope shall be 0.75%.

19. All property lines shall be located at the top of slope.

L. CONSERVATION/NPDES

1. Water conservation measures, including low volume toilets, flow restrictors in showers and the use of drought tolerant landscaping shall be used.

2. The Project shall meet or exceed Tier 1 of the CALGreen Building Code.

3. Per State Regulations, all impervious surfaces including off-site roadways to be constructed as part of the project, are subject to C.3 requirements.

4. The project shall comply with all Federal, State, and City regulations for the National Pollution Discharge Elimination System (NPDES) (AMC§6-9). (Note: Per State Regulations, NPDES Requirements are those in affect at the time of the Final Discretionary Approval.) Under NPDES regulations, the project is subject to provision C.3: New development and redevelopment regulations for storm water treatment. Provision C.3 requires that the project include storm water treatment and source control measures, as well as run-off flow controls, so that post-project runoff does not exceed estimated pre-project runoff. C.3 regulations require the submittal of a Storm Water Control Plan (SWCP) that demonstrates how compliance will be achieved. The SWCP shall be submitted simultaneously with the project plans. An Operation and Maintenance Plan (O&M) shall be submitted and approved before the Building Department will issue Certificate of Occupancy permits. Both the approved SWCP and O&M plans shall be included in the project CC&Rs. Prior to building permit final and issuance of a Certificate of Occupancy, the applicant shall execute any agreements identified in the Storm Water Control Plan that pertain to the transfer of ownership and/or long-term maintenance of storm water treatment or hydrograph modification BMPs.

5. The following requirements of the federally mandated NPDES program (National Pollutant Discharge Elimination System) shall be complied with as appropriate, or as required by the City Engineer:

a. Prior to issuance of permits for building, site improvements, or landscaping, the applicant shall submit a permit application consistent with the applicant's approved Storm Water Control Plan, and include drawings and specifications necessary for construction of site design features, measures to limit directly connected impervious area, pervious pavements, self-retaining areas, treatment BMPs, permanent source control BMPs, and other features that control storm water flow and potential storm water pollutants.

b. The Storm Water Control Plan shall be certified by a registered civil engineer, and by a registered architect or landscape architect as applicable. Professionals certifying the Storm Water Control Plan shall be registered in

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- the State of California and submit verification of training, on design of treatment measures for water quality, not more than three years prior to the signature date by an organization with storm water treatment measure design expertise (e.g., a university, American Society of Civil Engineers, American Society of Landscape Architects, American Public Works Association, or the California Water Environment Association), and verify understanding of groundwater protection principles applicable to the project site (see Provision C.3.i of Regional Water Quality Control Board Order R2 2003 0022).
- c. Prior to building permit final and issuance of a Certificate of Occupancy, the applicant shall submit, for review and approval by the City, a final Storm Water BMP Operation and Maintenance Plan in accordance with City of Antioch guidelines. This O&M plan shall incorporate City comments on the draft O&M plan and any revisions resulting from changes made during construction. The O&M plan shall be incorporated into the CC&Rs for the Project.
 - d. Prior to building permit final and issuance of a Certificate of Occupancy, the applicant shall execute and record any agreements identified in the Storm Water Control Plan which pertain to the transfer of ownership and/or long-term maintenance of storm water treatment or hydrograph modification BMPs.
 - e. Prevent site drainage from draining across sidewalks and driveways in a concentrated manner.
 - f. Design and construct storm drain facilities to adequately collect and convey all storm water entering, or originating within the development to the nearest adequate man-made drainage facility or natural watercourse, without diversion of the watershed. Submit hydrologic and hydraulic calculations with the Improvement Plans to Engineering Services for review and approval.
 - g. Prior to issuance of the grading permit, submit proof of filing of a Notice of Intent (NOI) by providing the unique Waste Discharge Identification Number (WDID#) issued from the Regional Water Quality Control Board.
 - h. Submit a copy of the Storm Water Pollution Prevention Plan (SWPPP) for review to the Engineering Department prior to issuance of a building and/or grading permit. The general contractor and all subcontractors and suppliers of materials and equipment shall implement these BMP's. Construction site cleanup and control of construction debris shall also be addressed in this program. Failure to comply with the approved construction BMP may result in the issuance of correction notices, citations, or a project stop work order.
 - i. Install appropriate clean water devices at all private storm drain locations immediately prior to entering the public storm drain system. Implement Best Management Practices (BMP's) at all times.
 - j. Install on all catch basins "No Dumping, Drains to River" decal buttons.
 - k. If sidewalks are pressure washed, debris shall be trapped and collected to prevent entry into the storm drain system. No cleaning agent may be discharged into the storm drain. If any cleaning agent or degreaser is used, wash water shall be collected and discharged to the sanitary sewer, subject to the approval of the sanitary sewer District.

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- l. Include erosion control/storm water quality measures in the final grading plan that specifically address measures to prevent soil, dirt, and debris from entering the storm drain system. Such measures may include, but are not limited to, hydro seeding, gravel bags and siltation fences and are subject to review and approval of the City Engineer. If no grading plan is required, necessary erosion control/storm water quality measures shall be shown on the site plan submitted for an on-site permit, subject to review and approval of the City Engineer. The applicant shall be responsible for ensuring that all contractors and subcontractors are aware of and implement such measures.
- m. Sweep or vacuum the parking lot(s) a minimum of once a month and prevent the accumulation of litter and debris on the site. Corners and hard to reach areas shall be swept manually.
- n. Ensure that the area surrounding the project such as the streets stay free and clear of construction debris such as silt, dirt, dust, and tracked mud coming in from or in any way related to project construction. Areas that are exposed for extended periods shall be watered regularly to reduce wind erosion. Paved areas and access roads shall be swept on a regular basis. All trucks shall be covered.
- o. Clean all on-site storm drain facilities a minimum of twice a year, once immediately prior to October 15 and once in January. Additional cleaning may be required if found necessary by City Inspectors and/or City Engineer.

M. FINAL IS/MND AND MITIGATION MONITORING AND REPORTING PROGRAM

- 1. The applicant shall comply with all mitigation measures identified in the Mitigation Monitoring and Reporting Program.
- 2. The applicant shall mitigate any impacts on wildlife, including State and Federally listed threatened and endangered species, and their habitat by compliance with one of the following:
 - a. Implementing, or making enforceable commitments to implement, all applicable mitigation measures in the project environmental documents, as well as any additional measures as may be required by the California Department of Fish & Wildlife (CDFW) or the U.S. Fish & Wildlife Service (FWS), and obtaining a letter(s) from CDFW and FWS stating that the project has fulfilled the requirements of applicable State and Federal wildlife protection laws and regulations; or
 - b. Complying with applicable terms and conditions of the ECCC HCP/NCCP, as determined in written "Conditions of Coverage" by the East Contra Costa County Habitat Conservancy (Conservancy), provided that the City has first entered into an agreement with the Conservancy for coverage of impacts to ECCCHCP/NCCP Covered Species; or
 - c. Complying with a habitat conservation plan and/or natural community conservation plan developed and adopted by the City, including payment of

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applicable fees, provided that CDFW and FWS have approved the conservation plan.

N. PROJECT SPECIFIC CONDITIONS

1. This approval applies to the vesting tentative map, landscape plans, architectural elevations, utility plans, grading plans, storm water control plan and other design drawings provided to the City of Antioch on July 12, 2017.
2. A comprehensive sign program for building-mounted and ground-mounted signs must be submitted for design review and approval by the Zoning Administrator or the Planning Commission prior to installation of project signage.
3. A design review application shall be submitted for Building H, subject to review and approval by the Planning Commission or the Zoning Administrator.
4. The applicant shall prepare and record a condominium plan in accordance with California Civil Code § 1351(f), having no more units than that specified on the tentative parcel map for condominium purposes per California Government Code § 66427(e)(1).
5. The developer shall provide agreements and easements, HOA and/or CC&Rs for access to and maintenance of drainage pipes and C.3 storm water control basins which are shared by Parcels A, B, C & D, at no cost to the City.
6. The developer shall provide for a mutual access and parking agreement between Parcel B (condominium) and Parcel C (commercial) properties.
7. The developer shall dedicate right-of-way along Hillcrest Avenue (Parcel F) to the City, at no cost to the City.
8. The developer shall obtain an Encroachment Permit Agreement from the City for the proposed monument located at the corner of Wildflower Drive and Hillcrest Avenue.
9. The developer shall obtain Fire Department approval for the driveway widths to Parcels B & C.
10. The developer shall obtain Police, Fire and emergency responder approval for the "Enhanced Pedestrian Crossing Speed Bumps" and provide an approved detail on the plans.
11. The developer shall select trees from the City Street Tree list for Hillcrest Avenue and Wildflower Drive frontages.

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12. All rooftop mechanical equipment shall be screened from the public right-of-way. A line of sight study shall be submitted with the building permit submittal confirming the equipment is screened.
13. All trash enclosures shall comply with AMC §9-5.1401 Refuse Storage Area Design Guidelines. The final number, size and location of the trash enclosures shall be determined after discussion with the waste hauler and shall be subject to review and approval by the Community Development Director prior to issuance of building permits.
14. The trash enclosure design, materials, and colors shall be consistent with the buildings, subject to approval of the Community Development Department prior to the issuance of building permits.
15. That any tenants that use shopping carts are required to provide dedicated, screened storage areas for the shopping carts in the parking fields and adjacent to the buildings. Such screening shall be subject to approval of the Community Development Director prior to the issuance of building permits.
16. That outdoor storage and/ or storage containers shall be prohibited on this site other than those associated with initial project construction.
17. That no loading areas shall be visible from any public street. The developer shall submit a line of sight study with building permit submittal.
18. The developer shall provide private street names, with or without appropriate suffixes (e.g., "Terrace View Place" or "Terrace View Lane", and "Wildflower Station"), for the "Private Road" (Parcel D) and the drive aisle through "Condominiums" (Parcel B) and/or "Commercial" (Parcel C) properties. The private street names shall meet the approval of the Police Department and Fire Department prior to being recommended to the Planning Commission for approval.
19. The developer shall comply with all conditions stipulated in Contra Costa Water District (CCWD) letter dated November 17, 2016, to mitigate for any significant or unacceptable impacts to United States Bureau of Reclamation (USBR) Lateral 9.1, inclusive of the following comments from CCWD:
 - a. Prohibit any permanent structures or buildings with USBR Lateral 9.1 easement area.
 - b. Prohibit any activities that would interfere with or endanger the USBR lateral/facilities or the operation and maintenance thereof.
 - c. Take all necessary precautions to ensure no impacts to Lateral 9.1 from compaction, vibration, dewatering, heavy loads and other project activities during construction

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- d. Conduct a pre- and post-construction survey and/or assessment of Lateral 9.1 to demonstrate that Lateral 9.1 is/was not impacted by construction activities.
- e. No buildings or structures of any kind are permitted within the USBR easement footprint, including trash enclosures, signage, fencing, decorative structures, retention basins, etc.
- f. No trees or landscaping with root systems that may cause damage to the USBR facilities is permitted within the USBR easement footprint. Landscaping should be limited to grass and flowers and project improvements should be limited to pavement for vehicular and pedestrian traffic.
- g. Relocation of Lateral 9.1, in whole or part and subject to USBR NEPA requirements, may be necessary to ensure the safe operation, maintenance and protection of Lateral 9.1.
- h. Any grading within the USBR easement is subject to review and approval of the USBR and CCWD.
- i. Additional soil loading (placement of additional fill) over Lateral 9.1 is not acceptable as additional loading could cause damage to Lateral 9.1.
- j. Applicant shall contact the owner(s) of the "Zellerbach Pipeline" located adjacent to USBR's Later 9.1 to discuss the proposed project.
- k. Applicant shall contact CCWD to discuss the proposed project and CCWD's concerns regarding USBR Lateral 9.1.

* * * * *

I HEREBY CERTIFY that the foregoing recommendation was passed and adopted by the City Council of the City of Antioch, at a regular meeting thereof, held on the 13th day of February, 2018 by following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

ATTACHMENT "E"

ATTACHMENT A

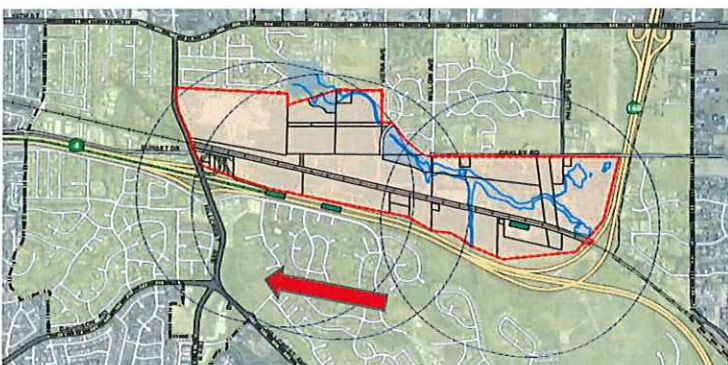


ATTACHMENT "F"

Wildflower Station – Hillcrest & Wildflower, Antioch – Project Description

Meadow Creek Group, LLC (MCG) is pleased to present our proposed mixed-use development, “Wildflower Station”. This new commercial and residential hub is intended to model a Transit Oriented Development (TOD) with only being a half-mile to BART transportation. Also, the property sits within the Hillcrest Station Area Specific Plan’s Study Area where the Vision of the Specific Plan is to create an area to model TODs:

Create a vibrant signature area for Antioch, offering shopping, restaurants, hotels, and entertainment, combined with office and residential uses, in a compact pedestrian-oriented setting. Develop the area as a model of “transit-oriented development”, where residents, workers, and visitors can take advantage of transit instead of driving, and can walk to stores, restaurants, and services.



The project site contains approximately 23 acres currently designated under the Neighborhood Commercial land use category, so as a result MCG is applying for a General Plan Amendment (GPA) and Planned Unit Development Rezone (PUD) in order for the City of Antioch to allow the proposed mixed-use integration of commercial and residential land uses.

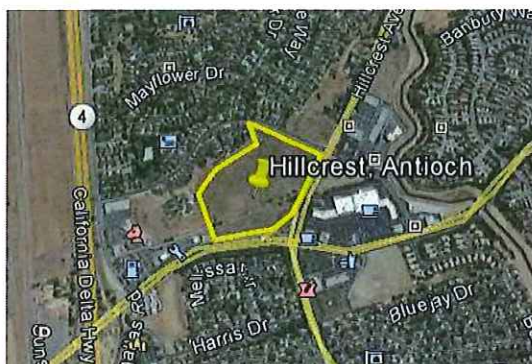
Wildflower Station is proposed to contain approximately 90,000 square feet of commercial building space to remain consistent with existing land use, 98 condominium units, and 22 single family homes all integrated throughout the property to function together.

The following will contain key summary points for the Project Description, however more detailed information can be found within the related tentative map and design review application materials:

Site Characteristics & Relation to Existing Neighborhood

Site Characteristics & Relation to Existing Neighborhood

The vacant +/- 23 acres of land in question resides at the intersection of Hillcrest Avenue and Wildflower Drive. Wildflower Station is viewed as infill development considering that it is surrounded by existing development and infrastructure: northbound towards Highway-4 are existing commercial shopping centers and service stations with existing residential housing adjacent also; eastbound is solely existing single family housing; southbound towards the intersection of Hillcrest Ave. and Wildflower Dr. there is some single family housing, more vacant land, and additional existing commercial shopping centers; westbound on the opposite side of Hillcrest Ave. and along Deer Valley Rd. there are additional single family housing development and commercial shopping centers.

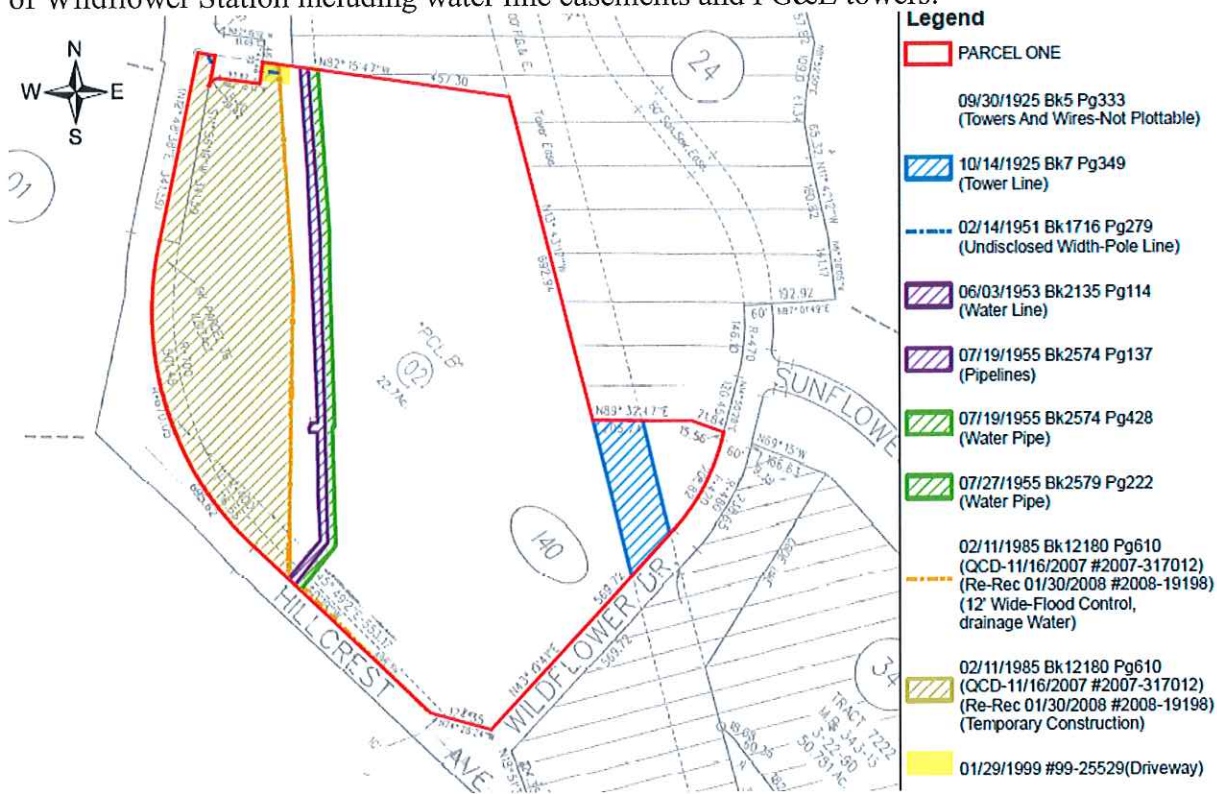




Roughly half of the site lies flat where the remaining portion of the site has increasing topography towards the east where it then begins to flatten out to a plateau on the eastern boundary towards the existing single family homes. The site is annually disced and mowed for annual fire prevention weed abatement, in addition to annual site clean ups of trash and debris left behind from frequent homeless encampments with support of Antioch Code Enforcement; resultantly there are minimal biological

resources on the property other than a drainage ditch running through the western portion of the property. This ditch was officially delineated on January 13, 2015 by the US Army Corps of Engineers for a Nationwide Permit in order to proceed with a Section 401 Water Quality Certification in order to mitigate for .133 acres of lost waters of the US. Additionally, MCG intends to apply for tree removal permits from the City of Antioch to remove all remaining trees from the property, this is at the request of Antioch Code Enforcement in order to reduce the amount of vegetative cover which promotes encampments; we intend to provide updates to the related applications accordingly as we venture down the tree removal process.

Within the site there are several easements that have been taken into consideration for the design of Wildflower Station including water line easements and PG&E towers:



Overall Project Design Goals & Objectives

With the inspiration of a TOD behind Wildflower Station, the design team paid close attention to making sure all facets of commercial and residential development function together for a thriving shopping, living, and working experience. As consistent with the current land use, Wildflower station is to contain approximately 90,000 square feet of commercial “flex space” intended to be used for a variety of commercial uses from retail to dining, and even some office space. These various commercial spaces start along Hillcrest Ave. and go towards the east towards the condominiums and single family houses.

As the commercial use approaches the condominiums there is a “main street” corridor linking the two uses together within this TOD, mixed-use development. This main street enters from Wildflower Dr. and connects to the existing signalized intersection at Hillcrest Crossroads. This interconnecting corridor is to have parking on both sides to serve both the commercial users and condominium dwellers and their visitors. Additionally, the single family is situated further to the east where with some grading modifications to the topography and on the plateau the homes will be hidden from or be below grade of the existing homes. With open space trails and the sidewalk on Wildflower Dr. resident will easily be able to traverse to the commercial uses as needed, in addition to accessing bus transportation or pedestrian corridors to reach the nearby BART.

Architecture

With this property being located along Hillcrest Ave. with full open view into the site the design team wanted to come up with a design theme and elevations that were sleek, modern, and appealing to the eye while allowing flexibility and ease for future users to make necessary tenant improvements. The elevations to match both the commercial and condominium buildings are to be either concrete tilt up or smooth-trowel stucco with glass fronts and accent walls/features of board material for contrasting materials and colors. In contrast, the single family homes were themes in more traditional Craftsman and Spanish elevations to better reflect the existing home styles adjacent to Wildflower Station.

The commercial buildings are designed with full elevations and store fronts on all four sides of the buildings, with service corridors and hallways within the buildings; this was done to ensure the exterior views into the commercial area would not be compromised by having unsightly service or delivery areas, especially with residents across the “main street” viewing into the commercial area. In order to honor the topography of the site, the condominiums were designed to be split-level buildings with three floors of usable area on both sides of the split; the condominium building will also contain usable community space for various uses to serve the condominium dwellers. Finally, the single family houses were carefully designed to have enhanced rear elevations to look almost as if they were full front elevations; this was done with knowing these homes will be viewed from Hillcrest Ave. and MCG wants to make sure the view of the property is still attractive when developed.

Landscape & Open Space

For Wildflower Station, the design team took careful consideration into creating and providing appealing and functional open space areas and landscaping. The Preliminary Landscape Plan will show the details of the landscaping in more detail, but there are several areas to note and highlight including courtyard plazas within the commercial areas, enhanced water quality

treatment areas for visual appeal, enhanced pedestrian linkages and trails between the varying uses within Wildflower Station, tot lot and park area, and community garden for the residents of the condominiums and single family homes to utilize.

Pedestrian Circulation & Parking

The parking allocations and breakdowns can be found within the Tentative Map, but all residential components within Wildflower Station meet the minimum requirements. However, with this Wildflower Station being proposed as a TOD, MCG is seeking relief from the 411 required parking stalls for the commercial uses, where instead 390 are being provided.

The single family home parking will contain designated street parking areas in addition to the driveways and driveways for the homes. The condominiums will have a mix of covered parking stalls and open stalls spread throughout a private parking lot area serving the condos, in addition to along the “main street” corridor. Finally, the parking for the commercial uses can be found along the “main street” corridor (similar to what is found in the City of Pleasant Hill) and to the west towards Hillcrest Ave within and between the commercial buildings; with the parking evenly distributed there are more opportunities to park closer to the desired destination.



Once parked at Wildflower station, as a shopper there are ample designated pedestrian connectivity areas and protected areas between buildings, and as distributed the “sea of asphalt” and underutilized areas often found in some shopping center parking lots is reduced. For residents at Wildflower Station, identified crossing and linkages will be spread throughout for easily traversing through the development.

Future Activity & Operations

With a mixture of residents between the condominiums and single family units and shoppers traveling to the commercial uses there will be a variety of activity transpiring at Wildflower Station. Residents and shoppers will be able to shop at various retailers, restaurants, and seek other professional services with opportunities for office space at Wildflower Station as well. As a TOD, Wildflower Station also promotes the opportunity for live-work situations where residents of the proposed single family units and condominiums can seek employment with a commercial user at Wildflower Station.

At this time it is undetermined what specific habits or service trends will be needed for future users, but it can be anticipated that there will be some early open and close late restaurants and retailers who will have varying delivery/re-stocking schedules; in addition to varying commuter trends of the residents. The traffic report provided has more supporting information and detail of expected traffic resulting from Wildflower Station.

ATTACHMENT "G"

CITY OF ANTIOCH PLANNING COMMISSION

**Regular Meeting
6:30 p.m.**

**August 19, 2015
City Council Chambers**

Chair Motts called the meeting to order at 6:30 P.M. on Wednesday, August 19, 2015 in the City Council Chambers. He stated that all items that can be appealed under 9-5.2509 of the Antioch Municipal Code must be appealed within five (5) working days of the date of the decision. The final appeal date of decisions made at this meeting is 5:00 P.M. on Wednesday, August 26, 2015.

ROLL CALL

Present: Commissioners Parsons, Zacharatos, Mason, Miller, Hinojosa
Vice Chair Westerman and Chair Motts
Absent: None
Staff: Interim City Attorney, Bill Galstan
Community Development Director, Forrest Ebbs
Minutes Clerk, Cheryl Hammers

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

None.

CONSENT CALENDAR

1. Approval of Minutes: July 1, 2015

On motion by Commissioner Zacharatos, seconded by Commissioner Vice Chair Westerman, the Planning Commission approved the minutes of July 1, 2015 as presented. The motion carried the following vote:

AYES: Motts, Westerman, Parsons, Zacharatos, Mason, Miller and Hinojosa
NOES: None
ABSTAIN: None
ABSENT: None

CONTINUED PUBLIC HEARING

- 2. UP-15-09 – Contra Costa Medical Career College Inc.** requests approval of a Use Permit for the establishment of a private school within the existing 16,737 square-foot building at 1700 Auto Center Drive (formally 1700 Somersville Road) located in the PBC (Planned Business Center) Zoning District (**APN 074-054-011-08**).

Community Development Director Ebbs presented the staff report dated August 12, 2015, recommending the Planning Commission approve a use permit for a private school subject to the conditions of approval contained in the attached resolution.

In response to Commissioner Parsons, CDD Ebbs read an excerpt from the General Plan. Commissioner Parsons stated that in regards to Economic Development, the City is charged with insuring internal goals and policies and that the Somersville corridor is a large part of that in that it encompasses dealerships and other retail businesses. That pursuant to the Economic Development portion of the General Plan which encourages business and generating taxes, she does not think this use does that.

Chair Motts opened the public hearing.

Applicant, Stacey Orozco, spoke to say that this is a private vocational training school, that since 2007 that have graduated more than 5000 students (4000 of which have become gainfully employed), that they currently reside in the Bluerock Center which is a retail center, and that with the growth that they have gone through over the last seven years, they now have no more space. She said that currently they employ twenty people but that in a year's time they look forward to adding five to ten more and anticipate graduating 1500 students over the next year. Applicant stated that she believes that they do contribute to the economic growth in the community.

In response to Commissioner Parsons, applicant stated that most classes are ten weeks in length, that there are several cohorts with one program graduating every four weeks; that programs range in length of 4 weeks, 8 weeks, 10 weeks up to one year. She said that she has a chart which shows the schedule and the amount of time that each occupies the building; that they stagger them so that not all students are present at one time. She said that all of the parking spaces are never all taken at any one time.

CDD Ebbs pointed out the proposed condition F1 to the Planning Commission.

Vice Chair Westerman clarified with applicant that they are purchasing the property and that they are in escrow now.

Michael Luca stated that he was here two weeks ago and that he was here on behalf of Tom Nokes, the owner of adjacent property and also the owner of multiple properties across the street. He said that while Mr. Nokes opposes the use of the college at this property, he is not against the college itself but that this specifically relates to the

Council's vote in 2007 to allow auto sales in this corridor, AAA being auto related. That any retail use on that corner should be complementary to those uses for the area.

In response to Commissioner Hinojosa, Mr. Luca stated that there was interest in Mr. Nokes purchasing the property, that multiple documents were going back and forth but then Mr. Nokes was abruptly told that the owner were going with another buyer. He said that as part of the sale to Mr. Nokes, the building would have been demolished, leading to more growth.

Chair Motts closed the public hearing.

CDD Ebbs reminded the Planning Commission that this is a contended issue, that they are establishing a record, that this is not a decision between auto sales and the career college, and that only one application is currently before the Commission.

City Attorney Galstan stated that they have heard comments and that if there is any inclination to deny this use permit, he would request that the Commission have a tentative decision so that there are written findings. He said that zoning is not given to the highest and best bidder; that he has looked at the General Plan and Ordinance since the last meeting. That the Ordinance regarding Use Permits has certain criteria; that some are pretty typical and that there are some other criteria, one of which is adversely affecting public welfare. He said that the General Plan does have a number of policies which tend to favor commercial retail tax generated uses in the Somersville corridor and that it encourages auto related uses. With those policies in place, they could have a finding that non-retail, non-tax generating college is not entirely consistent with those policies.

Commissioner Parsons stated that this corridor is intended for economical development tax generating entities and that as a good planning practice, it should be a tax generating activity in that corridor.

Commissioner Mason said that he doesn't feel the same necessity of that being retail, that based on staff's recommendation and applications in compliance with approved uses in that area, that he sees no reason to deny and that he would support the project at this time.

Commissioner Zacharatos agreed and said that she was inclined to support.

Commissioner Hinojosa said that she agrees with Commissioner Parsons about a better use for the site but does feel that this application is before them and she cannot find reasons to deny the project and therefore is going to support staff's recommendations.

Chair Motts agreed with the majority and said that he can't find a reason to deny the request. He said that he believes that there is some other business in that area that is not auto related. That he can't understand why AAA is leaving but this project is something before them and on the table.

Vice Chair Westerman concurred with the majority of the Commissioners and stated that in Antioch health care is also a major industry and that this type of use he thinks also contributes to that. He stated that he will support this application.

RESOLUTION NO. 2015-17

On motion by Commissioner Hinojosa, seconded by Commissioner Miller, the Planning Commission members present unanimously approved use permit (UP-15-09) to establish a private school subject to all conditions. The motion carried the following vote:

AYES: Zacharatos, Mason, Miller, Hinojosa, Westerman, Motts

NOES: Parsons

ABSTAIN: None

ABSENT: None

- 3. UP-15-07 – Vista Diablo Mobile Home Park Expansion –** Sierra Management requests approval of a Use Permit to add 6 mobile home lots at an existing 150-unit mobile home located at 2901 Somersville Road in the R-10T (Medium Density Residential District/Manufacture Housing Combining District) **(APN 076-010-029)**.

CDD Ebbs presented the staff report dated August 12, 2015.

In response to Chair Motts, CDD Ebbs said that this parcel is a tiny sliver that can only be accessed through the park.

Opened public hearing.

Applicant stated that this is an existing senior community, that they have 150 spaces, that they want to add 6 more spaces, and that although he doesn't have much background he believes the park has been there since 1978.

Closed public hearing.

Commissioner Hinojosa said that she has no issues with this project.

Chair Motts states that he also has no issues.

RESOLUTION NO. 2015-18

On motion by Vice Chair Westerman, seconded by Commissioner Zacharatos, the Planning Commission approved the expansion of the existing mobile home part from 150 units to 156 units, subject to all conditions. The motion carried the following vote:

AYES: *Parsons, Zacharatos, Mason, Miller, Hinojosa, Westerman, Motts*
NOES: *None*
ABSTAIN: *None*
ABSENT: *None*

4. **UP-15-08/AR-15-06** – Conrad DeJesus, DJA Architects, on behalf of Pete’s Restaurant and Brewhouse requests approval of a Use Permit for the creation of a 850 +/- square-foot outdoor dining area adjacent to the existing restaurant building at 2709 Hillcrest Avenue in the C-2 (Neighborhood/Community Commercial) Zoning District (**APN 052-232-020**).

CDD Ebbs presented the staff report dated August 12, 2015.

In response to Commissioner Parsons, CDD Ebbs said that there may be a landscape drain but the project could not interfere with utilities.

Opened public hearing.

Applicant, Conrad DeJesus, said that this is a very straight forward outdoor dining patio which would enhance the current restaurant.

Commissioner Hinojosa asked if this would be an all open outdoor seating area, or if there would be any shading structure to which applicant said that they are no current plans for shade.

In response to Commissioner Zacharatos, applicant said that they have a seating layout and he is assuming this would accommodate approximately 40 or so people. CDD Ebbs said that the plan shows 13 tables with 3 or 4 people at each table.

Vice Chair Westerman clarified with applicant that there is a possibility of umbrellas at the tables.

In response to Commissioner Mason, applicant stated that this would be year round seating with free standing heating devices.

In response to Commissioner Parsons, the applicant said that the storm drain is farther away from the patio and that it is not affected by the size of the patio.

The manager of County Square Market spoke to say that while he is happy that the space is taken and will be open for business, he is a little concerned about alcohol drinking and if customers were to over drink and his concern is about fights given that they have families with children shopping at their store.

CDD Ebbs said that the applicant can address that issue.

Applicant stated that beer and wine will be sold, that other franchises have a bar, and that he is assuming that this one will match that, but the answer should come from the franchisee and not him.

Commissioner Parsons interjected that since you can't get to the parking lot without going through the restaurant, the fight would have to go through as well.

Chair Motts asked about the liquor license to which applicant said that was never part of the discussion between him and the client and CDD Ebbs said that restaurants of this type require that food is served and that it is pretty well regulated by the Alcoholic Beverage Control Board. He said that the six foot screen required would keep drinks from being passed out into the parking lot and that if this becomes an issue, this use can be revoked as they retain authority.

In response to Commissioner Hinojosa, applicant said that the gate on the east elevation would remain closed and that the gate is only an emergency exit.

Closed public hearing.

Chair Motts said that he does not have a problem with this, that he did read that the gate is a legal requirement for access for emergency, that possible shade structures with heat may want to be considered, and that he is in favor of this application.

Commissioner Mason said that he is also in favor of this application in that it brings more value to the community and that places like this are needed.

Commissioner Hinojosa reiterated concerns about having shade structures which she would strongly encourage but that she has no other concerns.

RESOLUTION NO. 2015-19

On motion by Vice Chair Westerman, seconded by Commissioner Parsons, the Planning Commission approved UP-15-08 for a use permit for the installation of an outdoor dining patio at the existing restaurant building at 2709 Hillcrest Avenue, subject to all conditions. The motion carried the following vote:

AYES: Parsons, Zacharatos, Mason, Miller, Hinojosa, Westerman, Motts
NOES: None
ABSTAIN: None
ABSENT: None

5. **PDP-15-01 – Hillcrest/Wildflower Mixed Use Project** – DeNova Homes requests a preliminary review of the proposal to develop a mixed use project containing approximately 100 apartments, 24 single-family lots and 9.52 acres of commercial development at the vacant lot at the northeast corner of the intersection of Hillcrest Avenue and Wildflower Drive in the PD/C-2 (Planned Development; Neighborhood/Community Commercial) Zoning District (**APN 053-140-002**).

CDD Ebbs presented the staff report dated August 12, 2015.

Chair Motts stated that some of the lot sizes are extremely small, to which CDD Ebbs said that the graphics presented tonight will better demonstrate that but that these are essentially view houses and not typical flat land homes due to the physical constraints on these lots. That they haven't gotten far enough along for floor plans or sizes.

In response to Chair Motts CDD Ebbs stated that the Housing Element addressed numbers for apartments but that while he does not have that number on hand, there is a lot of acreage for low density in the City's plan.

In response to Commissioner Parsons, CDD Ebbs stated that the dash line on page D1 is a drainage easement. Applicant confirmed that this is an easement for a water line and that they are working with Flood Control who has authorized them to go ahead.

In response to Commissioner Hinojosa, CDD Ebbs said that any significant project requires a General Plan amendment and that four total can be approved in a year. He said that this parcel could certainly be considered in the General Plan update but that it is a matter of timing, not a matter of principal and that it was good that she brought that up.

Commissioner Parsons said that she would like to see more transit villages with Bart so close.

CDD Ebbs said that while this is not in the actual area, it is within the study area.

In response to Commissioner Mason, CDD Ebbs said that the 3' setback between the garage and sidewalk in the staff report was actually a typo and that the 3' setback was a side setback and not in the front.

Applicant interjected that they would propose an 18 to 20' driveway.

Opened public hearing.

Applicant, Trent Sanson said that the design team was present and handed out civil renderings to staff and the Commission and placed poster boards. He gave a power point presentation which included background, workshop overview, project location, the Hillcrest Station Specific Plan, the Hillside Development Ordinance definition, and the

preliminary development plan-Parcel C (commercial) Parcel B (apartment) Parcel A (residential).

Ralph Strauss, Architect, continued with the power point presentation discussing the three components of the site (commercial with the main street access point, apartments, and residential).

Applicant pointed out the mitigatable wetlands and showed the letter regarding the water easement.

CDD Ebbs stated that this is not a public hearing.

Paul Powell Jr. said that he lives on Wildflower, that this project is 30% of what the existing housing is in Hillcrest Estates, that there is a flaw in that it all empties into Wildflower, that at the intersection of Deer Valley and Hillcrest motorists have figured out going through Wildflower to get to Highway 4 is quicker, and that this project will exaggerate that and make Wildflower a major thoroughfare. He said that he didn't see anything like a park and that they have open space but it won't be level. He said the benefits of mixed use are that people can work, play and have recreation and restaurants where they live. He said that the developer gets more efficient use of the space, the public entity gets more revenue but he is not sure about the benefits to residents.

Robert Berntson, resident on Sunflower, said that his major objection is the issue with traffic; that his building has been smashed into and that vehicles have been hit with vehicles speeding down the street. He said that Wildflower will turn into a major thoroughfare that can't accommodate that many apartments in that area, and the area would be better served not having this many people in such a small area; infrastructure of the streets doesn't support it. That it is a great idea to have a plaza and create revenue, that he would prefer an industrial area where the apartments would be, and that the apartment complex is going to create too much congestion and traffic.

Dabda Lubken agreed with the neighbors and said that she is concerned about the 100 apartment complex which will affect traffic and speeding. That this will be an eyesore and will affect property values. She is also afraid of crime being brought in. She currently commutes and this will be adding more congestion. She said that she does like the idea of the plaza but doesn't like that many homes in such a small place and would appreciate not allowing this to happen.

Phyllis Fischer, resident on Sunflower, said that there are major traffic issues with cars going down Sunflower too fast, and that the City won't put in stop signs or speed bumps. That 125 more units would be a major problem due to traffic and that something needs to be done with the traffic there already. That this creates a possibility of more Section 8 housing, and although the plaza is great and would create jobs, Antioch does not have enough jobs.

Applicant said that in regards to traffic, this is in preliminary stages, but now that school is in session they can get accurate counts. That they are working with fire, police, and schools on impact fees and design and will look at density in conjunction with traffic reports. Regarding market rate, these are not intended to be Section 8 or low income, and that he imagines homes approaching \$500,000.00 with very high level apartments ranging from studio to three bedroom.

Commissioner Parsons said that she wouldn't want to see buses stopping on Hillcrest but would want residents to have access to buses to get to the Bart station. She said that there is an exceptional chance of having phenomenal frontage to that property on that corner can be a show place. She asked if the basins will also be parks and said that they may want to have something for kids to do.

Applicant said that the water basins are for C3 which will have drought tolerant landscaping but not useable.

In response to Commissioner Zacharatos, applicant said that they do not have any sports courts or pools planned but are looking at amenities within the building such as a fitness center or play areas. Their other thought is that the plaza would double as communal for outdoor amenities.

Vice Chair Westerman wanted to echo the comments already made including the need for a traffic study and that open space with play grounds would be good. He said they need to look at the school district for capacity for students. That this is a very prominent location and a great opportunity for something nice.

Applicant pointed out the meandering walkway on Hillcrest.

In response to Vice Chair Westerman regarding the stability of the hill, applicant said that they have been given a favorable soils report.

In response to Commissioner Mason, applicant said that they may create systems in the buildings for trash or they may have covered trash locations; that they will work with staff and the trash authority on that. He said that there is a median near KFC for exiting onto Hillcrest with an only right turn onto Hillcrest. That they could work with staff on mitigation measures and will take that and general softening measures into consideration as well. He said that they will also look at what else they can do about incorporating play areas in between the apartment buildings.

Commissioner Mason said that on the single family dwellings, most of those appear to have the garage facing or fronting onto the street and that zoning calls for garages not in front of the house but set back a few feet. He asked if that could be redesigned so garages are set back for aesthetics.

CDD Ebbs said that is referenced in the report as well.

Applicant said that they can look at redesigning; that their thought was to bring the garages forward and create alcoves creating mini patio alcoves and living alcoves in the back. That if the direction is guidelines, they can look at that.

In response to Commissioner Miller, the applicant said that they will create natural drought tolerant plants and blend them going down to the commercial area and that they will come up with something that is aesthetically pleasing.

In response to Chair Motts, applicant said that they haven't gotten into the green elements but that the 2013 Code requires that they pre-wire for solar although he is not sure for multi-family; that they will have covered parking. He said that although the homes would not be zero lot line, the minimum size may be 4' instead of 5'. Applicant said that he believes there is a bike lane on Hillcrest that could tie into existing facilities which can be adjusted for the main street area.

Commissioner Hinojosa said that she is really excited about the mixed use concept and while this is a step up from the original rendering, she doesn't like the current layout. She said that it can be taken a step further and there can be more connectivity between retail, something like Bay Street in Oakland or The Streets in Brentwood on a smaller scale. That this is too broken up and blocky. She loves the plaza concept and would like to see more thought given to that. That this is a prominent location with the potential for a big draw. That regarding to the apartments, she does not like the fact that there are no private gates with access to residents on the east side and would like to see a gate in or parking reserved for residents. That there needs to be more amenities and maybe a fence in between the commercial and residential to break it up. Regarding the setback and the street design, she can't really envision without more detail on lot size and layout and would defer back to staff. Regarding Hillside Development and Hillside Guidelines, we need to do everything we can to adhere to them. Also, need consideration of how it can be built into the hillside. Regarding traffic, she agrees with staff that there needs to be a secondary access point, and the apartments should have its own access. She said the public art is great and she had an idea about keeping a theme around Antioch to maybe something historical. That while she absolutely believes we need to support police services in the City, she thinks that needs to be driven by ordinance and council and not by projects. With respect to number 27 requiring the Development Services Agreement required, she has a big issue with that and that should be a policy decision.

Chair Motts concurred and in general is excited about the project.

Commissioner Hinojosa added that she would be in favor of making the units higher, more stacking, if they are able to have more community benefits such as pools.

CDD Ebbs asked for clarification from the Planning Commission on items such as grading, the secondary access road, community amenities including rooftop amenities, increasing level of apartments, reduced parking, multi-family, commercial use and condo conversion. The Planning Commission commented as follows:

Chair Motts is in favor of working through grading issues by reducing the number of homes. Commissioners Parsons and Hinojosa are also in favor.

Commissioner Hinojosa said that in an ideal world, secondary access could be from Wildflower and access to commercial from somewhere else.

Commissioner Parsons stressed again that the corner is so bad that there is a need for bus turn outs. She said that she likes the idea of a transit village to take buses and Bart.

Commissioner Hinojosa said that she is in favor of reducing parking in some way to justify that with bus access, bicycle parking or some need or reason we are doing that, as there are so many parking spaces.

Commissioner Parsons said that this is a new concept for the City and that around Hayward Bart they have beautiful areas that work. She said that we want people off the highway and we want transit villages.

Chair Motts said that apartments or condo units are appropriate near the Hillcrest Station and that he would support being creative with pathways and trails for this project.

Commissioner Mason said that mixed use is quite favorable and he would love to see more of it.

Commissioner Hinojosa said that she likes the idea of condos being owner occupied and maybe a condo overlay can be explored.

Applicant said that their intent is to be long term holders of the apartments.

Chair Motts said they may want to do some outreach to the community members that are residents near there.

Commissioner Zacharatos asked about underground parking to which applicant said they were unsure because of the topography but that they can look into that. Commissioner Zacharatos then asked about laundry facilities to which applicant said that they are looking at joint communal laundry facilities, but if they explore the condo idea, they can also explore individual laundries.

Chair Motts invited the public to speak again.

Neighbor, Phyllis Fischer, spoke to say that if you go out to the neighborhood where Wildflower is, a little way up that hill you will hit their neighborhood. That there is a large City park on Sunflower which all of these apartments would use. She would like to discuss with the City maybe stop signs and speed bumps.

Chair Motts said that these issues can be addressed to the City directly with respect to speed bumps and signs; all other things through a community meeting.

CDD Ebbs had one last comment that this is a review process and when it comes in formally soon, they will have a traffic study and mitigation measures. For existing problems out there, the City can address those through Public Works and the Police Department.

Chair Motts thanked the developer.

ORAL COMMUNICATIONS

Chair Motts said that for these long meetings, if anyone would like to have a break, to please let him know.

Commissioner Hinojosa said that it was nice to have police at the meeting and wanted to recognize that.

WRITTEN COMMUNICATIONS

None.

COMMITTEE REPORTS

Chair Motts said that Transplan was cancelled this month.

ADJOURNMENT

Chair Motts adjourned the Planning Commission at 9:12 P.M.

Respectfully Submitted,
Cheryl Hammers

DEPARTMENT OF TRANSPORTATION
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*Making Conservation
a California Way of Life*

October 9, 2017

04-CC-2017-00149
SCH 2017092030
GTS ID 7819

Alexis Morris
Community Development Department
City of Antioch
200 H Street
Antioch, CA 94509-1285

Antioch Wildflower Station – Mitigated Negative Declaration

Dear Miss Morris:

Thank you for including the California Department of Transportation (Caltrans) in the review process for the above referenced project. In tandem with the Metropolitan Transportation Commission's (MTC) Sustainable Communities Strategy (SCS), the Caltrans *Strategic Management Plan 2015-2020* includes targets to reduce Vehicle Miles Travelled (VMT), in part, by tripling bicycle and doubling both pedestrian and transit travel by 2020. Our comments on the Mitigated Negative Declaration are based on these initiatives and goals.

Lead Agency

As the Lead Agency, the City of Antioch is responsible for all project mitigation, including any needed improvements to the State Transportation Network (STN). The project's fair share contribution, financing, scheduling, implementation responsibilities and lead agency monitoring should be fully discussed for all proposed mitigation measures.

Project Understanding

The applicant proposes to subdivide and develop the site for retail and single- and multi-family residential uses. The site will be subdivided into three parcels to accommodate retail development along Hillcrest Avenue, high-density multi-family residential adjacent to a shared access with the retail development, and detached single-family homes on the upper portion of the site. The development proposes to build 22 single family units and 98 condos. It will also provide 89,422 square feet of commercial, office, and dining space. The condos will have 186 parking spots; there will be 22 parking spaces within the home for the single family units, and 390 commercial parking spots (TOTAL parking spots: 598). The site is approximately one-quarter mile south of State Route (SR) 4.

Missing Project Details

Each phase of the project should be presented with proposed dates, timing, and duration.

Multimodal Planning

According to Caltrans' Smart Mobility Guidelines, the project site is a suburban community, which is characterized by segregated residential uses oriented towards the single family home. Suburban communities also tend to lack viable options for regional accessibility beyond the automobile. Caltrans

encourages investments that will improve regional accessibility through means other than the automobile. We suggest that the lead agency works in conjunction with local transit providers to improve regional accessibility, given the number of users this project will add to our state routes. Failure to accommodate for anticipated demand will lead to further congestion and greenhouse gas emissions for the region.

Currently, public transit from Antioch to the nearest BART station (Pittsburg/Bay Point) is provided by Tri Delta Transit Line 300. To make the Express Bus 300 a more attractive option for future residents, the agency should collaborate with other cities and Tri Delta Transit to reduce travel time to BART by adding new routes to reduce the number of stops the bus has to make. For instance, the 300 Bus could skip its current stops at Oakley or Antioch; separate buses would be provided for these cities. There are a myriad of options the agency can undertake; but ultimately, the state's aim is to convert the bulk of automobile users to transit riders to reduce greenhouse gas emissions. By maximizing the 300 bus' route efficiency, we can encourage project residents to use public transit to minimize impacts to our environment.

In addition, connecting buses to other nearby regional hubs such as San Jose and Sacramento should be considered. To connect residents to San Jose, bus routes should be considered for ACE's Livermore Station which provides a direct train commute to San Jose. Connecting Antioch residents to Sacramento would require further research towards a more direct route to the city, given that current means of transportation requires extensive transfers to reach the hub. Creating a more direct route is a critical step towards encouraging automobile users to convert to public transportation.

Vehicle Trip Reduction

Caltrans encourages the development of Travel Demand Management (TDM) policies to encourage the use of the nearest public transit lines and reduce vehicle trips on the STN. These policies could include lower parking ratios, car-sharing programs, bicycle parking, and providing transit passes for residents, patrons, and employees on a permanent basis. For information about parking ratios, see the Metropolitan Transportation Commission (MTC) report *Reforming Parking Policies to Support Smart Growth* or visit the MTC parking webpage: http://www.mtc.ca.gov/planning/smart_growth/parking. To reduce Vehicle Miles Traveled (VMT) and better integrate the proposed project with nearby land uses, and provide a network of complete streets that benefits all users of the transportation system, Caltrans recommends the following:

- Annual reporting with the Lead Agency monitoring;
- Aggressive trip reduction targets with Lead Agency monitoring and enforcement.
- Membership in a transportation management association (TMA)
- Transit subsidies on a permanent basis to all residents
- Secured bicycle storage facilities
- Bicycles for residents to access nearby destinations
- Nearby walkable amenities
- Ten percent vehicle parking reduction
- Transit and trip planning resources
- Electrical vehicle (EV) charging stations and designated parking spaces for EVs
- Carpool/Vanpool incentives and dedicated parking spaces for carpooling employees
- Secured bicycle storage facilities
- Fix-it bicycle repair station(s)
- Transportation and commute information kiosk
- Kick-off commuter event at full occupancy
- Bicycle route mapping resources and bicycle parking incentives

Ms. Alexis Morris

October 10, 2017

Page 3

Transportation Demand Management (TDM) programs should be documented with annual monitoring reports by an onsite TDM coordinator to demonstrate effectiveness. If the project does not achieve the VMT reduction goals, the reports should also include next steps to achieve those targets. The project's primary and secondary effects on pedestrians, bicyclists, disabled travelers and transit operators should be evaluated, including countermeasures and trade-offs resulting from mitigating VMT increases. Access for pedestrians and bicyclists to transit facilities must be maintained. These smart growth approaches are consistent with MTC's Regional Transportation Plan/Sustainable Community Strategies and would help meet Caltrans Strategic Management targets. Reducing parking supply can encourage active forms of transportation, reduce regional VMT, and lessen future transportation impacts on US 101 and other nearby State facilities.

Multimodal Fees

Please identify project-generated travel demand and estimate the costs of public transportation improvements necessitated by the proposed project; viable funding sources such as development and/or transportation impact fees should also be identified. We encourage a sufficient allocation of fair share contributions toward multi-modal and regional transit improvements to fully mitigate cumulative impacts to regional transportation. We also strongly support measures to increase sustainable mode shares, thereby reducing VMT.

In particular, though it is noted in the traffic impact study that the increased trips will not significantly affect service in the area, the developers should pay their fair share of impact fees.

Thank you again for including Caltrans in the environmental review process. Should you have any questions regarding this letter, please contact Jerry Cheung at 510-286-5562 or jerry.cheung@dot.ca.gov.

Sincerely



PATRICIA MAURICE
District Branch Chief
Local Development - Intergovernmental Review

ATTACHMENT "I"

Morris, Alexis

From: Farinha, Melissa@Wildlife [Melissa.Farinha@wildlife.ca.gov]
Sent: Wednesday, October 18, 2017 12:16 PM
To: Morris, Alexis
Subject: SCH No. 2017092030 CDFW comment on the Wildflower Station Mitigated Negative Declaration

Good Morning Ms. Morris,

I realize the Public Comment Period has ended. If the Mitigated Negative Declaration has not yet been finalized, I would like to provide you with the following comment after our review:

To reduce impacts to a level less than significant to Swainson's hawk, CDFW recommends mitigation measure 4.1 be revised to incorporate survey protocols using the methodology prescribed in the *Recommended Timing and Methodology for Swainson's Hawks Nesting Survey's in California's Central Valley* (2000) and compensatory mitigation guidelines as prescribed in the (mitigation measures 1 through 4) in the Management Conditions section of the *Staff Report regarding Mitigation for Impacts to Swainson's Hawks (Buteo swainsoni) in the Central Valley of California* (1994). Both documents are available online at: <https://www.wildlife.ca.gov/Conservation/Survey-Protocols#377281284-birds>

Please feel free to contact me with any questions.

Thank You,

Melissa Farinha
Senior Environmental Scientist (Supervisory)
Bay Delta Region, Habitat Conservation Unit
7329 Silverado Trail
Napa, CA 94558
(707) 944-5579

ATTACHMENT "J"

CITY OF ANTIOCH PLANNING COMMISSION

**Regular Meeting
6:30 p.m.**

**January 17, 2018
City Council Chambers**

In the absence of the Chair and Vice Chair, City Clerk Simonsen called the meeting to order at 6:30 P.M. on Wednesday, January 17, 2018 in the City Council Chambers and determined that there was a quorum. City Clerk Simonsen turned the meeting over to Interim City Attorney Perez who advised the commissioners present that in absence of the Chair and vice Chair, they should select one of the members present to be acting chair. Commissioner Motts was appointed Acting Chair for the meeting by the commissioners present. Acting Chair Motts stated that all items that can be appealed under 9-5.2509 of the Antioch Municipal Code must be appealed within five (5) working days of the date of the decision. The final appeal date of decisions made at this meeting is 5:00 P.M. on Wednesday, January 24, 2018.

ROLL CALL

Present: Commissioners Schneiderman, Motts, Martin, Turnage, Conley,
Absent: Vice Chair Parsons and Chair Zacharatos
Staff: Director of Community Development, Forrest Ebbs
Planning Manager, Alexis Morris
Assistant City Engineer, Lynne Filson
Contract Planner, Paul Junker
Contract Planner, Patrick Hindmarsh
Associate Planner, Kevin Scudero
City Attorney, Elizabeth Perez
City Clerk, Arne Simonsen, CMC

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

Acting Chair Motts welcomed new Planning Commissioner Milanka Schneiderman. Commissioner Schneiderman said that she looked forward to working with her fellow Commissioners.

CONSENT CALENDAR

1. APPROVAL OF MINUTES: November 1, 2017

On a motion by Commissioner Conley; seconded by Commissioner Turnage, the Planning Commission approved the minutes of November 1, 2017 as presented. The motion carried the following vote:

AYES: Martin, Turnage, Conley, Motts
NOES: None
ABSTAIN: Schneiderman
ABSENT: Parsons, Zacharatos

NEW PUBLIC HEARINGS

2. **Zoning Ordinance Amendment** - The City of Antioch proposes to amend Title 9, Chapter 5 of the Antioch Municipal Code (Zoning Ordinance) to address the Citywide use of collection facilities, including donation bins, AND definitions and regulations pertaining to garage sales. The Planning Commission will be making a recommendation to the City Council on this matter.

Community Development Director Ebbs presented the staff report dated January 17, 2018 in response to City Council comments and involves minor amendments, stating that it was specifically addressing donation bins. The amendment also addresses garage sales which is currently located in the Finance section of the Municipal Code. The amendment for garage sales is proposed to be placed in the Zoning Ordinance.

Acting Chair Motts opened the Public Hearing. No speakers came forward and Acting Chair Motts closed the Public Hearing.

Commissioner Conley asked who will keep track of the garage sales and who will be issuing citations for violating the proposed rules. Community Director Ebbs said that it would be complaint driven. Regarding donation bins, Commissioner Conley wanted something saying that they would lose their Use Permit for unsightly donation bins.

Commissioner Martin asked who is responsible for ensuring sites are kept clean. Community Director Ebbs said that newer shopping centers generally have rules as to what can be placed on their property, but that older shopping centers may not and that the proposed amendments would address that issue. He also questioned the term "unused" property when it comes to garage sales.

Community Director Ebbs said it meant to address "new" items which individuals may sell at a garage sale, as you might see at a flea market.

Commissioner Martin asked about the set-back from the sidewalk for donation bins and whether they would take up parking spots and preferred not to have them located next to the building.

Community Director Ebbs said that the donation bins cannot take up parking spots unless the retail center had surplus parking spaces.

Community Development Director addressed Commissioner Conley's comments about enforcement and stated that it is covered in the Municipal Code and the Master Fee Schedule and the appeal process for citations.

Commissioner Conley asked about the telephone number of the donation bin owner being displayed and Community Development Director Ebbs said that it is addressed in Section J of the proposed amendment.

Commissioner Turnage asked about garage sales on commercial properties and Community Development Director said that it is already not permitted.

Acting Chair Motts asked if the standard width of a sidewalk is 10 feet. Community Development Director stated that the minimum is 5 feet. Acting Chair Motts asked if a compromise could be to set it at 15 feet back from the street curb.

Assistant City Engineer Filson stated that the City right-of-way goes from the face of the curb 10 feet and suggested that the set-back be from the right-of-way and that some right-of-ways meander a bit.

Community Development Director Ebbs reminded the Commissioners that it requires a Use Permit which does give the staff discretion to use independent judgment.

RESOLUTION NO. 2018-01

On a motion by Commissioner Turnage, seconded by Commissioner Martin, the Planning Commission members present unanimously adopted the resolution recommending that the City Council amend Chapter 5 of Title 9 of the Antioch Municipal Code to address donation bins and garage sales amended to delete item 9-5.3812(B)

The motion carried the following vote:

AYES:	<i>Schneiderman, Martin, Turnage, Conley, Motts</i>
NOES:	<i>None</i>
ABSTAIN:	<i>None</i>
ABSENT:	<i>Parsons, Zacharatos</i>

3. **UP-17-03, AR-17-13, PW 357-303-17 - Arco AM/PM Gas Station/Convenience Store/Car Wash** – PM Design Group requests Planning Commission approval of a minor lot subdivision, use permit and design review for the subdivision of an existing 2.98 acre lot into three parcels and the construction of a gas station, car wash and convenience store on one of the newly created parcels. The project site is located at the southwest corner of Hillcrest Avenue and Wildflower Drive **(APN 052-460-011)**.

Associate Planner Scudero presented the staff reported dated January 12, 2018, to the Commission.

Commissioner Martin asked about the existing curb ramp, number 16 on the Project Specific Conditions, at the corner of Hillcrest Avenue and Wildflower Drive shall be removed and replaced with a standard ADA ramp and whether staff is asking the applicant to go beyond the actual project boundaries.

Assistant City Engineer Filson stated that this is just the curb ramp on the corner of the applicant's property.

Acting Chair Motts asked about some discussion of moving the bus stop and asked if that had been resolved.

Associate Planner Scudero said that they had conditioned it to work it out with Engineering and TriDelta Transit staff that it not be moved closer to the intersection, but further away.

Assistant City Engineer Filson said that it may involve some restriping of the left turn pocket, but it appears that it will work.

Acting Chair Motts asked if this will also be the bus stop for the next public hearing item across the street.

Assistant City Engineer Filson said it was unlikely and that there were no buses that went up Wildflower, but just on Hillcrest.

Acting Chair Motts opened up the Public Hearing.

Craig Schafer of PM Design Group, representing BP, said that he has worked with staff for some time to resolve any issues and was supportive of what staff was recommending. He said he had the property owner, Justin Hiegel of Guggenheim Retail Real Estate and Patrick Lemmons, BP representative, present.

Acting Chair Motts asked if the gas station would be a 24-hour operation and what the hours of operation would be for the car wash.

Mr. Schafer said the gas station would be 24-hour and the request for the car wash is 6 a.m. to 10 p.m. and that it would be an automated car wash.

Commissioner Martin asked about two items on the Vested Tentative map which state proposed access utility easement and whether it was their intention to build those at this time or wait until parcels number 2 and number 3 are built.

Mr. Schafer said that the intention is to create grading and drainage plans that work hand-in-hand with the parcels. They will bring the utilities to the service station sight and that Mr. Hiegel could answer those questions.

Commissioner Conley asked if there would be a wall between parcels 1, 2 and 3.

Mr. Schafer said there are no plans for any walls.

Commissioner Conley asked about a dotted line through parcel three and if that was part of the gas station.

Mr. Schafer said that it was the driveway out to Wildflower for future development.

Mr. Hiegel addressed future development of parcels 2 and 3 and said they are actively marketing it, but that they have no current applicants and that it would involve a Conditional Use Permit process. BP would be running utilities to their site and a stub to the other parcels.

Commissioner Martin asked whether the applicant intended to pave to the two other parcels.

Mr. Hiegel said no.

Commissioner Martin asked if the applicant agreed with all the conditions laid out in the staff report.

Mr. Hiegel said that BP was satisfied with the conditions and that the owner of the remaining parcels was also satisfied.

With no further requests to speak, Acting Chair Motts closed the Public Hearing and the matter was now before the Commission.

Commissioner Martin said that he was very pleased with the proposed landscaping and choice of plants for this application.

Commissioner Conley spoke about a previous application for an ARCO station at this site back in the 1990s that did not come to fruition and was pleased to see this application come forward which could lower the price of gasoline.

RESOLUTION NO. 2018-02

On a motion by Commissioner Conley, seconded by Commissioner Turnage, the Planning Commission members present unanimously approved a vesting tentative parcel map, use permit, and design review for Arco AM/PM Auto Service Station, car wash and convenience store (UP-17-03, AR-17-13, PW 357-303-17).

The motion carried the following vote:

AYES: Schneiderman, Martin, Turnage, Conley, Motts
NOES: None
ABSTAIN: None
ABSENT: Parsons, Zacharatos

- 4. PD-16-03, GP-16-01, UP-16-08, AR-16-04 – Wildflower Station –** Denova Homes requests approval of the Wildflower Station Mitigated Negative Declaration, a General Plan Amendment to Mixed Use, a rezone to Planned Development District (PD-16-03), a Vesting Tentative Map/Final Development Plan, a Use Permit and Design Review. The proposed project consists of nine commercial buildings totaling 89,422 square feet, four residential condominium buildings to accommodate 98 units, 22 new single-family homes and associated improvements on the 23.03 acre project site. The project site is located generally north of the intersection of Hillcrest Avenue and Wildflower Drive (**APN 053-140-002**).

Commissioner Turnage stated that he may have a conflict of interest and have to recues himself from Item #4, as he has a business relationship with one of the applicants and asked if he should recues himself. Interim City Attorney Perez determined that there was not a conflict of interest and that Commissioner Turnage could participate.

Assistant City Engineer Filson said that Contract Planner Paul Junker, who has been working on this application for the past 18 months, would be presenting this item. She also said that she had hard copies of the resolutions which were also emailed to the Planning Commission yesterday.

Contract Planner Paul Junker presented the staff report dated January 17, 2018, to the Planning Commission.

Commissioner Martin asked about the multifamily units which are supposed to be condominiums as opposed to rentals and whether there is going to be a physically separated road between the condominiums and the commercial section, or is it just a roadway.

Mr. Junker said that it would be the primary roadway that provides access from Wildflower to Hillcrest. On one side of it would be the multifamily and on the other the commercial area.

Commissioner Martin then asked if the upper road would only be for the single family houses and that the lower road would be for both the multifamily and commercial area.

Mr. Junker said yes.

Commissioner Martin asked if there had been any discussions with the applicant about “cross parking” between the multifamily and commercial parking areas.

Mr. Junker said that there have been no discussions about parking restrictions as it will be a fully privately owned site and deferred any discussion of it to the applicant.

Commissioner Martin asked if there had been any discussions about maintenance of entrance signage.

Mr. Junker said that there are some shared responsibilities between the multifamily and commercial area. Exactly how that maintenance is to be funded has not been determined, but it will be a requirement either for the HOA (Homeowners Association) or a commercial agreement (Common Area Maintenance), or a combination of both property-wide. Staff will ensure that all those obligations are in place and funded.

Commissioner Conley said it appeared that all the roads within the project are private and not City funded. He asked what the cost was of repaving a quarter mile of a road. He asked if there were going to be two HOAs: one for the single family street and one for the multi-family/commercial street. Who is going to be responsible for maintenance of the roadways?

Assistant City Engineer Filson said that in the Conditions of Approval the applicant must form an HOA(s), meaning possibly one for the single family and one for the multifamily; as well as an equivalent mechanism for the commercial area, to maintain the area. One possibility is forming a CFD (Community Facilities District) and LLD (Lighting & Landscape District) to determine the assessment necessary to maintain the roadway and C3 basins, and such. In the Conditions of Approval the City doesn't care which mechanism they use, but they will have to do it. There have been several discussions about this.

Commissioner Conley asked whether that agreement should be worked out before approval?

Mr. Junker said that there are still certain technical aspects that they have to work out as approval plans are prepared and the final map. We are at the land use entitlement now and we believe that we have put in all the triggers that these questions and these

mechanisms are established before we get to the point of final map recordation and approval of improvement plans.

The other question Commissioner Conley had were that there were three definite components to this project: the single family, the condominiums, and the commercial. Is construction going to start on all three? Is the single family going to get done, and a year later on the condos, and then later they work on the commercial? Or, is it all done at one time?

Mr. Junker said that there is no construction phasing stipulated. But we can ask the applicant to share what his intentions are as far as sequencing construction. There are certain things that are required to move forward and some of them are front-loaded.

Commissioner Schneiderman asked about the small lot size with the houses being about 2,000 square foot and the lots around 3,500 square foot.

Mr. Junker said that there were a few areas which they were concerned about. One if the driveways are 20 feet long and that is not a standard required throughout the City; also, access for trash cans being stored behind a gate on the side.

Acting Chair Motts asked about the roadway between Wildflower and Hillcrest and if it came out on Hillcrest by Kentucky Fried Chicken.

Assistant City Engineer Filson said yes, that the loop road does come out by Kentucky Fried Chicken at the existing full signalized intersection.

Acting Chair Motts asked if an entrance/exit had been considered mid-point, but Assistant City Engineer Filson said that because it is a sweeping curve with traffic from Hillcrest and Deer Valley Road, it would not be feasible.

Acting Chair Motts asked if the detention basins could be used as quasi-parks and can people actually go in there?

Mr. Junker said that they are actually not compatible. You could have benches next to them, but no public access to them. There are no proposed barriers and the basins are not a safety hazard.

Acting Chair Motts asked about the 42-inch fences behind the single family homes. Mr. Junker said that they were more for privacy from viewers down below, but would not provide a hindrance to views from the back yards of the single family homes.

Acting Chair Motts asked about the trees planned for the slope below the single family homes and Mr. Junker said that should be a question for the applicant to ensure that the trees didn't obstruct the "million dollar view" from the single family homes.

Acting Chair Motts opened the Public Hearing.

Trent Sanson, on behalf of DeNova Homes, thanked the City staff for their work on this project. He presented a PowerPoint of the project. He said that DeNova Homes is a family-owned company started by his parents. Their motto is "Building a Better Community" and mentioned the awards their company has received. Also present tonight are Jeff (Potts) and Dave from SDG Architects who can answer questions about commercial, multifamily and single family designs; and, Karim Hodayun with Meridian Associates, our civil engineer on the project. He then proceeded to show the slides of the project with different views, explaining each slide, emphasizing its nexus to the BART station. He talked about when the initial concept came forward in 2014 with multifamily apartments and how the project has changed due to previous comments from the Planning Commission, staff, and neighbors in 2015. He said they met with TriDelta and that they did not want any additional bus stops on westbound/northbound Hillcrest Avenue. With regard to the Homeowners Association, there will be a master HOA housing with sub HOAs to cover maintenance for common areas in the CC&R's. For the commercial area, there will be a commercial version of an HOA. As for phasing, grading will all be done at one time. They do not have any commitments for the commercial area at this time. They anticipate the single family and multifamily to going in first while marketing the commercial area. With regard to the small lot sizes for the single family homes, it is more in tune with today's market for low maintenance smaller lots. If desired, they could put in view fences around the detention basin.

Commissioner Conley asked about TriDelta not wanting an additional bus stop along this parcel. He asked about a proposed bus stop across the street on Hillcrest (eastbound).

Mr. Sanson said that it was the one in the previous Public Hearing for the gas station.

Commissioner Conley said that it would be for a bus heading in the other direction and that TriDelta didn't want another bus stop for a bus heading towards the BART station.

Assistant City Engineer Filson said that there is an existing TriDelta bus stop near the KFC/Oil Can Henry and some further south on Hillcrest and one on Wildflower.

Commissioner Conley said that to him, this area has always been commercial and that he has problems allowing condominiums and then someday commercial.

Mr. Sanson said that while the site has always been designed commercial, nothing has come forth in decades. He stressed how the synergy with having the multifamily and single family units within the project will attract new commercial development.

Acting Chair Motts asked if the pads for the commercial will be built or waiting.

Mr. Sanson said that Colliers has expressed interest once the infrastructure is in place. He said that the pads would come in when commercial commitments are made.

Commissioner Martin asked how the joint parking will occur and how to segregate the multifamily parking from the commercial parking.

Mr. Sanson said they would have 186 required parking spaces for the multifamily. That every multifamily would have assigned spaces restricted to homeowners. Guest parking would be on the upper road.

Commissioner Martin asked if it was anticipated that most of the multifamily residents would walk or bike to BART.

Mr. Sanson said yes. The hope was that there wouldn't be a need for so many private cars and they most would walk or bike to BART.

Commissioner Martin asked about the need for more commercial trash containers and more in the center section of the condominiums for homeowner convenience.

Mr. Sanson referred to the Preliminary Development Plan and the Tentative Map, and saw opportunities to include those extra trash enclosures, the same for the commercial area without taking up any parking spaces. He will be coordinating with Allied Waste (misspoke Concord Disposal) to ensure that their trucks can maneuver.

Commissioner Martin noted that in the plans there is no provision for the loading and unloading of trucks, particularly for a grocery store.

Mr. Sanson said that they did take that into consideration early on and were looking at restricted hours for delivery trucks, similar to other shopping centers.

Assistant City Engineer Filson said that the plans show the commercial buildings having interior service corridors, but not a loading dock as Commissioner Martin mentioned.

Commissioner Martin said that he always believed that the lower section was going to be commercial. He never considered any residential. He does like the houses at the top which is a good fit. He wants to keep an open mind.

Mr. Sanson explained that under current zoning, if the multifamily condominiums were not there, you'd only be able to get an additional 11,000 square feet of commercial.

Commissioner Turnage said that people today don't have the time to take care of a large property with their long commutes and what is being proposed is exactly the kind on infill project that is needed and desired.

Commissioner Schneiderman agreed with Commissioner Turnage, that with BART going in as you see in Walnut Creek.

Acting Chair Motts asked if the applicant had mentioned a gym.

Mr. Sanson responded yes.

Acting Chair Motts asked about including solar on the condominiums.

Mr. Sanson said that it is possible as they have done that on another project. But they would need to do a solar feasibility study.

Jeff Potts, SDG Architects, responded to previous questions. He explained how the condominiums are taking advantage of a 10-foot slope. The commercial area was designed so that you see the front of the stores and not the backs. With regards to loading areas, they are looking at off hours on the corners.

Commissioner Martin doesn't like a street where all the houses look the same. He noted only two floor plans and a total of four designs. He requested they consider variety and not five exactly alike in a row.

Mr. Potts said that there are also three color designs, so you are going to get a mixed variety on the street. He also pointed out that the street is not in a straight line, but curves and has some slope. With regards to the small lots, this is more of a transition to the condominiums. He stressed how the residential will drive the commercial portion.

Commissioner Turnage asked about electric charging stations.

Mr. Potts said that he believed under the California Green Code they are required to include electric vehicle charging stations.

Acting Chair Motts closed the Public Hearing and the matter was now before the Commission.

Acting Chair Motts said that this project is exactly what we need. He mentioned what the City of Emeryville has done.

Interim City Attorney Perez interjected asking if there was another Speaker Card that was brought up in the beginning of the meeting.

Acting Chair Motts said that it was actually for the applicant for Item #3 who spoke.

Acting Chair Motts understood the concerns raised by Commissioner Martin and believes they have been addressed.

Commissioner Conley reiterated that he always believed this area was for commercial. He believes that some of the commercial should be built at the same time as the residential.

Acting Chair Motts reopened the Public Hearing at the request of Commissioner Conley.

Mr. Sanson understood Commissioner Conley's concerns and said that his partner reminded him, and that he forgot to mention, that they will be starting on one commercial building on their own as a "design center" but unfortunately in today's world you can't get commercial construction financing without a tenant.

Acting Chair Motts closed the Public Hearing.

Acting Chair Motts said that he had a lot of faith in this project, particularly with its location to mass transit and the freeway. He asked staff whether they needed to amend the conditions to include solar.

Assistant City Engineer asked if he wanted to add that condition or leave it up to staff's discretion. She mentioned that if the applicant wanted to come in for a permit for solar, that staff does not have a lot of discretion and it is an "over-the-counter" permit. If you want to require them to put in solar, then that is a different thing that would have to be a condition of approval. She stated that solar is now very common and that almost every commercial building now has solar on their roof. Most carports in residential are either built with it or putting it on after the fact. She said that she would be shocked if a commercial building didn't put in solar in the City.

Acting Chair Motts asked a procedural question, if the four recommendations can be taken in one vote.

Interim City Attorney Perez said all four recommendations could be made in one motion.

Commissioner Martin asked about some recommended changes that were mentioned, like the trash enclosures, HOA, parking, etc. and asked if the conditions already cover those.

Assistant City Engineer Filson stated that they have conditions requiring an HOA or some other entity to be formed for maintenance, signage and striping plans before Final Map; design review of building signage would come back to the Planning Commission so that a number of conditions such as additional trash enclosures can be worked out at the building permit level so those issues are covered in the resolutions. If you don't think they are adequate, then that would need to be part of a motion.

Commissioner Martin just wanted assurance that those items were covered.

RESOLUTION NOS. 2018-03, 2018-04, 2018-05, 2018-06

On a motion by Commissioner Martin, seconded by Commissioner Turnage, the Planning Commission members present unanimously: 1) Adopted the resolution recommending Declaration; 2) Adopted the resolution recommending approval of the Wildflower General Plan Amendment (GP-16-01) changing the land use designation from Neighborhood Community Commercial to Mixed Use; 3) Adopted the resolution recommending adoption of the Wildflower Station Initial

Study and Mitigated Negative approval of an ordinance for a zoning map amendment from Planned Development District (PD) and Neighborhood/Community Commercial (C-2) to Planned Development District (PD-16-03); and 4) Adopted the resolution recommending approval of a Vesting Tentative Map/Final Development Plan, Use Permit, and Design Review subject to conditions of approval (PW-460-4, UP-16-08, AR-16-04).

The motion carried the following vote:

AYES: *Schneiderman, Martin, Turnage, Motts*
NOES: *Conley*
ABSTAIN: *None*
ABSENT: *Parsons, Zacharatos*

ORAL COMMUNICATIONS

City Clerk Simonsen reminded the Commissioners as Article II filers to submit their online FPPC Form 700 "Statement of Economic Interest" with the FPPC no later than April 1, 2018. Newly appointed Commissioner Schneiderman will be filing her Form 700 with the City Clerk. He also requested that each Commissioner filing online with the FPPC to also print out a copy, sign it and deliver to the City Clerk. Commissioner Martin asked if he needs to file another Form 700 since he was appointed in November and City Clerk Simonsen said he did not. But if he receives an email from the FPPC, then he may want to give them a call since they already have his Form 700 on file.

Acting Chair Motts had a question for staff regarding an email that went out about a Planning Seminar.

Assistant City Engineer Filson responded that there is a League of California Cities Planning Commissioners Conference April 4-6 in Monterey. We have some training budget set aside for the first time in many years. The Mayor is very interested in Planning Commissioners receiving training. We just need to get a head count to see if we can cover all of the cost or a partial cost. So we sent out an email to see who is interested and willing to go and then we can look at the budget and follow up with you.

City Clerk Simonsen reminded the Commissioners of The Brown Act if there is a majority of the Commissioners attending and that he would provide a Brown Act brochure to those attending.

Assistant City Engineer Filson wanted to update the Commission that a Verizon cell tower at Contra Loma Plaza has withdrawn their application.

WRITTEN COMMUNICATIONS

None.

COMMITTEE REPORTS

Acting Chair Motts stated that he attended the Transplan meeting last week. That a new Chair and Vice Chair were elected and a presentation on the Concord Naval Weapons Station reuse was made covering 25 square miles. He stated that they may be through with their plan in a year to a year and a half.

ADJOURNMENT

Acting Chair Motts adjourned the Planning Commission at 9:03 P.M. to the next regularly scheduled meeting to be held on February 7, 2018.

Respectfully Submitted,
Arne Simonsen, CMC, City Clerk

DRAFT



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Forrest Ebbs, Community Development Director *fe*

SUBJECT: Amendment to FY17/18 Master Fee Schedule Regarding Recordation and Release of Liens

RECOMMENDED ACTION

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

1. Adopt the Resolution amending the FY17/18 Master Fee Schedule regarding recordation and release of liens.

STRATEGIC PURPOSE

The proposed action would further the following Short Term Objectives of Strategy O-1: Review and increase as many "Master Fee" revenues as possible annually to ensure maximum cost recovery is being obtained.

FISCAL IMPACT

The proposed action would improve the City's ability to recover all costs associated with recording and releasing liens from a property, which will positively impact the City's finances.

DISCUSSION

On September 29, 2017, Governor Jerry Brown signed Senate Bill 2 (SB-2), Atkins, known as the Building Homes and Jobs Act. One element of SB-2 was a new \$75 fee on real estate recordings that is directed towards the development of affordable housing. This fee is collected by County Recorder Offices throughout the State whenever an instrument is recorded against or released from a property.

The Code Enforcement Division of the Community Development Department routinely records liens against properties for the cost of unpaid citations and/or the cost of abatement undertaken by the City to cure a violation. The lien is eventually released once the value has been repaid. On January 1, 2018, when SB-2 went into effect, the Contra Costa County Recorder's Office began to collect \$75 when a lien is recorded and an additional \$75 when a lien is released.

The Master Fee Schedule currently has a fee for "Release of Special Abatement Lien", of \$100.00. This fee has traditionally covered the cost of recording and releasing liens as well as the cost of preparing and delivering the documents to the Contra Costa County Recorder's Office in Martinez.

In order to ensure that the City does not spend more to record and release liens, staff is recommending that the value of the "Release of Special Abatement" fee be increased by \$150 to reflect the additional cost to record (\$75) and release (\$75) a lien. This would increase the "Release of Special Abatement Lien" fee from \$100 to \$250. This action is supported by Antioch Municipal Code section 3-10.01 et al., which establishes that the City may pursue recovery of all "costs reasonably borne" for delivery of services.

ATTACHMENT "A"

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH AMENDING THE MASTER FEE SCHEDULE TO INCREASE THE "RELEASE OF SPECIAL ASSESMENT" FEE

WHEREAS, the Code Enforcement Division is empowered by the Antioch Municipal Code to issue citations for violations of the Antioch Municipal Code; and

WHEREAS, the Code Enforcement Division of the Community Development Department routinely records liens against properties for failure to pay citations or to recover abatement costs for the curing of code violations; and

WHEREAS, the passage of Senate Bill 2 imposed a new fee of \$75 for the recording of instruments, such as a lien, against a property or the release of a lien from a property; and

WHEREAS, the Contra Costa County Recorder's Office has begun collection of \$75 upon the recording of a lien and \$75 upon the release of a lien; and

WHEREAS, Section 3-10.01 et al. of the Antioch Municipal Code states that the City of Antioch may recover all costs reasonably bourn through adoption of a Master Fee Schedule; and

WHEREAS, the City Council considered this item at a regularly scheduled public hearing on February 13, 2018.

NOW THEREFORE BE IT RESOLVED, that the City Council hereby approves an amendment to the FY17/18 Master Fee Schedule to increase the "Release of Special Assessment Lien" fee from \$100.00 to \$250.00.

* * * * *

I **HEREBY CERTIFY** that the foregoing resolution was passed and adopted by the City Council of the City of Antioch, at a regular meeting thereof, held on the 13th day of February, 2018 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Lynne Filson, Assistant City Engineer II *LF*

APPROVED BY: Ron Bernal, City Manager
Derek Cole, City Attorney

SUBJECT: Formation of the Proposed City of Antioch Community Facilities District No. 2018-01 (Public Services)

RECOMMENDED ACTION

1. It is recommended that the City Council adopt the Resolution Authorizing Formation of the City of Antioch Community Facilities District ("CFD") No. 2018-01 (Public Services); and
2. It is recommended that the City Council adopt the Resolution Calling Special Landowner Election; and
3. It is recommended that the City Council adopt the Resolution Declaring Results of Special Landowner Election and Directing Recording of Notice of Special Tax Lien; and
4. It is recommended that the City Council introduce the Ordinance Levying Special Taxes within the City of Antioch Community Facilities District No. 2018-01 (Public Services) by title only.

STRATEGIC PURPOSE

This item supports Strategy K-1 in the Strategic Plan by ensuring well maintained public facilities and rights-of-way, as well as Strategy K-5 by reducing the City's liability from third party claims and continuing to comply with regulatory requirements of state and federal agencies.

FISCAL IMPACT

The proposed CFD will assess new development in the southerly part of Antioch for landscape and lighting services. The CFD will take the place of a Lighting and Landscape District for this area and may be broken down into zones should the need for services be different in different areas.

An annual assessment per household for the Public Services Special Tax is calculated as \$663.07 for Fiscal Year 2018-19 (Attachment "A", Exhibit B, Table 1) if there was full

build out of the first subdivision, Aviano, and all landscaping and lighting were installed and being maintained by the CFD. The actual assessment will be less due to the fact that the landscaping and lighting will not be installed and maintained by the CFD in FY 2018-2019, but this sets the baseline for assessments in future years.

DISCUSSION

Background

At the request of Civic Aviano LLC, the City has begun the process of creating a CFD pursuant to the Mello-Roos Community Facilities Act (the "Act") of 1982 (California Gov't Code Title 5, Division 2, Part 1, Chapter 2.5, Section 53311, et. seq.). The Act provides local governments with a mechanism for financing the construction of public facilities or to finance specific public services, such as landscape and lighting services. Through the formation of a CFD a local agency is authorized to levy and collect a special tax, use the tax revenue to finance specified facilities and services, and to borrow money (through issuance of bonds or other indebtedness) to assist with financing facilities. The City received a petition signed by Civic Aviano LLC, the sole owner of the property, requesting the City Council to initiate proceedings to form a CFD and to waive certain otherwise applicable time frames associated with the election of a CFD in order to expedite the process.

Civic Aviano LLC is the developer of the 533-unit Aviano subdivision project generally located west of Hillcrest Avenue, east of the Kaiser Hospital and south of the Williamson Ranch subdivision. On September 8, 2015, the City Council adopted the following Resolutions:

- Reso No. 2015/66 adopted, 5/0 -- Adopt the Resolution adopting the Addendum to the Environmental Impact Report for the Aviano Adult Community Project.
- Reso No. 2015/67 adopted, 5/0 -- Adopt the Resolution approving a General Plan Amendment for purposes of amending the Sand Creek Focus Area text to allow small-lot single family residential uses on-site (GP-15-02).
- Reso No. 2015/68 adopted, 5/0 -- Adopt the Resolution approving a Vesting Tentative Map/Final Development Plan and Use Permit for Phase 1 consisting of 127 units

On September 8, 2015, the City Council adopted the following Ordinances:

- Adopted Ord. No. 2107-C-S, 4/0 -- Adopt the Ordinance approving a Development Agreement between the City of Antioch and Civic Aviano LLC.
- Adopted Ord. No. 2108-C-S, 4/0 -- Adopt the Ordinance approving a rezone to modify the current Aviano Adult Community Planned Development zone standards (PD-14-01).

The DA and project conditions of approval require Civic Aviano LLC to establish or participate in a lighting and landscape maintenance district or other land-based financing mechanism to fund public services reasonably related to the project and prior to the issuance of a building permit for the first residential unit of the project.

At the regular meeting of November 8, 2016, the City Council adopted Resolution No. 2016/119 approving a Statement of Local Goals and Policies concerning the use of the Mello-Roos Community Facilities Act of 1982. On January 9, 2018, the City Council initiated the formation process by adopting a resolution of intention to form the CFD and set the date (not less than 30 days and not more than 60 days from the date the resolution of intention was adopted) of February 13, 2018, for the public hearing to consider formation of the City of Antioch Communities District No. 2018-01 (Public Services) CFD. The resolution of intention preliminarily approved a map of the proposed boundaries of the CFD, stated the types of Public Services within the CFD and the rate and method of apportionment of the special tax to be levied in the CFD to pay the costs of providing the services, and set the current date for a public hearing to take public testimony, consider and determine whether the public interest, convenience and necessity require the formation of the proposed CFD and the levy of the Special Tax. The boundary map of the proposed CFD was recorded by the City Clerk at the Contra Costa County Recorder's Office on January 24, 2018. The current public hearing was duly-noticed and written notice was given to all owners adjacent to the project to allow all interested parties an opportunity to speak at the hearing.

Analysis

Several steps must be taken to complete the formation of this CFD. Five actions are being brought before the City Council tonight:

1. Public Hearing – At the public hearing, the testimony of all interested persons, including persons owning property in the area of the proposed CFD, will be heard on the subjects of establishing the CFD, the boundaries of the CFD, and of funding the specified services. In addition, interested persons may submit written protests or comments to the City. If 50% or more of registered voters residing within the proposed CFD or, if there are no registered voters, the owners of one-half or more of the area of the land within the proposed CFD, files a written protest against the establishment of the CFD, Council may take no further action to create the CFD or levy the Special Tax for a period of one year from the date of tonight's public hearing. If the majority of the registered voters or landowners are only against the furnishing of certain types of services within the CFD, or against levying a specified special tax, those services or the specified part of the Special Tax will be eliminated from the proceedings to form the CFD.

2. Resolution of Formation of Community Facilities District (Attachment "A") – Assuming that there is no successful majority protest, this resolution approves the formation of the CFD, the rate and method of apportionment of the special tax, and the authorized services that may be funded by the special tax. The resolution also

preliminarily establishes the annual appropriations limit as required under the Mello-Roos Community Facilities Act. The special tax formula provides for a \$663.07 per parcel maximum annual special tax rate for fiscal year 2018-19 for developed properties. The special tax will be subject to annual increases based on the greater of the increase in the San Francisco Urban Consumer Price Index and 2.0%, with a maximum increase of 4.0%. Commencing with fiscal year 2018-19 and for each following fiscal year, the City Council shall levy the annual special tax proportionately for each Assessor's Parcel of developed property at up to 100% of the applicable maximum special tax, until the amount of special taxes equals the special tax requirement.

3. Resolution Calling Special Landowner Election (Attachment "B") – This resolution calls for a special election of the sole property owner to consider the issues of the levy of the special tax and the establishment of the appropriations limit. The property owner has one vote per acre or portion of acre owned within the CFD boundaries. The special election will be held at this meeting, during a short break after the adoption of this resolution, with the results canvassed by the Clerk and reported to the Council immediately after the election.

4. Resolution Declaring Results of Special Landowner Election and Directing Recording of Notice of Special Tax Lien (Attachment "C") – This resolution is considered after the ballot is opened and the vote is announced by the City Clerk. If the vote passes, this resolution declares the CFD to be fully formed.

5. First Reading of an Ordinance Levying Special Taxes (Attachment "D") – This ordinance gives the City Council the authority to levy the special taxes within the CFD. The second reading of the Ordinance will be calendared for a subsequent Council meeting.

Following these actions, the Notice of Special Tax Lien (a copy of which is on file with the City Clerk) must be recorded within 15 days of tonight's meeting.

ATTACHMENTS

- A. Resolution Authorizing Formation of Community Facilities District
- B. Resolution Calling Special Landowner Election
- C. Resolution Declaring Results of Special Election and Directing Recording of Notice of Special Tax Lien
- D. First Reading of an Ordinance Levying Special Taxes

ATTACHMENT "A"

RESOLUTION NO. 2018/** RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH AUTHORIZING FORMATION OF THE CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

WHEREAS, on January 9, 2018, this City Council adopted Resolution No. 2018-07 entitled "Resolution of Intention of the City Council of the City of Antioch with Respect to the Formation of Proposed City of Antioch Community Facilities District No. 2018-01 (Public Services)" (the "Resolution of Intention"), stating its intention to form City of Antioch Community Facilities District No. 2018-01 (Public Services) (the "CFD") pursuant to the Mello-Roos Community Facilities Act of 1982, as amended, Section 53311 *et seq.* of the California Government Code (the "Act"); and

WHEREAS, the Resolution of Intention, incorporating a map of the proposed boundaries of the CFD, stating the Services to be provided, and the rate and method of apportionment of the special tax to be levied in the CFD to pay the costs of providing such Services, is on file with the City Clerk (the "Clerk") and the provisions thereof are incorporated herein by this reference as if fully set forth herein; and

WHEREAS, on this date, this City Council held a noticed public hearing as required by the Act and the Resolution of Intention with respect to the proposed formation of the CFD, the imposition of the Special Tax, and the adoption of an appropriation limit; and

WHEREAS, at said hearing all interested persons desiring to be heard on all matters pertaining to the formation of the CFD, the Services to be provided therein, and the levy of said special tax were heard and a full and fair hearing was held; and

WHEREAS, at said hearing evidence was presented to this City Council on said matters before it, including a report caused to be prepared pursuant to the Resolution of Intention (the "Report") as to the Services to be provided through the CFD and the costs thereof, a copy of which is on file with the Clerk, and this City Council at the conclusion of said hearing is fully advised in the premises; and,

WHEREAS, written protests with respect to the formation of the CFD, the furnishing of specified types of Services and the rate and method of apportionment of the special taxes have not been filed with the Clerk by fifty percent (50%) or more of the registered voters residing within the territory of the CFD or property owners of one-half (1/2) or more of the area of land within the CFD or any improvement area and not exempt from the special tax; and

WHEREAS, the special tax proposed to be levied in the CFD to pay for the proposed Services to be provided therein, as set forth in Exhibit A hereto, has not been eliminated by protest by fifty percent (50%) or more of the registered voters residing

within the territory of the CFD or the owners of one-half (1/2) or more of the area of land within the CFD and not exempt from the special tax.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Antioch as follows:

Section 1. The foregoing recitals are true and correct.

Section 2. The proposed special tax to be levied within the CFD has not been precluded by majority protest pursuant to Section 53324 of the Act.

Section 3. All prior proceedings taken by this City Council in connection with the establishment of the CFD, and the levy of the special tax have been duly considered and are hereby found and determined to be valid and in conformity with the Act.

Section 4. This City Council has approved local goals and policies for community facilities districts of the City ("Goals and Policies"), and this City Council hereby finds and determines that the CFD is in conformity with said Goals and Policies.

Section 5. The CFD is designated "City of Antioch Community Facilities District 2018-01 (Public Services)" and is hereby established pursuant to the Act.

Section 6. The boundaries of the CFD, as set forth in the map of the CFD heretofore recorded on January 24, 2018 at 10:49 am in the Contra Costa County Recorder's Office as Document No. 2018-11203 at Book 86, Page 34, of Maps of Assessment and Community Facilities Districts, are hereby approved, are incorporated herein by reference and shall be the boundaries of the CFD.

Section 7. The types of Public Services proposed to be financed by the CFD pursuant to the Act shall be the items listed on Exhibit A herein (the "Services"). The Report is hereby accepted by the City and incorporated herein by reference.

Section 8. Except to the extent that funds are otherwise available to the CFD to pay for the Services, a special tax sufficient to pay the costs thereof, secured by a continuing lien against all non-exempt real property in the CFD, will be levied annually in the CFD, and collected in the same manner and upon the same roll as ordinary, ad valorem real property taxes or in such other manner as this City Council shall determine, including direct billing of the affected property owners. The proposed rate and method of apportionment of special tax among the parcels of real property within the CFD, in sufficient detail to allow each landowner within the proposed CFD to estimate the probable maximum amount such owner will have to pay, are described in Exhibit B, attached hereto and by this reference incorporated herein. In no circumstances, shall the special tax levied against any parcel used for private residential purposes (as defined in the Act), if any, be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within the CFD by more than ten percent (10%).

Section 9. It is hereby found and determined that the Services are necessary to meet increased demands placed upon the City as the result of development occurring in the CFD.

Section 10. The Finance Director, telephone number (925) 779-7055, is the officer of Antioch who will be responsible for preparing annually a current roll of special tax levy obligations by assessor's parcel number and will be responsible for estimating and levying future special tax levies pursuant to the Act.

Section 11. Upon recordation of a notice of special tax lien pursuant to Section 3114.5 of the Streets and Highways Code of California, a continuing lien to secure the levy of the special tax pursuant to the applicable rate and method of apportionment shall attach to all nonexempt real property in the CFD, and this lien shall continue in force and effect until the special tax obligation is prepaid and permanently satisfied and the lien canceled in accordance with law or until collection of the tax by the CFD ceases.

Section 12. In accordance with Section 53325.7 of the Act, the annual appropriations limit, as defined by subdivision (h) of Section 8 of Article XIII B of the California Constitution, of the CFD is hereby preliminarily established at a sum equal to the greater of one hundred percent (100%) of the amount of all proceeds of the special tax collected annually, and as defined by said Article XIII B as adjusted for changes in the cost of living and changes in population, and said appropriations limit shall be submitted to the voters, as hereafter provided. The proposition establishing said annual appropriations limit shall become effective if approved by the qualified electors voting thereon and shall be adjusted in accordance with the applicable provisions of Section 53325.7 of the Act.

Section 13. Pursuant to the provisions of the Act, the proposition of the levy of the special tax and the proposition of the establishment of the appropriations limit specified above shall be submitted to the qualified electors at an election the time, place, and conditions of which election shall be as specified by a separate resolution of this City Council. The proposed voting procedure shall be by mail or hand-delivered ballot among the registered voters or landowners in the CFD.

Section 14. The City Council hereby finds and determines that the public interest will not be served by allowing the property owners in the CFD to enter into a contract in accordance with Section 53329.5(a) of the Act.

Section 15. This Resolution shall take effect immediately upon its adoption.

* * * * *

I **HEREBY CERTIFY** that the foregoing resolution was adopted by the City Council of the City of Antioch at a regular meeting thereof held on the 13th day of February, 2018, by the following vote:

AYES:

NOES:

ABSENT:

**ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH**

EXHIBIT A

**CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)**

DESCRIPTION OF SERVICES TO BE FINANCED BY THE CFD

The Services shown below are proposed to be financed by the Community Facilities District No. 2018-01 (Public Services) (the "CFD"). The Services shall be provided, pursuant to the plans and specifications approved by the City of Antioch (the "City") and the officials thereof, including the City Manager.

SERVICES

It is intended that the CFD will be authorized to finance all or a portion of the costs of any of the following types of services:

Neighborhood Park & Street Lighting Maintenance

Maintenance, including servicing, repair, replacement and removal of neighborhood parks (includes park amenities such as playground equipment, play courts, play structures, picnic tables, lighting, drinking fountains, barbeques, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Maintenance, including servicing, repair, replacement and removal of street lights (includes poles, fixtures, bulbs, conduits, equipment, including guys, anchors, posts, pedestals and metering devices, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Neighborhood Landscape Maintenance

Maintenance, including servicing, repair, replacement, and removal of parkways, landscape setbacks, landscaped roadway medians, open space, environmental preserves (including performance and management of environmental mitigation monitoring and annual reporting), publicly-owned masonry walls, fences, monuments and features, trails, bike paths, etc. Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Stormwater Maintenance

Maintenance, including servicing, repair, replacement and removal of bio-retention facilities and drainage facilities (includes field inspections, record keeping, cost of permits and regulatory fees, environmental mitigation monitoring, annual reporting, vegetation management, removal of silt, sediment, trash and debris from the drainage

areas, bio-retention basins and City catch basins, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Open Space Maintenance

Maintenance, including monitoring and management of the Open Space Preserve and preparation of a letter report that will be submitted each year with the HOA, U.S. Fish and Wildlife Service (USFWS) and the California Department of Fish and Wildlife (CDFW). Monitoring will ensure compliance with Allowed and Prohibited Uses. The HOA will be responsible for the management of the Open Space Preserve.

Management activities will include trash removal, fencing repairs or replacement, and ensuring that a hazardous fire condition is abated through the mowing/disking of a fire break along the southern boundary of the preserve.

Maintenance also includes funding for qualified biologists holding the appropriate federal 10(a)(1)(A) recovery permits to conduct surveys to document the presence of vernal pool fairy shrimp and California tiger salamanders in the wetlands and ponds on the Ralph Preserve (mitigation property), and to assess the condition of wetland habitat for those species. An annual monitoring report will be prepared that shall include all survey data, water depth and temperature date, graphics, photograph presentation, spreadsheets, and text. The annual report will be submitted to the USFWS and CDFW by December 31st of each monitored year.

OTHER

1. Administrative expenses, including the cost incurred to determine, levy and collect special taxes, including compensation of the City employees for administrative work performed in relation to the CFD, the fees of consultants and legal counsel, the costs of collecting installments of special taxes upon the general tax rolls, preparation of required reports, and any other costs incurred in the administration of the CFD by the City.
2. Reimbursement of costs related to the formation of the CFD advanced by the City, the landowner(s) in the CFD or any party related to any of the foregoing, as well as reimbursement of any costs advanced by the City, the landowner(s) in the CFD, or any party related to any of the foregoing, for services, facilities, fees or other purposes or costs of the CFD.

EXHIBIT B

CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)

RATE AND METHOD OF APPORTIONMENT OF SPECIAL TAX

A Special Tax as hereinafter defined shall be levied on all Assessor's Parcels of Taxable Property in City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa) ("CFD No. 2018-01") and collected each Fiscal Year commencing in Fiscal Year 2018-19, in an amount determined by the Council through the application of the appropriate Special Tax for "Developed Property," as described below. All of the real property in CFD No. 2018-01, unless exempted by law or by the provisions hereof, shall be taxed for these purposes, to the extent and in the manner herein provided.

A. DEFINITIONS

The terms hereinafter set forth have the following meanings:

"Act" means the Mello-Roos Community Facilities Act of 1982, as amended, being Chapter 2.5, Part 1, Division 2 of Title 5 of the Government Code of the State of California.

"Administrative Expenses" means the following actual or reasonably estimated costs directly related to the administration of CFD No. 2018-01: the costs of computing the Special Taxes and preparing the annual Special Tax collection schedules (whether by the City or any designee thereof or both); the costs of collecting the Special Taxes (whether by the City or otherwise); the costs to the City, CFD No. 2018-01, or any designee thereof of complying with CFD No. 2018-01 or obligated persons disclosure requirements associated with the Act; the costs associated with preparing Special Tax disclosure statements and responding to public inquiries regarding the Special Taxes; the costs to the City, CFD No. 2018-01, or any designee thereof related to an appeal of the Special Tax; and the City's annual administration fees and third party expenses. Administrative Expenses shall also include amounts estimated or advanced by the City or CFD No. 2018-01 for any other administrative purposes of CFD No. 2018-01, including attorney's fees and other costs related to commencing and pursuing to completion any foreclosure of delinquent Special Taxes.

"Assessor's Parcel" or "Parcel" means a lot or parcel shown on an Assessor's Parcel Map with an assigned Assessor's Parcel number.

"Assessor's Parcel Map" means an official map of the Assessor of the County designating parcels by Assessor's Parcel number.

“Authorized Services” means those services eligible to be funded by CFD No. 2018-01, as defined in the Resolution of Formation and authorized to be financed by CFD No. 2018-01 pursuant to Section 53313 and Section 53313.5 of the Act. CFD No. 2018-01 shall finance Authorized Services only to the extent that they are in addition to those provided in the territory of CFD No. 2018-01 before the CFD was created and such Authorized Services may not supplant services already available within CFD No. 2018-01 when the CFD was created.

“Building Permit” means a permit issued by the City or other governmental agency for the construction of a residential or non-residential building on an Assessor’s Parcel.

“CFD Administrator” means an official of the City or CFD No. 2018-01, or any designee thereof, responsible for determining the Special Tax Requirement and providing for the levy and collection of the Special Taxes.

“CFD No. 2018-01” means City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa).

“City” means the City of Antioch.

“City Landscape and Stormwater Maintenance Standards” means the then applicable landscape and stormwater maintenance standards or then applicable level of services for then applicable landscape and stormwater maintenance contracts executed by the City that are in effect and relate to similar landscape and stormwater improvements.

“City Manager” means the City Manager of the City of Antioch.

“Council” means the City Council of the City of Antioch, acting as the legislative body of CFD No. 2018-01.

“County” means the County of Contra Costa.

“Developed Property” means, for each Fiscal Year, all Assessor’s Parcels for which a Building Permit was issued after January 1, 2018 and on or before May 1 of the Fiscal Year preceding the Fiscal Year for which the Special Taxes are being levied.

“Dwelling Unit” means a building or portion thereof designed for and occupied in whole or part as a residence or sleeping place, either permanently or temporarily, by one (1) family and its guests, with sanitary facilities and one (1) kitchen provided within the unit. Boarding or lodging houses, dormitories, and hotels shall not be defined as Dwelling Units unless the land use permit specifies a residential use. For purposes of determining the Special Tax due, any “second

unit" or "accessory dwelling unit" (as determined pursuant to Section 65852.2 of the Government Code) shall be considered a separate Dwelling Unit and shall be subject to this Special Tax.

"Fiscal Year" means the period starting July 1 and ending on the following June 30.

"Land Use Class" means any of the classes listed in Table 1 and Table 2.

"Maximum Special Tax" means, for each Fiscal Year, the maximum Special Tax, determined in accordance with Section C, below, that can be levied on any Assessor's Parcel.

"Property Owner Association" means any association formed to represent residential housing interests in CFD No. 2018-01, which also has the resources to manage and maintain Property Owner Association Property or similar.

"Property Owner Association Property" means, for each Fiscal Year, any Assessor's Parcel within the boundaries of CFD No. 2018-01 that is owned by or irrevocably offered for dedication to a property owner association, including any master or sub-association, not including any such property that is located directly under a residential or non-residential structure.

"Proportionately" means that the ratio of the actual annual Special Tax levy to the Maximum Special Tax is equal for all Assessor's Parcels of Developed Property.

"Public Property" means, for each Fiscal Year, (i) any property within the boundaries of CFD No. 2018-01 that is owned by or irrevocably offered for dedication to the federal government, the State, the City, or any other public agency; provided however that any property leased by a public agency to a private entity and subject to taxation under Section 53340.1 of the Act, as such section may be amended or replaced, shall be taxed and classified in accordance with its use; or (ii) any property within the boundaries of CFD No. 2018-01 that is encumbered by an unmanned utility easement making impractical its utilization for other than the purpose set forth in the easement.

"Rate and Method of Apportionment" or **"RMA"** means this Rate and Method of Apportionment of Special Tax.

"Residential Property" means, for each Fiscal Year, all Assessor's Parcels of Developed Property for which a Building Permit was issued after January 1, 2018 and on or before May 1 of the Fiscal Year preceding the Fiscal Year for which the Special Taxes are being levied, for purposes of constructing one (1) or more residential Dwelling Units.

“Residential Property – In Compliance” means a definition of Residential Property that is only relevant for the purpose of calculating the annual Neighborhood Park & Street Lighting Maintenance Special Tax , the Stormwater Special Tax and the Open Space Maintenance Special Tax components, as identified in Table 2, and shall be applied each Fiscal Year only to Residential Property for which a Property Owner Association and/or the property owner, or any designee thereof, of the Residential Property has notified the City in writing by the February 1st preceding the Fiscal Year that it wishes to assume responsibility for maintaining its parcel’s frontage landscaping, and stormwater and the City Manager or his/her designee has determined that the Property Owner Association and/or Property Owner, or any designee thereof, has maintained its parcel’s frontage landscaping and stormwater in previous Fiscal Years to City’s Landscape and Stormwater Maintenance Standards. In addition, in order for any Residential Property to be defined as Residential Property – In Compliance, all Residential Properties within the boundaries of CFD No. 2018-01, as defined in the Resolution of Formation, must also be defined as Residential Property – In Compliance. With respect to future development in Assessor’s Parcels not identified in the Resolution of Formation, Residential Property – In Compliance status will be evaluated based on the Annexation Map developed for those Assessor’s Parcels at the time of annexation, pursuant to the Act.

“Residential Property – Out of Compliance” means all Residential Property that is not Residential Property – In Compliance.

“Resolution of Formation” means the resolution adopted by the Council pursuant to Section 53325.1 of the Act, establishing CFD No. 2018-01.

“San Francisco Urban Consumer Price Index” means, for each Fiscal Year, the Consumer Price Index published by the U.S. Bureau of Labor Statistics for All Urban Consumers in the San Francisco – Oakland – San Jose Area, measured as of the month of December in the calendar year that ends in the previous Fiscal Year. In the event this index ceases to be published, the Consumer Price Index shall be another index as determined by the CFD Administrator that is reasonably comparable to the Consumer Price Index for the San Francisco – Oakland – San Jose Area.

“Special Tax” or **“Special Taxes”** means the special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Developed Property to fund the Special Tax Requirement.

“Special Tax Component” means one of the following components of the Special Tax: Neighborhood Parks & Street Lighting Maintenance Special Tax, Neighborhood Landscape Maintenance Special Tax, Stormwater Maintenance

Special Tax, or Open Space Maintenance Special Tax as identified in Table 1 and Table 2.

“Special Tax Requirement” means that amount to be collected in any Fiscal Year for CFD No. 2018-01 to pay for certain costs as required to meet the needs of CFD No. 2018-01 in that Fiscal Year. The costs to be covered shall be the direct costs for (i) Authorized Services, and (ii) Administrative Expenses; less (iii) a credit for funds available to reduce the annual Special Tax levy, if any, as determined by the CFD Administrator. Under no circumstances shall the Special Tax Requirement include debt service payments for debt financings by CFD No. 2018-01.

“State” means the State of California.

“Taxable Property” means all of the Assessor’s Parcels within the boundaries of CFD No. 2018-01 which are not exempt from the Special Tax pursuant to law or Section E below.

“Undeveloped Property” means, for each Fiscal Year, all property not classified as Developed Property, Property Owner Association Property, or Public Property.

B. ASSIGNMENT TO LAND USE CATEGORIES

Each Fiscal Year, all Assessor’s Parcels, as applicable within CFD No. 2018-01, shall be classified as Developed Property, Undeveloped Property, Property Owner Association Property, or Public Property. However, only Developed Property shall be subject to annual Special Taxes in accordance with the Rate and Method of Apportionment as determined pursuant to Sections C and D below.

C. MAXIMUM SPECIAL TAX RATE

1. Developed Property

a. Maximum Special Tax

The Maximum Special Tax for Fiscal Year 2018-19 for Developed Property is shown below. Under no circumstances shall a Special Tax be levied on additions to Dwelling Units which have been categorized in prior Fiscal Years as Developed Property.

TABLE 1

**Maximum Special Taxes for Developed Property
For Fiscal Year 2018-19
Community Facilities District No. 2018-01**

Table 1: Residential Property – Out of Compliance	
Special Tax Component (Per Dwelling Unit)	FY 2018-2019 Maximum Tax
Neighborhood Park & Street Lighting Maintenance Special Tax	\$550.62
Neighborhood Landscape Maintenance Special Tax	\$498.12
Stormwater Maintenance Special Tax	\$115.97
Open Space Maintenance Special Tax	\$43.97
Total:	\$1,208.68

TABLE 2

**Maximum Special Taxes for Developed Property – In Compliance
For Fiscal Year 2018 - 19
Community Facilities District No. 2018 - 01**

Table 2: Residential Property – In Compliance	
Special Tax Component (Per Dwelling Unit)	FY 2018-2019 Maximum Tax
Neighborhood Park & Street Lighting Maintenance Special Tax	\$550.62
Neighborhood Landscape Maintenance Special Tax	N/A
Stormwater Maintenance Special Tax	\$68.49
Open Space Maintenance Special Tax	\$43.97
Total:	\$663.07

b. Increase in the Maximum Special Tax

On each July 1, commencing on July 1, 2019, the Maximum Special Tax for Developed Property shall be increased annually by the greater of the change in the San Francisco Urban Consumer Price Index (during the twelve (12) months prior to December of the previous Fiscal Year) or two percent (2.00%), with a maximum annual increase of four percent (4.00%) for any given Fiscal Year.

2. Undeveloped Property

No Special Taxes shall be levied on Undeveloped Property.

3. Prepayment of Special Tax

No prepayment of the Special Tax shall be permitted in CFD No. 2018-01.

D. METHOD OF APPORTIONMENT OF THE SPECIAL TAX

Commencing with Fiscal Year 2018-19 and for each following Fiscal Year, the Council shall levy the annual Special Tax Proportionately for each Assessor's Parcel of Developed Property at up to 100% of the applicable Maximum Special Tax, until the amount of Special Taxes equals the Special Tax Requirement.

E. EXEMPTIONS

In addition to Undeveloped Property being exempt from annual Special Taxes, no Special Tax shall be levied on Public Property or Property Owner Association Property. However, should an Assessor's Parcel no longer be classified as Public Property or Property Owner Association Property, such Assessor's Parcel shall, upon each reclassification, no longer be exempt from Special Taxes.

F. APPEALS AND INTERPRETATIONS

Any landowner or resident may file a written appeal of the Special Tax on his/her property with the CFD Administrator, provided that the appellant is current in his/her payments of Special Taxes. During the pendency of an appeal, all Special Taxes previously levied must be paid on or before the payment date established when the levy was made. The appeal must specify the reasons why the appellant claims the Special Tax is in error. The CFD Administrator shall review the appeal, meet with the appellant if the CFD Administrator deems necessary, and advise the appellant of its determination. If the CFD Administrator agrees with the appellant, the CFD Administrator shall eliminate or reduce the Special Tax on the appellant's property and/or provide a refund to the appellant. If the CFD Administrator disagrees with the appellant and the appellant is dissatisfied with the determination, the appellant then has thirty (30) days in which to appeal to the City Council by filing a written notice of appeal with the clerk of the City, provided that the appellant is current in his/her payments of Special Taxes. The second appeal must specify the reasons for the appellant's disagreement with the CFD Administrator's determination. The CFD Administrator may charge the appellant a reasonable fee for processing the appeal.

The City may interpret this Rate and Method of Apportionment for purposes of clarifying any ambiguity as it relates to the Special Tax rate, the method of apportionment, the allocation of Special Taxes among Assessor's Parcels, the classification of properties, or any definition applicable to CFD No. 2018-01.

G. MANNER OF COLLECTION

The annual Special Tax shall be collected in the same manner and at the same time as ordinary *ad valorem* property taxes; provided, however, that CFD No. 2018-01 may directly bill the Special Tax, may collect Special Taxes at a different time or in a different manner if necessary to meet its financial obligations, and may covenant to foreclose and may actually foreclose on delinquent Assessor's Parcels as permitted by the Act.

H. FUTURE ANNEXATIONS

It is anticipated that additional properties will be annexed to CFD No. 2018-01 from time to time. As each annexation is proposed, an analysis may be prepared to determine the annual cost for providing Authorized Services to such parcels. Based on this analysis, any parcels to be annexed, pursuant to California Government Code Section 53339 *et seq.* will be assigned the approximate Maximum Special Tax rates when annexed.

I. TERM OF SPECIAL TAX

The Special Tax shall be levied in perpetuity as necessary to meet the Special Tax Requirement, unless no longer required to pay for Authorized Services as determined at the sole discretion of the Council.

ATTACHMENT "B"

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH CALLING SPECIAL LANDOWNER ELECTION CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

WHEREAS, on February 13, 2018, this City Council adopted its "Resolution of the City Council of the City of Antioch, Formation of Community Facilities District" (the "Resolution of Formation") ordering the formation of the "City of Antioch Community Facilities District No. 2018-01 (Public Services)" (the "CFD"), authorizing the levy of a special tax on property within the CFD and preliminarily establishing an appropriations limit for the CFD, all pursuant to the Mello-Roos Community Facilities Act of 1982, as amended (the "Act"), Chapter 2.5 of Part 1 of Division 2 of Title 5, commencing at Section 53311, of the California Government Code; and

WHEREAS, pursuant to the Resolution of Formation, the propositions of the levy of the special tax and the establishment of the appropriations limit shall be submitted to the qualified electors of the CFD as required by the Act; and

WHEREAS, pursuant to Sections 53326 and 53325.7 of the Act, the issues of the levy of the special tax and the establishment of the appropriations limit shall be submitted to the qualified electors (as defined below) of the CFD at an election called therefore as provided below;

NOW, THEREFORE, BE IT RESOLVED that accordingly, and pursuant to Section 53326 of the Act, this Council finds that, for these proceedings, the qualified electors are the landowners within the CFD and that the vote shall be by such landowners or their authorized representatives, each having one vote for each acre or portion thereof such landowner owns in the CFD as of the close of the public hearings; and

BE IT FURTHER RESOLVED that this Council hereby calls a special election to consider the measures described above, which shall be held on February 13, 2018, and the results thereof canvassed at the meeting of this Council on February 13, 2018. The City Clerk is hereby designated as the official to conduct the election and to receive all ballots until immediately after the adoption of this resolution. It is hereby acknowledged that the City Clerk has on file the Resolution of Formation, a map of the boundaries of the CFD, and a sufficient description to allow the City Clerk to determine the electors of the CFD. Pursuant to Section 53327 of the Act, the election shall be conducted by messenger or mail-delivered ballot pursuant to Section 4000 of the California Elections Code. This Council hereby finds that paragraphs (a), (b), (c) (1) and (c)(2) of Section 4000 are applicable to this special election; and

BE IT FURTHER RESOLVED that as authorized by Section 53353.5 of the Act, the propositions described in Section 2 above shall be combined into a single ballot measure, the form of which is attached hereto as Exhibit A and by this reference incorporated herein and the form of ballot is hereby approved. The City Clerk is hereby

authorized and directed to cause a ballot, in substantially the form of Exhibit A, to be delivered to each of the qualified electors of the CFD. Each ballot shall indicate the number of votes to be voted by the respective landowner to which the ballot pertains. Each ballot shall be accompanied by all supplies and written instructions necessary for the use and return of the ballot. The envelope to be used to return the ballot was enclosed with the ballot and contained the following: (a) a declaration, under penalty of perjury, stating that the voter is the owner of record or authorized representative of the landowner entitled to vote, (b) the signature of the voter, (c) the date of signing and place of execution of the declaration, and (d) a notice that the envelope contains an official ballot and is to be opened only at the special election; and

BE IT FURTHER RESOLVED that this City Council hereby further finds that the provisions of Section 53326 of the Act requiring a minimum of 90 days following the adoption of the Resolution of Formation to elapse before the special election are for the protection of the qualified electors of the CFD. There is on file with the City Clerk a written waiver executed by all of the qualified electors of the CFD allowing for a shortening of the time for the special election to expedite the process of formation of the CFD and waiving any requirement for notice, analysis and arguments in connection with the election. Accordingly, this City Council finds and determines that the qualified electors have been fully apprised of and have agreed to the shortened time for the election and waiver of analysis and arguments, and have thereby been fully protected in these proceedings. This City Council also finds and determines that the City Clerk has concurred in the shortened time for the election. Analysis and arguments with respect to the ballot measures are hereby waived, as provided in Section 53327 of the Act; and

BE IT FURTHER RESOLVED that the Director of Finance is hereby authorized and directed to take all actions necessary or advisable to give effect to the transactions contemplated by this resolution.

BE IT FURTHER RESOLVED that this resolution shall become effective immediately.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 13th day of February 2018, by the following vote:

AYES:

NOES:

ABSENT:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

EXHIBIT A

FORM OF BALLOT

**CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT
NO. 2018-01 (PUBLIC SERVICES)**

**OFFICIAL BALLOT
SPECIAL TAX ELECTION**

This ballot is for a special, landowner election. You must return this ballot in the enclosed envelope, either by mail or in person, to the office of the City Clerk of the City of Antioch no later than the public hearing on the proposed Community Facilities District, which will be held during the Council meeting starting at 7:00 p.m. on Tuesday, February 13, 2018. In order to ensure all ballots are received in time, the City requests that you return your ballot to the City Clerk no later than the close of business on Tuesday, February 13, 2018.

The City Clerk's office is located at:

**City of Antioch
200 H Street
Antioch, CA 94531-5007**

To vote, mark a cross (X) on the voting line after the word "YES" or after the word "NO". All marks otherwise made are forbidden. All distinguishing marks are forbidden and make the ballot void. If you wrongly mark, tear, or deface this ballot, return it to the City Clerk and obtain another ballot.

BALLOT MEASURE NO. 1: Shall the City of Antioch be authorized to annually levy a special tax solely on lands within the City of Antioch Community Facilities District No. 2018-01 (Public Services) (the "CFD") in accordance with the rate and method contained in the Resolution of Formation of the CFD adopted by the City Council on February 13, 2018, to pay for the public services and pay the related administrative costs, all as specified in the Resolution of Formation?

YES: _____

NO: _____

By execution in the space provided below, (a) you represent and warrant that the property information listed below is true and correct, and (b) you indicate your waiver of (i) the time limit pertaining to the conduct of the election, (ii) any requirement for analysis and arguments with respect to the ballot measure, and (iii) any irregularity in the proceedings that may be claimed as a result of the application of such waivers.

The Property that is the subject of this Ballot is identified as:

APN 057-030-005-3 (150.4 acres)

The total acreage of the Property: **150.4 acres**

Total number of votes: **151**

Dated: _____, 2018

CIVIC AVIANO LLC
a California limited partnership

By: _____

Name: _____

Title: _____

ATTACHMENT "C"

RESOLUTION NO. 2018/**

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH DECLARING RESULTS OF SPECIAL LANDOWNER ELECTION AND DIRECTING RECORDING OF NOTICE OF SPECIAL TAX LIEN

CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

WHEREAS, on February 13, 2018 this City Council adopted its "Resolution of the City Council of the City of Antioch, Formation of Community Facilities District" (the "Resolution of Formation") ordering the formation of the "City of Antioch Community Facilities District No. 2018-01 (Public Services)" (the "CFD"), authorizing the levy of a special tax on property within the CFD and preliminarily establishing an appropriations limit for the CFD, all pursuant to the Mello-Roos Community Facilities Act of 1982, as amended (the "Act"), Chapter 2.5 of Part 1 of Division 2 of Title 5, commencing at Section 53311, of the California Government Code; and

WHEREAS, pursuant to the Resolution of Formation, and pursuant to a resolution entitled "Resolution Calling Special Election" (the "Election Resolution") adopted by this City Council on February 13, 2018, the propositions of the levy of the special tax were submitted to the qualified electors of the CFD as required by the Act; and

WHEREAS, pursuant to the Election Resolution, which is by this reference incorporated herein, the special election has been held and the City Clerk has on file a Canvass and Statement of Results of Election, (the "Canvass") a copy of which is attached hereto as Exhibit A. This City Council hereby approves the Canvass and finds that it shall be a permanent part of the record of its proceedings for the CFD. Pursuant to the Canvass, the issues presented at the special election were approved by the qualified electors of the CFD by more than two-thirds of the votes cast at the special election; and

WHEREAS, pursuant to the voter approval, the CFD is hereby declared to be fully formed with the authority to levy the special taxes and to have the established appropriations limit, all as heretofore provided in these proceedings and in the Act;

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Antioch as follows:

1. It is hereby found that all prior proceedings and actions taken by this City Council with respect to the CFD were valid and in conformity with the Act; and

2. The City Clerk is hereby directed to complete, execute and cause to be recorded in the office of the County Recorder of the County of Contra Costa a **Notice of Special Tax Lien**, a copy attached hereto as Exhibit B, in the form required by the Act, with such recording to occur no later than 15 days following adoption by the Council of this resolution; and
3. The Director of Finance is hereby authorized and directed to take all actions necessary or advisable to give effect to the transactions contemplated by this Resolution; and
4. This resolution shall become effective immediately.

* * * * *

I **HEREBY CERTIFY** that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 13th day of February, 2018, by the following vote:

AYES:

NOES:

ABSENT:

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

EXHIBIT A

CANVASS AND STATEMENT OF RESULT OF ELECTION

CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)

I hereby certify that on February 13, 2018, I canvassed the returns of the election held on February 13, 2018, in the City of Antioch Community Facilities District No. 2018-01 (Public Services) for the total number of ballots cast, and that the total number of votes cast for and against each ballot measure are as set forth below; and that the totals as shown for and against each ballot measure are full, true and correct.

CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 SPECIAL TAX ELECTION FEBRUARY 13, 2018	Qualified Landowner Votes	Total Votes Cast	YES	NO
	184			

BALLOT MEASURE NO. 1: Shall the City of Antioch be authorized to annually levy a special tax solely on lands within the City of Antioch Community Facilities District No. 2018-01 (Public Services) (the "CFD") in accordance with the rate and method contained in the Resolution of Formation of the CFD adopted by the City Council on January 9, 2018, to pay for the public services and pay the related administrative costs, all as specified in the Resolution of Formation?

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND this 13th day of February, 2018.

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

EXHIBIT B

RECORDING REQUESTED BY AND
WHEN RECORDED, PLEASE RETURN TO:

Chris Hnatiuk
David Taussig & Associates, Inc.
100 West San Fernando Street, Suite 430
San Jose, CA 95113

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NOTICE OF SPECIAL TAX LIEN

**CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES) (COUNTY OF CONTRA COSTA)**

Pursuant to the requirements of Section 3114.5 of the California Streets and Highways Code and Section 53328.3 of the Mello-Roos Community Facilities Act of 1982 (the "Act"), the undersigned City Clerk of the City of Antioch (the "City"), State of California, hereby gives notice that a lien to secure payment of a special tax is hereby imposed by the City Council. The special tax secured by this lien is authorized to be levied for the purpose of financing the Public Services described on Exhibit A attached hereto and hereby made a part hereof (the "Services").

The special tax is authorized to be levied within the City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa) (State of California) (the "Community Facilities District") which has now been officially designated and the lien of the special tax is a continuing lien which shall secure each annual levy of the special tax and which shall continue in force and effect until the special tax obligation is canceled in accordance with law or until the special tax ceases to be levied and a notice of cessation of special tax is recorded in accordance with Section 53330.5 of the Act.

The rate, method of apportionment, and manner of collection of the authorized special tax is as set forth in Exhibit B attached hereto and hereby made a part hereof.

Notice is further given that upon the recording of this notice in the office of the County Recorder of the County of Contra Costa, the obligation to pay the special tax levy shall become a lien upon all nonexempt real property within the Community Facilities District in accordance with Section 3115.5 of the California Streets and Highways Code.

The name(s) of the owner(s) and the assessor's tax parcel number(s) of the real property included within the Community Facilities District and not exempt from the special tax are as set forth in Exhibit C attached hereto and hereby made a part hereof.

Reference is made to the Boundary Map of the Community Facilities District recorded as Document No. 2018-11203 at Book 86 of Maps of Assessment and Community Facilities Districts at Page 34, in the office of the County Recorder of the County of Contra Costa, State of California, which map is now the final boundary map of the Community Facilities District.

For further information concerning the current and estimated future tax liability of owners or purchasers of real property subject to this special tax lien, interested persons should contact the City Clerk of the City of Antioch, 200 "H" St. Antioch, CA 94509.

Dated: _____, 2018

ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH

EXHIBIT 1

**CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)**

DESCRIPTION OF SERVICES TO BE FINANCED BY THE CFD

The Services shown below are proposed to be financed by the Community Facilities District No. 2018-01 (Public Services) (the "CFD"). The Services shall be provided, pursuant to the plans and specifications approved by the City of Antioch (the "City") and the officials thereof, including the City Manager.

SERVICES

It is intended that the CFD will be authorized to finance all or a portion of the costs of any of the following types of services:

Neighborhood Park & Street Lighting Maintenance

Maintenance, including servicing, repair, replacement and removal of neighborhood parks (includes park amenities such as playground equipment, play courts, play structures, picnic tables, lighting, drinking fountains, barbeques, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Maintenance, including servicing, repair, replacement and removal of street lights (includes poles, fixtures, bulbs, conduits, equipment, including guys, anchors, posts, pedestals and metering devices, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Neighborhood Landscape Maintenance

Maintenance, including servicing, repair, replacement, and removal of parkways, landscape setbacks, landscaped roadway medians, open space, environmental preserves (including performance and management of environmental mitigation monitoring and annual reporting), publicly-owned masonry walls, fences, monuments and features, trails, bike paths, etc. Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Stormwater Maintenance

Maintenance, including servicing, repair, replacement and removal of bio-retention facilities and drainage facilities (includes field inspections, record keeping, cost of permits and regulatory fees, environmental mitigation monitoring, annual reporting, vegetation management, removal of silt, sediment, trash and debris from the drainage areas, bio-retention basins and City catch basins, etc.). Maintenance also includes cleaning and removal of graffiti, and associated electric, water, and other utility costs.

Open Space Maintenance

Maintenance, including monitoring and management of the Open Space Preserve and preparation of a letter report that will be submitted each year with the HOA, U.S. Fish and Wildlife Service (USFWS) and the California Department of Fish and Wildlife (CDFW). Monitoring will ensure compliance with Allowed and Prohibited Uses. The HOA will be responsible for the management of the Open Space Preserve. Management activities will include trash removal, fencing repairs or replacement, and ensuring that a hazardous fire condition is abated through the mowing/disking of a fire break along the southern boundary of the preserve.

Maintenance also includes funding for qualified biologists holding the appropriate federal 10(a)(1)(A) recovery permits to conduct surveys to document the presence of vernal pool fairy shrimp and California tiger salamanders in the wetlands and ponds on the Ralph Preserve (mitigation property), and to assess the condition of wetland habitat for those species. An annual monitoring report will be prepared that shall include all survey data, water depth and temperature date, graphics, photograph presentation, spreadsheets, and text. The annual report will be submitted to the USFWS and CDFW by December 31st of each monitored year.

OTHER

1. Administrative expenses, including the cost incurred to determine, levy and collect special taxes, including compensation of the City employees for administrative work performed in relation to the CFD, the fees of consultants and legal counsel, the costs of collecting installments of special taxes upon the general tax rolls, preparation of required reports, and any other costs incurred in the administration of the CFD by the City.
2. Reimbursement of costs related to the formation of the CFD advanced by the City, the landowner(s) in the CFD or any party related to any of the foregoing, as well as reimbursement of any costs advanced by the City, the landowner(s) in the CFD, or any party related to any of the foregoing, for services, facilities, fees or other purposes or costs of the CFD.

EXHIBIT 2

CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)

RATE AND METHOD OF APPORTIONMENT OF SPECIAL TAX

A Special Tax as hereinafter defined shall be levied on all Assessor's Parcels of Taxable Property in City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa) ("CFD No. 2018-01") and collected each Fiscal Year commencing in Fiscal Year 2016-17, in an amount determined by the Council through the application of the appropriate Special Tax for "Developed Property," as described below. All of the real property in CFD No. 2018-01, unless exempted by law or by the provisions hereof, shall be taxed for these purposes, to the extent and in the manner herein provided.

A. DEFINITIONS

The terms hereinafter set forth have the following meanings:

The terms hereinafter set forth have the following meanings:

"Act" means the Mello-Roos Community Facilities Act of 1982, as amended, being Chapter 2.5, Part 1, Division 2 of Title 5 of the Government Code of the State of California.

"Administrative Expenses" means the following actual or reasonably estimated costs directly related to the administration of CFD No. 2018-01: the costs of computing the Special Taxes and preparing the annual Special Tax collection schedules (whether by the City or any designee thereof or both); the costs of collecting the Special Taxes (whether by the City or otherwise); the costs to the City, CFD No. 2018-01, or any designee thereof of complying with CFD No. 2018-01 or obligated persons disclosure requirements associated with the Act; the costs associated with preparing Special Tax disclosure statements and responding to public inquiries regarding the Special Taxes; the costs to the City, CFD No. 2018-01, or any designee thereof related to an appeal of the Special Tax; and the City's annual administration fees and third party expenses. Administrative Expenses shall also include amounts estimated or advanced by the City or CFD No. 2018-01 for any other administrative purposes of CFD No. 2018-01, including attorney's fees and other costs related to commencing and pursuing to completion any foreclosure of delinquent Special Taxes.

"Assessor's Parcel" or "Parcel" means a lot or parcel shown on an Assessor's Parcel Map with an assigned Assessor's Parcel number.

“Assessor’s Parcel Map” means an official map of the Assessor of the County designating parcels by Assessor’s Parcel number.

“Authorized Services” means those services eligible to be funded by CFD No. 2018-01, as defined in the Resolution of Formation and authorized to be financed by CFD No. 2018-01 pursuant to Section 53313 and Section 53313.5 of the Act. CFD No. 2018-01 shall finance Authorized Services only to the extent that they are in addition to those provided in the territory of CFD No. 2018-01 before the CFD was created and such Authorized Services may not supplant services already available within CFD No. 2018-01 when the CFD was created.

“Building Permit” means a permit issued by the City or other governmental agency for the construction of a residential or non-residential building on an Assessor’s Parcel.

“CFD Administrator” means an official of the City or CFD No. 2018-01, or any designee thereof, responsible for determining the Special Tax Requirement and providing for the levy and collection of the Special Taxes.

“CFD No. 2018-01” means City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa).

“City” means the City of Antioch.

“City Landscape and Stormwater Maintenance Standards” means the then applicable landscape and stormwater maintenance standards or then applicable level of services for then applicable landscape and stormwater maintenance contracts executed by the City that are in effect and relate to similar landscape and stormwater improvements.

“City Manager” means the City Manager of the City of Antioch.

“Council” means the City Council of the City of Antioch, acting as the legislative body of CFD No. 2018-01.

“County” means the County of Contra Costa.

“Developed Property” means, for each Fiscal Year, all Assessor’s Parcels for which a Building Permit was issued after January 1, 2018 and on or before May 1 of the Fiscal Year preceding the Fiscal Year for which the Special Taxes are being levied.

“ Dwelling Unit” means a building or portion thereof designed for and occupied in whole or part as a residence or sleeping place, either permanently or temporarily, by one (1) family and its guests, with sanitary facilities and one (1)

kitchen provided within the unit. Boarding or lodging houses, dormitories, and hotels shall not be defined as Dwelling Units unless the land use permit specifies a residential use. For purposes of determining the Special Tax due, any "second unit" or "accessory dwelling unit" (as determined pursuant to Section 65852.2 of the Government Code) shall be considered a separate Dwelling Unit and shall be subject to this Special Tax.

"Fiscal Year" means the period starting July 1 and ending on the following June 30.

"Land Use Class" means any of the classes listed in Table 1 and Table 2.

"Maximum Special Tax" means, for each Fiscal Year, the maximum Special Tax, determined in accordance with Section C, below, that can be levied on any Assessor's Parcel.

"Property Owner Association" means any association formed to represent residential housing interests in CFD No. 2018-01, which also has the resources to manage and maintain Property Owner Association Property or similar.

"Property Owner Association Property" means, for each Fiscal Year, any Assessor's Parcel within the boundaries of CFD No. 2018-01 that is owned by or irrevocably offered for dedication to a property owner association, including any master or sub-association, not including any such property that is located directly under a residential or non-residential structure.

"Proportionately" means that the ratio of the actual annual Special Tax levy to the Maximum Special Tax is equal for all Assessor's Parcels of Developed Property.

"Public Property" means, for each Fiscal Year, (i) any property within the boundaries of CFD No. 2018-01 that is owned by or irrevocably offered for dedication to the federal government, the State, the City, or any other public agency; provided however that any property leased by a public agency to a private entity and subject to taxation under Section 53340.1 of the Act, as such section may be amended or replaced, shall be taxed and classified in accordance with its use; or (ii) any property within the boundaries of CFD No. 2018-01 that is encumbered by an unmanned utility easement making impractical its utilization for other than the purpose set forth in the easement.

"Rate and Method of Apportionment" or **"RMA"** means this Rate and Method of Apportionment of Special Tax.

"Residential Property" means, for each Fiscal Year, all Assessor's Parcels of Developed Property for which a Building Permit was issued after January 1, 2018 and on or before May 1 of the Fiscal Year preceding the Fiscal Year for which the

Special Taxes are being levied, for purposes of constructing one (1) or more residential Dwelling Units.

“Residential Property – In Compliance” means a definition of Residential Property that is only relevant for the purpose of calculating the annual Neighborhood Park & Street Lighting Maintenance Special Tax , the Stormwater Special Tax and the Open Space Maintenance Special Tax components, as identified in Table 2, and shall be applied each Fiscal Year only to Residential Property for which a Property Owner Association and/or the property owner, or any designee thereof, of the Residential Property has notified the City in writing by the February 1st preceding the Fiscal Year that it wishes to assume responsibility for maintaining its parcel’s frontage landscaping, and stormwater and the City Manager or his/her designee has determined that the Property Owner Association and/or Property Owner, or any designee thereof, has maintained its parcel’s frontage landscaping and stormwater in previous Fiscal Years to City’s Landscape and Stormwater Maintenance Standards. In addition, in order for any Residential Property to be defined as Residential Property – In Compliance, all Residential Properties within the boundaries of CFD No. 2018-01, as defined in the Resolution of Formation, must also be defined as Residential Property – In Compliance. With respect to future development in Assessor’s Parcels not identified in the Resolution of Formation, Residential Property – In Compliance status will be evaluated based on the Annexation Map developed for those Assessor’s Parcels at the time of annexation, pursuant to the Act.

“Residential Property – Out of Compliance” means all Residential Property that is not Residential Property – In Compliance.

“Resolution of Formation” means the resolution adopted by the Council pursuant to Section 53325.1 of the Act, establishing CFD No. 2018-01.

“San Francisco Urban Consumer Price Index” means, for each Fiscal Year, the Consumer Price Index published by the U.S. Bureau of Labor Statistics for All Urban Consumers in the San Francisco – Oakland – San Jose Area, measured as of the month of December in the calendar year that ends in the previous Fiscal Year. In the event this index ceases to be published, the Consumer Price Index shall be another index as determined by the CFD Administrator that is reasonably comparable to the Consumer Price Index for the San Francisco – Oakland – San Jose Area.

“Special Tax” or “Special Taxes” means the special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Developed Property to fund the Special Tax Requirement.

“Special Tax Component” means one of the following components of the Special Tax: Neighborhood Parks & Street Lighting Maintenance Special Tax,

Neighborhood Landscape Maintenance Special Tax, Stormwater Maintenance Special Tax, or Open Space Maintenance Special Tax as identified in Table 1 and Table 2.

“Special Tax Requirement” means that amount to be collected in any Fiscal Year for CFD No. 2018-01 to pay for certain costs as required to meet the needs of CFD No. 2018-01 in that Fiscal Year. The costs to be covered shall be the direct costs for (i) Authorized Services, and (ii) Administrative Expenses; less (iii) a credit for funds available to reduce the annual Special Tax levy, if any, as determined by the CFD Administrator. Under no circumstances shall the Special Tax Requirement include debt service payments for debt financings by CFD No. 2018-01.

“State” means the State of California.

“Taxable Property” means all of the Assessor’s Parcels within the boundaries of CFD No. 2018-01 which are not exempt from the Special Tax pursuant to law or Section E below.

“Undeveloped Property” means, for each Fiscal Year, all property not classified as Developed Property, Property Owner Association Property, or Public Property.

B. ASSIGNMENT TO LAND USE CATEGORIES

Each Fiscal Year, all Assessor’s Parcels, as applicable within CFD No. 2018-01, shall be classified as Developed Property, Undeveloped Property, Property Owner Association Property, or Public Property. However, only Developed Property shall be subject to annual Special Taxes in accordance with the Rate and Method of Apportionment as determined pursuant to Sections C and D below.

C. MAXIMUM SPECIAL TAX RATE

1. Developed Property

a. Maximum Special Tax

The Maximum Special Tax for Fiscal Year 2018-19 for Developed Property is shown below. Under no circumstances shall a Special Tax be levied on additions to Dwelling Units which have been categorized in prior Fiscal Years as Developed Property.

TABLE 1

**Maximum Special Taxes for Developed Property
For Fiscal Year 2018-19
Community Facilities District No. 2018-01**

Table 1: Residential Property – Out of Compliance	
Special Tax Component (Per Dwelling Unit)	FY 2018-2019 Maximum Tax
Neighborhood Park & Street Lighting Maintenance Special Tax	\$550.62
Neighborhood Landscape Maintenance Special Tax	\$498.12
Stormwater Maintenance Special Tax	\$115.97
Open Space Maintenance Special Tax	\$43.97
Total:	\$1,208.68

TABLE 2

**Maximum Special Taxes for Developed Property – In Compliance
For Fiscal Year 2018 - 19
Community Facilities District No. 2018 - 01**

Table 2: Residential Property – In Compliance	
Special Tax Component (Per Dwelling Unit)	FY 2018-2019 Maximum Tax
Neighborhood Park & Street Lighting Maintenance Special Tax	\$550.62
Neighborhood Landscape Maintenance Special Tax	N/A
Stormwater Maintenance Special Tax	\$68.49
Open Space Maintenance Special Tax	\$43.97
Total:	\$663.07

b. Increase in the Maximum Special Tax

On each July 1, commencing on July 1, 2019, the Maximum Special Tax for Developed Property shall be increased annually by the greater of the change in the San Francisco Urban Consumer Price Index (during the twelve (12) months prior to December of the previous Fiscal Year) or two percent (2.00%), with a maximum annual increase of four percent (4.00%) for any given Fiscal Year.

2. Undeveloped Property

No Special Taxes shall be levied on Undeveloped Property.

3. Prepayment of Special Tax

No prepayment of the Special Tax shall be permitted in CFD No. 2018-01.

D. METHOD OF APPORTIONMENT OF THE SPECIAL TAX

Commencing with Fiscal Year 2018-19 and for each following Fiscal Year, the Council shall levy the annual Special Tax Proportionately for each Assessor's Parcel of Developed Property at up to 100% of the applicable Maximum Special Tax, until the amount of Special Taxes equals the Special Tax Requirement.

E. EXEMPTIONS

In addition to Undeveloped Property being exempt from annual Special Taxes, no Special Tax shall be levied on Public Property or Property Owner Association Property. However, should an Assessor's Parcel no longer be classified as Public Property or Property Owner Association Property, such Assessor's Parcel shall, upon each reclassification, no longer be exempt from Special Taxes.

F. APPEALS AND INTERPRETATIONS

Any landowner or resident may file a written appeal of the Special Tax on his/her property with the CFD Administrator, provided that the appellant is current in his/her payments of Special Taxes. During the pendency of an appeal, all Special Taxes previously levied must be paid on or before the payment date established when the levy was made. The appeal must specify the reasons why the appellant claims the Special Tax is in error. The CFD Administrator shall review the appeal, meet with the appellant if the CFD Administrator deems necessary, and advise the appellant of its determination. If the CFD Administrator agrees with the appellant, the CFD Administrator shall eliminate or reduce the Special Tax on the appellant's property and/or provide a refund to the appellant. If the CFD Administrator disagrees with the appellant and the appellant is dissatisfied with the determination, the appellant then has thirty (30) days in which to appeal to the City Council by filing a written notice of appeal with the clerk of the City, provided that the appellant is current in his/her payments of Special Taxes. The second appeal must specify the reasons for the appellant's disagreement with the CFD Administrator's determination. The CFD Administrator may charge the appellant a reasonable fee for processing the appeal.

The City may interpret this Rate and Method of Apportionment for purposes of clarifying any ambiguity as it relates to the Special Tax rate, the method of apportionment, the allocation of Special Taxes among Assessor's Parcels, the classification of properties, or any definition applicable to CFD No. 2018-01.

G. MANNER OF COLLECTION

The annual Special Tax shall be collected in the same manner and at the same time as ordinary *ad valorem* property taxes; provided, however, that CFD No. 2018-01 may directly bill the Special Tax, may collect Special Taxes at a different time or in a different manner if necessary to meet its financial obligations, and may covenant to foreclose and may actually foreclose on delinquent Assessor's Parcels as permitted by the Act.

H. FUTURE ANNEXATIONS

It is anticipated that additional properties will be annexed to CFD No. 2018-01 from time to time. As each annexation is proposed, an analysis may be prepared to determine the annual cost for providing Authorized Services to such parcels. Based on this analysis, any parcels to be annexed, pursuant to California Government Code Section 53339 *et seq.* will be assigned the approximate Maximum Special Tax rates when annexed.

I. TERM OF SPECIAL TAX

The Special Tax shall be levied in perpetuity as necessary to meet the Special Tax Requirement, unless no longer required to pay for Authorized Services as determined at the sole discretion of the Council.

EXHIBIT 3

**PROPERTY IN THE CITY OF ANTIOCH
COMMUNITY FACILITIES DISTRICT NO. 2018-01
(PUBLIC SERVICES)**

The property in the City of Antioch Community Facilities District No. 2018-01 (Public Services) (County of Contra Costa) (State of California) is owned and identified as shown below:

Owner
Civic Aviano LLC

Assessor Parcel Nos.
057-030-005-3

ATTACHMENT "D"

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ANTIOCH LEVYING SPECIAL TAXES WITHIN THE CITY OF ANTIOCH COMMUNITY FACILITIES DISTRICT NO. 2018-01 (PUBLIC SERVICES)

The City Council of the City of Antioch does ordain as follows:

SECTION 1. Authority. This ordinance is adopted pursuant to the authority of Section 53340 of the Government Code of the State of California, the Antioch Municipal Code, and the laws of the state of California.

SECTION 2. Findings and Recitals. The City Council hereby finds, determines and declares as follows:

WHEREAS, on January 9, 2017, this City Council adopted Resolution No. 2017/07 entitled "Resolution of the Intention of the City Council of the City of Antioch With Respect to Formation of Proposed City of Antioch Community Facilities District No. 2018-01 (Public Services)" (the "Resolution of Intention"), stating its intention to form the "City of Antioch Community Facilities District No. 2018-01 (Public Services)" (the "CFD"), under the Mello-Roos Community Facilities Act of 1982, as amended (the "Act"), Chapter 2.5 of Part 1 of Division 2 of Title 5, commencing at Section 53311, of the California Government Code; and

WHEREAS, on February 13, 2018, this City Council held a noticed public hearing as required by the Act and the Resolution of Intention relative to the determination to proceed with the formation of the CFD and the rate and method of apportionment of the special tax to be levied within the CFD to finance the costs of the public services within the CFD. At the public hearing, all persons desiring to be heard on all matters pertaining to the formation of the CFD and the levy of the special taxes were heard, substantial evidence was presented and considered by this City Council and a full and fair hearing was held; and

WHEREAS, on February 13, 2018, following the public hearing, this City Council adopted the following resolutions: a resolution entitled "Resolution of the City Council of the City of Antioch Authorizing Formation of the City of Antioch Community Facilities District (CFD) No. 2018-01 (Public Services)" (the "Resolution of Formation"), which established the CFD and defined the public services to be funded by the CFD (the "Services"); and a resolution entitled "Resolution of the City Council of the City of Antioch Calling Special Landowner Election City of Antioch Community Facilities District (CFD) No. 2018-01 " (the "Election Resolution") submitting the propositions of the levy of the special tax to the qualified electors of the CFD as required by the Act; and

WHEREAS, pursuant to the Election Resolution, on February 13, 2018, a special election was held within the CFD at which the eligible landowner electors approved such propositions by the two-thirds vote required by the Act;

SECTION 3. Levying of Special Tax. In accordance with the authority granted to the City pursuant to Government Code section 53340 and pursuant to the findings stated herein, the City Council of the City of Antioch, by passage of this Ordinance, hereby:

A. Authorizes and levies special taxes within the CFD pursuant to the Act, at the rate and in accordance with the formula (the "Rate and Method") set forth in the Resolution of Formation, which is by this reference incorporated herein. The special taxes are hereby levied starting in Fiscal Year 2018-19 and continuing until a notice of cessation is recorded.

B. The Public Works Director/City Engineer is hereby authorized and directed each fiscal year to determine the specific special tax rate and amount to be levied for each parcel of real property within the CFD, in the manner and as provided in the Resolution of Formation and the Rate and Method of Apportionment.

C. Except as may otherwise be provided by law or by the Rate and Method, properties or entities of the State, federal or local governments shall be exempt from any levy of the special taxes. In no event shall the special taxes be levied on any parcel within the CFD in excess of the maximum tax specified in the Resolution of Formation and the Rate and Method of Apportionment.

D. All of the collections of the special tax shall be used as provided for in the Act and in the Resolution of Formation including, but not limited to, the payment of the costs of the Services, the payment of the costs of the City in administering the CFD, and the costs of collecting and administering the special tax; and

E. The special taxes shall be collected in the same manner as ordinary ad valorem taxes are collected and shall have the same lien priority, and be subject to the same penalties and the same procedure and sale in cases of delinquency as provided for ad valorem taxes; provided, however, that the Director of Finance is hereby authorized to collect the special taxes by other appropriate methods of collection, including direct billing to the affected property owners at such intervals deemed appropriate; and

SECTION 4. Severability. If for any reason any portion of this Ordinance is found to be invalid, or if the special tax is found inapplicable to any particular parcel within the CFD, by a court of competent jurisdiction, the balance of this Ordinance and the application of the special tax to the remaining parcels within the CFD shall not be affected. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof,

irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 5. Publication; Certification. The City Clerk shall certify the adoption of this Ordinance and shall cause this Ordinance to be published within 15 days after its passage at least once in a newspaper of general circulation published and circulated in the City.

SECTION 6. Effective Date. This Ordinance shall take effect 30 days from the date of final passage.

* * * * *

I **HEREBY CERTIFY** that the foregoing resolution was introduced at a regular meeting of the City Council held on the 13th day of February, 2018 and adopted as an ordinance of the City of Antioch at a regular meeting of the City Council held on the ____ day of _____, 2018 by the following vote:

AYES:

NOES:

ABSENT:

Sean Wright, Mayor of the City of Antioch

ATTEST:


Arne Simonsen, CMC, City Clerk of the City of Antioch



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Derek P. Cole, Interim City Attorney 

SUBJECT: Receipt of public input regarding the drafting of a proposed map or maps and the sequence of elections for a district-based system of electing Antioch City Council members

RECOMMENDED ACTION

It is recommended that the City Council receive public input regarding the drafting of a proposed map or maps and the sequence of elections for a district-based system of electing Antioch City Council members.

STRATEGIC PURPOSE

The proposed action is consistent with Strategy N-1: Effectively and efficiently provide legal services in support of the City's policies, procedures, and initiatives.

FISCAL IMPACT

None.

DISCUSSION

At its meeting on January 23, 2018, the Council adopted a resolution formally declaring its intention to convert from at-large to by-district City Council elections. The Council's adoption of this resolution started a process that must be completed within 90 days and that will culminate in April 2018 with consideration of an ordinance effecting the change in the Council selection system.

This meeting is the first of five hearings that are required to consider the switch in elections systems. The purpose of this meeting is to solicit input from the public regarding the drafting of district maps and the sequence of elections. When the item is called, an interactive discussion will be led by our demographer, Karin MacDonald of Q2 Data & Research LLC, who will also make a comprehensive, informative presentation to give the Council and members of the public a full understanding of the many factors that go into the creation of Council districts.

For sake of providing basic information regarding the District conversion process, the following information, taken with minor edits from material that will shortly be posted on the City's new districting website, is intended to provide a brief overview.

How are the districts drawn?

Generally, the following criteria are used in drawing council districts:

- Each district should contain nearly the same number of people.
- Boundaries shall be drawn in a manner that complies with the United States Constitution and the Federal Voting Rights Act.
- Council districts shall consist of contiguous territory in as compact form as practicable.
- Districts shall follow visible features and boundaries when possible.
- Council districts shall respect communities of interest as much as practicable. Communities of Interest (discussed further below) generally refer to a contiguous population which shares common social and economic interests that should be included within a single district for purposes of fair and effective representation.
- The demographer will disregard the location of incumbents and candidates, as well as the interests of political parties.

In summary, this means:

- The demographer will use a mapping program to construct districts after public input has been received.
- Census data will be used to find out how many people live in each part of the city and ensure that each district contains roughly the same number of people.
- Census geography will be used to ensure that the districts are compact and contiguous.
- The demographer will collect and utilize community of interest data from the residents of Antioch to use in the building of districts.
- The demographer will not use any address information for current council members or potential candidates or use political party affiliation or information in the drawing of districts.

How many people should be in each district?

Districts are drawn using the total population as counted by the last Census. Everyone who was counted, irrespective of age or other demographics has to be assigned to a district. Districts are not equalized using voters, registered voters, or citizens.

As counted by the 2010 Census, the City of Antioch had a total population of 102,372. Because the decennial census is the only survey that counts everyone, we have to use those data to draw districts. There will be 4 council districts. To figure out the “ideal population” for each council district, take the total population (102,372) and divide it by the number of districts (4) which equals 25,593 persons. This number may be slightly inaccurate as the city boundaries have changed since the 2010 Census, and the demographer is still working to evaluate if this change will impact the Total Population of the city according to Census data. If this is the case, the demographer will update these numbers and provide the accurate information to the public as soon as possible.

What will happen at the February 13 and 15 Council meetings?

The hearings will be led by the demographer's consulting team and are designed to be as accessible and transparent as possible. The hearings will have 3 phases. They will begin with a presentation to give an overview of the process and the criteria. After that, there will be an opportunity to mingle, study maps of the city and talk to the consultants and other residents to prepare input. Finally, the hearings will resume to allow for formal public input to be presented by attendees. The consultants will be able to show the area that the input focuses on using mapping software and a projector. The consultants will use the public input in constructing the draft maps.

What information will be gathered from the public at the February 13 and 15 meetings?

One of the criteria to draw maps is called "Communities of Interest" or COI. Because there are no datasets available for Communities of Interest, the demographer will need the help of the public, the Council, and other interested parties to define them for the City of Antioch. A COI is a group of people in a defined geographic location that share a common bond or interest. The City's districting criteria will likely define Community of Interest as "a contiguous population which shares common social and economic interests that should be included within a single district for purposes of fair and effective representation." To that end, input will be sought as to **what** defines a particular Community of Interest, **where** it is located, and **why** it should stay together.

CONCLUSION

As noted above, the City's demographer will provide a comprehensive overview of the district process and will conduct an interactive discussion to solicit both the Council's and public's input regarding the drawing of Council districts. The meeting is intended to be a workshop item in which direction will be provided to the demographer. No formal Council action will be taken.

ATTACHMENTS

- A. Antioch Districting Handouts (English)
- B. Antioch Districting Handouts (Spanish)

**Antioch Districting Handout
Frequently Asked Questions**

How can I get involved in the districting process?

The districting process was designed to be as transparent and accessible as possible. You are invited to attend one or more of the 4 City Council hearings to provide input in person. Please see below for the schedule. You can also provide input by mail or email or by dropping off materials to the City Clerk. Please see below for contact information.

When and where are the hearings?

The Public Hearings will take place:

- February 13, 2018; 7:00 pm; Antioch Council Chambers, 200 H Street, Antioch, CA, 94509
- February 15, 2018; 7:00 pm; Antioch Community Center, 4703 Lone Tree Way, Antioch, CA, 94531
- Early March; time and location TBD
- March 27, 2018; 7:00 pm; Antioch Council Chambers, 200 H Street, Antioch, CA, 94509
- April 10, 2018; 7:00 pm; Antioch Council Chambers, 200 H Street, Antioch, CA, 94509

The date and location for the 3rd meeting is still being finalized, please check the Districting Website - <http://districtelections.ci.antioch.ca.us> - frequently for the updated schedule!

How are the districts drawn?

Generally, the following criteria are used to draw the council districts:

- Each district should contain nearly the same number of people;
- Boundaries shall be drawn in a manner that complies with the United States Constitution and the Federal Voting Rights Act;
- Council districts shall consist of contiguous territory in as compact form as practicable;

- Districts shall follow visible features and boundaries when possible;
- Council districts shall respect communities of interest as much as practicable. Communities of Interest generally refers to a contiguous population which shares common social and economic interests that should be included within a single district for purposes of fair and effective representation;
- The demographer will disregard the location of incumbents and candidates, as well as the interests of political parties.

In summary, this means the following:

- We will use a mapping program to construct districts after public input has been received.
- Census data will be used to find out how many people live in each part of the city and ensure that each district contains roughly the same number of people.
- Census geography will be used to ensure that the districts are compact and contiguous.
- We will collect and utilize Community of Interest data from the residents of Antioch to use in the building of districts.
- We will not use any address information for current council members or potential candidates or use political party affiliation for information in the drawing of districts.

How many people should be in each district?

As counted by the 2010 Census, the City of Antioch had a total population of 102,372. Because the decennial census is the only survey that counts everyone, we have to use that data to draw districts. There will be 4 council districts. To figure out the 'ideal population' for each council district, take the total population (102,372) and divide it by the number of districts (4) which equals 25,593 persons. This number may be slightly inaccurate as the city boundaries have changed since the 2010 Census, and we are still working to evaluate if this change will impact the Total Population of the city according to Census data. If this is the case, we will update these numbers and provide the accurate information to the public as soon as possible.

Do we use the number of voters to draw districts?

Districts are drawn using the total population as counted by the last census. Everyone who was counted, irrespective of age or other demographics has to be assigned to a district. Districts are not equalized using voters, registered voters or citizens.

What happens at the public hearings?

The hearings will be led by our districting consulting team and are designed to be as accessible and transparent as possible. The hearings will have 3 phases. They will begin with a presentation to give an overview of the process and the criteria. After that, there will be an opportunity to mingle, study maps of the city and talk to the consultants and other residents to prepare input. Finally, the hearings will resume to allow for formal public input to be presented by attendees. The consultants will be able to show the area that the input focuses on using mapping software and a projector. The consultants will use the public input in constructing the draft maps.

What information do you need from me?

One of the criteria to draw maps is called “Communities of Interest” or COI. Because there are no datasets available for Communities of Interest, we appreciate your help to define them for the City of Antioch. A COI is a group of people in a defined geographic location that share a common bond or interest. The City’s districting criteria define Community of Interest as “a contiguous population which shares common social and economic interests that should be included within a single district for purposes of fair and effective representation.” Please tell us **what** defines your Community of Interest, **where** it is located and **why** it should stay together.

We have developed a handout that explains this in detail and provided a form to fill out along with a document that explains how to use free online software to make a map.

Why should I get involved in the districting process?

We would like to hear from you so we can make informed decisions about where to draw district lines. Specifically, we need information from you about your neighborhoods and communities of interests. You are the expert who knows your communities and neighborhoods! If we know the geographic locations of the Communities of Interest in Antioch, we can consider them when drawing lines and we won’t inadvertently split them! Keeping communities together in the same district can help to get more responsive representation.

How do I get answers to additional questions?

If you have more questions, we are available to answer them!

- You can attend the community meetings/City Council hearings
- Or email your question to: **DistrictElections@ci.antioch.ca.us**
- Or mail your question to: City Clerk, 200 H Street/P.O. Box 5007, Antioch, CA, 94531-5007
- Or call us: (925) 779-7009

What is the timeline?

The districting process timeline is prescribed by the [California Election Code. Section 10010\(b\)](#) requires that 2 hearings, no more than 30 days apart, are held prior to the development of a draft map. Two additional hearings, no more than 45 days apart, are required after a proposed map has been drawn. In order to enable resident participation in this process, the City has decided to add a community meeting to the legal requirements. This meeting will have translation services available. The entire process has to be completed within 90 days after the City council passed the resolution of intent.

- February 13, 2018 Public Hearing 1 - City Council hearing: Resolution of Intent and Public Input
- February 15, 2018 Public Hearing 2 - Public Input
- Early March Public Hearing 3 - Choosing a Draft Map and Public Input
- March 27, 2018 Public Hearing 4 - Reading of the Ordinance
- April 10, 2018 Public Hearing 5 - Adoption of Ordinance and Districts

Antioch Districting Handout

Understanding the term “Communities of Interest”

Your input is needed to shape Council Districts!

What is a Community of Interest (COI)?

A COI is a group of people in a defined geographic location that share a common bond or interest. The definition is broad, leaving communities a lot of discretion in determining which issues are important to them. The City’s districting criteria define Community of Interest as “a contiguous population which shares common social and economic interests that should be included within a single district for purposes of fair and effective representation.”

Communities of Interest are best documented through oral or written input from individuals or groups with first-hand knowledge of them. Census and other outside data can lend support, but cannot replace personal knowledge of the community. That’s why we want to hear your feedback on your community; you know it best!

The 3 Steps to document your COI:

Please answer the following questions:

1. What is the nature of the bond or common interest of your community?

Please describe what the common interests of your community are, and why or how they are important. For example:

- If your Community of Interest is built around a community center then your testimony should include the name and location of the center and describe the community’s involvement in it or why it is important. You might say that the surrounding community accesses a variety of educational and recreational opportunities for children, adults and senior citizens at the center and that neighborhood meetings are held there.
- You may also identify a Community of Interest based on a shared culture or heritage of residents in a specific area. Please indicate why it is a common bond, e.g. “because of our shared history and language, we work together on cultural projects and this creates a sense of unity and understanding.”

2. Where is your community located?

Tell us where the exterior boundaries of your COI are so we can locate it on a map. For example, write down landmarks, streets, bodies of water, or railroad tracks that delineate the outside border of the community.

A map showing the location of the COI, along with oral or written testimony identifying the location can be extremely helpful to locate the COI. A map can be created using free online programs such as Google Maps.

3. Why is it beneficial for your community to be kept together in a district?

When you talk about your Community of Interest, consider explaining why it should be kept together in a district and why splitting it would be problematic. For example:

- A Community of Interest working on creating economic opportunities might note that redevelopment and job creation activities are more effective when residents in the respective area can work together with one, rather than multiple representatives.
- A small COI that is working to receive government support may find that it has lesser chances of receiving funding if split into two.

You've documented your COI: now what?



Please get the information about your Community to us in one of the following ways:


- Attend one of the community meetings or City council hearings! You can provide the information to the City's consultants in person either verbally or by dropping off the information.
- Email the information to: DistrictElections@ci.antioch.ca.us
- Mail or drop it off at: City Clerk, 200 H Street/P.O. Box 5007, Antioch, CA, 94531-5007


We hope to hear from you as soon as possible! In order to process your Community of Interest input before the draft maps are drawn, please get the information to us by March 3, 2018. Thank you for participating in this important project!

Antioch Districting Handout

How to Create a Community of Interest (COI) using Google Maps

1. Open Google My Maps, <https://www.google.com/maps/d/>. Sign in to Google My Maps using the sign-in button in the top right corner of the map.
2. Click “Create a new map” or if you are editing an existing map, click “Open a map.”
3. You may give your map a title and a description by clicking in the box where it says, “Untitled map.” Click the “Save” button.
4. Start mapping by entering an address or intersection into the search box and zooming in your area of interest so that the entire area is visible on your monitor.
5. Select the “Draw a line” tool,  located at the top of the map below the search bar and select “Add line or shape.”
6. Draw a border around your community by clicking and dropping points around the border.
7. To finish the border, click on your starting point. You will end up with a grey shape showing the area you have selected. Google My Maps will name it “Polygon 1” by default. Note: if you don’t click on the first point and close the “polygon” Google My Maps will name it “Line 1” rather than “Polygon 1.”
8. You may edit the area by deleting or moving the polygon or individual points. Use the “Select items” tool  and right click on the area to reactivate the polygon’s points for editing. If you accidentally delete or move a point, or delete or move the polygon you can use “Ctrl Z” to restore it.
9. To move a point, click on it with the “Select items” tool to select it and then drag it to its new location. Note: a selected point will change from white to the color of your polygon area.
10. To delete a single point, click on it with the “Select items” tool to select it, then right click and select “Delete point.” To delete the entire polygon right click on the polygon area with the “Select items” tool and click “Delete.”

11. You may use the “Add marker”  tool to add place marks to your map in order to indicate locations of significance as well as, community assets in your COI. Click on the “Add marker” and then click the location on the map you want to mark.

12. Once finished, click the map menu button in the left panel  . Select, “Export to KML” then select the layer you created for your COI or if you have multiple points and areas on your map that you wish for the commission to see select, “Entire Map,” click “Download,” name the KML file and save it. Note: You can view your KML outside of Google My Maps in the free version of Google Earth.

13. Email your KML file to DistrictElections@ci.antioch.ca.us or print and submit it in person at any community meeting. You can also mail it or drop it off at: City Clerk, 200 H St./P.O. Box 5007, Antioch, CA, 94531-5007. If your COI has a name, please include it as well as the names of streets; names of places; locations; and any landmarks that form the boundaries within the COI that are important to you. Consider including your contact information so we can reach out to you if we have questions. THANK YOU FOR YOUR PARTICIPATION!

Antioch Districting Handout

Districting Glossary

American Community Survey (ACS): A survey that provides data in four categories every year. The categories are: social, demographic, economic and housing. The ACS replaced the 'long form' of the census that was collected once every 10 years. The ACS does not report counts of the population but rather estimates.

At-Large Election: In a jurisdiction (for example a city) with an at-large election system, all voters in the jurisdiction vote for all candidates running for office in that city. In at-large election systems, the candidates and office holders may live anywhere within the jurisdiction.

Census Block: The smallest level of census geography used by the Census Bureau to report census data. In urban areas, census blocks usually conform to city blocks, and in rural areas they are formed by other physical features and legal boundaries such as bodies of water and roads. Districting is based on census block level data.

Census Tract: A small, relatively permanent statistical subdivision of a metropolitan statistical area or selected non-metropolitan county, delineated for the purpose of presenting decennial census data. Census tracts usually contain between 2,500 and 8,000 people. Census tracts may be split by any sub-county geographic entity.

Citizen Voting Age Population (CVAP): A variable collected by the American Community Survey that is used in Voting Rights Act assessments. The population that is 18 years and older and a citizen of the United States.

Community of Interest: Group of people with one or more specific common interest. For districting, communities of interest are defined geographically based on where people with common interests live.

Compactness: Compactness often refers to a district's shape and contours, focusing on how closely a district's borders resemble a circle or square. When a district has 'tentacles' or oddly shaped borders, it is often said to be non-compact.

Contiguous OR Contiguity: A contiguous district is one in which all parts are geographically connected to each other in some way. Within a contiguous district, one may travel from any location to any other location without crossing the district boundary. Some districts are "water-contiguous" which usually means that islands have to be connected to the mainland; others are contiguous via a bridge. Drawing contiguous districts is applying the criterion of 'contiguity.'

Cracking: A term used in Voting Rights that describes splitting significantly sized racial or ethnic communities into multiple districts, rather than keeping them together. Cracking is a particular problem when the division prevents the community from electing

a candidate of its choice because it constitutes too small a portion of the electorate in the multiple districts.

Criteria for Districting: Rules established in the law that the districting body must follow when drawing electoral district boundaries. For example, one criterion is that districts have reasonably equal populations.

Deviation: The difference between the total population of the district and the ideal population of the district.

Districting: The process of creating equally populated electoral districts by using various criteria (such as Communities of Interest). In districting, electoral districts are created "from scratch" in a jurisdiction (a city for example) that does not currently have districts. Jurisdictions that do not have districts have "at-large" elections. Jurisdiction with districts redraw or adjust them (usually) every ten years after the release of the new census data to equalize the populations again. That process is called redistricting.

Equivalency File: A GIS file that shows the relationship between two geographic units. In districting, this file usually lists each census block in the dataset and indicates which district each block belongs to. The collection of block assignments is read by GIS software and displayed as district lines.

Geographic Information Systems (GIS) Software: A computer program for capturing, storing, checking, integrating, manipulating, analyzing and displaying data related to positions on the Earth's surface. Examples of commonly used GIS software include Google Earth, ArcGIS, Mapitude and MapInfo.

Ideal Population: The total population for the jurisdiction as reported by the Census P.L 94-171 dataset divided by the number of districts. The ideal population is the number of people that each district should contain when the districting process is complete.

Map layer(s): GIS term for spatial/geographic data files as they are displayed by GIS software. Map layers may display attribute data. The term 'map layer' is sometimes used interchangeably with 'spatial file' and 'GIS data file.'

Packing: A term used in Voting Rights that describes over-concentrating a significantly sized racial or ethnic community within one district when it could have been allocated between two or more districts in which it had the ability to elect a candidate of its choice. Packing is a problem because over-concentrating a community in one district reduces or dilutes its ability to achieve fair representation in the legislative body in general.

Racially polarized voting (RPV) or racial bloc voting or simply 'polarized voting': Racially polarized voting occurs when voters of different races tend to vote for different candidates. For example, in an area where White voters tend to vote against the

candidates for which Asian American voters cast their ballots, racially polarized voting is present.

Reasonably Equal Population: The districting criterion that implements the one-person, one-vote concept derived from the 14th Amendment to the US Constitution.

Redistricting: The constitutionally mandated redrawing of local, state, and federal political boundaries every ten years following the U.S. census. Redistricting is done to equalize the populations in the districts, using various criteria.

Redistricting Data (P.L. 94-171) Summary File OR 'P.L. 94-171 Summary File':

The official name of the file that contains data used for districting and redistricting. Creation of this file, using data collected through the Decennial Census was mandated by Public Law 94-171. The P.L. 94-171 file reports basic demographic data for all people in the U.S. and is released on the census block level.

Section 2 (of the Voting Rights Act): Section 2 of the Voting Rights Act (VRA) prohibits voting practices, policies, or procedures that have a discriminatory purpose or effect on racial or language minorities; this section applies nationwide and is a permanent provision of the VRA. To be in compliance with Section 2 of the VRA districts must provide voters with an equal opportunity to elect candidates of their choice.

Total Deviation: The sum of the combined deviations of all districts.

Voting Age Population (VAP): The number of people age 18 years or older.

Voting Rights Act (VRA): The Voting Rights Act (VRA) was originally passed in 1965 to prohibit discrimination on the basis of race or color. It has been amended several times, and now also prohibits discrimination based on membership in certain language minority groups.

Antioch Districting Handout

Describe your Community of Interest (COI) below:

Be sure to include **what** makes it a Community of Interest (e.g. shared culture, common neighborhood projects, etc.) **where** it is located (i.e. streets, creeks, freeways, or other places in the city make up the exterior boundaries of your COI) and **why** it should be kept together (e.g. easier to work with 1 council member).

What is the mutual interest?

Where is it located?

Why should it be kept together?

Date: _____ Name (optional): _____

Please **email** this completed form (or the information from this form) as soon as possible by **February 28, 2018** (for consideration in the draft map) to: DistrictElections@ci.antioch.ca.us or **drop it off** at any districting meeting/hearing (on February 13 or 15, 2018, or **mail** it to the City Clerk, 200 H Street/P.O. Box 5007, Antioch, CA, 94531-5007.

Thank you for participating! This process would not be possible without your knowledge of your community!

Folleto para Elecciones basadas en Distrito en Antioch **Preguntas frecuentes**

¿Cómo puedo involucrarme en el proceso de Elecciones basadas en Distrito?

El proceso de Elecciones basadas en Distrito fue diseñado para ser lo más transparente y accesible posible. Usted está invitado a asistir a una o más de las 4 audiencias del Concejo Municipal para dar su opinión en persona. Por favor, mira abajo para el horario. También puede enviar sus comentarios por correo o depositar los materiales fuera de la Secretaría de la Ciudad. Por favor, consulte la información de contacto.

¿Cuándo y dónde serán las audiencias?

Las audiencias públicas se llevarán a cabo:

- 13 de Febrero de 2018: 7:00 p.m. Cámaras del Consejo de Antioch, 200 H St, Antioch, CA 94509
- 15 de Febrero de 2018; 7:00 pm; Antioch Community Center, 4703 Lone Tree Way, Antioch, CA 94531
- Principios de Marzo: hora y lugar que se anunciarán
- 27 de Marzo de 2018; 7:00 pm; Cámaras del Consejo de Antioch, 200 H St, Antioch, CA 94509
- 10 de Abril de 2018; 7:00 pm; Cámaras del Consejo de Antioch, 200 H St, Antioch, CA 94509

La fecha y el lugar de la 3ª reunión aún se están finalizando. Consulte el sitio web de Elecciones basadas en Distrito - <http://districtelections.ci.antioch.ca.us> - ¡con frecuencia para obtener el calendario actualizado!

¿Cómo se dibujan los distritos?

En general, los siguientes criterios se utilizan para dibujar los distritos del concejo:

- Cada distrito debe contener casi la misma cantidad de personas;
- Los límites se establecerán de una manera que cumpla con la Constitución de los Estados Unidos y la Ley Federal de Derechos de Voto;

- Los distritos del concejo consistirán en un territorio contiguo en una forma compacta practica;
- Los distritos deben seguir las características visibles y los límites cuando sea posible;
- Los distritos del concejo deberán respetar las comunidades de interés tanto como sea posible. Comunidades de interés generalmente se refiere a una población contigua que comparte intereses sociales y económicos comunes que deberían incluirse dentro de un distrito único para propósitos de representación justa y efectiva;
- El demógrafo hará caso omiso de la ubicación de los titulares y candidatos, así como del interés de los partidos políticos.

En resumen, esto significa lo siguiente:

- Utilizaremos un programa de mapeo para construir distritos luego de que se haya recibido la opinión pública.
- Los datos del censo se usarán para averiguar cuántas personas viven en cada parte de la ciudad y garantizar que cada distrito contenga aproximadamente el mismo número de personas.
- La geografía del censo se utilizará para garantizar que los distritos sean compactos y contiguos.
- Recopilaremos y utilizaremos los datos de la Comunidad de Interés de los residentes de Antioch para usar en la construcción de distritos.
- No usaremos ninguna información de dirección para los actuales miembros del concejo o candidatos potenciales o usaremos afiliación de partidos políticos para obtener información en el sorteo de distritos.

¿Cuántas personas deberían estar en cada distrito?

Según el contado por el Censo de 2010, la ciudad de Antioch tenía una población total de 102,372. Debido a que el censo decenal es la única encuesta que cuenta a todos, tenemos que usar esa información para dibujar distritos. Habrá 4 distritos del concejo. Para determinar la "población ideal" para cada distrito del concejo, tome la población total (102,372) y divídala por el número de distritos (4) que equivale a 25,593 personas. Este número puede ser un poco impreciso ya que los límites de la ciudad han cambiado desde el Censo de 2010, y todavía estamos trabajando para evaluar si este cambio afectará a la población total de la ciudad según los datos del censo. Si este es el caso, actualizaremos estos números y brindaremos la información precisa al público tan pronto como sea posible.

¿Usamos el número de votantes para dibujar distritos?

Los distritos se dibujan usando la población total contada por el último censo. Todos los que fueron contados, independientemente de su edad u otros datos demográficos, deben ser asignados a un distrito. Los distritos no se igualan usando votantes, votantes registrados o ciudadanos.

¿Qué pasa en las audiencias públicas?

Las audiencias serán dirigidas por nuestro equipo de consultoría para Elecciones basadas en Distrito y están diseñadas para ser lo más accesibles y transparentes posible. Las audiencias tendrán 3 fases. Comenzarán con una presentación para dar una visión general del proceso y el criterio. Después de eso, habrá una oportunidad de mezclarse, estudiar mapas de la ciudad y hablar con los consultores y otros residentes para preparar la información. Finalmente, las audiencias se reanudarán para permitir que los asistentes presenten su opinión pública formal. Los consultores podrán mostrar las áreas en las que se enfoca la entrada usando un software de mapeo y un proyector. El consultor utilizará los comentarios del público para construir los borradores de mapas.

¿Qué información necesitas de mí?

Uno de los criterios para dibujar mapas se llama "Comunidades de interés" o COI (por sus siglas en inglés). Debido a que no hay conjuntos de datos disponibles para Comunidades de Interés, apreciamos su ayuda para definirlos para la Ciudad de Antioch. Un COI es un grupo de personas en un lugar geográfico definido que comparten un vínculo de interés común. Los criterios de Elecciones basadas en Distrito de la Ciudad definen a Comunidades de interés como "una población contigua que comparte intereses sociales y económicos comunes que deberían incluirse dentro de un distrito único para fines de represión justa y efectiva". Por favor, indique **lo que** define su comunidad de interés, **dónde** se encuentra y **por qué** debería permanecer unida.

Hemos desarrollado un folleto que explica esto en detalle y proporciona un formulario para completar junto con un documento que explica cómo utilizar el software en línea gratuito para hacer un mapa.

¿Por qué debería involucrarme en el proceso de Elecciones basadas en Distrito?

Nos gustaría saber de usted para que podamos tomar decisiones informadas acerca de dónde trazar las líneas del distrito. Específicamente, necesitamos información de usted sobre sus vecindarios y comunidades de intereses. ¡Eres el experto que conoce tus

comunidades y barrios! ¡Si conocemos las ubicaciones geográficas de la Comunidad de Intereses en Antioch, podemos considerarlas al trazar líneas y no las dividiremos inadvertidamente! Mantener a las comunidades juntas en el mismo distrito puede ayudar a obtener una mayor representación responsable.

¿Cómo obtengo respuesta a las preguntas adicionales?

Si tiene más preguntas, ¡estamos disponibles para responderlas!

- Usted puede asistir a las reuniones de la comunidad / audiencias del Concejo Municipal
- O envíe sus preguntas por correo electrónico a: districtelections@ci.antioch.ca.us
- O envíe su pregunta por correo postal a: City Clerk, 200 H St / PO Box 5007, Antioch, CA 94531-5007
- O llámenos: (925)779-7009

¿Cuál es la línea de tiempo?

El cronograma del proceso de Elecciones basadas en Distrito está prescrito por **el Código de Elección de California, la Sección 10010 (b)** requiere que se realicen 2 audiencias, con no más de 30 días de diferencia, para el desarrollo de un proyecto de mapa. Se requieren dos audiencias adicionales, con no más de 45 días de diferencia, después de que se haya dibujado un mapa propuesto. Para permitir la participación de los residentes en este proceso, la Ciudad ha decidido agregar una reunión comunitaria a los requisitos legales. Esta reunión tendrá servicios de traducción disponibles. El proceso completo debe completarse dentro de los 90 días posteriores a que el Concejo Municipal haya aprobado la resolución de intención.

- 13 de Febrero de 2018 Audiencia pública 1 - Audiencia del concilio de la ciudad: Resolución de intenciones e información pública
- 15 de Febrero de 2018 Audiencia pública 2: información pública
- Audiencia pública a principios de Marzo 3 - Elección de un borrador de mapa y aportes públicos
- 27 de Marzo de 2018 Audiencia pública 4 - Lectura de la ordenanza
- 10 de Abril de 2018 Audiencia pública 5 - Adopción de ordenanza y distritos

Folleto para Elecciones basadas en Distrito en Antioch **Comprender el término "Comunidades de interés"**

¡Su opinión es necesaria para dar forma a los distritos del Consejo!

¿Qué es una comunidad de interés (COI pos su siglas en inglés)?

Un COI es un grupo de personas en un lugar geográfico definido que comparten un vínculo o interés común. La definición es amplia, dejando a las comunidades mucha discreción para determinar qué asuntos son importantes para ellos. Los criterios de Elecciones basadas en Distrito, de la Ciudad definen a la Comunidad de Interés como "una población contigua que comparte intereses sociales y económicos comunes que deberían incluirse dentro de un distrito único a los efectos de una representación justa y efectiva".

Las Comunidades de Interés se documentan mejor a través de comentarios orales o escritos de individuos o grupos con conocimiento de primera mano de ellos. El censo y otros datos externos pueden prestar apoyo, pero no pueden reemplazar el conocimiento personal de la comunidad. Es por eso que queremos escuchar sus comentarios sobre su comunidad; lo conoces mejor!

Los 3 pasos para documentar su COI (COI, por sus siglas en ingles):

Por favor, conteste a las siguientes preguntas:

1. ¿Cuál es la naturaleza del vínculo o interés común de su comunidad?

Por favor describa cuál es el interés común de su comunidad, y por qué o cómo son importantes. Por ejemplo:

- Si su Comunidad de Interés se basa en un centro comunitario, su testimonio debe incluir el nombre y la ubicación del centro y describir la participación de esa comunidad o por qué es importante. Se podría decir que la comunidad circundante accede a una variedad de oportunidades educativas y recreativas para niños, adultos y personas de la tercera edad en el centro y que las reuniones del vecindario se llevan a cabo allí.
- También puede identificar una Comunidad de Interés basada en una cultura o herencia compartida de residentes en un área específica. Indique por qué es un vínculo común, p. "Debido a nuestra historia e idioma compartidos, trabajamos juntos en proyectos culturales y esto crea una sensación de unidad y comprensión.

2. ¿Dónde está ubicada tu comunidad?

Díganos dónde están los límites externos de su COI para que podamos ubicarlo en un mapa. Por ejemplo, escriba hitos, calles, cuerpos de agua o vías de ferrocarril que delinee el borde exterior de la comunidad.

Un mapa que muestra la ubicación del COI, junto con un testimonio oral o escrito que identifique la ubicación, puede ser extremadamente útil para ubicar el COI. Se puede crear un mapa usando programas gratuitos en línea como Google Maps.

3. ¿Por qué es beneficioso que su comunidad se mantenga unida en un distrito?

Cuando hable de su Comunidad de Interés, considere explicar por qué debe mantenerse junta en un distrito y por qué dividirlo sería problemático. Por ejemplo:

- Una Comunidad de Interés que trabaje en la creación de oportunidades económicas podría notar que las actividades de redesarrollo y creación de empleo son más efectivas cuando los residentes en el área respectiva pueden trabajar en conjunto con uno, en lugar de múltiples representantes.
- Un pequeño COI que está trabajando para recibir apoyo del gobierno puede encontrar que tiene menos posibilidades de recibir fondos, si esta divide en dos.

Has documentado tu COI: ¿ahora qué?

Por favor, infórmenos sobre su Comunidad de una de las siguientes maneras:



- ¡Asista a una de las reuniones comunitarias o audiencias del Concejo Municipal! Puede proporcionar la información a los consultores de la Ciudad en persona ya sea verbalmente o dejando caer la información.
- Envíe la información por correo electrónico a: DistrictElections@ci.antioch.ca.us
- Envíelo por correo o déjelo en: City Clerk, 200 H St / P.O. Box 5007, Antioch, CA, 94531-5007



¡Esperamos tener noticias tuyas lo antes posible! Para procesar su entrada de Comunidad de Interés antes de que se dibujen los borradores, por favor infórmenos antes del 3 de Marzo de 2018. Gracias por participar en este importante proyecto.

Folleto para Elecciones basadas en Distrito en Antioch

Cómo crear una comunidad de interés (COI, por sus siglas in ingles)

usando Google Maps

1. Abra Google Maps, <https://www.google.com/maps/d/>. Inicie sesión en Google Maps con el botón de inicio de sesión en la esquina superior derecha del mapa.
2. Haga clic en "crear un nuevo mapa" o si está editando un mapa existente, haga clic en "abrir un mapa".
3. Puede darle a su mapa un título y una descripción haciendo clic en el cuadro donde dice "Mapa sin título". Haga clic en el botón "Guardar".
4. Comience a mapear ingresando una dirección o intersección en el cuadro de búsqueda y haciendo zoom en su área de interés para que toda el área sea visible en su monitor.
5. Seleccione la herramienta "Dibujar una línea"  ubicado en la parte superior del mapa debajo de la barra de búsqueda y seleccione "Agregar línea o forma".
6. Dibuje un borde alrededor de su comunidad haciendo clic y dejando caer puntos alrededor del borde.
7. Para terminar el borde, haga clic en su punto de partida. Obtendrá una forma gris que muestra el área que ha seleccionado. Google My Maps lo denominará "Polígono 1" de forma predeterminada. Nota: si no hace clic en el primer punto y cierra el "polígono: Google My Maps lo llamará" Línea 1 "en lugar de" Polígono 1".
8. Puede editar el área eliminando o moviendo el polígono o puntos individuales. Utilice la herramienta "Seleccionar elementos"  y haga clic con el botón derecho en el área para reactivar los puntos del polígono para su edición. Si elimina o mueve accidentalmente un punto, o elimina o mueve el polígono, puede usar "Ctrl Z" para restaurarlo.
9. Para mover un punto, haga clic en él con la herramienta "Seleccionar elementos" para seleccionarlo y luego arrástrelo a su nueva ubicación. Nota: un punto seleccionado cambiará de blanco al color de su área de polígono.

10. Para eliminar un solo punto, haga clic en él con la herramienta "Seleccionar elementos" para seleccionarlo, luego haga clic con el botón derecho y seleccione "Eliminar punto". Para eliminar todo el polígono, haga clic con el botón derecho en el área del polígono con el título "Seleccionar elementos" y haga clic en "Eliminar".
11. Puede usar la herramienta "Agregar marcador"  para agregar marcas de posición a su mapa para indicar ubicaciones de importancia así como activos de comunidad en su COI. Haga clic en "Agregar marcador" y luego haga clic en la ubicación en el mapa que desea marcar.
12. Una vez que haya terminado, haga clic en el botón de menú del mapa en el panel izquierdo . Seleccione, "Exportar a KML", luego seleccione la capa que creó para su COI o si tiene varios puntos y áreas en el mapa que desea que seleccione la comisión, seleccione "Mapa completo", haga clic en "Descargar", asígnele el nombre KML archivar y guardarlo. Nota: Puede ver su archivo KML fuera de Google Maps en la versión gratuita de Google Earth.
13. Envíe por correo electrónico su archivo KML a DistrictElections@ci.antioch.ca.us o imprímalo y preséntelo en persona en la reunión de la comunidad. También puede enviarlo por correo: City Clerk, 200 H St./P.O. Box 5007, Antioch, CA, 94531-5007. Si su COI tiene un nombre, inclúyalo junto con los nombres de las calles: nombres de lugares; ubicaciones; y cualquier punto de referencia que forme los límites dentro de la COI que son importantes para usted. Considere incluir su información de contacto para que podamos comunicarnos con usted si tenemos alguna pregunta. ¡GRACIAS POR SU PARTICIPACIÓN!

Folleto para Elecciones basadas en Distrito en Antioch

Glosario de distritos

Encuesta de la Comunidad Estadounidense (ACS, por sus siglas en inglés): Una encuesta que proporciona datos en cuatro categorías cada año. Las categorías son: social, demográfica, económica y de vivienda. La ACS reemplazó la 'forma larga' del censo que se recopiló una vez cada 10 años. El ACS no informa los recuentos de la población, sino estimaciones.

En una Elección en General: En una jurisdicción (por ejemplo, una ciudad) con un sistema de elección en general, todos los votantes de la jurisdicción votan por todos los candidatos que se postulan para el cargo en esa ciudad. En los sistemas de electorales generales, los candidatos y los titulares de cargos pueden vivir en cualquier lugar dentro de la jurisdicción.

Bloque del Censo: El nivel más pequeño de la geografía censal utilizado por la Oficina del Censo para informar los datos del censo. En las zonas urbanas, los bloques censales generalmente se ajustan a las manzanas de la ciudad, y en las zonas rurales están formados por otras características físicas y límites legales, como los cuerpos de agua y las carreteras. Las Elecciones basadas en Distrito se basan en datos de nivel de bloque del censo.

Zona Censal: una subdivisión estadística pequeña, relativamente permanente de una área estadística metropolitana o un condado seleccionado no metropolitano, delineada con el propósito de presentar datos censales decenales. Los distritos censales generalmente contienen entre 2,500 y 8,000 personas. Los distritos censales pueden dividirse por cualquier entidad geográfica sub-condado.

Población de Edad de Voto Ciudadano: una variable recopilada por la Encuesta de la Comunidad Estadounidense que se utiliza en las evaluaciones de la Ley de Derechos de Voto. La población que tiene 18 años o más y es ciudadana de los Estados Unidos.

Comunidad de Interés: Grupo de personas con uno o más intereses comunes específicos. Para los distritos, las comunidades de interés se definen geográficamente en función de dónde viven las personas con intereses comunes.

Compacto: La compacidad a menudo se refiere a la forma y los contornos del distrito, centrándose en cuán cerca los bordes de un distrito se asemejan a un cuadrado circular. Cuando un distrito tiene 'tentáculos' o bordes con formas extrañas, a menudo se dice que no es compacto.

Contigüidad o contigüidad: Un distrito contiguo es uno en el que todas las partes están geográficamente conectadas entre sí de alguna manera. Dentro de un distrito contiguo, uno puede viajar desde cualquier lugar a cualquier otro lugar sin cruzar el límite del distrito. Algunos distritos son "contiguos al agua", lo que generalmente

significa que las islas deben estar conectadas a tierra firme; otros son contiguos a través de un puente. Dibujar distritos contiguos aplica el criterio de "contigüidad".

Agrietamiento: Un término utilizado en Derechos de Voto que describe la división de comunidades étnicas o raciales de tamaño significativo en distritos múltiples, en lugar de mantenerlos juntos. El agrietamiento es un problema particular cuando la división impide que la comunidad elija a un candidato de su elección porque constituye una porción demasiado pequeña del electorado en los distritos múltiples.

Criterio para Elecciones basadas en Distritos: Reglas establecidas en la ley que el cuerpo distrital debe seguir al dibujar los límites del distrito electoral. Por ejemplo, un criterio es que los distritos tienen poblaciones razonablemente iguales.

Desviación: la diferencia entre la población total del distrito y la población ideal del distrito.

Elecciones basadas en Distrito: El proceso de crear distritos electorales igualmente poblados mediante el uso de varios criterios (como Comunidades de interés). En los distritos, los distritos electorales se crean "desde cero" en una jurisdicción (una ciudad, por ejemplo) que actualmente no tiene divisiones. Las jurisdicciones que no tienen distritos tienen elecciones "en general". La jurisdicción con los distritos los rediseña o ajusta (usualmente) cada años después de la publicación de los nuevos datos del censo para igualar nuevamente a las poblaciones. Ese proceso se llama Elecciones basadas en Distrito.

Archivo de equivalencia: Un archivo GIS que muestra la relación entre dos unidades geográficas. En la división de distritos, este archivo generalmente enumera cada bloque del censo en el conjunto de datos e indica a qué distrito pertenece cada bloque. La colección de asignaciones de bloques se lee mediante el software GIS y se muestra como líneas de distrito.

Software de Sistemas de Información Geográfica (GIS, por sus siglas en inglés): Un programa de computadora para capturar, almacenar, verificar, integrar, manipular, analizar y visualizar datos relacionados con las posiciones en la superficie de la Tierra. Entre los ejemplos de software GIS de uso común se incluyen Google Earth, ArcGIS, Maptitude y MapInfo.

Población ideal: la población total para la jurisdicción según lo informado por el conjunto de datos del censo P.L 94-171 dividido por el número de distritos. La población ideal es la cantidad de personas que cada distrito debe contener cuando se completa el proceso de Elecciones basadas en Distrito.

Capa (s) de mapa: archivos de datos espaciales / geográficos de términos GIS tal como se muestran mediante el software GIS. Las capas de mapa pueden mostrar datos de atributos. El término "capa de mapa" a veces se usa indistintamente con "archivo espacial" y "archivo de datos GIS".

Embalaje: Un término usado en Derechos de Voto que describe la sobre-concentración de una comunidad racial o étnica de un tamaño significativo dentro de un distrito cuando podría haber sido asignada entre dos o más distritos en los cuales tuvo la capacidad de elegir un candidato de su elección. El empaquetado es un problema porque la concentración excesiva de una comunidad en un distrito reduce o diluye su capacidad de lograr una representación justa en el cuerpo legislativo en general.

Votación racialmente polarizada (RPV, por sus siglas en inglés) o votación en bloque racial o simplemente "votación polarizada": el voto polarizado racialmente ocurre cuando los votantes de diferentes razas tienden a votar por diferentes candidatos. Por ejemplo, en un área donde los votantes Blancos tienden a votar contra los candidatos para los que los votantes Asiático-Americanos emiten sus votos, la votación racialmente polarizada está presente.

Población razonablemente igual: el criterio de Elecciones basadas en Distrito que implementa el concepto de una persona, un voto derivado de la Enmienda 14 a la Constitución de los EE. UU.

Redistribución de distritos electorales: Trazado constitucional obligatorio de límites políticos locales, estatales y federales cada diez años después del censo de los EE. UU. La redistribución de distritos se hace para igualar las poblaciones en los distritos, usando varios criterios.

Datos de redistribución de distritos (P.L. 94-171) Archivo de resumen OR 'P.L. 94-171 Archivo de resumen ': El nombre oficial del archivo que contiene los datos utilizados para los distritos y redistribución de distritos. La creación de este archivo, utilizando los datos recopilados a través del Censo Decenal fue ordenada por la Ley Pública 94-171. El PL. El archivo 94-171 informa datos demográficos básicos para todas las personas en los EE. UU. Y se publica a nivel de bloque del censo.

Sección 2 (de la Ley de derechos electorales): la sección 2 de la Ley de derechos electorales (VRA, por sus siglas en inglés) prohíbe las prácticas, políticas o medidas electorales que tengan un propósito o efecto discriminatorio en minorías raciales o lingüísticas; esta sección se aplica a nivel nacional y es una disposición permanente de la VRA. Para estar en conformidad con la Sección 2, de VRA, los distritos deben brindar a los votantes la oportunidad de elegir a los candidatos de su elección.

Desviación total: la suma de las desviaciones combinadas de todos los distritos.

Población en edad de votar (VAP, en sus siglas en inglés): el número de personas de 18 años o más.

Ley de derechos electorales (VAP): La Ley de derechos electorales (VRA, por sus siglas en inglés) se aprobó originalmente en 1965 para prohibir la discriminación por motivos de color. Ha sido enmendado varias veces, y ahora también prohíbe la discriminación basada en la membresía en ciertos grupos minoritarios de idiomas.

Folleto para Elecciones basadas en Distrito en Antioch

Describa su Comunidad de Interés (COI) a continuación:

Asegúrese de incluir **lo que** lo convierte en una comunidad de interés (por ejemplo, cultura compartida, proyectos comunes del vecindario, etc.) **donde** se encuentra (es decir, calles, arroyos, autopistas u otros lugares en la ciudad constituyen los límites exteriores de su COI) y **¿Por qué** se debe mantener unido (por ejemplo, es más fácil trabajar con 1 miembro del consejo)?

¿Cuál es el interés mutuo?

¿Dónde está localizado?

¿Por qué debería mantenerse unido?

Fecha: _____ Nombre (opcional): _____

Envíe por correo electrónico este formulario completo (o la información de este formulario) tan pronto como sea posible **el día 28 de Febrero de 2018** (para su consideración en el proyecto del mapa) a: DistrictElections@ci.antioch.ca.us o deposítelo en cualquier reunión de distrito / audiencia o correo a la Secretaria de la Ciudad (City Clerk), 200 H St / P.O. Box 5007, Antioch, CA 94531-5007

¡Gracias por participar! ¡Este proceso no sería posible sin su conocimiento de su comunidad!



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

SUBMITTED BY: Dawn Merchant, Finance Director *DM*

SUBJECT: City of Antioch Comprehensive Annual Report for the Fiscal Year Ended June 30, 2017

RECOMMENDED ACTION

It is recommended that the City Council receive and file the attached City of Antioch Comprehensive Annual Report for the Fiscal Year Ended June 30, 2017.

STRATEGIC PURPOSE

This action meets Long Term Goal O, Financial Services; specifically addressing Strategy O-3 by ensuring financial reports are accurate and timely. The financial report was completed within six months of the fiscal year end and received an unmodified audit opinion.

FISCAL IMPACT

There is no fiscal impact associated with this action.

DISCUSSION

As required by State law, the City must publish a complete set of financial statements at the close of each fiscal year audited by a firm of licensed certified public accountants. This year's comprehensive annual financial report (CAFR) was audited by Badawi & Associates, Certified Public Accountants and issued on December 20, 2017. Ahmed M. Badawi, President of Badawi & Associates, will be presenting the CAFR to the City Council.

As stated in the Independent Auditor's Report, the financial statements present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Antioch, as of June 30, 2017, and the respective changes in financial position and cash flows, where applicable, in conformity with accounting principles generally accepted in the United States of America.

ATTACHMENT

A. City of Antioch Comprehensive Annual Financial Report for the Fiscal Year Ended June 30, 2017.

CITY OF ANTIOCH, CALIFORNIA



COMPREHENSIVE ANNUAL FINANCIAL REPORT

**FOR THE FISCAL YEAR ENDED
JUNE 30, 2017**

CITY OF ANTIOCH, CALIFORNIA

**Comprehensive Annual Financial Report
For the Fiscal Year Ended
June 30, 2017**

**Prepared By
Department of Finance**

City of Antioch

Comprehensive Annual Financial Report

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City of Antioch

Comprehensive Annual Financial Report

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City of Antioch

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**OFFICE OF
THE CITY MANAGER
LETTER OF TRANSMITTAL**

DATE: December 20, 2017

TO: Honorable Mayor, City Council, and Citizens of the City of Antioch:

FROM: Ron Bernal, City Manager and Dawn Merchant, Finance Director

SUBJECT: 2017 Comprehensive Annual Financial Report (CAFR)

State law requires that every general-purpose local government publish a complete set of audited financial statements within six months of the close of each fiscal year. This report is published to fulfill that requirement for the fiscal year ended June 30, 2017.

Management assumes full responsibility for the completeness and reliability of the information contained in this report, based upon a comprehensive framework of internal control that it has established for this purpose. Because the cost of internal control should not exceed anticipated benefits, the objective is to provide reasonable, rather than absolute, assurance that the financial statements are free of any material misstatements.

Badawi & Associates, Certified Public Accountants, have issued an unmodified (“clean”) opinion on the City of Antioch’s financial statements for the year ended June 30, 2017. The independent auditor’s report is presented as the first component of the financial section of this report.

Management’s discussion and analysis (MD&A) immediately follows the independent auditor’s report and provides a narrative introduction, overview, and analysis of the basic financial statements. MD&A complements this letter of transmittal and should be read in conjunction with it.

Profile of the Government

The City of Antioch, incorporated in 1872, is located in the western part of the state and is the second largest city in Contra Costa County by population. California State Highway 4, connecting San Francisco-Oakland with Stockton and Central Valley points, bisects the City. Connecting with this freeway east of Antioch is State Highway 160, which runs north to Sacramento across the Nejedly Bridge and offers access to Solano County and the Sacramento area. The City of Antioch currently occupies a land area of approximately 29 square miles and serves a population of about 114,241 residents. The City of Antioch receives property taxes levied on real and personal properties located within its boundaries. It also is empowered by state statute to extend its corporate limits by annexation, which it has done from time-to-time.

The City of Antioch has operated under the Council-Manager form of government since 1872. Policy-making and legislative authority are vested in a City Council consisting of the Mayor and four other Council members. The four Council members are elected to four-year overlapping terms. The Mayor, who sits on the Council, is elected directly by the people and serves a term of four years. The City Clerk and City Treasurer are also elected for terms of four years. The City Council is responsible for, among other duties, passing ordinances, adopting the budget, appointing committees, and hiring both the City Manager and City Attorney. Antioch's City Manager is responsible for carrying out the policies and ordinances of the City Council and all management functions of the City, including the budget, delivery of services, hiring of all Department Directors and implementation of capital projects.

The City of Antioch provides a wide range of municipal services, including police protection; recreational activities; community and economic development; street improvements and maintenance services; parks maintenance; water; sewer; general administrative and support services. The City does not provide fire services.

The two-year budget serves as the foundation for the City of Antioch's financial planning and control. All departments of the City of Antioch are required to submit requests for appropriations to the City Manager by February 1. The City Manager uses these requests as the starting point for developing a proposed budget. The City Manager then presents the proposed budget to the City Council for review prior to June 30. The City Council is required to hold public hearings on the proposed budget and to adopt a final budget by no later than June 30, the close of the City of Antioch's fiscal year. At mid-period of the budget cycle, the City Council reviews the budget and makes adjustments as needed to the appropriations.

The appropriated budget is prepared by fund, function (e.g., public safety), and department (e.g., police). Department managers may make transfers of appropriations within a department. The level of budgetary control, that is, the level at which expenditures cannot legally exceed the appropriated amount, is established at the individual fund level. Expenditures above the appropriated amount require special approval of the City Council.

Local economy: Overall, the local economy is recovering after significant retraction since 2008. However, significant vacancies in some of the neighborhood shopping centers and the City's downtown business core persist. Positive activities include negotiations for a new tenant at the former Humphreys Restaurant location at the Antioch Marina. There is an increase in industrial real estate activity and a few new housing developments are at various stages of the entitlement process. The City has also launched the "Rivertown Revitalization Project" in a concentrated effort to revitalize the City's historic downtown and make it a destination for our residents for cultural events.

With the recent completion of the Highway 4 widening and the scheduled Spring 2018 opening of the BART station and trains that will connect Antioch and the Bay Area, this \$1.3B investment through the center of Antioch has positioned our community for strong economic development. The significantly widened highway, six new interchanges and the Highway 4 to Highway 160 connector bridges have created better access and visibility to Antioch's

numerous economic development opportunities. Whether the Northern Waterfront with deep water ports and rail, the Hillcrest Specific Plan area adjacent to BART, the Rivertown Business District set on the San Joaquin River with one-of-a-kind views, or the 2,500-acre Sand Creek focus area with planned residential communities and Mt. Diablo as a backdrop, every type of development opportunity can be found in Antioch. Offering a well qualified workforce of over 51,000 people, affordable housing and affordable rents for businesses and industry at the center of East Contra Costa County, Antioch is regaining its position as a regional destination and leader.

Water is one of our most valuable commodities and Antioch is fortunate to have pre-1914 water rights that allow us to divert 16M gallons of water from the San Joaquin River per day. Antioch is pursuing a desalination/brackish water plant that will provide a safe, reliable, and drought-proof source of water for our community. Because of mandatory rationing from the State during the most recent drought, the need for this type of drought-proof water supply will not only benefit Antioch residents and businesses, but new customers and industries that depend on an uninterrupted quality source of water.

Continued increases in property values and consumer spending are expected to continue throughout 2017. Projections show that job growth in the East Bay will drive the region's unemployment rate below 4% by the end of 2017. With the economy in Antioch and the East Bay improving overall, the upward price pressure on housing has continued to push from Silicon Valley and San Francisco through the inner Bay Area and the I-680 corridor toward Antioch, which is a good value in comparison to those areas. As housing prices and demand continues, the entitlement of over 1,200 residential lots and another 1,400 more in process is expected to produce new market rate housing. The health care industry continues to grow as Sutter Delta Hospital is making current expansions to their facility, Kaiser Permanente remains a regional health care leader and John Muir Health Care increases its presence in the region.

Over the long run, Antioch is well positioned to take advantage of a strong Bay Area economy that continues to move east.

Current period financial information: The City continues to emerge from the financial challenges of the recession. The City has experienced multiple years of declines in property tax and sales tax revenues, and increases in both of these sources of revenues in the last few years as the economy has turned around have helped the City build substantial General Fund reserves. Even though the City has increased its reserve, this does not mean there still is not work to be done to achieve balanced budgets in the foreseeable future. Finances have improved significantly with the passage of Measure C, a ½ cent sales tax passed in November 2013, and Measure O, an increase in the business license tax passed in 2014. Nevertheless, the City continues to face the task of bringing revenues in line with General Fund Budget expenditures as without the additional tax measures passed, the City is still not at pre-recession revenue levels. The City's steadfast goal continues to be the alignment of budgeted expenditures with the existing revenue stream, which will allow the City to provide a basic level of services and continue to maintain General Fund reserves that comply with City

Council policy.

Collection of revenues from Measure C, the seven year ½ cent increase in sales tax for City use, began on April 1, 2014 and has yielded \$19,889,565 since inception through June 30, 2017.

Collection of revenues from Measure O, the Business License Tax on residential landlords, began on January 1, 2015 and yielded \$2,416,815 in fiscal year 2017.

Long-term financial planning: Job development and expansion of the City's retail sales tax base are important factors for Antioch's economic health. With relatively modest increases in property taxes and sales taxes projected for the upcoming fiscal year, the City has continued its efforts to attract companies with high-paying jobs.

The City Council recognizes the importance of maintaining a serviceable network of local and regional roads. Like most cities in the state, Antioch is dependent on a combination of local, state and federal revenue to support that work. An analysis of the current condition of all roads in Antioch, along with a recommendation regarding the level at which the roads can be maintained in the long term, is an annual undertaking that maintains our eligibility for continued federal road-repair funding; in addition to federal funding, other funding sources are continually being reviewed and pursued when appropriate.

In addition to the City's roads, water processing and distribution facilities, sidewalks, parks, medians, trails, open space, sanitary sewers, storm water sewers, street lights, traffic signals, fiber optic cabling, marina, the Prewett Water Park and other public buildings provide the framework and infrastructure that contribute to Antioch's quality of life. The better-maintained and adequately sized they are, the greater the opportunity for commerce, health, recreation and mobility within the community. Budgets include contributions toward the maintenance of these facilities and staff continues to look for new opportunities for funding of maintenance and replacement of infrastructure.

The most fundamental expectation of any community is public safety for its people and their property. An adequately-staffed, well-trained and well-equipped police department is one of the keys to meeting that expectation. Historically, the Police Department has accounted for the most significant expenditure of General Fund revenues. The City is focused on hiring Police Officers to achieve the funded staffing level of 102 sworn officers. As of June 30th, the City had 96 sworn positions filled.

In addition to 2013's Measure C, the ½ cent sales tax increase for seven years, the voters of the City of Antioch passed Measure O in 2014, an update of the Business License Tax. Measure C is projected to bring in about \$7 million a year for its seven year life and has been allocated by the City Council to funding Police and Code Enforcement services and Measure O is projected to bring in about \$2 million a year to the General Fund. The City Council and staff have begun to strategize ways to further increase revenues and reduce or maintain expenditures in the General Fund in the next couple of years as Measure C is set to sunset in 2021. The impending sunset of Measure C creates the need to establish long-term,

sustainable sources of revenue that are locally-controlled, cannot be seized by the State, and can be invested directly in crime and blight reduction, as well as other quality of life initiatives for Antioch residents and businesses. The City will continue to aggressively focus on these strategies in the upcoming fiscal year.

Awards and Acknowledgements

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City of Antioch for its comprehensive annual financial report (CAFR) for the fiscal year ended June 30, 2016; this was the twenty-seventh consecutive year that our government has received this prestigious award. In order to be awarded a Certificate of Achievement, a government must publish an easily readable and efficiently organized CAFR report. This report must satisfy both generally accepted accounting principles and applicable legal requirements.

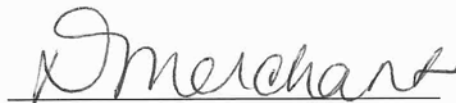
A Certificate of Achievement is valid for a period of one year only. We believe that our current CAFR continues to meet the Certificate of Achievement Program's requirements and we are submitting it to the GFOA to determine its eligibility for another certificate.

The preparation of this report would not have been possible without the efficient and dedicated services of the entire staff of the finance department, particularly Dawn Merchant and Jo Castro. I would like to express our appreciation to all members of the department who assisted and contributed to the preparation of this report. Credit also must be given to the Mayor and the City Council for their unfailing support for maintaining the highest standards of professionalism in the financial management of the City of Antioch.

Respectfully submitted,



Ron Bernal
City Manager



Dawn Merchant
Finance Director

**CITY OF ANTIOCH
COMPREHENSIVE ANNUAL FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED JUNE 30, 2017**

**ELECTED OFFICIALS AND
ADMINISTRATIVE PERSONNEL**

JUNE 30, 2017

ELECTED OFFICIALS

**Sean Wright, Mayor
Lamar Thorpe, Mayor Pro-Tem
Lori Ogorchock, Council Member
Monica E. Wilson, Council Member
Tony G. Tiscareno, Council Member
Donna Conley, City Treasurer
Arne Simonsen, City Clerk**

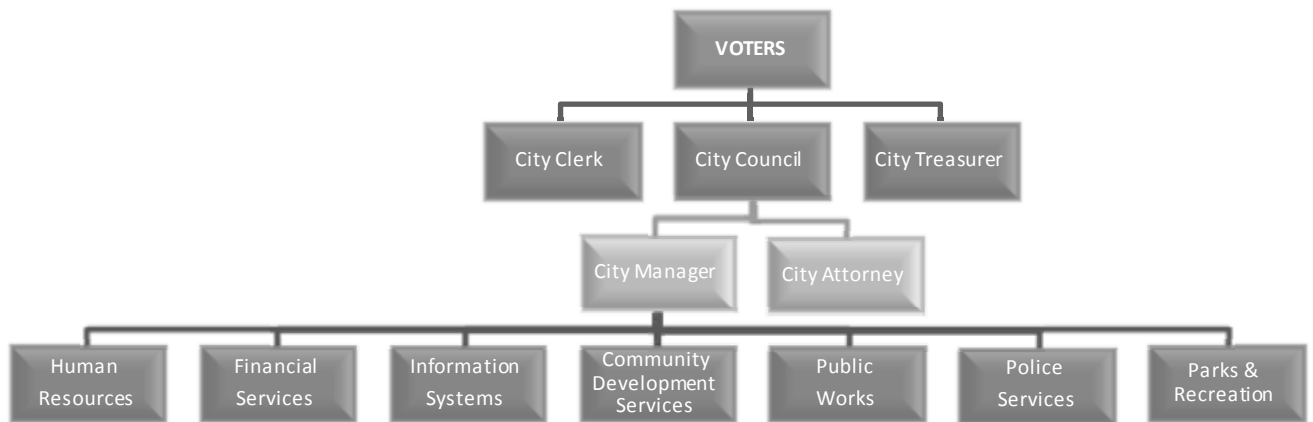
ADMINISTRATIVE PERSONNEL

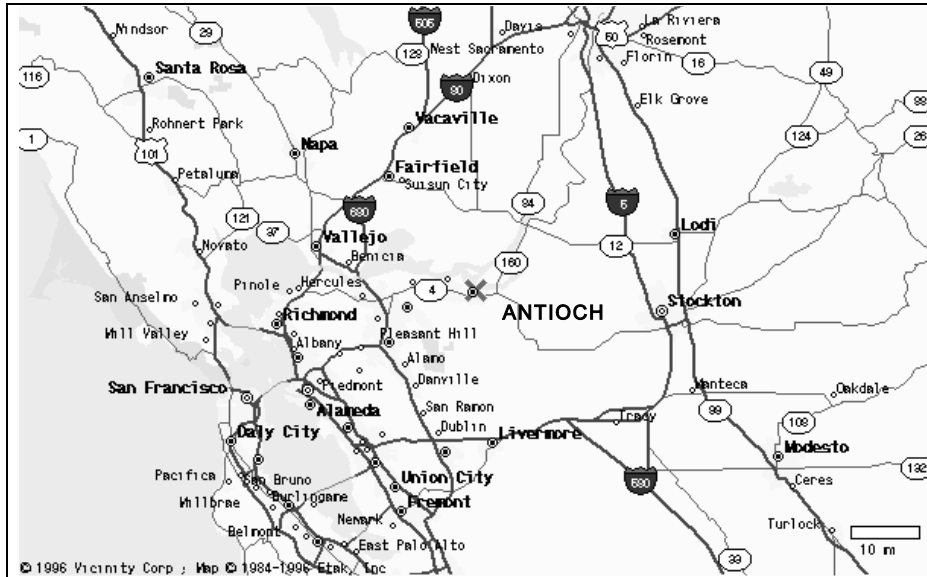
City Manager
City Attorney (Interim)
Chief of Police
Community Development Director
Finance Director
Administrative Services Director
Parks & Recreation Director
Information Services Director

Ron Bernal
Derek Cole
Tammany Brooks
Forrest Ebbs
Dawn Merchant
Nickie Mastay
Nancy Kaiser
Alan Barton

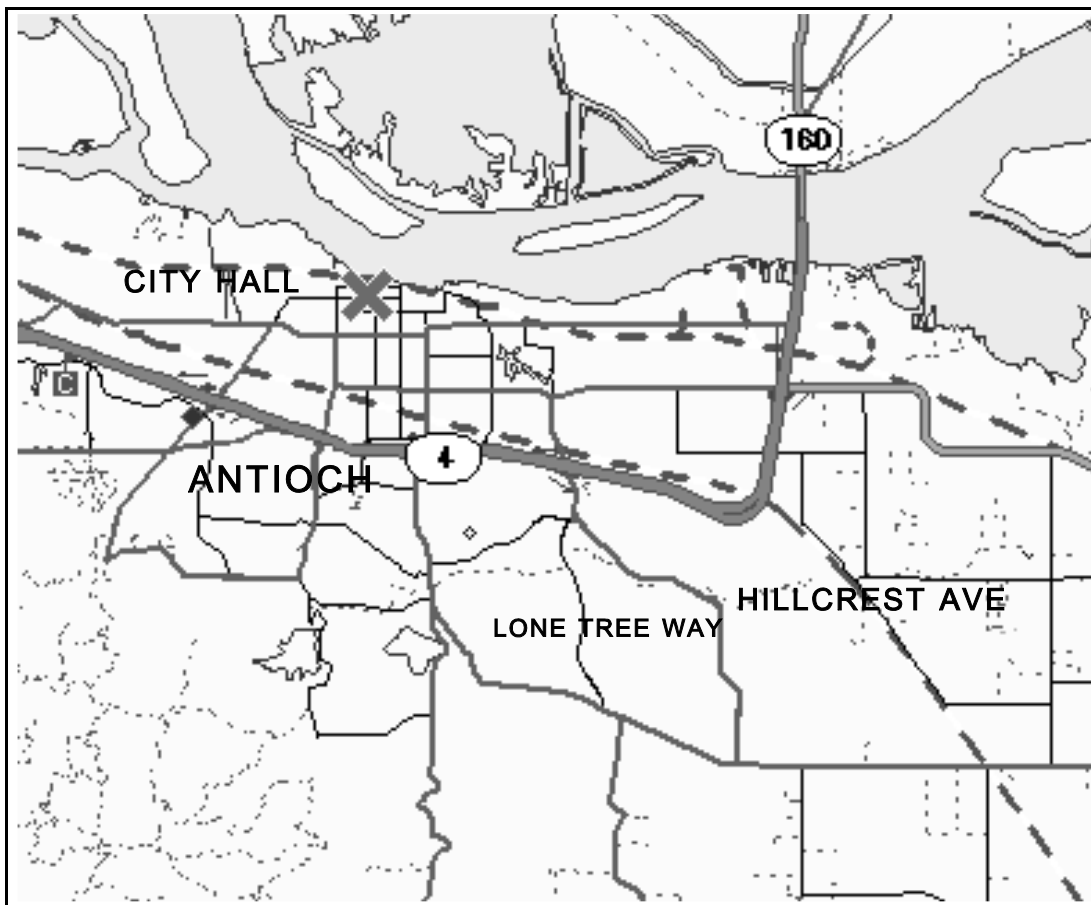
City of Antioch
Third & "H" Streets, P.O. Box 5007
Antioch, California 94531-5007
www.ci.antioch.ca.us

City of Antioch-Organization of City Government





Location Map



Area Map



Government Finance Officers Association

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

Presented to

**City of Antioch
California**

For its Comprehensive Annual
Financial Report
for the Fiscal Year Ended

June 30, 2016

Executive Director/CEO

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INDEPENDENT AUDITOR'S REPORT

To the Honorable Mayor and Members of the City Council
of the City of Antioch
Antioch, California

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Antioch, California (City), as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the City's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

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

Auditor's Responsibility

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

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

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

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City, as of June 30, 2017, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, pension required supplementary information, budgetary comparison information, and funded status of other post-employment benefit plans on pages 5-13 and 84-95 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The introductory section, combining and individual non-major fund financial statements, budget comparison information for non-major governmental funds, and statistical section are presented for purposes of additional analysis and are not a required part of the basic financial statements.

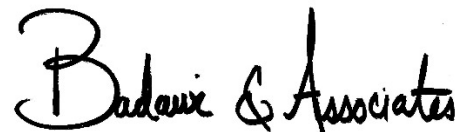
The combining non-major fund financial statements, individual non-major fund financial statements, and budget comparison information for non-major funds are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining nonmajor fund financial statements, individual nonmajor fund financial statements and budget comparison information for non-major governmental funds are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

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

To the Honorable Mayor and Members of the City Council
of the City of Antioch
Antioch, California
Page 3

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated December 20, 2017 on our consideration of City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering City's internal control over financial reporting and compliance.

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi & Associates
Certified Public Accountants
Oakland, California
December 20, 2017

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City of Antioch

Management's Discussion and Analysis

For the year ended June 30, 2017

As management of the City of Antioch, we offer readers of the City of Antioch's financial statements this narrative overview and analysis of the financial activities of the City of Antioch for the fiscal year ended June 30, 2017. We encourage readers to consider the information presented here in conjunction with additional information that we have furnished in our letter of transmittal, which can be found on pages **i-ix** of this report.

Financial Highlights

- The assets of the City of Antioch exceeded its liabilities at the close of the most recent fiscal year by \$503,379,495 (net position). Of this amount, \$2,402,706 (unrestricted) may be used to meet the government's ongoing obligations to citizens and creditors.
- The government's total net position increased by \$3,422,150. This was due mainly to the increase in property and sales tax revenues, water service charges and a decrease in expenses for the Water Enterprise Fund related to business-type activities.
- As of the close of the current fiscal year, the City of Antioch's governmental funds reported ending fund balances of \$75,655,712, an increase of \$8,831,427 in comparison with the prior year.
- At the end of the current fiscal year, unassigned fund balance for the General Fund was \$25,979,579 or 57% of total General Fund expenditures, and 49% of total General Fund revenues.
- The City of Antioch's current and other liabilities increased a total of \$19,721,532 mainly due to an increase in pension and OPEB obligations.
- The City of Antioch's total long-term obligations for governmental activities decreased by \$52,385 and total long-term obligations for business-type activities decreased by \$238,288 due to debt service payments.
- Deferred outflows of resources increased by \$11,278,145 for governmental activities and \$2,336,666 for business-type activities due to pension obligations.
- Deferred inflows of resources decreased by \$4,304,631 for governmental activities and \$1,008,576 for business type activities due to pension obligations.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the City of Antioch's basic financial statements. The City of Antioch's basic financial statements comprise three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-wide financial statements. The government-wide financial statements are designed to provide readers with a broad overview of the City of Antioch's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the City of Antioch's assets and liabilities, with the difference between the two reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City of Antioch is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this

City of Antioch

Management's Discussion and Analysis

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statement for some items that will only result in cash flows in future fiscal periods (e.g., uncollected taxes and earned but unused vacation leave).

Both of the government-wide financial statements distinguish functions of the City of Antioch that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities). The governmental activities of the City of Antioch include general government, public works, public safety, parks and recreation and community development. The business-type activities of the City of Antioch include water and sewer utilities; a marina and a water park facility.

The government-wide financial statements include not only the City of Antioch itself (known as the primary government), but also a legally separate public financing authority. Financial information for this component unit is blended with the financial information presented for the primary government itself. The government-wide financial statements can be found on pages **17-21** of this report.

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

Governmental funds. Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental funds financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

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

The City of Antioch maintains sixty-eight individual funds, some combined for reporting purposes. Information is presented separately in the governmental funds balance sheet and in the governmental funds statement of revenues, expenditures, and changes in fund balances for the General Fund and the Housing Successor Fund Special Revenue fund, both of which are considered to be major funds. Data from the other governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these non-major governmental funds is provided in the form of combining statements elsewhere in this report.

The governmental fund financial statements can be found on pages **25-29** of this report.

The City of Antioch adopts an annual appropriated budget for all its funds. A budgetary comparison schedule has been provided for the General Fund and major special revenue funds to demonstrate compliance with this budget.

Proprietary funds. The City of Antioch maintains two different types of proprietary funds. Enterprise funds are used to report the same functions presented as business-type activities in the government-wide financial

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statements. The City of Antioch uses enterprise funds to account for its Water, Sewer, Marina and Prewett Water Park funds. Internal service funds are an accounting device used to accumulate and allocate costs internally among the City of Antioch's various functions. The City of Antioch uses internal service funds to account for its vehicle repair and replacement, office equipment replacement, and loss control functions. Because all of these services predominantly benefit governmental rather than business-type functions, they have been included within governmental activities in the government-wide financial statements.

Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The proprietary fund financial statements provide separate information for the Water, Sewer, Marina and Prewett Water Park funds. The Water, Sewer, Marina and Prewett Water Park funds are considered to be major funds of the City of Antioch. All internal service funds are combined into a single, aggregated presentation in the proprietary fund financial statements. Individual fund data for the internal service funds is provided in the form of combining statements elsewhere in this report.

The proprietary fund financial statements can be found on pages **31-34** of this report.

Fiduciary funds. Fiduciary funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of those funds are not available to support the City of Antioch's own programs. The accounting used for fiduciary funds is much like that used for proprietary funds.

The fiduciary fund financial statements can be found on page **35-37** of this report.

Notes to the basic financial statements. The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found on pages **39-81** of this report.

Government-wide Financial Analysis

As noted earlier, net position may serve over time as a useful indicator of a government's financial position. In the case of the City of Antioch, assets exceeded liabilities by \$503,379,495 at the close of the most recent fiscal year.

By far the largest portion of the City of Antioch's net position (92%) reflects its investment in capital assets (e.g., infrastructure (including water and sewer pipes), land, structures and improvements and equipment), less any related debt used to acquire those assets that are still outstanding. The City of Antioch uses these capital assets to provide services to citizens; consequently, these assets are *not* available for future spending. Although the City of Antioch's investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources since the capital assets themselves cannot be used to liquidate these liabilities.

City of Antioch
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For the year ended June 30, 2017

	Governmental Activities		Business-type Activities		TOTAL	
	2017	2016	2017	2016	2017	2016
Current and other assets	\$ 93,547,445	\$ 83,771,504	\$ 58,242,020	\$ 53,690,158	\$ 151,789,465	\$ 137,461,662
Capital assets	318,260,834	329,241,131	151,984,328	151,406,843	470,245,162	480,647,974
Total assets	411,808,279	413,012,635	210,226,348	205,097,001	622,034,627	618,109,636
Deferred outflows of resources	19,753,926	8,475,781	3,647,330	1,310,664	23,401,256	9,786,445
Current and other liabilities	103,294,958	86,367,763	20,985,308	18,190,971	124,280,266	104,558,734
Long-term obligations	8,750,534	8,802,919	6,707,478	6,945,766	15,458,012	15,748,685
Total liabilities	112,045,492	95,170,682	27,692,786	25,136,737	139,738,278	120,307,419
Deferred inflows of resources	2,171,905	6,476,536	146,205	1,154,781	2,318,110	7,631,317
Net position:						
Net investment in						
capital assets	312,205,752	323,131,964	149,447,604	148,728,779	461,653,356	471,860,743
Restricted	39,323,433	37,657,344	-	-	39,323,433	37,657,344
Unrestricted	(34,184,377)	(40,948,110)	36,587,083	31,387,368	2,402,706	(9,560,742)
Total net position	\$ 317,344,808	\$ 319,841,198	\$ 186,034,687	\$ 180,116,147	\$ 503,379,495	\$ 499,957,345

An additional portion of the City of Antioch's net position (8%) represents resources that are subject to external restrictions on how they may be used. The remaining balance of *unrestricted net position*, \$2,402,706, may be used to meet the government's ongoing obligations to citizens and creditors. The amount related to governmental activities is negative in the amount of (\$34,184,377) due to GASB Statement No. 68 requiring the recognition of the City's net pension liability. The City implemented this statement in fiscal year 2015.

The government's total net position increased by \$3,422,150. Of this, \$2,496,390 represents a decrease in governmental activities due mainly to an increase in Public Safety expenditures. A major factor to the increase of \$5,918,540 in net position of business type activities was due to an increase in Water Enterprise Fund current charges for services. At the end of the current fiscal year, the City of Antioch is able to report positive balances in two categories of net position, for the government as a whole, and all three categories for its business-type activities.

Under GASB 68, the City recognizes deferred outflows of resources, deferred inflows of resources, pension expense and net pension liability for the Miscellaneous and Safety pension plans administered through the California Public Employees Retirement System (CalPERS) and a Police Supplementary Retirement plan administered through the Public Agency Retirement System (PARS). The implementation of this statement has created a negative balance of unrestricted net position for governmental activities with the recognition of \$83,138,636 in net pension liability for governmental activities.

Current and other assets increased by \$14,327,803 primarily due to increases in cash and investment balances and accounts receivable. This is mainly due to increased current service charges in the Water Enterprise fund, increased property and sales taxes in the General Fund and a \$1,234,728 receivable in annual Measure J street funds in the Measure J Special Revenue fund which was received before year end in the prior fiscal year.

Current and other liabilities increased by \$19,721,532 due mainly to an increase in the net pension liability and an increase in the net OPEB obligation.

Deferred outflows of resources increased \$13,614,811 and deferred inflows decreased \$5,313,207 due to pension obligation activity.

Long-term obligations decreased by \$290,673 due mainly to scheduled debt service payments.

City of Antioch

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Governmental and Business-Type Activities. Governmental activities decreased the City of Antioch's net position by \$2,496,390. There was an increase of \$5,918,540 in net position reported in connection with the City of Antioch's business-type activities.

CHANGE IN NET POSITION

	Governmental Activities		Business-type Activities		TOTAL	
	2017	2016	2017	2016	2017	2016
Revenue:						
Program revenues:						
Charges for services	\$ 8,748,735	\$ 7,582,623	\$ 36,932,294	\$ 32,788,173	\$ 45,681,029	\$ 40,370,796
Operating grants and contributions	4,801,398	5,514,980	-	-	4,801,398	5,514,980
Capital grants and contributions	2,233,315	2,324,444	683,190	2,402,956	2,916,505	4,727,400
General revenues:						
Property tax	18,630,843	16,796,472	-	-	18,630,843	16,796,472
Sales tax	19,999,886	19,924,740	-	-	19,999,886	19,924,740
Franchise	4,767,213	4,616,063	-	-	4,767,213	4,616,063
Other	10,728,831	10,583,315	528,554	732,399	11,257,385	11,315,714
Total revenues	69,910,221	67,342,637	38,144,038	35,923,528	108,054,259	103,266,165
Expenses:						
General government	3,413,887	8,115,505	-	-	3,413,887	8,115,505
Public works	18,854,257	17,182,144	-	-	18,854,257	17,182,144
Public safety	40,083,795	31,560,735	-	-	40,083,795	31,560,735
Parks and recreation	5,295,336	4,264,053	-	-	5,295,336	4,264,053
Community development	4,273,187	2,942,461	-	-	4,273,187	2,942,461
Interest on long-term debt	197,882	261,653	-	-	197,882	261,653
Water	-	-	24,457,466	22,334,168	24,457,466	22,334,168
Sewer	-	-	5,862,714	5,528,283	5,862,714	5,528,283
Marina	-	-	1,026,304	1,108,139	1,026,304	1,108,139
Prewett Water Park	-	-	2,167,281	2,024,309	2,167,281	2,024,309
Total expenses	72,118,344	64,326,551	33,513,765	30,994,899	105,632,109	95,321,450
Increase in net position-before transfers and extraordinary items	(2,208,123)	3,016,086	4,630,273	4,928,629	2,422,150	7,944,715
Special items	1,000,000	1,466,666	-	-	1,000,000	1,466,666
Transfers	(1,288,267)	(317,102)	1,288,267	317,102	-	-
Increase (decrease) in net position	(2,496,390)	4,165,650	5,918,540	5,245,731	3,422,150	9,411,381
Net position - July 1	319,841,198	315,675,548	180,116,147	174,870,416	499,957,345	490,545,964
Net position - June 30	\$ 317,344,808	\$ 319,841,198	\$ 186,034,687	\$ 180,116,147	\$ 503,379,495	\$ 499,957,345

Governmental activities. General Fund property tax revenues increased due to a higher assessed valuation. Operating grants and contributions decreased mainly due to less projects funded with grants than prior year.

Business-type activities. Business-type activities increased the City of Antioch's net position by \$5,918,540 accounting for growth in the government's net position. The increase was mainly attributable to an increase in water service charges.

Financial Analysis of the Government's Funds

As noted earlier, the City of Antioch uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds. The focus of the City of Antioch's *governmental funds* is to provide information on near-term inflows, outflows, and balances of *spendable* resources. Such information is useful in assessing the City of Antioch's financing requirements. In particular, *unassigned fund balance* may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

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As of the end of the current fiscal year, the City of Antioch's governmental funds reported combined ending fund balances of \$75,655,712, an increase of \$8,831,427 in comparison with the prior year. About 34% of this total amount, \$25,979,579, constitutes *unassigned fund balance*, which is available for spending at the government's discretion. The remainder of fund balance is segregated into the following components: 1) *nonspendable* to indicate that it is not available for new spending because of its form (\$369,379) 2) *restricted* to indicate restrictions on use imposed by external parties, including enabling legislation (\$37,601,711) 3) *committed* to indicate restrictions on use as approved by the City Council (\$7,175,902), or 4) *assigned* for a variety of other purposes (\$4,529,141).

The following table presents the amount of revenues from various sources as well as increases or decreases from the prior year.

Revenues Classified by Source
Governmental Funds

Revenue by Source	FY 2016/2017		FY 2015/2016		Increase (Decrease)	
	Amount	Percent of Total	Amount	Percent of Total	Amount	Percent Change
Taxes	\$ 49,569,328	73.0%	\$ 47,414,782	69.9%	\$ 2,154,546	4.5 %
Licenses and permits	1,243,093	1.8%	1,149,614	1.7%	93,479	8.1 %
Fines and penalties	271,578	0.4%	190,960	0.3%	80,618	42.2 %
Investment income and rentals	1,404,243	2.1%	1,761,733	2.6%	(357,490)	(20.3)%
Revenue from other agencies	3,344,537	4.9%	4,689,882	6.9%	(1,345,345)	(28.7)%
Current service charges	5,747,888	8.5%	11,518,338	17.0%	(5,770,450)	(50.1)%
Special assessment revenue	2,978,372	4.4%	2,993,631	4.4%	(15,259)	(0.5)%
Other	3,300,993	4.9%	3,472,193	5.1%	(171,200)	(4.9)%
Total	\$ 67,860,032	100.0%	\$ 73,191,133	107.9%	\$ (5,331,101)	-7.3%

The following provides an explanation of revenues by source that changed significantly over the prior year.

- Taxes increased due to a higher property assessed valuation, increase in unitary taxes due to a tax sharing agreement, and an increase in business license tax collections under the City's residential landlord tax passed under Measure O.
- Fines and penalties increased due to an increase in vehicle code fines collected.
- Revenue from other agencies decreased significantly due to not receiving an allocation of Measure J funding during fiscal year 2017 during the measurable and available period. The City received approximately \$1.5M last fiscal year, which is in governmental deferred inflows in this fiscal year.
- Current service charges decreased due to a change in accounting for the City's cost allocation plan. In prior year, costs for internal services under this plan were reflected as service charges and this was changed in fiscal year 2017 to accurately reflect as a reduction in cost of the servicing departments.

The following table presents the amount of expenditures by function as well as increases or decreases from the prior year.

City of Antioch
Management's Discussion and Analysis
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Expenditures by Function
Governmental Funds

Expenditures by Function	FY 2016/2017		FY 2015/2016		Increase (Decrease)	
	Amount	Percent of Total	Amount	Percent of Total	Amount	Percent Change
Current						
General government	\$ 2,079,224	3.4%	\$ 8,622,614	14.3%	\$ (6,543,390)	(75.89%)
Public works	10,186,226	16.9%	10,593,166	17.6%	(406,940)	(3.84%)
Public safety	36,947,175	61.3%	34,989,201	58.0%	1,957,974	5.6%
Parks and recreation	4,000,553	6.6%	3,710,999	6.2%	289,554	7.8%
Community development	4,313,748	7.2%	3,778,339	6.3%	535,409	14.2%
Capital outlay	1,893,731	3.1%	3,626,834	6.0%	(1,733,103)	(47.79%)
Debt service	875,229	1.5%	874,975	1.5%	254	0.0%
Total	<u>\$ 60,295,886</u>	<u>100.0%</u>	<u>\$ 66,196,128</u>	<u>109.8%</u>	<u>\$ (5,900,242)</u>	<u>(8.91%)</u>

The following provides an explanation of the expenditures by function that changed significantly over the prior year.

- General government expenditures decreased due to a change in accounting for the City's cost allocation plan. In prior year, costs for internal services under this plan were reflected as service charges and this was changed in fiscal year 2017 to accurately reflect as a reduction in cost of the servicing departments.
- Community development expenditures increased mainly due increased Code Enforcement expenditures.
- Capital outlay expenditures decreased mainly due to fewer capital projects completed in the current year.

The General Fund is the chief operating fund of the City of Antioch. At the end of the current fiscal year, unassigned fund balance of the General Fund was \$25,979,579, while total fund balance was \$31,015,217. As a measure of the General Fund's liquidity, it may be useful to compare both unassigned fund balance and total fund balance to total fund expenditures. Unassigned fund balance represents 57% of total General Fund expenditures, while total fund balance represents 68%.

The fund balance of the City of Antioch's General Fund increased by \$8,110,788 during the current fiscal year mainly due to the net effect of an increase in property tax and business license tax coupled with significant expenditure budget savings from personnel costs from vacancies and projects not completed or started as anticipated.

The fund balance of the Housing Successor Fund increased by \$175,480 during the current fiscal year due to loan repayments received.

Proprietary funds. The City of Antioch's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail.

Unrestricted net position of the Water Fund at the end of the year amounted to \$28,649,388 and those of the Sewer Fund amounted to \$10,340,405. Unrestricted net position of the Marina Fund at the end of the year amounted to \$8,550 and unrestricted net position of the Prewett Water Park Fund amounted to (\$699,725).

- Water Fund total net position increased \$5,758,962 during the current fiscal year, which is mainly due to an increase in charges for services.
- Sewer Fund total net position decreased \$648,949 during the current fiscal year, which is mainly due to an increase in personnel costs.

City of Antioch

Management's Discussion and Analysis

For the year ended June 30, 2017

- Marina Fund total net position decreased \$468,801 during the current fiscal year, which is mainly due to depreciation expense.

Other factors concerning the finances of these four funds have already been addressed in the discussion of the City of Antioch's business-type activities.

General Fund Budgetary Highlights

Differences between the final amended budget and the actual results resulted in \$981,181 higher revenues than projected and \$4,088,277 variance from appropriations and can be briefly summarized as follows:

- \$449,728 more in property, sales and business license taxes than projected.
- \$161,288 more in state mandated reimbursements and grant reimbursements than anticipated.
- \$224,183 more in miscellaneous revenues than anticipated.
- \$2,198,767 in salary savings among all General Fund departments due to vacancies.
- \$648,674 contractual savings for street and park maintenance work.
- \$233,202 savings for grant expenditures budgeted which will now not occur until next fiscal year.
- Approximately \$1,000,000 in savings for various projects or purchases that did not occur in the fiscal year as anticipated.

Capital Asset and Debt Administration

Capital assets. The City of Antioch's investment in capital assets for its governmental and business-type activities as of June 30, 2017, amounts to \$470,245,162 (net of accumulated depreciation). This investment in capital assets includes land, infrastructure (including water and sewer pipes), structures and improvements, and equipment. The total net decrease in the City of Antioch's investment in capital assets for the current fiscal year was \$10,402,812.

Major capital asset events during the current fiscal year included the following:

- A variety of street and other construction projects such as the West Antioch Creek Channel improvements and Northeast Annexation improvements made construction in progress for governmental activities as of the end of the current fiscal year reach \$1,493,088.
- Various system additions and improvements were completed in the Water, Sewer, Marina and Prewett Water Park funds at a cost of \$4,043,735. Work continued on water and sewer system improvement projects causing construction in progress for business type activities to be \$3,185,087 as of the end of the current fiscal year.

For government-wide financial statement presentation, all depreciable capital assets were depreciated from acquisition date to the end of the current fiscal year. Fund financial statements record capital asset purchases as expenditures.

Capital assets for the governmental and business-type activities are presented below to illustrate changes from the prior year.

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For the year ended June 30, 2017

	Governmental Activities		Business-type Activities		Total		Increase/ Decrease
	2017	2016	2017	2016	2017	2015	
Land	\$ 13,421,504	\$ 13,421,504	\$ 3,558,467	\$ 3,558,467	\$ 16,979,971	\$ 16,979,971	\$ -
Construction in Progress	1,493,088	4,252,213	3,185,087	1,705,447	4,678,175	5,957,660	(1,279,485)
Infrastructure	242,733,643	251,347,487	101,793,114	102,596,340	344,526,757	353,943,827	(9,417,070)
Structures and Improvements	55,123,309	54,547,136	40,747,376	42,752,947	95,870,685	97,300,083	(1,429,398)
Equipment	5,489,290	5,672,791	2,700,284	793,641	8,189,574	6,466,432	1,723,142
Total	\$ 318,260,834	\$ 329,241,131	\$ 151,984,328	\$ 151,406,842	\$ 470,245,162	\$ 480,647,973	\$ (10,402,811)

Construction Commitments. Among the significant construction commitments were \$1,424,134 towards West Antioch Creek Channel improvements, \$1,050,421 towards the Sewer Trenchless Rehabilitation project, and \$1,126,343 towards Water Treatment Plant improvements.

Additional information on the City of Antioch's capital assets can be found in Note 8 on page 54.

Long-term debt. At the end of the current fiscal year, the City had total debt outstanding of \$11,345,501. Of this amount, \$3,525,000 represents bonds secured solely by specified revenue sources (i.e., revenue bonds), \$2,733,938 represents loans payable, \$3,528,271 represents a long term payable and \$1,558,291 represents leases payable.

The City of Antioch's total long-term obligations for governmental activities decreased by \$52,385 and total long-term obligations for business-type activities decreased by \$138,288 due to scheduled debt service payments during the current fiscal year.

State statutes limit the amount of general obligation debt a governmental entity may issue to 15% of its total assessed valuation. The current debt limitation for the City of Antioch is \$1,551,247,431. The City of Antioch has no outstanding general obligation debt.

Additional information on the City's long-term debt can be found in Note 9 on pages 55-58 of this report.

Economic Factors and Next Year's Budget

- The unemployment rate for the City of Antioch was 6.8% at June 30th. This is higher than the state's average unemployment rate of 5.7% and higher than the national average rate of 4.9%
- Assessed values in the City have increased approximately 6% for the 2017-18 tax year.
- Sales taxes are projected to increase 4% over the prior year.

All of these factors were considered in preparing the City of Antioch's budget for the 2017-2018 fiscal year.

During the current fiscal year, General Fund fund balance increased by \$8,110,788. The City of Antioch has appropriated \$1,270,101 of General Fund assigned fund balance for spending in the 2017-2018 fiscal year budget. Additionally, \$2,947,925 represents unspent Measure C funds that are committed to the Police Department.

Requests for Information

This financial report is designed to provide a general overview of the City of Antioch's finances for all those with an interest in the government's finances. Questions concerning any of the information provided in this report, financial statements for the Antioch Public Financing Authority, or requests for additional financial information should be addressed to the Office of the Finance Director, City of Antioch, P. O. Box 5007, Antioch, CA 94531-5007.

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BASIC FINANCIAL STATEMENTS

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GOVERNMENT-WIDE FINANCIAL STATEMENTS

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City of Antioch
Statement of Net Position
June 30, 2017

	Primary Government		
	Governmental Activities	Business-Type Activities	Total
ASSETS			
Cash and investments	\$ 56,978,795	\$ 54,796,385	\$ 111,775,180
Receivables (net):			
Accounts	4,074,512	4,779,594	8,854,106
Taxes	4,912,742	-	4,912,742
Interest	246,223	-	246,223
Materials, parts and supplies	191,739	276,426	468,165
Internal balances	1,711,535	(1,711,535)	-
Prepaid items	390,432	101,150	491,582
Restricted cash and investments, held by fiscal agents	25	-	25
Loans receivable, net	21,599,796	-	21,599,796
Due from Successor Agency Trust	2,537,847	-	2,537,847
Net OPEB asset	903,799	-	903,799
Capital assets:			
Nondepreciable	14,914,592	6,743,554	21,658,146
Depreciable, net	303,346,242	145,240,774	448,587,016
Total assets	411,808,279	210,226,348	622,034,627
DEFERRED OUTFLOWS OF RESOURCES			
Deferred loss on refunding	102,544	-	102,544
Pension related amounts	12,145,716	2,151,548	14,297,264
Contributions to pension plan subsequent to the measurement date	7,505,666	1,495,782	9,001,448
Total deferred outflows of resources	19,753,926	3,647,330	23,401,256
LIABILITIES			
Accounts payable	1,895,878	1,846,947	3,742,825
Accrued payroll	445,671	127,641	573,312
Interest payable	26,908	104,640	131,548
Deposits	5,261,801	316,384	5,578,185
Unearned revenue	55,006	-	55,006
Long-term obligations:			
Due within one year	1,511,581	444,248	1,955,829
Due beyond one year	7,238,953	6,263,230	13,502,183
Net pension liability	83,138,636	18,589,696	101,728,332
Net OPEB obligation	12,471,058	-	12,471,058
Total liabilities	112,045,492	27,692,786	139,738,278
DEFERRED INFLOWS OF RESOURCES			
Pension related amounts	2,171,905	146,205	2,318,110
Total deferred inflows of resources	2,171,905	146,205	2,318,110
NET POSITION			
Net investment in capital assets	312,205,752	149,447,604	461,653,356
Restricted for:			
Debt service	302	-	302
Housing	26,164,918	-	26,164,918
Public safety	388,289	-	388,289
Public and capital facilities	465,390	-	465,390
Roads	8,886,033	-	8,886,033
Landscape maintenance and tidelands protection	1,596,492	-	1,596,492
Community services	1,822,009	-	1,822,009
Total restricted	39,323,433	-	39,323,433
Unrestricted	(34,184,377)	36,587,083	2,402,706
Total net position	\$ 317,344,808	\$ 186,034,687	\$ 503,379,495

See accompanying notes to the basic financial statements.

City of Antioch
Statement of Activities
For the Fiscal Year Ended June 30, 2017

Functions / Programs	Expenses	Program Revenues		
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions
Primary government:				
General government	\$ 3,413,887	\$ 311,518	\$ 146,436	\$ -
Public works	18,854,257	4,339,525	2,188,222	2,233,315
Public safety	40,083,795	1,311,511	1,465,251	-
Parks and recreation	5,295,336	720,871	20,910	-
Community development	4,273,187	2,065,310	980,579	-
Interest on long-term liabilities	197,882	-	-	-
Total governmental activities	\$ 72,118,344	\$ 8,748,735	\$ 4,801,398	\$ 2,233,315
Business-type activities:				
Water	24,457,466	29,814,917	-	390,088
Sewer	5,862,714	5,754,703	-	293,102
Marina	1,026,304	516,197	-	-
Prewett Water Park	2,167,281	846,477	-	-
Total business-type activities	33,513,765	36,932,294	-	683,190
Total primary government	\$ 105,632,109	\$ 45,681,029	\$ 4,801,398	\$ 2,916,505

General Revenues:

- Taxes:
 - Property taxes
 - Transient lodging tax
 - Franchise
 - Business license taxes based on gross receipts
 - Property transfer taxes
 - Sales and use tax
 - Motor vehicle in lieu
 - Park in lieu
 - Investment income not restricted to specific programs
 - Other
- Transfers
 - Total general revenues and transfers**
 - Special items - Successor Agency contribution**
 - Change in net position**
 - Net position - beginning of year**
 - Net position - end of year**

Net (Expense) Revenue
and Changes in Net Position

Governmental Activities	Business-Type Activities	Total
\$ (2,955,933)	\$ -	\$ (2,955,933)
(10,093,195)	-	(10,093,195)
(37,307,033)	-	(37,307,033)
(4,553,555)	-	(4,553,555)
(1,227,298)	-	(1,227,298)
(197,882)	-	(197,882)
<u>\$ (56,334,896)</u>	<u>\$ -</u>	<u>(56,334,896)</u>
-	5,747,539	5,747,539
-	185,091	185,091
-	(510,107)	(510,107)
-	(1,320,804)	(1,320,804)
-	4,101,719	4,101,719
<u>(56,334,896)</u>	<u>4,101,719</u>	<u>(52,233,177)</u>
18,630,843	-	18,630,843
178,055	-	178,055
4,767,213	-	4,767,213
3,915,933	-	3,915,933
443,102	-	443,102
19,999,886	-	19,999,886
50,608	-	50,608
142,268	-	142,268
1,420,465	182,574	1,603,039
4,578,400	345,980	4,924,380
(1,288,267)	1,288,267	-
<u>52,838,506</u>	<u>1,816,821</u>	<u>54,655,327</u>
1,000,000	-	1,000,000
(2,496,390)	5,918,540	3,422,150
319,841,198	180,116,147	499,957,345
<u>\$ 317,344,808</u>	<u>\$ 186,034,687</u>	<u>\$ 503,379,495</u>

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MAJOR GOVERNMENTAL FUNDS

General Fund - The General Fund is used to account for all of the general revenues of the City not specifically levied or collected for other City funds and the related expenditures. The General Fund accounts for all financial resources of the City which are not accounted for in another fund. For the City, the General Fund includes such activities as general government, public works, public safety, parks and recreation and community development.

Housing Successor Fund - This fund was established to account for the administration of housing assets transferred by the former Antioch Development Agency to the City as Housing Successor.

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GOVERNMENTAL FUND FINANCIAL STATEMENTS

City of Antioch
Balance Sheet
Governmental Funds
June 30, 2017

	General Fund	Housing Successor Special Revenue Fund	Non-major Governmental Funds	Total
ASSETS				
Cash and investments	\$ 29,032,274	\$ 1,686,256	\$ 21,045,935	\$ 51,764,465
Receivables (net):				
Accounts	763,249	-	3,303,069	4,066,318
Taxes	4,312,487	-	600,255	4,912,742
Interest	246,223	-	-	246,223
Due from other funds	1,260,905	-	-	1,260,905
Prepaid items	217,752	17,852	131,336	366,940
Restricted cash and investments	-	-	25	25
Loans receivable	-	15,230,707	6,369,089	21,599,796
Due from Successor Agency Trust	-	2,537,847	-	2,537,847
Total assets	\$ 35,832,890	\$ 19,472,662	\$ 31,449,709	\$ 86,755,261
LIABILITIES				
Accounts payable	\$ 1,181,019	\$ 29,529	\$ 580,892	\$ 1,791,440
Accrued payroll	392,519	-	37,136	429,655
Deposits	2,617,933	-	2,643,868	5,261,801
Due to other funds	-	-	1,260,905	1,260,905
Unearned revenue	-	-	55,006	55,006
Total liabilities	4,191,471	29,529	4,577,807	8,798,807
DEFERRED INFLOWS OF RESOURCES				
Unavailable sales tax receipts	553,834	-	-	553,834
Unavailable sales tax - Public Safety	50,700	-	-	50,700
Unavailable Measure J receipts	-	-	1,234,728	1,234,728
Unavailable Suppl Law Enforcement receipts	-	-	68,575	68,575
Unavailable grant receipts	21,668	-	371,237	392,905
Total deferred inflows of resources	626,202	-	1,674,540	2,300,742
FUND BALANCES				
Nonspendable	219,902	17,852	131,625	369,379
Restricted	-	19,425,281	18,176,430	37,601,711
Committed	3,545,635	-	3,630,267	7,175,902
Assigned	1,270,101	-	3,259,040	4,529,141
Unassigned	25,979,579	-	-	25,979,579
Total fund balances	31,015,217	19,443,133	25,197,362	75,655,712
Total liabilities, deferred inflows of resources and fund balances	\$ 35,832,890	\$ 19,472,662	\$ 31,449,709	\$ 86,755,261

City of Antioch
Reconciliation of the Governmental Funds Balance Sheet to the
Government-Wide Statement of Net Position - Governmental Activities
June 30, 2017

Fund Balances - Total Governmental Funds	\$ 75,655,712
Amounts reported for governmental activities in the Statement of Net Position were different because:	
Capital assets used in governmental activities are not current financial resources. Therefore they were not reported in the Governmental Funds Balance Sheet. Capital assets, net of Internal Service Funds assets \$2,280,869	<u>315,979,965</u>
Revenues received that are measurable but unavailable are recorded as deferred inflows in the fund financial statements	<u>2,300,742</u>
Loss on refundings for long-term debt are deferred outflows of resources on the Statement of Net Position	<u>102,544</u>
Contributions to the pension plan subsequent to the measurement date in the current fiscal year are deferred outflows of resources on the Statement of Net Position	<u>7,505,666</u>
Net OPEB assets of governmental activities are not current financial resources. Therefore they are not reported in the Governmental Funds Balance Sheet.	<u>903,799</u>
Internal service funds are used by management to charge the costs of vehicle repair and maintenance, stores, office equipment and replacement, and post employment medical benefits to individual funds. The assets and liabilities are included in governmental activities in the statement of net position.	<u>9,130,349</u>
Certain liabilities, including bonds payable, are not due and payable in the current period and therefore are not reported in the governmental fund financial statements:	
Long-term debt:	
Due in one year, net of internal service funds liability of \$17,935	(1,493,646)
Due in more than one year, net of internal service funds liability of \$161,421	(7,077,532)
Net OPEB obligation	(12,471,058)
Net pension liability	(83,138,636)
Pension related amounts	9,973,811
Accrued interest payable	<u>(26,908)</u>
Total long-term liabilities	<u>(94,233,969)</u>
 Net Position of Governmental Activities	 \$ 317,344,808

See accompanying notes to the basic financial statements.

City of Antioch
Statement of Revenues, Expenditures and Changes in Fund Balances
Governmental Funds
For the Fiscal Year Ended June 30, 2017

	General Fund	Housing Successor Special Revenue Fund	Non-major Governmental Funds	Total
REVENUES:				
Taxes	\$ 45,234,543	\$ -	\$ 4,334,785	\$ 49,569,328
Licenses & permits	1,243,093	-	-	1,243,093
Fines and penalties	160,564	-	111,014	271,578
Investment income and rentals	559,693	6,035	838,515	1,404,243
Revenue from other agencies	1,237,450	-	2,107,087	3,344,537
Current service charges	2,009,228	-	3,738,660	5,747,888
Special assessment revenue	-	-	2,978,372	2,978,372
Other	2,409,693	379,072	512,228	3,300,993
Total revenues	52,854,264	385,107	14,620,661	67,860,032
EXPENDITURES:				
Current:				
General government	928,283	-	1,150,941	2,079,224
Public works	6,027,009	-	4,159,217	10,186,226
Public safety	35,460,038	-	1,487,137	36,947,175
Parks and recreation	-	-	4,000,553	4,000,553
Community development	2,995,742	209,627	1,108,379	4,313,748
Capital outlay	471,930	-	1,421,801	1,893,731
Debt service:				
Principal retirement	-	-	621,747	621,747
Interest and fiscal charges	-	-	253,482	253,482
Total expenditures	45,883,002	209,627	14,203,257	60,295,886
REVENUES OVER (UNDER) EXPENDITURES	6,971,262	175,480	417,404	7,564,146
OTHER FINANCING SOURCES (USES):				
Transfers in	3,780,876	-	4,307,751	8,088,627
Transfers (out)	(2,641,350)	-	(5,179,996)	(7,821,346)
Total other financing sources (uses)	1,139,526	-	(872,245)	267,281
SPECIAL ITEMS:				
Successor Agency contribution	-	-	1,000,000	1,000,000
Net change in fund balances	8,110,788	175,480	545,159	8,831,427
FUND BALANCES:				
Beginning of year	22,904,429	19,267,653	24,652,203	66,824,285
End of year	<u>\$ 31,015,217</u>	<u>\$ 19,443,133</u>	<u>\$ 25,197,362</u>	<u>\$ 75,655,712</u>

See accompanying notes to the basic financial statements.

City of Antioch

Reconciliation of the Statement of Revenues, Expenditures, and Changes in Fund Balances of Governmental Funds to the Government-Wide Statement of Activities - Governmental Activities For the Fiscal Year Ended June 30, 2017

Net Change in Fund Balances - Total Governmental Funds	\$ 8,831,427
Amounts reported for governmental activities in the Statement of Activities are different because:	
Governmental funds report acquisition of capital assets as part of capital outlay as expenditures. However, in the Government-Wide Statement of Activities, the cost of those assets were allocated over their estimated useful lives as depreciation expense.	
Capital outlay	1,893,731
Depreciation, net of internal service funds depreciation of \$572,921	(10,930,168)
In the Statement of Activities, capital assets donated to/from the City are reported as general revenue, whereas in the governmental funds, capital assets donated do not increase financial resources. Thus, the change in net assets differs from the change in fund balances by the value of the asset donated.	(1,824,734)
Contributions to the pension plan in the current fiscal year are not included in the Statement of Activities	7,505,666
Revenues received that are measurable but unavailable are recorded as deferred inflows in governmental funds. However, in the government-wide statement of activities, the revenues increase financial resources.	2,033,970
Repayment of debt principal is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the Statement of Net Position.	
Lease revenue bonds	175,000
Capital lease obligations	446,747
Some expenses reported in the Statement of Activities do not require the use of current financial resources and therefore are not reported as expenditures in governmental funds. In addition, interest on long-term debt is not recognized under the modified accrual basis of accounting until due, rather than as it accrues.	
Increase in long-term claims liability	(162,856)
Increase in long-term compensated absences	(410,126)
Amortization of debt discount, premium and loss on refunding	26,941
Decrease in net OPEB asset	(240,730)
Increase in net OPEB obligation	(3,357,487)
Pension expense	(6,689,887)
Decrease in accrued interest payable	28,659
Internal service funds are used by management to charge the costs of certain activities to individual funds. The net expense of certain activities of the internal service funds is reported with governmental activities.	177,457
Change in Net Position of Governmental Activities	\$ (2,496,390)

See accompanying notes to the basic financial statements.

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PROPRIETARY FUND FINANCIAL STATEMENTS

Water Fund - This fund accounts for the operation of the City's water utility, a self-supporting activity which provides services on a user charge basis to residences and businesses.

Sewer Fund - This fund accounts for the maintenance of the City's sewer lines and related facilities. It is a self-supporting activity which provides services on a user charge basis to residences and businesses.

Marina Fund - This fund accounts for the operation of the City's Marina, which includes renting berths and fueling boats.

Prewett Water Park - This fund accounts for the operation of the Prewett Water Park, an aquatic recreational park.

Internal Service Funds - These funds account for the maintenance and replacement of vehicles and equipment; the operation, maintenance, and replacement of office equipment used by City departments; charges for workers' compensation expenses; charges for loss control, on a cost-reimbursement basis.

City of Antioch
Statement of Net Position
Proprietary Funds
June 30, 2017

	Business-type Activities - Enterprise Funds					Governmental
	Water	Sewer	Marina	Non-major	Total	Internal
				Prewett		Water Park
						Funds
ASSETS						
Current assets:						
Cash and investments	\$ 40,415,875	\$ 13,660,330	\$ 590,753	\$ 129,427	\$ 54,796,385	\$ 5,214,330
Accounts receivables, net	4,050,259	705,568	2,339	21,428	4,779,594	8,194
Materials, parts and supplies	269,811	-	6,615	-	276,426	191,739
Prepaid items	62,913	34,020	51	4,166	101,150	23,492
Total current assets	44,798,858	14,399,918	599,758	155,021	59,953,555	5,437,755
Noncurrent assets:						
Capital assets:						
Nondepreciable:						
Land	1,002,231	14,553	469,953	2,071,730	3,558,467	-
Construction in progress	1,612,510	1,572,577	-	-	3,185,087	-
Depreciable:						
Water and sewer pipes	67,631,830	66,822,312	-	-	134,454,142	-
Structures and improvements	56,230,857	10,904,360	14,567,574	15,267,791	96,970,582	267,474
Vehicles and equipment	3,802,143	425,447	137,082	2,337,169	6,701,841	11,583,837
Less accumulated depreciation	(51,158,803)	(20,750,783)	(8,837,530)	(12,138,675)	(92,885,791)	(9,570,442)
Total capital assets	79,120,768	58,988,466	6,337,079	7,538,015	151,984,328	2,280,869
Total assets	123,919,626	73,388,384	6,936,837	7,693,036	211,937,883	7,718,624
DEFERRED OUTFLOWS OF RESOURCES						
Pension related amounts	1,199,976	791,144	64,169	96,259	2,151,548	-
Contributions to pension plan subsequent to the measurement date	914,788	466,019	43,988	70,987	1,495,782	-
Total deferred outflows of resources	2,114,764	1,257,163	108,157	167,246	3,647,330	-
LIABILITIES						
Current liabilities:						
Accounts payable	1,590,912	178,396	10,761	66,878	1,846,947	104,438
Accrued payroll	59,048	29,904	2,818	35,871	127,641	16,016
Interest payable	-	-	104,640	-	104,640	-
Deposits	260,011	-	32,391	23,982	316,384	-
Compensated absences - due within one year	33,635	10,044	438	411	44,528	17,935
Long Term Payable-DDSD due within one year	252,026	-	-	-	252,026	-
Marina loans payable - due within one year	-	-	147,694	-	147,694	-
Total current liabilities	2,195,632	218,344	298,742	127,142	2,839,860	138,389
Noncurrent liabilities:						
Long Term Payable-DDSD	3,276,245	-	-	-	3,276,245	-
Long Term loan payable-SWRCB	197,214	-	-	-	197,214	-
Compensated absences - due in more than one year	302,715	90,393	3,937	3,696	400,741	161,421
Marina loans - due in more than one year	-	-	2,389,030	-	2,389,030	-
Net pension liability	12,203,012	4,962,388	540,081	884,215	18,589,696	-
Total noncurrent liabilities	15,979,186	5,052,781	2,933,048	887,911	24,852,926	161,421
Total liabilities	18,174,818	5,271,125	3,231,790	1,015,053	27,692,786	299,810
DEFERRED INFLOWS OF RESOURCES						
Pension related amounts	89,416	45,551	4,299	6,939	146,205	-
Total deferred inflows of resources	89,416	45,551	4,299	6,939	146,205	-
NET POSITION						
Net investment in capital assets	79,120,768	58,988,466	3,800,355	7,538,015	149,447,604	2,280,869
Unrestricted	28,649,388	10,340,405	8,550	(699,725)	38,298,618	5,137,945
Total net position	\$ 107,770,156	\$ 69,328,871	\$ 3,808,905	\$ 6,838,290	187,746,222	\$ 7,418,814

Some amounts reported for business-type activities in the statement of net assets are different because certain internal service fund assets and liabilities are included with business-type activities.

(1,711,535)

Net position of business-type activities \$ 186,034,687

See accompanying notes to the basic financial statements

City of Antioch
Statement of Revenues, Expenses and Changes in Net Position
Proprietary Funds
For the Fiscal Year Ended June 30, 2017

	Business-type Activities - Enterprise Funds					Governmental
	Water	Sewer	Marina	Non-major	Total	Internal
				Prewett Water Park		Service Funds
OPERATING REVENUES:						
Charges for services	\$ 29,814,917	\$ 5,754,703	\$ 516,197	\$ 846,477	\$ 36,932,294	\$ 5,536,741
Revenue from other agencies	-	-	-	-	-	15,000
Other revenue	276,784	21,448	38,309	9,439	345,980	20,411
Total operating revenues	30,091,701	5,776,151	554,506	855,916	37,278,274	5,572,152
OPERATING EXPENSES:						
Wages and benefits	5,061,080	2,610,231	230,524	831,920	8,733,755	1,466,687
Utilities	1,621,751	-	41,561	132,077	1,795,389	-
Contractual services	10,922,596	1,604,403	128,693	213,093	12,868,785	2,729,823
Tools and supplies	4,307,971	293,640	77,180	250,210	4,929,001	493,400
Depreciation	2,424,974	1,356,287	428,016	646,467	4,855,744	572,921
Repairs and maintenance	158,944	36,852	2,012	88,711	286,519	379,069
Total operating expenses	24,497,316	5,901,413	907,986	2,162,478	33,469,193	5,641,900
OPERATING INCOME (LOSS)	5,594,385	(125,262)	(353,480)	(1,306,562)	3,809,081	(69,748)
NONOPERATING REVENUES (EXPENSES):						
Gain (loss) from disposal of capital assets	-	-	-	-	-	31,911
Investment income	128,332	52,874	1,117	251	182,574	16,219
Investment (expense)	-	-	(114,683)	-	(114,683)	-
Total nonoperating revenues (expenses)	128,332	52,874	(113,566)	251	67,891	48,130
INCOME (LOSS) BEFORE CAPITAL CONTRIBUTIONS AND TRANSFERS	5,722,717	(72,388)	(467,046)	(1,306,311)	3,876,972	(21,618)
Capital contribution - connection fees	390,088	293,102	-	-	683,190	-
Capital contribution - City	-	5,850	-	1,818,884	1,824,734	-
Transfers in	235,800	157,200	-	704,500	1,097,500	269,186
Transfers (out)	(589,643)	(1,032,713)	(1,755)	(9,856)	(1,633,967)	-
CHANGE IN NET POSITION	5,758,962	(648,949)	(468,801)	1,207,217	5,848,429	247,568
NET POSITION:						
Beginning of year	102,011,194	69,977,820	4,277,706	5,631,073		7,171,246
End of year	<u>\$ 107,770,156</u>	<u>\$ 69,328,871</u>	<u>\$ 3,808,905</u>	<u>\$ 6,838,290</u>		<u>\$ 7,418,814</u>

Some amounts reported for business-type activities in the statement of activities are different because the net revenue (expense) of certain internal service funds is reported with business-type activities.

	70,111
Change in net position of business-type activities	<u>\$ 5,918,540</u>

See accompanying notes to the basic financial statements.

City of Antioch
Statement of Cash Flows
Proprietary Funds
For the Fiscal Year Ended June 30, 2017

	Business-type Activities - Enterprise Funds					Governmental
	Water	Sewer	Marina	Non-major Prewett Water Park	Total	Internal Service Funds
CASH FLOWS FROM OPERATING ACTIVITIES:						
Cash receipt from customers	\$ 29,441,055	\$ 5,703,259	\$ 607,772	\$ 807,528	\$ 36,559,614	\$ -
Cash receipt from other funds	-	-	-	-	-	5,571,966
Cash paid to suppliers for goods and services	(16,817,706)	(2,053,534)	(268,618)	(712,116)	(19,851,974)	(3,565,426)
Cash paid to employees for services	(5,438,984)	(2,734,046)	(244,942)	(927,479)	(9,345,451)	(1,481,909)
Net cash provided by (used in) operating activities	7,184,365	915,679	94,212	(832,067)	7,362,189	524,631
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES:						
Transfers in	235,800	157,200	-	704,500	1,097,500	269,186
Transfers (out)	(589,643)	(1,032,713)	(1,755)	(9,856)	(1,633,967)	-
Net cash provided by (used in) noncapital financing activities	(353,843)	(875,513)	(1,755)	694,644	(536,467)	269,186
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:						
Capital asset additions	(1,948,332)	(1,628,215)	(31,948)	-	(3,608,495)	(421,884)
Capital contributions	390,088	293,102	-	-	683,190	-
Principal paid on bonds	-	-	(141,340)	-	(141,340)	-
Interest paid on bonds	-	-	(120,513)	-	(120,513)	-
Net cash provided by (used in) capital and related financing activities	(1,558,244)	(1,335,113)	(293,801)	-	(3,187,158)	(421,884)
CASH FLOWS FROM INVESTING ACTIVITIES:						
Interest received	128,332	52,874	1,117	251	182,574	16,219
Net cash provided by (used in) investing activities	128,332	52,874	1,117	251	182,574	16,219
Net change in cash and cash equivalents	5,400,610	(1,242,073)	(200,227)	(137,172)	3,821,138	388,152
CASH AND CASH EQUIVALENTS:						
Beginning of year	35,015,265	14,902,403	790,980	266,599	50,975,247	4,826,178
End of year	\$ 40,415,875	\$ 13,660,330	\$ 590,753	\$ 129,427	\$ 54,796,385	\$ 5,214,330
RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED BY (USED IN) OPERATING ACTIVITIES:						
Operating income (loss)	\$ 5,594,385	\$ (125,262)	\$ (353,480)	\$ (1,306,562)	\$ 3,809,081	\$ (69,748)
Adjustments to reconcile operating income (loss) to cash flows from operating activities:						
Depreciation	2,424,974	1,356,287	428,016	646,467	4,855,744	572,921
Decrease (increase) in:						
Accounts receivable	(653,555)	(72,892)	52,896	(6,863)	(680,414)	(186)
Materials, parts, and supplies	8,201	-	(4,086)	-	4,115	7,446
Prepaid items	13,877	5,724	-	(3,916)	15,685	(22,353)
Deferred outflows of resources for pensions	(1,276,614)	(880,632)	(69,876)	(109,544)	(2,336,666)	-
Increase (decrease) in:						
Accounts payable	171,478	(124,363)	(15,086)	(24,109)	7,920	51,773
Accrued payroll	(178,679)	(81,882)	(7,719)	(74,025)	(342,305)	(45,868)
Deposits	2,909	-	370	2,689	5,968	-
Deferred revenue	-	-	-	(44,214)	(44,214)	-
Loan payable	-	-	-	-	-	-
Accrued compensated absences	(60,240)	28,869	(16)	(10,748)	(42,135)	30,646
Net pension liability	1,870,317	1,003,239	91,958	152,472	3,117,986	-
Deferred inflows of resources for pensions	(732,688)	(193,409)	(28,765)	(53,714)	(1,008,576)	-
Net cash provided by (used in) operating activities	\$ 7,184,365	\$ 915,679	\$ 94,212	\$ (832,067)	\$ 7,362,189	\$ 524,631
SUPPLEMENTAL DISCLOSURE OF NONCASH CAPITAL AND RELATED FINANCING ACTIVITIES:						
Contributions (donations) of capital assets to/from the general government	\$ -	\$ 5,850	\$ -	\$ 1,818,884	\$ 1,824,734	\$ -
Total noncash capital and related financing activities	\$ -	\$ 5,850	\$ -	\$ 1,818,884	\$ 1,824,734	\$ -

See accompanying notes to the basic financial statements.

FIDUCIARY FUND FINANCIAL STATEMENTS

City of Antioch
Statement of Fiduciary Fund Assets and Liabilities
Fiduciary Funds
June 30, 2017

ASSETS	Successor Agency Private Purpose Trust Fund	Agency Funds
Cash and investments	\$ 3,065,915	\$ 1,910,407
Interest receivable	41	-
Prepaid Items	2,547	-
Restricted cash and investments	146,266	-
Capital assets:		
Nondepreciable	96,493	-
Total assets	<u>3,311,262</u>	<u>\$ 1,910,407</u>
DEFERRED OUTFLOWS OF RESOURCES		
Deferred loss on refunding	152,250	-
LIABILITIES		
Accounts payable	3,640	1,155,814
Interest payable	167,679	-
Due to City of Antioch	2,537,847	-
Due to others	-	754,593
Long-term obligations:		
Due within one year	2,080,077	-
Due beyond one year	21,144,546	-
Total liabilities	<u>25,933,789</u>	<u>\$ 1,910,407</u>
NET POSITION		
Held in trust for enforceable obligations of the former Antioch Development Agency	<u>\$ (22,470,277)</u>	

See accompanying notes to the basic financial statements.

City of Antioch
Statement of Changes in Fiduciary Net Position
Fiduciary Funds
For the Fiscal Year Ended June 30, 2017

	<u>Successor Agency Private Purpose Trust Fund</u>
ADDITIONS	
Contributions:	
Redevelopment Property Tax Trust Fund	\$ 3,938,195
Investment earnings:	
Investment income and rentals	(4,410)
Total additions	<u>\$ 3,933,785</u>
DEDUCTIONS	
Administrative expenses	\$ 75,954
Enforceable obligations	598,666
Total deductions	<u>\$ 674,620</u>
SPECIAL ITEMS	
Contribution to City of Antioch	(1,000,000)
Total special items	<u>\$ (1,000,000)</u>
Change in net position	2,259,165
NET POSITION:	
Beginning of year	(24,729,442)
End of year	<u>\$ (22,470,277)</u>

See accompanying notes to the basic financial statements.

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City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



NOTE 1 - THE FINANCIAL REPORTING ENTITY

(a) Reporting Entity

The City of Antioch, California (the "City"), operates under the Council-Manager form of government and provides the following services: police, highways and streets, sanitation, health services, culture-recreation, public improvements, planning and zoning, general administration services, and water.

The governmental reporting entity consists of the City (Primary Government) and its component units. Component units are legally separate organizations for which the City is financially accountable or other organizations whose nature and significant relationship with the City are such that exclusion would cause the City's financial statements to be misleading or incomplete. Financial accountability is defined as the appointment of a voting majority of the component unit's board, and (1) either the City's ability to impose its will on the organization or (ii) there is potential for the organization to provide a financial benefit to or impose a financial burden on the City.

The basic financial statements include a blended component unit. The blended component unit, although a legally separate entity is, in substance, part of the City's operations and so data from this unit is combined with data of the primary government.

For financial reporting purposes, the City's basic financial statements include all financial activities that are controlled by or are dependent upon actions taken by the City's Council. The financial statements of the individual component unit may be obtained by writing to the City of Antioch, Finance Department, P.O. Box 5007, Antioch, CA 94531-5007.

(b) Blended Component Unit

Antioch Public Financing Authority

The Antioch Public Financing Authority (APFA) was formed for the purpose of financing the Water Treatment Plant Expansion, the Police Facilities Projects and other infrastructure improvements. The APFA and the City have a financial and operational relationship, which requires that the APFA's financial statements be blended into the City's financial statements. The APFA's Board consists exclusively of all five members of the City Council.

NOTE 2 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

(a) Basis of Presentation

Government-wide Financial Statements

The statement of net position and statement of activities display information about the primary government (the City) and its component units. These statements include the financial activities of the overall government, except for fiduciary activities. Eliminations have been made to minimize the double counting of internal activities except for interfund services provided and used. These statements distinguish between the *governmental* and *business-type activities* of the City. Governmental activities, which normally are supported by taxes and intergovernmental revenues and other non exchange transactions, are reported separately from business-type activities, which rely to a significant extent on fees charged to external parties.

The statement of activities presents a comparison between direct expenses and program revenues for each segment of the business-type activities of the City and for each function of the City's governmental

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



activities. Direct expenses are those that are specifically associated with a program or function; and, therefore, are clearly identifiable to a particular function. Program revenues include 1) fees, fines and charges paid by the recipients of goods or services offered by the programs and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular program.

Revenues that are not classified as program revenues, including all taxes, are presented instead as general revenues.

Fund Financial Statements

The fund financial statements provide information about the City's funds, including fiduciary funds and blended component units. Separate statements for each fund category - *governmental, proprietary and fiduciary* - are presented. The emphasis of fund financial statements is on major governmental and enterprise funds, each displayed in a separate column. All remaining governmental and enterprise funds are separately aggregated and reported as non major funds.

Proprietary funds distinguish operating revenues and expenses and non operating items. Operating revenues and expenses generally result from providing services in connection with the fund's principal ongoing operations. The principal operating revenues of the City's enterprise and internal service funds are charges for customer services including: water and sewer charges, marina and water park fees, equipment maintenance and usage fees, and support charges. Operating expenses for enterprise funds and internal service funds include the cost of services, administrative expenses and depreciation on capital assets. All other revenues and expenses not meeting this definition are reported as non operating revenues and expenses.

The City reports the following major governmental funds:

- The *General Fund* is used to account for all of the general revenues of the City not specifically levied or collected for other City funds and the related expenditures. The General Fund accounts for all financial resources of the City which are not accounted for in another fund. For the City, the General Fund includes such activities as general government, public works, public safety, parks and recreation and community development.
- The *Housing Successor Fund* was established by the City with when it elected to become the Housing Successor to the Antioch Development Agency with the abolishment of redevelopment under AB 1X 26. This fund accounts for the administration of housing activities of the former Low and Moderate Income Housing Fund of the redevelopment agency.

The City reports the following major enterprise funds:

- The *Water Fund* accounts for the operation of the City's water utility, a self-supporting activity, which provides services on a user charge basis to residences and businesses.
- The *Sewer Fund* accounts for the maintenance of the City's sewer lines and related facilities. It is a self-supporting activity, which provides services on a user charge basis to residences and businesses.
- The *Marina Fund* accounts for the operation of the City's Marina Complex, which includes renting berths and fueling boats to the public.

The City reports the following additional fund types:

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



- *Internal Service Funds* account for the maintenance and replacement of vehicles and equipment; the operation, maintenance, and replacement of office equipment used by City departments; charges for workers' compensation expenses; and charges for loss control, on a cost-reimbursement basis.
- *Agency Funds* account for assets held by the City in the capacity of agent for individuals (refundable cash bonds and employee benefits), other governmental agencies (Fire Protection District and ECWMA) and special assessment debt without city commitment.
- *Private Purpose Trust Funds* account for the assets and liabilities held by the City as Successor Agency to the Antioch Development Agency.

(b) Measurement Focus, Basis of Accounting

The government-wide, proprietary and fiduciary fund financial statements are reported using the economic resources measurement focus. Agency funds have no measurement focus. The government-wide and proprietary fund financial statements are reported using the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded at the time liabilities are incurred, regardless of when the related cash flows take place. Non exchange transactions, in which the City gives (or receives) value without directly receiving (or giving) equal value in exchange, include property and sales tax, grants, entitlements and donations. On an accrual basis, revenue from property taxes is recognized in the fiscal year for which the taxes are levied. Revenues from sales tax are recognized when the underlying transactions take place. Revenues from grants, entitlements and donations are recognized in the fiscal year in which all eligibility requirements have been satisfied.

Governmental funds are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Under this method, revenues are recognized when measurable and available. Property and sales taxes, interest, certain state and federal grants and charges for services are accrued when their receipt occurs within sixty days after the end of the accounting period so as to be both measurable and available. Expenditures are generally recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to claims and judgments are recorded only when payment is due. General capital assets acquisitions are reported as expenditures in governmental funds. Proceeds of general long-term debt and capital leases are reported as other financing sources.

Under the terms of grant agreements, the City funds certain programs by a combination of specific cost-reimbursement grants, categorical block grants and general revenues. Thus, when program expenses are incurred, there is both restricted and unrestricted net position available to finance the program. It is the City's policy to first apply cost-reimbursement grant resources to such programs, followed by categorical block grants, and then by general revenues. With respect to the gas tax fund, it is the City's policy to first apply revenues other than the gas tax itself to expenditures incurred within that program.

The City applies all applicable GASB pronouncements including all NCGA Statements and Interpretations currently in effect.

(c) Internal Investment Pool

The City maintains an internal investment pool that is available for use by all funds. Investments in non-participating interest earning contracts (including guaranteed investment contracts) are reported at cost, and all other investments at fair value. Fair value is determined annually and is based on current market prices. The method of allocating interest earned on pooled deposits and investments among funds is based on average cash balances.

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



For purposes of the accompanying statement of cash flows for the enterprise and internal service funds, cash equivalents are defined as investments with original maturities of 90 days or less, which are readily convertible to known amounts of cash. The City considers all pooled cash and investments (consisting of cash and investments and restricted cash and investments) held by the City as cash and cash equivalents because the pool is used essentially as a demand deposit account from the standpoint of the funds. The City also considers all non-pooled cash and investments (consisting of cash with fiscal agent and restricted cash and investments held by fiscal agent) as cash and cash equivalents because investments meet the criteria for cash equivalents defined above.

(d) Receivables

During the course of normal operations, the City carried various receivable balances for taxes, interest, services, loan, utilities and special assessments. Accounts receivables are shown net of an allowance for doubtful accounts of \$1,084,693 in the General Fund and \$293,341 in the Water Enterprise Fund.

(e) Materials, Parts and Supplies

Material, parts and supplies are valued at average cost. Material, parts and supplies recorded in the internal service funds consist of expendable supplies for consumption. The cost is recorded as an expense at the time individual inventory items are consumed. Material, parts and supplies recorded in the Marina Enterprise Fund consists primarily of merchandise held for resale to the public.

(f) Loans Receivable

For the purposes of the governmental funds financial statements, expenditures related to long-term loans arising from loan subsidy programs are recorded as a loan receivable upon funding. The balance of the long-term loans receivable includes loans that may be forgiven if certain terms and conditions of the loans are met. For purposes of both the governmental and government-wide financial statements, long-term loans are net of an allowance.

(g) Bond Issuance Costs, Original Issue Discounts and Premiums and Refunding of Debt

In the government-wide financial statements and the proprietary fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund statement of net position. Bond premiums and discounts, are deferred and amortized over the life of the bonds. Bonds payable are reported net of the applicable bond premium or discount.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. Issuance costs, whether or not withheld from the actual debt proceeds received are reported as debt service expenditures.

Gains or losses occurring from advance refundings, completed subsequent to June 30, 1993, are deferred and amortized into expense for both business-type activities and proprietary funds. For governmental activities, they are deferred and amortized into expense if they occurred subsequent to June 30, 2001.

(h) Capital Assets

Capital assets (including infrastructure) are recorded at historical cost or at estimated historical cost if actual historical cost is not available. Donated capital assets, donated works of art and similar items, and capital assets received in a service concession arrangements are recorded at acquisition value rather than

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



fair value. Capital assets include public domain (infrastructure) general capital assets consisting of certain improvements including roads, bridges, water/sewer, lighting systems, drainage systems, and flood control. The City defines capital assets as assets with an estimated useful life in excess of one year and an initial, individual cost of \$5,000 or more. Capital assets used in operations are depreciated or amortized (assets under capital leases) using the straight-line method over the lesser of the capital lease period or their estimated useful lives in the government-wide statements and proprietary funds.

The estimated useful lives are as follows:

Infrastructure	20 to 50 years
Water and Sewer Pipes	75 years
Structures and Improvements	10-30 years
Equipment	5-20 years
Vehicles	5-15 years

Maintenance and repairs are charged to operations when incurred. Betterments and major improvements, which significantly increase values, change capacities or extend useful lives, are capitalized. Upon sale or retirement of capital assets, the cost and related accumulated depreciation are removed from the respective accounts and any resulting gain or loss is included in the results of operations.

(i) Property Taxes and Special Assessments Revenue

Revenue is recognized in the fiscal year for which the tax and assessment are levied. The County of Contra Costa levies, bills and collects property taxes and special assessments for the City; under the County's "Teeter Plan", the County remits the entire amount levied and handles all delinquencies, retaining interest and penalties.

Taxes are levied for each fiscal year on taxable real and personal property situated in the County. The levy is based on the assessed values as of the preceding January 1st, which is also the lien date. Property taxes on the secured roll are due in two installments: November 1st and February 1st and become delinquent after December 10th and April 10th, respectively. Supplemental property taxes are levied based on changes in assessed values between the date of real property sales or construction completion and the preceding assessment date. The additional supplemental property taxes are prorated from the first day of the month following the date of such occurrence. Property taxes on the unsecured roll are due on the lien date (January 1), and become delinquent if unpaid by August 31st.

Special assessment districts are established in various parts of the City to provide improvements to properties located in those districts. Properties are assessed for the cost of improvements; these assessments are payable over the term of the debt issued to finance the improvements.

(k) Accumulated Compensated Absences

The City accrues the cost for compensated absences (vacation, sick leave and comp time) when they are earned. City employees have a vested interest in accrued vacation time and all vacation hours will eventually either be used or paid by the City. Generally, employees earn and use their current vacation hours with a small portion being accrued or unused each year. As this occurs, the City incurs an obligation to pay for these unused hours. Sick leave benefits are only vested for employees with more than 10 years of service, up to a maximum of 40% of 800 hours.

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



(l) Interfund Transactions

Interfund transactions are reflected as either loans, services provided, reimbursements or transfers. Loans are reported as receivables and payables as appropriate, are subject to elimination upon consolidation and are referred to as either "due to/from other funds" (i.e., the current portion of interfund loans) or "advances to/from other funds" (i.e., the noncurrent portion of interfund loans). Any residual balances outstanding between the governmental activities and the business-type activities are reported in the government-wide financial statements as "internal balances". Advances between funds, as reported in the fund financial statements, are offset by a fund balance reserve account in applicable governmental funds to indicate that they are not available for appropriation and are not available financial resources.

Services provided, deemed to be at market or near market rates, are treated as revenues and expenditures/expenses. Reimbursements are when one fund incurs a cost, charges the appropriate benefiting fund and reduces its related cost as a reimbursement. All other interfund transactions are treated as transfers. Transfers within governmental or proprietary funds are netted as part of the reconciliation to the government-wide presentation.

(m) Pensions

For purposes of measuring the net pension liability and deferred outflows/inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the City's California Public Employees' Retirement System (CalPERS) plans (Plans) and Public Agency Retirement System (PARS) plan and additions to/deductions from the Plans' fiduciary net position have been determined on the same basis as they are reported by CalPERS and PARS. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

Pension liabilities and related costs are allocated to proprietary funds based on each fund's proportionate share of the total current contribution. As Internal Service funds mainly serve governmental funds, pension liabilities and related costs for those employees are accounted for in governmental activities.

(n) Estimates

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

(l) New Pronouncements

In fiscal year 2017, the City adopted the following Governmental Accounting Standards Board Statements and some were not applicable:

- GASB Statement No. 74, *Financial Reporting for Postemployment Benefit Plans Other Than Pension Plans* - This statement has no impact on the City. There was no effect on net position as part of implementation of this standard.
- GASB Statement No. 77, *Tax Abatement Disclosures* - This statement has no impact on the City. There was no effect on net position as part of implementation of this standard.
- GASB Statement No. 78, *Pensions Provided through Certain Multiple-Employer Defined Benefit Pension Plans* - There was no effect on net position as part of implementation of this standard.

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



- GASB Statement No. 80, *Blending Requirements for Certain Component Units* - This statement has no impact on the City. There was no effect on net position as part of implementation of this standard.

NOTE 3 - STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY

(a) Expenditures in Excess of Budget

Expenditures in the funds below exceeded appropriations by the amounts indicated, largely because budgets were not revised for higher than anticipated expenditures. Sufficient resources were available to finance these expenditures, primarily in the form of higher revenues and transfers than expected or from available fund balance.

	Appropriated Final Budget	Actual Expenditures	Excess
<i>Nonmajor Special Revenue Funds:</i>			
Asset Forfeitures	\$ 14,299	\$ 55,262	\$ (40,963)
Local Law Enforcement Byrne Grant	2,137	2,147	(10)
Traffic Safety	100	107	(7)
East Lone Tree Benefit District	-	553	(553)

NOTE 4 - CASH AND INVESTMENTS

(a) Cash and Investment Balances

The City has the following cash and investments at June 30, 2017:

Cash and investments:

Petty cash	6,350
Deposits in banks	38,703,836
Total cash	38,710,186
Certificate of Deposit	12,570,087
U.S. Government securities	20,114,847
U.S. Government agencies	20,432,467
Medium-term corporate notes	15,757,441
Asset Backed Securities	2,894,212
California Local Agency Investment Fund	6,272,262
Total investments	78,041,316
Total cash and investments	116,751,502

Restricted cash and investments:

Money market	146,291
Total restricted cash and investments	146,291
Total	\$ 116,897,793

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



Cash and investments are presented on the Statement of Net Position as follows at June 30, 2017:

	Government-Wide Statement of Net Assets	Fiduciary Funds Statement of Assets and Liabilities	Total
Cash and investments	\$ 111,775,180	\$ 4,976,322	\$ 116,751,502
Restricted cash and investments	25	146,266	146,291
Total	\$ 111,775,205	\$ 5,122,588	\$ 116,897,793

The City's dependence on property tax receipts, which are received semi-annually, requires it to maintain significant cash reserves to finance operations during the remainder of the year. The City pools cash from all sources and all funds, except amounts required to be held with fiscal agents, so that it can be safely invested at maximum yield and liquidity. Investment income is allocated among funds on the basis of average month-end cash balances.

Restricted cash and investments at June 30, 2017 was \$146,291, which was held by trustees or fiscal agents. These funds may only be used for specific capital outlay or for the payment of certain bonds or tax allocation bonds, and have been invested only as permitted by State statutes or applicable City ordinance, resolution or bond indentures.

(b) Cash Deposits

The carrying amount of the City's cash deposits was \$38,703,836 at June 30, 2017. The bank balance at June 30, 2017, was \$39,544,686, which was fully insured and/or was collateralized with securities held by the pledging financial institutions in the City's name as described in the following paragraph.

The California Government Code requires California banks and savings and loan associations to secure the City's cash deposits by pledging securities as collateral. This Code states that collateral pledged in this manner shall have the effect of perfecting a security interest in such collateral superior to those of a general creditor. Thus, collateral for cash deposits is considered to be held in the City's name. The fair value of pledged government securities must equal at least 110% of the City's cash deposits. California law also allows institutions to secure City deposits by pledging first trust deed mortgage notes having a value of 150% of the City's total cash deposits. The City has waived collateral requirements for cash deposits, which are fully insured up to \$250,000 by the Federal Deposit Insurance Corporation or Savings Association Insurance Fund.

(c) Investments

The City's investment policy, bond indentures, and Section 53601 of the California Government Code allow the City to invest in the following types of investments:

- Securities of the U.S. Government or its agencies
- Certificates of Deposit
- Bankers' Acceptances
- Commercial Paper
- Investment Grade Medium Term Corporate Notes
- Repurchase Agreements
- Local Agency Investment Fund Deposits
- Insured Savings Accounts or Money Market Accounts
- Guaranteed Investment Contracts
- Collateralized Mortgage Obligations

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



Mutual funds as permitted by the Code
The City did not enter into reverse repurchase agreements during the year ended June 30, 2017.

At June 30, 2017, the City's investment position in the State of California Local Agency Investment Fund (LAIF) was \$6,272,262. This amount reflects the City's market value share in the pool. A factor of .998940671% was used to determine the market value. The total amount invested by all public agencies in LAIF at that day was \$75,539,216,146. Of that amount, 97.11% is invested in non derivative financial products and 2.89%, as compared to 2.81% in previous year, in structured notes and asset-backed securities. The Local Investment Advisory Board (Board) has oversight responsibility for LAIF. The Board consists of five members as designated by State Statute. The value of the pool shares in LAIF, which may be withdrawn, is determined on an amortized cost basis, which is different than the fair value of the City's position in the pool. Information is not available on whether the mutual funds in which the City has invested used, held or wrote derivative products during the fiscal year ended June 30, 2017.

(d) Investment Valuation

Investments (except for money market accounts, time deposits, and commercial paper) are measured at fair value on a recurring basis. Recurring fair value measurements are those that Governmental Accounting Standards Board (GASB) Statements require or permit in the statement of net position at the end of each reporting period. Fair value measurements are categorized based on the valuation inputs used to measure an asset's fair value: Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; Level 3 inputs are significant unobservable inputs. Investment fair value measurements at June 30, 2017 are provided by our custodian bank and described below. There are no securities classified in Level 3. Fair value is defined as the quoted market value on the last trading day of the period. Investments included in restricted cash and investments included money market accounts not subject to fair value measurement.

Investment Type	Fair Value	Fair Value Measurement Using		
		Level 1	Level 2	Level 3
Securities of U.S. Government				
Treasury and Agencies:				
Supra-National Agencies	\$ 2,439,946	\$ -	\$ 2,439,946	\$ -
Federal Home Loan Banks (FHLB)	1,447,051	-	1,447,051	-
Federal Home Loan Mortgage Corp (FHLMC)	1,778,549	-	1,778,549	-
Freddie Mac	1,592,811	-	1,592,811	-
Federal National Mortg Assoc Notes (FNMA)	11,667,758	-	11,667,758	-
US Treasuries	20,114,847	20,114,847	-	-
Fannie Mae	573,794	-	573,794	-
Municipal Bonds	932,558	-	932,558	-
Asset Back Securities	2,894,212	-	2,894,212	-
Corporate Notes	15,757,441	-	15,757,441	-
Certificates of Deposit	12,570,087	-	12,570,087	-
Total investments subject to fair value	71,769,054	\$ 20,114,847	\$ 51,654,207	\$ -
<u>Investments not subject to fair value leveling disclosure:</u>				
Local Agency Investment Fund	6,272,262			
Money Market	146,291			
Total Investments	\$ 78,187,607			

Treasury securities categorized as Level 1 are valued based on prices quoted in active markets for those securities. Supra National Agencies, Federal Home Loan Banks, Federal Home Loan Mortgage Corporate

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



Notes, Federal National Mortgage Association Notes and Corporate Notes categorized as Level 2 are valued based on matrix pricing which use observable market inputs such as yield curves and market indices that are derived principally from or corroborated by observable market data by correlation to other means.

(e) Interest Rate Risk

As a means of limiting its exposure to fair value losses arising from interest rates, the City's investment policy limits investments to a maximum maturity of five years.

At June 30, 2017, the City had the following investment maturities:

Investment Type	Fair Value	Investment Maturities (In Years)		
		Less than 1	1 to 2	2 to 3
U.S. Government securities	\$ 20,114,847	\$ -	\$ 8,970,714	\$ 11,144,133
U.S. Government agencies	20,432,467	689,645	8,509,654	11,233,168
Medium-term corporate notes	15,757,441	3,226,584	5,890,884	6,639,973
Asset-Backed securities	2,894,212	-	-	2,894,212
Certificate of Deposit	12,570,087	3,977,132	8,592,955	-
Total	\$ 71,769,054	\$ 7,893,361	\$ 31,964,207	\$ 31,911,486

(f) Credit Risk

State law limits investments in commercial paper and corporate bonds to the top two ratings issued by nationally recognized statistical rating organizations (NRSROs). It is the City's policy to limit its investments in these investment types to the top rating issued by NRSROs, including raters Standard & Poor's and Moody's Investor's Service. At June 30, 2017, the City's credit risks, expressed on a percentage basis, were as follows:

Credit Quality Distribution for Securities with Credit Exposure as a Percentage of Total Investments

Investment Type	S&P's Credit Rating	% of Investments
U.S. Government securities	AA+	28.03%
U.S. Government agencies	AAA	3.40%
U.S. Government agencies	AA+	23.77%
U.S. Government agencies	A+	1.09%
U.S. Government agencies	NR	0.21%
Medium-term corporate notes	AA+	1.00%
Medium-term corporate notes	AAA	1.15%
Medium-term corporate notes	AA	1.40%
Medium-term corporate notes	AA-	4.75%
Medium-term corporate notes	A+	5.45%
Medium-term corporate notes	A	3.26%
Medium-term corporate notes	A-	3.01%
Certificate of Deposit	AA-	7.57%
Certificate of Deposit	A+	7.96%
Certificate of Deposit	A	1.99%
Asset-Backed securities	AAA	4.03%
Total		100.00%

City of Antioch
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For the year ended June 30, 2017



(g) Custodial Credit Risk

For an investment, custodial credit risk is the risk that, in the event of the failure of the counterparty, the City will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. None of the City's investments were subject to custodial credit risk.

NOTE 5 - MEASURE C SALES TAX

On June 11, 2013, the City Council approved Ordinance No. 2068-C-S providing for a half cent local transactions and use tax, which was approved by a majority of the electorate on November 5, 2013 and is referred to as Measure C, *Restoring Antioch Services Sales Tax*. The term of the tax is seven years from April 1, 2014 and requires the establishment of an oversight committee to review receipt and expenditure of funds. Although the tax was passed as a general measure, the City Council has committed use of the funds to enhance Police and Code Enforcement services and any unspent Measure C funds in any given fiscal year are carried forward into the next year for spending by the Police Department.

In order to calculate Measure C spending and balance remaining each fiscal year for the Police Department (PD), the City Council established a baseline budget figure from 2013-14 of \$26,560,004 for the Police Department to be used each succeeding fiscal year that would be considered non Measure C funded expenditures out of the General Fund. Anything spent beyond the baseline budget figure each year up to the amount of Measure C monies available is considered Measure C expenditures. Each year the City projects the total Measure C revenue to be received and adds any remaining Measure C funds from the prior fiscal year to the baseline budget for the total amount of General Fund and Measure C revenues allotted the Police Department in that fiscal year.

In fiscal year 2017, \$6,534,889 in Measure C monies were received. Of this amount \$6,037,152 was allocated to Public Safety and \$497,737 was allocated and spent on Code Enforcement Services. The table below shows how the total available revenues for Police were determined in fiscal year 2017. That figure is then compared to the actual fiscal year 2017 Police Department expenditures to arrive at the remaining Measure C funds at June 30, 2017. This amount (\$2,947,925) is committed in the General Fund for use next fiscal year by the Police Department.

	Police Measure C Budget
13/14 Baseline Budget	\$26,560,004
Measure C FY17 actual receipts allocated to PD	6,037,152
Measure C carryover from Fiscal Year 2016	4,351,967
Total Available Revenues	36,949,123
Actual PD Expenditures (excluding City Wide administration)	(34,001,198)
Difference under budget	\$2,947,925

The next table shows the calculation of Measure C funds spent in fiscal year 2017 by the Police Department.

Measure C Fiscal Year 2017 Receipts allocated to PD	\$6,037,152
Plus: Fiscal Year 2016 Measure C carryover	4,351,967
Sub-total Available Measure C Monies	\$10,389,119
Less: Difference under Budget (table above)	(2,947,925)
CALCULATED TOTAL OF MEASURE C FUNDING SPENT FOR POLICE SERVICES	\$7,441,194

City of Antioch
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NOTE 6 - INTERFUND RECEIVABLES, PAYABLES AND TRANSFERS

(a) Current Balances

Current balances are expected to be repaid in the normal course of business during the following fiscal year. The City's balances represent loans to cover temporary shortages of cash in individual funds.

The composition of interfund balances as of June 30, 2017, is as follows:

Due to Other Funds	Due From Other Funds
Nonmajor Governmental Funds	General Fund
	\$1,260,905
	\$1,260,905

(b) Due from Successor Agency Trust Fund

At June 30, 2017, the Housing Fund has a receivable due from the Successor Agency Private Purpose Trust Fund in the amount of \$2,537,847. Prior to the dissolution of redevelopment, Health and Safety Code required Project Areas to annually set aside 20% of tax increment revenues for low and moderate income housing development. Project Area #1 was formed prior to the year this requirement was established and the Agency began repaying the unfunded set-aside in fiscal year 1997. With the dissolution of redevelopment pursuant to AB 1X 26 as amended by AB1484, this asset has been transferred to the Housing Successor Fund and related liability of the former Project Area #1 to the Successor Agency Trust. The liability is included on the Successor Agency's Enforceable Obligations Schedule and repayment resumed in the 2014-15 fiscal year as approved by the State of California Department of Finance.

(c) Transfers to/from Other Funds

Transfers are indicative of funding for capital projects, lease payments or debt service, subsidies of various City operations and re-allocations of special revenues. The following schedule summarizes transfers between funds. The most significant transfers which occurred were: \$1,010,000 from the Gas Tax Special Revenue Fund and \$1,070,545 from the Street Impact Special Revenue Fund to the General Fund to pay for street maintenance and \$1,500,000 from the Measure J Special Revenue Fund to the Gas Tax Special Revenue Fund to pay for project expenditures.

		Transfers In						
		Major Fund		Major Fund				
		General Fund	Nonmajor Governmental Funds	Water Enterprise	Sewer Enterprise	Prewett Water Park Enterprise	Internal Service	Total
Transfers Out	General Fund	\$ -	\$ 1,578,850	\$ 235,800	\$ 157,200	\$ 669,500	\$ -	\$ 2,641,350
	Nonmajor:							
	Governmental	2,990,076	2,154,920	-	-	35,000	-	5,179,996
	Water Enterprise	342,680	112,370	-	-	-	134,593	589,643
	Sewer Enterprise	448,120	450,000	-	-	-	134,593	1,032,713
	Marina Enterprise	-	1,755	-	-	-	-	1,755
	Prewett Water Park	-	9,856	-	-	-	-	9,856
Total	\$ 3,780,876	\$ 4,307,751	\$ 235,800	\$ 157,200	\$ 704,500	\$ 269,186	\$ 9,455,313	

City of Antioch
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NOTE 7 - LOANS RECEIVABLE

The composition of the City's loans receivable including interest as of June 30, 2017, is as follows:

Rental and Housing Rehabilitation Loans	\$ 2,603,229
Multi-unit Rental Rehabilitation Loans:	
West Rivertown Apartments/Eden Housing Project	6,903,378
Terrace Glen Project	2,146,381
Pinecrest Apartment Project	1,296,598
Rivertown Senior Housing	242,750
Riverstone Apartment	2,555,994
Hillcrest Terrace Project	1,431,958
Tabora Gardens	3,716,813
NSP Loans	49,135
Lone Tree Golf Course	1,122,165
Other loans	1,155,000
Allowance	(1,623,606)
Total governmental activities (net)	<u>\$ 21,599,795</u>

(a) Rental and Housing Rehabilitation Loans

The City administers rental and home improvement revolving loan funds using federal Community Development Block Grant (CDBG) funds and prior to 2013, redevelopment funds. The program provides below market rate loans, secured by deeds of trust, to eligible participants for rental and housing rehabilitation. Although payments for most loans are amortized over an established payment schedule, some loans allow for deferred payment of accrued interest and principal until the homeowner's property is sold or transferred, primarily for seniors and very low-income families. Repayments received from the outstanding loans are used to make additional rental and housing rehabilitation loans. Principal and interest outstanding balances at June 30, 2017 are \$2,603,229.

(b) Multi-Unit Rental Rehabilitation Loans

The City administers the following multi-unit rental improvement revolving loan funds using federal CDBG funds and prior to 2012, Antioch Development Agency Housing Set Aside monies.

West Rivertown Apartments/Eden Housing Project

The City and Agency have entered into three loan agreements with Eden Housing for the development of the West Rivertown Apartments. The agreements are as follows:

This project is the construction of a 57-unit, affordable housing townhouse development in the City's downtown with financing assistance from the Agency and several other agencies. In May 2000, the Agency entered into a disposition, development and loan agreement with Eden Rivertown Limited Partnership (the Developer). Under the terms of the loan agreement, the Developer must repay up to \$3,601,686 (maximum loan amount) to the Agency, which includes the purchase of the land from the Agency. The loan bears an interest rate of 3% per annum. The Developer is required to make annual payments of principal and interest to the Agency in the amount of 100% of residual receipts, less the portion of the residual receipts that is owed to Contra Costa County. Payments are to begin the July 1st after project completion and will end on the 55th anniversary date of the Agency promissory note dated February 11, 2002. Principal and interest outstanding at June 30, 2017 is \$5,115,216.

City of Antioch
Notes to the Basic Financial Statements
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In 1994, the City loaned Community Housing Opportunities (CHOC) \$203,755 for the acquisition of property. CHOC determined that their planned development of this property was no longer feasible, and in November 2005, the City, the Agency, and CHOC agreed to the transfer of ownership of the property and loan to Eden Housing for the development of 40 units of affordable housing to expand the West Rivertown Project in the City's downtown. In order to complete the project, the Agency agreed to loan Eden Housing an additional \$1,458,400. The loan for \$203,755 is non-interest bearing and all principal and interest payments are deferred and will be forgiven at the expiration of the term. The loan for \$1,458,400 bears an interest rate of 3% per annum and will end on the 55th anniversary date of the issuance of certificates of occupancy by the City. Principal and interest outstanding on this loan at June 30, 2017 is \$1,584,407.

Terrace Glen Project

This project consists of a 32-unit, multifamily rental housing development. In August 1998, the City and former redevelopment agency made a commitment for \$850,000 in Community Development Block Grant (CDBG) funds, and \$547,625 in housing set-aside funds, respectively, towards this project. Commencing November 6, 1996, the loan accrues simple interest at 3% per annum. The 55-year term loan is secured by a deed of trust. Commencing on October 1, 1999, and on October 1 of each year thereafter, the developer will pay the City's/Agency's pro-rata percentage of the lender's share of residual receipts to the extent there are residual receipts. Payments will be first credited against accrued interest and then against principal. Any outstanding principal and interest is due and payable in full in March 2054. Principal and interest outstanding at June 30, 2017 is \$2,146,381.

Pinecrest Apartment Project

This project consists of a 24-residential unit development. In September 2000, the City and the former redevelopment agency made a commitment for \$570,000 in CDBG funds and \$300,000 in housing set-aside funds, respectively, towards this project. Commencing on the first date of disbursement, the loan accrues simple interest at 3% per annum. The 55-year term loan is secured by a deed of trust.

Commencing on May 1, 2002, and on May 1 of each year thereafter, the developer will pay the City a pro-rate percentage of the lender's share of residual receipts to the extent there are residual receipts.

Payments will be first credited against accrued interest and then against principal. Any outstanding principal and interest is due and payable in full in May 2055. Principal and interest outstanding at June 30, 2017 is \$1,296,598.

Rivertown Senior Housing

This project consists of a fifty-unit, affordable senior housing project. In September 1992, the former redevelopment agency made a commitment for \$442,750 in housing set-aside funds toward this project. In September 2001, the loan was amended to reduce the principal amount by \$200,000 to reflect funds not borrowed for the project. The loan is noninterest bearing and secured by a deed of trust with affordable housing requirements for 40 years. The balance of the loan is due and payable on October 1, 2033. Principal outstanding at June 30, 2017 is \$242,750.

Riverstone Apartments

This project consists of acquisition and rehabilitation of 136 apartment rental units for low and very low income households. On July 1, 2007, the former redevelopment agency made a commitment for \$2,025,000 in housing set-aside funds toward this project. Commencing on the first date of disbursement, the loan accrues simple interest at 3% per annum. The 55-year loan term is secured by a deed of trust.

City of Antioch
Notes to the Basic Financial Statements
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Commencing on May 1st following the fifteenth anniversary of the first disbursement of the loan, and on May 1st of each year thereafter for the term of the loan, the developer will make repayments equal to the lesser of (i) the amount necessary to fully amortize the repayment of principal and interest on the loan for the remaining term or (ii) residual receipts. Payments will be first credited against accrued interest and then principal. Principal and interest outstanding at June 30, 2017 is \$2,555,994.

Hillcrest Terrace Project

This project consists of a 65-unit affordable senior housing project. In October 1998, the former redevelopment agency made a commitment for \$731,175 in housing set-aside funds towards this project. Commencing on the first date of disbursement, the loan accrues simple interest at 3% per annum. The 55-year term loan is secured by a deed of trust. Commencing on the June 1 after project completion, and on June 1 of each year thereafter, the developer will pay the Agency one-half of the residual receipts to the extent there is residual receipts. Payments will be first credited against accrued interest and then against principal. Any outstanding principal and interest is due and payable in full in June 2055. In September 2001, the Agency made a commitment of an additional \$200,000 due and payable October 1, 2038. Principal and interest outstanding for these loans at June 30, 2017 is \$1,431,958.

Tabora Gardens

This project consists of acquisition and development of 85 units of senior, multifamily housing affordable to low income households. On June 6, 2011, the former redevelopment agency made a commitment for \$300,000 in housing set-aside funds toward this project. Commencing on the first date of disbursement, the loan accrues simple interest at 3% per annum. The 58-year loan term is secured by a deed of trust. The loan is fully deferred and payment in full, including interest, is due upon expiration of the term. Principal and interest outstanding at June 30, 2017 is \$3,716,813.

NSP Loans

The City provides loans of CDBG Neighborhood Stabilization Program funds to low and moderate income eligible persons that purchase homes through the NSP program implemented by Heart and Hands of Compassion. The loans are to assist in the purchase of the properties. The loans expire 30 years from the date of the notes, and payments of principal and interest are deferred until the end of the term. The unpaid principal balance, plus any shared appreciation, is due and payable upon expiration of the term, transfer of the property, or default. As of June 30, 2017, there are four loans outstanding totaling \$49,135.

(c) Lone Tree Golf Course

During fiscal year 2004-05, the City loaned the Lone Tree Golf Course monies to complete various improvements at the golf course. Annual interest only repayments began August 23, 2005. The loan agreement was amended in December 2007. The new term is for a term of 25 years from December 11, 2007 with interest being calculated based on the City's earnings on idle funds. The City has agreed to defer payment of the loan until the finances of the Golf Course stabilize. Principal outstanding at June 30, 2017, is \$900,000. During fiscal year 2005-06, the City loaned an additional \$296,220 to the Golf Course for parking lot improvements. The loan is non-interest bearing and deferred under the same terms of the previous loan. Principal outstanding on this loan is \$222,165 at June 30, 2017.

(d) Other Loans

The Agency administers a first time homebuyer loan program for qualified applicants. Principal is due at the end of 30 years or upon default, refinancing, sale or transfer of the property. The Agency is also entitled to a pro-rata share of appreciation on the property when the principal is paid. As of June 30, 2017 there is \$1,155,000 of loans outstanding.

City of Antioch
Notes to the Basic Financial Statements
For the year ended June 30, 2017



NOTE 8 - CAPITAL ASSETS

Capital asset activity for the year ended June 30, 2017 was as follows:

	Balance July 1, 2016	Additions	Reductions	Balance June 30, 2017
Governmental activities				
<i>Capital assets, not being depreciated</i>				
Land	\$ 13,421,504	\$ -	\$ -	\$ 13,421,504
Construction in progress	4,252,213	121,915	2,881,040	1,493,088
Total capital assets, not being depreciated	17,673,717	121,915	2,881,040	14,914,592
<i>Capital assets, being depreciated</i>				
Infrastructure	419,352,407	260,071	-	419,612,478
Structures and improvements	80,222,033	2,175,656	-	82,397,689
Equipment	17,499,803	895,657	468,321	17,927,139
Total capital assets, being depreciated	517,074,243	3,331,384	468,321	519,937,306
<i>Less accumulated depreciation for:</i>				
Infrastructure	(168,004,919)	(8,873,916)	-	(176,878,835)
Structures and improvements	(25,674,897)	(1,599,483)	-	(27,274,380)
Equipment	(11,827,013)	(1,029,692)	418,856	(12,437,849)
Total accumulated depreciation	(205,506,829)	(11,503,091)	418,856	(216,591,064)
Total capital assets, being depreciated, net	311,567,414	(8,171,707)	49,465	303,346,242
Governmental activities capital assets, net	\$ 329,241,131	\$ (8,049,792)	\$ 2,930,505	\$ 318,260,834
Business-type activities				
<i>Capital assets, not being depreciated</i>				
Land	\$ 3,558,467	\$ -	\$ -	\$ 3,558,467
Construction in progress	1,705,447	2,364,986	885,346	3,185,087
Total capital assets, not being depreciated	5,263,914	2,364,986	885,346	6,743,554
<i>Capital assets, being depreciated</i>				
Water and sewer pipes	133,464,645	989,496	-	134,454,141
Structures and improvements	96,124,910	963,819	118,146	96,970,583
Equipment	4,583,421	2,118,420	-	6,701,841
Total capital assets, being depreciated	234,172,976	4,071,735	118,146	238,126,565
<i>Less accumulated depreciation for:</i>				
Water and sewer pipes	(30,868,306)	(1,792,721)	-	(32,661,027)
Structures and improvements	(53,371,961)	(2,851,246)	-	(56,223,207)
Equipment	(3,789,780)	(211,777)	-	(4,001,557)
Total accumulated depreciation	(88,030,047)	(4,855,744)	-	(92,885,791)
Total capital assets, being depreciated, net	146,142,929	(784,009)	118,146	145,240,774
Business-type activities capital assets, net	\$ 151,406,843	\$ 1,580,977	\$ 1,003,492	\$ 151,984,328

Construction in Progress

Construction in progress for governmental activities primarily represents work being performed on West Antioch Creek Channel improvements and Northeast Annexation improvements.

Construction in progress for business type activities primarily represents work performed on water main replacement, water treatment plant improvements, and sewer main replacement project.

City of Antioch
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Depreciation

Depreciation expense was charged to governmental functions as follows:

General government	\$ 198,757
Public works	8,712,139
Public safety	690,362
Parks and recreation	1,310,359
Community development	18,553
Depreciation of capital assets held by the City's Internal Service Fund is charged to the various functions based on their usage of the assets	572,921
Total depreciation expense - governmental functions	\$ 11,503,091

Depreciation expense was charged to business-type activities functions as follows:

Water	\$ 2,424,974
Sewer	1,356,287
Marina	428,016
Prewett Water Park	646,467
Total depreciation expense - business-type functions	\$ 4,855,744

NOTE 9 - LONG-TERM OBLIGATIONS

(a) Long-Term Debt Composition

Long-term debt at June 30, 2017, consisted of the following:

Type of Indebtedness (Purpose)	Final Maturity	Annual Principal Installment	Interest Rates	Original Issue Amount	Outstanding at June 30, 2017
<u>Governmental Activities:</u>					
Lease Revenue Bonds:					
2015A Issue - ABAG Golf Course	5/1/31	\$334,750-347,167	2.00-5.00%	\$ 3,840,000	\$ 3,525,000
Total lease revenue bonds				3,840,000	3,525,000
Capital Lease:					
Honeywell Energy Retrofit	7/21/20	\$25,091-45,735	4.79%	4,050,000	1,558,291
Total governmental activities				7,890,000	5,083,291
<u>Business-type Activities:</u>					
Loans Payable:					
State of California Antioch Marina Loan	8/1/43	\$7,655-122,321	4.7-7.9%	6,500,000	2,536,724
SWRCB Planning Loan	7/1/23	\$85,188-115,629	1.60%	197,214	197,214
Total loans payable				6,697,214	2,733,938
Long Term Payable:					
Delta Diablo Recycled Water Program	12/31/30	\$248,176-251,638	0.077%	5,040,423	3,528,271
Total business-type activities				11,737,637	6,262,209
Total primary government				\$ 19,627,637	\$ 11,345,500

City of Antioch
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(b) Long-Term Obligation Activity

Changes in long-term obligations for the year ended June 30, 2017 are as follows:

	Balance July 1, 2016	Increases	Decreases	Balance June 30, 2017	Amount Due Within One Year
Governmental Activities					
Lease Revenue Bonds	\$ 3,700,000	\$ -	\$ (175,000)	\$ 3,525,000	\$ 180,000
Unamortized Premium	513,998	-	(34,266)	479,732	-
Capital Lease Payable	2,005,038	-	(446,747)	1,558,291	474,509
Claims Liability (Note 15)	374,209	443,405	(280,549)	537,065	483,358
Compensated Absences	2,209,674	635,816	(195,044)	2,650,446	373,714
Total Governmental Activities	\$ 8,802,919	\$ 1,079,221	\$ (1,131,606)	\$ 8,750,534	\$ 1,511,581
Business-type Activities					
Loans Payable	\$ 2,678,064	\$ 197,214	\$ (141,340)	\$ 2,733,938	\$ 147,694
Long Term Payable - Delta Diablo Recycled Water Program	3,780,298	-	(252,027)	3,528,271	252,026
Compensated Absences	487,404	42,982	(85,117)	445,269	44,528
Total Business-type Activities	\$ 6,945,766	\$ 240,196	\$ (478,484)	\$ 6,707,478	\$ 444,248

Internal service funds predominantly serve the governmental funds. Accordingly, long-term liabilities for them are included as part of the above totals for governmental activities. For the governmental activities, claims and judgments are generally liquidated by the General Fund, and a majority of compensated absences are generally liquidated by the General Fund.

(c) Debt Service Requirements - Governmental Activities

As of June 30, 2017, annual debt service requirements of governmental activities to maturity are as follows:

Year ending June 30:	Lease Revenue Bonds	
	Principal	Interest
2018	\$ 180,000	\$ 161,450
2019	190,000	154,250
2020	200,000	144,750
2021	210,000	134,750
2022	220,000	124,250
2023-2027	1,275,000	444,500
2028-2031	1,250,000	113,500
Total	\$ 3,525,000	\$ 1,277,450

On February 11, 2015, the Antioch Public Financing Authority (Authority) issued \$23,155,000 in Lease Revenue Refunding Bonds (Municipal Facilities Project), Series 2015A with interest rates ranging between 2% and 5%. The Authority issued the bonds to refund the entire \$4,740,000 of the outstanding ABAG 2001 Lease Revenue Bonds and \$21,505,000 of the outstanding 2002 A&B Lease Revenue Refunding Bonds. \$19,315,000 of the par amount of bonds issued are secured by the Successor Agency to the Antioch Development Agency and are therefore excluded from the government-wide statement of net position. Refer to Note 20 for disclosure regarding that portion. \$3,840,000 of the par amount of bonds issued are an obligation of the City. The refunding reduced total debt service payments over the next 17

City of Antioch
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years by \$1,117,618. This results in an economic gain (difference between the present value of debt service payments on the old and new debt) of \$994,284.

Principal and interest payments on the lease revenue bonds are payable from any revenue lawfully available to the City for the purpose of payment of Base Rental Payments. The City has a service concession arrangement with Antioch Public Golf Course, Inc. (Corporation) and as part of that arrangement the Corporation reimburses the City for the annual debt service as the bonds were issued to finance improvements at the golf course. The total principal and interest remaining to be paid on the bonds is \$5,144,150. Principal and interest payments began in November 2015.

(d) Capital Lease

In October 2009, the City entered into a lease-purchase agreement in the amount of \$4,050,000 with Bank of America to finance the acquisition and retrofitting of interior building lighting in City facilities, street lights and park and site lighting fixtures throughout the City. The lease has an imputed interest rate of 4.79% and requires monthly payments beginning in August 2010 until July 2020, when the lease will terminate and the City will obtain title to the property. The project was completed in December 2010. As of June 30, 2017, the net book value of the assets completed has been recorded as Improvements other than Buildings in the amount of \$3,585,475.

The future minimum lease obligations and the net present value of these minimum lease payments as of June 30, 2017 were as follows:

Year Ending June 30:	Governmental Activities
2018	\$ 538,834
2019	544,651
2020	550,525
2021	45,918
Total minimum lease payments	1,679,928
Less: amount representing interest	(121,637)
Present value of minimum lease payments	<u>\$ 1,558,291</u>

(e) Debt Service Requirements - Business-type Activities

As of June 30, 2017 annual debt service requirements of business-type activities to maturity are as follows:

Year ending June 30:	Marina Loans		Long Term Payable	
	Principal	Interest	Principal	Interest
2018	\$ 147,694	\$ 114,153	\$ 249,325	\$ 2,701
2019	98,528	107,506	249,517	2,509
2020	102,925	103,073	249,709	2,317
2021	82,948	98,441	249,901	2,125
2022	86,681	94,708	250,094	1,932
2023-2027	495,544	411,401	1,253,360	6,771
2028-2032	617,538	298,407	1,006,072	1,938
2033-2037	715,233	137,381	-	-
2038-2040	189,633	12,390	-	-
Total	<u>\$ 2,536,724</u>	<u>\$ 1,377,460</u>	<u>\$ 3,507,978</u>	<u>\$ 20,293</u>

City of Antioch
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(f) Loans Payable

Marina Loan

In 1984, the Department of Boating and Waterways provided a series of construction loans to the City and former Antioch Development Agency for the planning and construction of the Antioch Marina through the Harbors and Watercraft Revolving Fund. Principal and interest are due annually.

SWRCB Planning Loan

In February 2017, the City signed a loan agreement with the State Water Resources Control Board for a planning loan up to \$1,000,000 for a Brackish Water Desalination Plant project. All project disbursements must be requested by the City by January 31, 2019. The final loan repayment schedule will be given to the City after all loan disbursements are given and planning completed. The loan will bear interest at a rate of 1.6%, with a five year loan repayment period from 2019 to 2023. As of June 30, 2017, the City has received one loan disbursement in the amount of \$197,214 of the maximum \$1,000,000 allowed. A repayment schedule will not be provided to the City until final disbursement is made.

(g) Long Term Payable - Delta Diablo Recycled Water Program

The City entered into a Joint Powers Agreement with Delta Diablo (the District) in November 2003 for the District to develop a recycled water program within City limits. As part of this agreement, the District would design, construct, own, operate and regulate all recycled water facilities to provide recycled water within the City of Antioch. The City would be responsible for 50% of the project cost, up to \$5,000,000 in principal with associated interest, of a loan the District obtained from the State Water Resources Control Board to complete the project. The project was completed in July 2011 and the City began paying a proportionate share of the project costs in December 2011. The total due at June 30, 2017 is \$3,528,271 representing the total share of principal and interest outstanding on the loan the District obtained. Repayment requirements are as follows:

(h) Legal Debt Limit

As of June 30, 2017, the City's debt limit and legal debt margin (15% of valuation subject to taxation) was \$1,551,247,431.

NOTE 10 - NET POSITION/FUND BALANCES

(a) Net Position

The government-wide and proprietary fund financial statements utilize a net position presentation. Net position is categorized as net investment in capital assets, restricted and unrestricted.

Net Investment in Capital Assets - This category groups all capital assets, including infrastructure, into one component of net assets. Accumulated depreciation and the outstanding balances of debt that are attributable to the acquisition, construction or improvement of these assets reduce the balance in this category.

Restricted - This category presents external restrictions imposed by creditors, grantors, contributors or laws or regulations of other governments and restrictions imposed by law through constitutional provisions or enabling legislation. The following amounts of net position are restricted by enabling legislation: \$85,295 pursuant to State Assembly Bill 1900 which restricts the use of funds for protection of

City of Antioch
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tidelands areas; \$1,471,090 pursuant to the DIVCA Act of 2006 which restricts the use for Public, Educational and Governmental Programming (PEG).

Unrestricted - This category represents the portion of net position of the City, not restricted for any project or other purpose.

(b) Fund Balances

Fund balances, presented in the governmental fund financial statements, represent the difference between assets and liabilities reported in a governmental fund. In fiscal year 2011, the City implemented the provisions of GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions*. GASB 54 establishes criteria for classifying fund balances into specifically defined classifications and clarifies definitions for governmental funds. Fund balances are classified into categories based upon the type of restrictions imposed on the use of funds.

As of June 30, 2017 components of fund balance are described below:

- *Nonspendable* - portion of net resources that cannot be spent because of its form (i.e., long term loans, prepaids).
- *Restricted* - portion of net resources that are limited in use by grantors, laws or enabling legislation.

- *Committed* - portion of net resources that are limited to the use as established by formal action of the City Council. Committed fund balance can only be modified or rescinded by formal action of the City Council through resolution.

- *Assigned* - portion of net resources held for the use as established by the City Manager or his designee. The City Council has granted this authority to the City Manager through resolution.

- *Unassigned* - portion of net resources that represents amounts in excess of the other fund balance components. Only the General Fund can have a positive unassigned fund balance.

The City spends restricted fund balances first when expenditures are incurred for purposes for which both restricted and unrestricted (committed, assigned, or unassigned) amounts are available. Committed and assigned fund balances are considered to have been spent first before unassigned fund balances have been spent when expenditures are incurred for the purposes for which amounts in any of those unrestricted fund balance classifications could be used.

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The following represents the components of fund balance for governmental funds:

	Major Funds		Non-major	Total
	General Fund	Housing Successor	Governmental Funds	
Nonspendable:				
Petty cash and prepaids	\$ 219,902	\$ 17,852	\$ 131,625	\$ 369,379
Total nonspendable	219,902	17,852	131,625	369,379
Restricted for:				
Housing & Development	-	19,425,281	6,453,500	25,878,781
Debt service	-	-	25	25
Public Facilities	-	-	396,815	396,815
Streets	-	-	5,148,614	5,148,614
Parks	-	-	83,405	83,405
PEG Programming	-	-	1,471,090	1,471,090
Storm Channels	-	-	2,502,691	2,502,691
Landscape Maintenance	-	-	1,511,037	1,511,037
Tidelands Areas	-	-	85,295	85,295
Law Enforcement	-	-	31,878	31,878
Traffic Safety	-	-	20,980	20,980
Parks & Recreation	-	-	135,241	135,241
Animal Shelter	-	-	82,400	82,400
Abandoned Vehicle	-	-	253,459	253,459
Total restricted	-	19,425,281	18,176,430	37,601,711
Committed to:				
Compensated absences	97,710	-	-	97,710
Litigation/Insurance	500,000	-	-	500,000
Police Services - Measure C	2,947,925	-	-	2,947,925
Parks	-	-	1,423,057	1,423,057
Landscape Maintenance	-	-	91,165	91,165
Arts & Cultural Activities	-	-	53,308	53,308
Recreation Programs	-	-	4,982	4,982
Field Maintenance	-	-	199,226	199,226
Memorial Field Maintenance	-	-	21,377	21,377
Road Repair	-	-	312,937	312,937
Waste Reduction	-	-	372,743	372,743
Youth Activities	-	-	83,733	83,733
Traffic Signals	-	-	986,322	986,322
Post Retirement Medical	-	-	81,417	81,417
Total committed	3,545,635	-	3,630,267	7,175,902
Assigned to:				
Contractual Services	1,270,101	-	-	1,270,101
Parks & Recreation	-	-	49,873	49,873
Capital Projects	-	-	1,936,108	1,936,108
Community Benefit Prog.	-	-	412,388	412,388
AD 26	-	-	374,053	374,053
AD 27	-	-	486,618	486,618
Total assigned	1,270,101	-	3,259,040	4,529,141
Unassigned	25,979,579	-	-	25,979,579
Total fund balances	\$31,015,217	\$19,443,133	\$25,196,950	\$75,655,712

The City has established a fund balance policy for the General Fund requiring that the minimum unassigned fund balance be at least 20% of General Fund operating revenues (including transfers). As of June 30, 2017, unassigned fund balance was 46.26% of total operating revenues.

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NOTE 11 - PENSION PLANS OVERVIEW

The City of Antioch has three pension plans: Miscellaneous Pension Plan; Safety Pension Plan; and Supplementary Retirement Plan. Information about each plan and its provisions follow in notes 12-14. A summary table of the plans related net pension liabilities and deferrals follows to aid in financial reporting reconciliation to the government-wide statements.

	Net Pension Liability	Deferred Outflows of Resources	Deferred Inflows of Resources
Miscellaneous Plan	\$54,239,873	\$10,249,842	\$420,186
Safety Plan	46,835,514	13,048,870	1,888,940
Police Supplementary Plan	652,945	-	8,984
Totals	\$101,728,332	\$23,298,712	\$2,318,110

NOTE 12 - PENSION PLAN - MISCELLANEOUS

(a) General Information about the Miscellaneous Pension Plan

Plan Description - All permanent non-safety employees are eligible to participate in the Miscellaneous Plan of the Public Employees' Retirement Fund (the Fund) of California Public Employees' Retirement System (CalPERS). The Fund is an agent multiple-employer defined benefit plan administered by CalPERS that acts as a common investment and administrative agent for various local and state governmental agencies within the State of California. The fund provides retirement, disability, and death benefits based on the employees' years of service, age and final compensation. Employees vest after five years of service and may receive retirement benefits at the age of 55 for miscellaneous employees. These benefit provisions and all other requirements are established by State statute and City ordinance. CalPERS issues publicly available reports that include a full description of the pension plans regarding benefit provisions, assumptions and membership information that can be found on the CalPERS website. Copies of the Fund's annual financial report may be obtained from CALPERS' executive office: 400 P Street, Sacramento, CA 95814. A separate report for the City's plan within the Fund is not available.

Benefits Provided - CalPERS provides service retirement and disability benefits, annual cost of living adjustments and death benefits to plan members, who must be public employees and beneficiaries. Benefits are based on years of credited service, equal to one year of full time employment. Members with five years of total service are eligible to retire at age 50 with statutorily reduced benefits. All members are eligible for non-duty disability benefits after 10 years of service. The death benefit is one of the following: the Basic Death Benefit, Lump Sum, or the 1959 Survivor Benefit. The cost of living adjustments for each plan are applied as specified by the Public Employees' Retirement Law.

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The Plans' provisions and benefits in effect at June 30, 2017, are summarized as follows:

	Miscellaneous Plan		
	Prior to November 9, 2007	On or After November 9, 2007 and prior to January 1, 2013	On or after January 1, 2013
Hire Date			
Benefit Formula	2.7% @ 55	2.7% @ 55	2.0% @ 62
Benefit Vesting Schedule	5 years of service	5 years of service	5 years of service
Benefit Payments	Monthly for life	Monthly for life	Monthly for life
Retirement Age	50-55	50-55	52-67
Monthly Benefits, as a % of Eligible Compensation	2.0%-2.7%	1.426%-2.418%	1.0%-2.5%
Required Employee Contribution Rates	8%	8%	6.5%
Required Employer Contribution Rates	30.127%	28.627%	28.627%

Employees Covered - At June 30, 2017, the following employees were covered by the benefit terms for the Miscellaneous Plan:

	Miscellaneous Plan
Inactive employees or beneficiaries currently receiving benefits	295
Inactive employees entitled to but not yet receiving benefits	124
Active employees	181
Total	600

Contributions - Section 20814 (c) of the California Public Employees' Retirement Law requires that the employer contribution rates for all public employers be determined on an annual basis by the actuary and shall be effective on the July 1 following notice of a change in the rate. Funding contributions for the Plan is determined annually on an actuarial basis as of June 30 by CalPERS. The actuarially determined rate is the estimated amount necessary to finance the cost of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. The City is required to contribute the difference between the actuarially determined rate and the contribution rate of employees. For the measurement period ending June 30, 2016 (the measurement date), the City made \$3,697,065 in contributions.

(b) Net Pension Liability - Miscellaneous Plan

The City's net pension liability for the Plan is measured as the total pension liability, less the pension plan's fiduciary net position. The net pension liability of the Plan is measured as of June 30, 2016, using an annual actuarial valuation as of June 30, 2015 rolled forward to June 30, 2016 using standard update procedures. A summary of principal assumptions and methods used to determine the net pension liability is shown below.

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Actuarial Assumptions - The total pension liability in the June 30, 2015 actuarial valuation was determined using the following actuarial assumptions:

	Miscellaneous Plan
Valuation Date	June 30, 2015
Measurement Date	June 30, 2016
Actuarial Cost Method	Entry-Age Normal Cost Method
Actuarial Assumptions:	
Discount Rate	7.65%
Inflation	2.75%
Payroll Growth	3.0%
Projected Salary Increase (1)	3.3%-14.2%
Investment Rate of Return (2)	7.5%
Mortality	.00466-1.00000

(1) Depending on age, service and type of employment

(2) Net of pension plan investment and administrative expenses, including inflation

The underlying mortality assumptions and all other actuarial assumptions used in the June 30, 2015 valuation were based on the results of a January 2014 actuarial experience study for the period 1997 to 2011. Further details of the Experience Study can found on the CalPERS website.

Discount Rate - The discount rate used to measure the total pension liability was 7.65% for the Plan. To determine whether the municipal bond rate should be used in the calculation of a discount rate for each plan, CalPERS stress tested plans that would most likely result in a discount rate that would be different from the actuarially assumed discount rate. Based on the testing, none of the tested plans run out of assets. Therefore, the current 7.65 percent discount rate is adequate and the use of the municipal bond rate calculation is not necessary.

The long term expected discount rate of 7.65 percent will be applied to all plans in the Public Employees Retirement Fund (PERF). The stress test results are presented in a detailed report that can be obtained from the CalPERS website.

The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class.

In determining the long-term expected rate of return, CalPERS took into account both short-term and long-term market return expectations as well as the expected pension fund cash flows. Using historical returns of all the funds' asset classes, expected compound returns were calculated over the short-term (first 10 years) and the long-term (11-60 years) using a building-block approach. Using the expected nominal returns for both short-term and long-term, the present value of benefits was calculated for each fund. The expected rate of return was set by calculating the single equivalent expected return that arrived at the same present value of benefits for cash flows as the one calculated using both short-term and long-term returns. The expected rate of return was then set equivalent to the single equivalent rate calculated above and rounded down to the nearest one quarter of one percent.

The table below reflects the long-term expected real rate of return by asset class. The rate of return was calculated using the capital market assumptions applied to determine the discount rate and asset allocation.

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Asset Class	Current Target Allocation	Real Return Years 1 - 10(a)	Real Return Years 11+(b)
Global Equity	51.0%	5.25%	5.71%
Global Fixed Income	20.0%	0.99%	2.43%
Inflation Sensitive	6.0%	0.45%	3.36%
Private Equity	10.0%	6.83%	6.95%
Real Estate	10.0%	4.50%	5.13%
Infrastructure and Forestland	2.0%	4.50%	5.09%
Liquidity	1.0%	(0.55%)	(1.05%)
Total	100% %		
(a) An expected inflation of 2.5% used for this period.			
(b) An expected inflation of 3.0% used for this period.			

(c) Changes in the Net Pension Liability

The change in the Net Pension Liability for the Miscellaneous Plan follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balance at June 30, 2015	\$154,741,069	\$109,531,887	\$45,209,182
Changes in the year:			
Service cost	2,494,442	-	2,494,442
Interest on the total pension liability	11,647,037	-	11,647,037
Differences between actual and expected experience	139,957	-	139,957
Changes in assumptions	-	-	-
Plan to plan resource movement	-	(3,027)	(3,027)
Changes in benefit terms	-	-	-
Contribution - employer	-	3,697,065	(3,697,065)
Contribution - employee	-	1,080,984	(1,080,984)
Investment Income	-	542,477	(542,477)
Administrative expenses	-	(66,754)	66,754
Benefit payments, including refunds of employee contributions	(7,758,833)	(7,758,833)	-
Net Changes	6,522,603	(2,508,088)	9,030,691
Balance at June 30, 2016	\$161,263,672	\$107,023,799	\$54,239,873

Sensitivity of the Net Pension Liability to Changes in the Discount Rate - The following presents the net pension liability of the City for the Miscellaneous Plan, calculated using the discount rate for the Plan, as well as what the Local Government's net pension liability would be if it were calculated using a discount rate that is 1-percentage point lower or 1-percentage point higher than the current rate:

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	<u>Miscellaneous</u>
1% Decrease Net Pension Liability	6.65% \$75,396,601
Current Discount Rate Net Pension Liability	7.65% \$54,239,873
1% Increase Net Pension Liability	8.65% \$36,734,742

Pension Plan Fiduciary Net Position - Detailed information about the pension plan's fiduciary net position is available in a separately issued CalPERS financial report.

(d) Pension Expenses and Deferred Outflows/Inflows of Resources Related to Pensions

For the year ended June 30, 2017, the City recognized pension expense for the Miscellaneous Plan of \$3,645,690. At June 30, 2017, the City reported deferred outflows of resources and deferred inflows of resources related to pension from the following sources:

	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>
Pension contributions subsequent to measurement date	\$4,298,817	\$ -
Changes of assumptions	-	246,578
Differences between expected and actual experiences	79,106	173,608
Net differences between projected and actual earnings on plan investments	5,871,919	-
Total	<u>\$10,249,842</u>	<u>\$420,186</u>

\$4,298,817 reported as deferred outflows of resources related to contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended June 30, 2018. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized as pension expense as follows:

<u>Year Ended June 30</u>	
2018	\$448,717
2019	826,306
2020	2,713,798
2021	1,542,018
Thereafter	0

(e) Payable to the Pension Plan

At June 30, 2017, the City reported a payable of \$628,454 for the outstanding amount of contributions to the pension plan required for the year ended June 30, 2017.

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NOTE 13 - PENSION PLAN - SAFETY

(a) General Information about the Safety Pension Plan

Plan Description - All qualified permanent and probationary safety employees are eligible to participate in the Public Agency Cost-Sharing Multiple-Employer Defined Benefit Pension Plan (Plan) administered by the California Public Employees' Retirement system (CalPERS). The Plan consists of individual rate plans (benefit tiers) within a safety risk pool (police and fire) and a miscellaneous risk pool (all other). Plan assets may be used to pay for benefits for any employer rate plan of the safety and miscellaneous pools. Accordingly, rate plans within the safety or miscellaneous pools are not separate plans under GASB Statement No. 68. Individual employers may sponsor more than one rate plan in the miscellaneous or safety risk pools. The City sponsors three rate plans for safety. Benefit provisions under the Plan are established by State statute and Local Government resolution. CalPERS issues publicly available reports that include a full description of the pension plan regarding benefit provisions, assumptions and membership information that can be found on the CalPERS website. Copies of the Fund's annual financial report may be obtained from CALPERS' executive office: 400 P Street, Sacramento, CA 95814. A separate report for the City's plan within the Fund is not available.

Benefits Provided - CalPERS provides service retirement and disability benefits, annual cost of living adjustments and death benefits to plan members, who must be public employees and beneficiaries. Benefits are based on years of credited service, equal to one year of full time employment. Members with five years of total service are eligible to retire at age 50 with statutorily reduced benefits. All members are eligible for non-duty disability benefits are 10 years of service. The death benefit is one of the following: the Basic Death Benefit, Lump Sum, or the Optional Settlement 2W Death Benefit. The cost of living adjustments for each plan are applied as specified by the Public Employees' Retirement Law.

The Plans' provisions and benefit tiers in effect at June 30, 2017, are summarized as follows:

Safety Plan			
Hire Date	Prior to September 14, 2012 (Classic)	On or After September 14, 2012 and prior to January 1, 2013 (Second Tier)	On or after January 1, 2013 (PEPRA)
Benefit Formula	3% @ 50	3.0% @ 50	2.7% @ 57
Benefit Vesting Schedule	5 years of service	5 years of service	5 years of service
Benefit Payments	Monthly for life	Monthly for life	Monthly for life
Retirement Age	50	50	50-57
Monthly Benefits, as a % of Eligible Compensation	3.0%	3.0%	2.0%-2.7%
Required Employee Contribution Rates	9%	9%	9%
Required Employer Contribution Rates	20.493%	20.123%	12.821%
Required Unfunded Accrued Liability Contribution	\$2,184,013	\$0	\$485

Contributions - Section 20814 (c) of the California Public Employees' Retirement Law requires that the employer contribution rates for all public employers be determined on an annual basis by the actuary and shall be effective on the July 1 following notice of a change in the rate. Funding contributions for the Plan is determined annually on an actuarial basis as of June 30 by CalPERS. The actuarially determined rate is the estimated amount necessary to finance the cost of benefits earned by employees during the year, with an additional amount to finance any unfunded accrued liability. The City is required to contribute the difference between the actuarially determined rate and the contribution rate of employees.

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For the measurement period ending June 30, 2016 (the measurement date), the contributions recognized as part of pension expense for the Safety Plan were \$4,113,904.

(b) Pension Liabilities, Pension Expenses and Deferred Outflows/Inflows of Resources Related to Pensions - Safety Plan

As of June 30, 2017, the City reported net pension liabilities for its proportionate shares of the net pension liability of the Safety Plan as follows:

	<u>Proportionate Share of Net Pension Liability</u>
Total Safety Net Pension Liability	<u><u>\$46,835,514</u></u>

The City's net pension liability for the Safety Plan is measured as the proportionate share of the net pension liability. The net pension liability of the Plan is measured as of June 30, 2016, and the total pension liability was determined by an actuarial valuation as of June 30, 2015 rolled forward to June 30, 2016 using standard update procedures. In determining the City's rate plan's proportionate share of the net pension liability, the total pension liability using the output from the Actuarial Valuation System and the fiduciary net position provided by CalPERS' Financial Office are first determined for the individual rate plans and the risk pool as a whole on the Valuation Date. The first calculation uses the risk pool's total pension liability and fiduciary net position at the Valuation Date to determine the net pension liability at the Valuation Date. Using standard actuarial roll forward methods, the risk pool's total pension liability is then computed at the Measurement Date. The fiduciary net position is then determined by the CalPERS' Financial Office at the Measurement Date. Next, the individual employer rate plans' share of the total pension liability, fiduciary net position and net pension liability are calculated at the Valuation Date. Using the individual employer rate plan's share of the risk pool total pension liability and fiduciary net position, the proportionate shares of the total pension liability and fiduciary net position are determined for each employer rate plan. The City's proportionate share of the net pension liability for the Plan as of June 30, 2015 and 2016 are as follows:

	<u>Safety Plan</u>
Proportion - June 30, 2015	.54723%
Proportion - June 30, 2016	.54126%
Change - Increase (Decrease)	-.00597%

For the year ended June 30, 2017, the City recognized pension expense of \$4,724,626. At June 30, 2017, the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>
Pension contributions subsequent to measurement date	\$4,702,631	\$ -
Differences between actual and expected experience	-	324,119
Changes in assumptions	-	1,413,182
Change in employer's proportion	1,267,806	50,467
Change in employer's proportion and difference between the employer's contributions and the employer's proportionate share of contributions	135,535	101,172
Net differences between projected and actual earnings on plan investments	6,942,898	-
Total	<u><u>\$13,048,870</u></u>	<u><u>\$1,888,940</u></u>

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\$4,702,631 reported as deferred outflows of resources related to contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year end June 30, 2018. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized as pension expense as follows:

Year Ended June 30	
2018	\$674,507
2019	744,982
2020	3,230,372
2021	1,807,438
Thereafter	0

Actuarial Assumptions - The total pension liability in the June 30, 2015 actuarial valuation was determined using the following actuarial assumptions:

	Safety Plan
Valuation Date	June 30, 2015
Measurement Date	June 30, 2016
Actuarial Cost Method	Entry-Age Normal Cost Method
Actuarial Assumptions:	
Discount Rate	7.65%
Inflation	2.75%
Payroll Growth	3.0%
Projected Salary Increase (1)	3.3%-14.2%
Investment Rate of Return (2)	7.5%
Mortality	.00466-1.00000

(1) Depending on age, service and type of employment

(2) Net of pension plan investment and administrative expenses, including inflation

The underlying mortality assumptions and all other actuarial assumptions used in the June 30, 2015 valuation were based on the results of a January 2014 actuarial experience study for the period 1997 to 2011. Further details of the Experience Study can found on the CalPERS website.

Discount Rate - The discount rate used to measure the total pension liability was 7.65% for the Plan. To determine whether the municipal bond rate should be used in the calculation of a discount rate for each plan, CalPERS stress tested plans that would most likely result in a discount rate that would be different from the actuarially assumed discount rate. Based on the testing, none of the tested plans run out of assets. Therefore, the current 7.65 percent discount rate is adequate and the use of the municipal bond rate calculation is not necessary. The long term expected discount rate of 7.65 percent will be applied to all plans in the Public Employees Retirement Fund (PERF). The stress test results are presented in a detailed "GASB Crossover Testing Report" that can be obtained from the CalPERS website.

The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class.

In determining the long-term expected rate of return, CalPERS took into account both short-term and long-term market return expectations as well as the expected pension fund cash flows. Using historical returns of all the funds' asset classes, expected compound returns were calculated over the short-term

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(first 10 years) and the long-term (11-60 years) using a building-block approach. Using the expected nominal returns for both short-term and long-term, the present value of benefits was calculated for each fund. The expected rate of return was set by calculating the single equivalent expected return that arrived at the same present value of benefits for cash flows as the one calculated using both short-term and long-term returns. The expected rate of return was then set equivalent to the single equivalent rate calculated above and rounded down to the nearest one quarter of one percent.

The table below reflects the long-term expected real rate of return by asset class. The rate of return was calculated using the capital market assumptions applied to determine the discount rate and asset allocation.

Asset Class	New Strategic Allocation	Real Return Years 1 - 10(a)	Real Return Years 11+(b)
Global Equity	51.0%	5.25%	5.71%
Global Fixed Income	20.0%	0.99%	2.43%
Inflation Sensitive	6.0%	0.45%	3.36%
Private Equity	10.0%	6.83%	6.95%
Real Estate	10.0%	4.50%	5.13%
Infrastructure and Forestland	2.0%	4.50%	5.09%
Liquidity	1.0%	(0.55%)	(1.05%)
Total	100%		
(a) An expected inflation of 2.5% used for this period.			
(b) An expected inflation of 3.0% used for this period.			

Sensitivity of the Net Pension Liability to Changes in the Discount Rate - The following presents the City's proportionate share of the net pension liability of the plan, calculated using the discount rate for the plan, as well as what the City's proportionate share of the net pension liability would be if it were calculated using a discount rate that is 1-percentage point lower or 1-percentage point higher than the current rate:

	<u>Safety Plan</u>
1% Decrease	6.65%
Net Pension Liability	\$68,940,446
Current Discount Rate	7.65%
Net Pension Liability	\$46,835,514
1% Increase	8.65%
Net Pension Liability	\$28,689,630

Pension Plan Fiduciary Net Position - Detailed information about the pension plan's fiduciary net position is available in a separately issued CalPERS financial report.

(c) Payable to the Pension Plan

At June 30, 2017, the City reported a payable of \$462,457 for the outstanding amount of contributions to the pension plan required for the year ended June 30, 2017.

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NOTE 14 - SUPPLEMENTARY RETIREMENT PLAN

(a) General Information about the Police Supplementary Retirement Plan and Benefits Provided

Employees are eligible to receive benefits under this plan if he or she meets the requirements under one of the three tiers of the plan. The fund is an agent multiple-employer defined benefit plan established under Section 401 (a) and tax-exempt under Section 501 (a) of the Internal Revenue Code of 1986 and meets the requirements of a pension trust under California Government Code Sections 53215-53224. The trust is maintained by Public Agency Retirement Services (PARS) and provides for retirement, survivor continuance, pre-retirement disability and pre-retirement death benefits based upon the tier the member qualifies within. The plan is closed. Employee vesting is determined within each tier:

- Tier I - Designated eligible employee by Plan Administrator that has terminated from employment and applied for benefits under plan vest immediately.
- Tier II - Vest after five years of employment.
- Tier III - Employee vested if a full time Sworn Police Officer on or after September 1, 2007 and has terminated employment and concurrently retires under a service, disability or industrial disability retirement under CALPERS prior to December 31, 2012.

These benefit provisions and all other requirements are established by State Statute and City ordinance. Copies of the Fund's annual financial report may be obtained from PARS office: P.O. Box 12919, Newport Beach, CA 92658-2919. A separate report for the City's plan within the fund is not available.

The Plans' provisions and benefits in effect at June 30, 2017, are summarized as follows:

Supplementary Plan			
Effective Date	Tier 1 September 1, 2007	Tier II September 1, 2007	Tier III September 1, 2007
Benefit Formula	Amount set forth on Schedule A of Plan Documents - no employees in this Tier	9% of CalPERS 3% @50 benefit and not more than 8.1% of Final Compensation	9% of CalPERS Disability benefit and not more than 8.1% of Final compensation
Benefit Vesting Schedule	Designated by Plan Administrator	5 years of service	Disability retirement directly from City under CalPERS
Benefit Payments	Monthly for life	Monthly for life	Monthly for life
Retirement Age	50-55	50	50
Monthly Benefits, as a % of Eligible Compensation	2.0%-2.7%	1.426%-2.418%	1.0%-2.5%
Required Employee Contribution Rates	0%	0%	0%
Required Employer Contribution Rates	Pay as you go	Pay as you go	Pay as you go

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Employees Covered - At June 30, 2017, the following employees were covered by the benefit terms for the Supplementary Plan:

	<u>Supplementary Plan</u>
Inactive employees or beneficiaries currently receiving benefits	13
Inactive employees entitled to but not yet receiving benefits	0
Active employees	0
Total	13

Contributions - There is no requirement imposed by PARS to contribute any amount beyond the pay as you go contributions. For the fiscal year 2017, the City made a total of \$283,310 in pay as you contributions.

(b) Net Pension Liability

The City's net pension liability for the Plan is measured as the total pension liability, less the pension plan's fiduciary net position. The net pension liability of the Plan is measured as of June 30, 2017, using an annual actuarial valuation as of June 30, 2015 rolled forward to June 30, 2017 using standard update procedures. A summary of principal assumptions and methods used to determine the net pension liability is shown below.

Actuarial Assumptions - The total pension liability in the June 30, 2015 actuarial valuation was determined using the following actuarial assumptions:

	<u>Supplementary Plan</u>
Valuation Date	June 30, 2015
Measurement Date	June 30, 2017
Actuarial Cost Method	Entry-Age Normal Cost Method
Actuarial Assumptions:	
Discount Rate	5.5%
Inflation	3.0%
Payroll Growth (1)	0%
Projected Salary Increase (1)	0%
Investment Rate of Return	5.5%
Mortality	.00125-1.00000

(1) This is a closed plan

The underlying mortality assumptions and all other actuarial assumptions used in the June 30, 2015 valuation were based on the results of a January 2014 actuarial experience study for the period 1997 to 2011 for CalPERS. Further details of the Experience Study can found on the CalPERS website.

Discount Rate - The discount rate used to measure the total pension liability at June 30, 2015 was 5.5% for the Plan based upon the S&P Municipal Bond 20 Year High Grade Rate Index.

According to Paragraph 30 of Statement 68, the long-term discount rate should be determined without reduction for pension plan administrative expense. The long-term expected rate of return was based upon the S&P Municipal Bond 20 Year High Grade Rate Index as selected by the City and is not reduced for administrative expenses. All of the plan's PARS assets are invested in a moderately conservative portfolio with a target asset allocation of 30% equity, 65% fixed income and 5% cash.

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(c) Changes in the Net Pension Liability

The change in the Net Pension Liability for the Supplementary Plan follows:

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balance at June 30, 2016	\$1,677,826	\$612,153	\$1,065,673
Changes in the year:			
Interest on the total pension liability	89,935	-	89,935
Differences between actual and expected experience	-	-	-
Changes in assumptions	-	-	-
Contribution - employer	-	483,310	(483,310)
Net investment income	-	46,509	(46,509)
Administrative expenses	-	(27,156)	27,156
Benefit payments, including refunds of employee contributions	(85,299)	(85,299)	-
Net Changes	4,636	417,364	(412,728)
Balance at June 30, 2017	\$1,682,462	\$1,029,517	\$652,945

Sensitivity of the Net Pension Liability to Changes in the Discount Rate - The following presents the net pension liability of the City for the Supplementary Plan, calculated using the discount rate for each Plan, as well as what the Local Government's net pension liability would be if it were calculated using a discount rate that is 1-percentage point lower or 1-percentage point higher than the current rate:

	Supplementary
1% Decrease	4.5%
Net Pension Liability	\$907,045
Current Discount Rate	5.5%
Net Pension Liability	\$652,945
1% Increase	6.5%
Net Pension Liability	\$449,320

Pension Plan Fiduciary Net Position - Detailed information about the pension plan's fiduciary net position is available in a separately issued PARS financial report.

(d) Pension Expenses and Deferred Outflows/Inflows of Resources Related to Pensions

For the year ended June 30, 2017, the City recognized pension expense for the Supplementary Plan of \$71,406. At June 30, 2017, the City reported deferred outflows of resources and deferred inflows of resources related to pension from the following sources:

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	Deferred Inflows of Resources
Pension contributions subsequent to measurement date	\$ -
Differences between actual and expected experience	-
Changes in assumptions	-
Net differences between projected and actual earnings on plan investments	8,984
Total	\$8,984

There were no contributions subsequent to the measurement date and therefore no deferred outflows of resources related to contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended June 30, 2017. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized as pension expense as follows:

Year Ended June 30	
2018	(\$2,819)
2019	(2,819)
2020	(2,819)
2021	(527)
2022	0
Thereafter	0

(e) Payable to the Pension Plan

At June 30, 2017, the City did not report a payable for an amount outstanding amount of contributions to the pension plan required for the year ended June 30, 2017.

NOTE 15 - POST EMPLOYMENT MEDICAL BENEFITS

(a) Medical After Retirement Plan Trust

Plan Description. City of Antioch provides postretirement medical benefits to all eligible employees and their surviving spouses under the provisions of three formal City-sponsored plans (Miscellaneous Group, Management Group and Police Group). The effective date varies based upon the employee's classification and related memorandum of understanding (MOU). For all employees who retire from service (either regular retirement or disability retirement), the City shall pay a portion of their medical premiums based on their respective MOU currently in effect. The City's contributions are advanced-funded on an actuarially determined basis and recorded in the CalPERS Trust (CERBT). The Fund is a Section 115 Trust set up for the purpose of receiving employer contributions that will prefund health and other post employment benefit costs for retirees and their beneficiaries. As of June 30, 2017, there were 138 active participants and there were 200 retired participants eligible to receive post employment health care benefits. The City currently maintains three Special Revenue Funds to account for the payment of retiree medical benefits and reimbursements for these costs from the trust for each plan group (combined for financial reporting purposes). The CERBT accounts for the separate plans in one master trust account for the City with three subgroups, one for each plan. Assets of each plan are restricted to pay for benefits of those plan members or beneficiaries only. The City makes contributions to the CERBT based on a percentage of active employee payroll.

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Funding Policy. There is no requirement imposed by CalPERS, to contribute any amount beyond the pay-as-you-go contributions. The cost of monthly insurance premiums may be shared between the retiree and the City. The cost sharing varies depending on: date of hire; the dependent status; and plan selected. A minimum employer monthly contribution requirement is established and may be amended by the CalPERS Board of Administration and applicable laws. Within the parameters of the law, individual contracting agencies, such as the City, are allowed to establish and amend the level of contributions made by the employer towards the monthly cost of the plans. Changes to the employer contribution amount towards retiree benefits are recorded in a resolution adopted by the City Council. The City has elected a five year amortization period for the Other Post Employment Benefits (“OPEB”) plan assets deposited into the CERBT, permitted under GASB Statement 45 paragraph 13F, amortization periods allow for a maximum of 30 years with no minimum years.

The City has established a policy to make contributions, for the purpose of funding its calculated obligations over a period of time, enough to pay current benefits due, with the intent to make the full ARC contributions (21.2% of payroll for fiscal year 2017) as fiscal conditions improve, to the CERBT each year. The amount necessary to fund future benefits is based on projections from the July 1, 2015 Actuarial Study completed by Bickmore Risk Services in accordance with GASB Statement 45, *Accounting and Financial Reporting for Postemployment Benefits Other than Pensions*.

For fiscal year 2017, the City made a total of \$1,357,034 in contributions.

Annual OPEB Cost and Net OPEB Obligation. The City’s annual OPEB cost (expense) is calculated based on the Annual Required Contribution of the employer (ARC), an amount actuarially determined in accordance with the parameters of GASB Statement 45. The ARC represents a level of funding that, if paid on an ongoing basis, is projected to cover normal cost each year and amortize any unfunded actuarial liabilities (or funding excess) over a period not to exceed thirty years. The following table shows the components of the City of Antioch annual OPEB costs for the year segregated to show amounts by each City sponsored plan (although combined in the trust), the amount actually contributed to the plan, and changes in the City’s net OPEB obligation to the City Retiree Health Plan:

	Miscellaneous	Management	Police	Total
Annual Required Contributions	\$ 1,150,346	\$ 757,600	\$ 3,148,677	\$ 5,056,623
Interest on net OPEB obligation	52,584	(52,648)	350,693	350,629
Adjustment to annual required contributions	(62,735)	66,221	(455,486)	(452,000)
Annual OPEB Cost	1,140,195	771,173	3,043,884	4,955,252
Contributions Made	291,515	530,443	535,077	1,357,035
Increase in net OPEB obligation	(848,680)	(240,730)	(2,508,807)	(3,598,217)
Net OPEB Asset (Obligation) - beginning of year	(1,033,076)	1,144,529	(8,080,495)	(7,969,042)
Net OPEB Asset (Obligation) - end of year	\$ (1,881,756)	\$ 903,799	\$ (10,589,302)	\$ (11,567,259)

The following shows the calculation of the Annual Required Contributions for FY 2017:

	Miscellaneous	Management	Police	Total
Normal Cost at Year End	\$ 413,390	\$ 98,765	\$ 1,041,101	\$ 1,553,256
Amortization of UAAL	681,239	625,518	1,976,607	3,283,364
Interest	55,717	33,317	130,969	220,003
Annual Required Contribution (ARC)	\$ 1,150,346	\$ 757,600	\$ 3,148,677	\$ 5,056,623

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The City's annual OPEB cost, the percentage of annual OPEB cost contributed to the plan (shown by City sponsored plan), and the net OPEB asset (obligation) for FY2017 and the two previous years were as follows:

Miscellaneous			
Fiscal Year Ended	Annual OPEB Cost	% of Annual OPEB Contributed	OPEB (Obligation)
6/30/2015	\$ 825,817	33%	\$ (470,463)
6/30/2016	865,839	31%	(1,033,076)
6/30/2017	1,140,195	26%	(1,881,756)

Management			
Fiscal Year Ended	Annual OPEB Cost	% of Annual OPEB Contributed	OPEB Asset
6/30/2015	\$ 469,816	110%	\$ 1,076,961
6/30/2016	479,641	114%	1,144,529
6/30/2017	771,172	69%	903,799

Police			
Fiscal Year Ended	Annual OPEB Cost	% of Annual OPEB Contributed	OPEB (Obligation)
6/30/2015	\$ 2,240,192	23%	\$ (6,250,353)
6/30/2016	2,379,113	23%	(8,080,495)
6/30/2017	3,043,884	18%	(10,589,302)

The City uses a Special Revenue Fund to liquidate the liability.

Funded Status and Funding Progress. As of July 1, 2015, the most recent actuarial valuation date, the plan was 14.3% funded. The actuarial accrued liability for benefits was \$67,831,215, and the actuarial value of assets was \$9,709,462, resulting in an unfunded accrued liability of \$58,121,753.

California Employers' Retiree Benefit Trust
Funded Status of Plans 7/1/15 Valuation Date

Plan Name	Actuarial Accrued Liability (AAL)	Actuarial Value of Assets	Unfunded Actuarial Accrued Liability (UAAL)	Funded Status AVA/MVA	Annual Covered Payroll	Unfunded Liability As A % of Payroll
Miscellaneous	\$16,251,325	\$4,757,637	\$11,493,688	29.3%	\$7,300,953	157.4%
Management	13,502,874	1,941,892	11,560,982	14.4%	4,571,434	252.9%
Police	38,077,016	3,009,933	35,067,083	7.9%	11,273,886	311.0%
Total All Plans	\$67,831,215	\$9,709,462	\$58,121,753	14.3%	\$23,146,273	251.1%

The required schedule of funding progress immediately following the notes to the financial statements presents additional, multi-year, trend information about whether the actuarial value of plan assets is increasing or decreasing over time relative to the actuarial accrued liability for benefits.

Actuarial valuations of an ongoing plan involve estimates of the value of reported amounts and assumptions about the probability of occurrence of events far into the future. Examples include assumptions about future employment, mortality, and the healthcare cost trend. Amounts determined regarding the funded status of the plan and the annual required contributions of the employer are subject to continual revision as actual results are compared with past expectations and new estimates are made about the future.

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

In the July 1, 2015 actuarial valuation, the entry age normal cost method was used. The actuarial assumptions used include (a) a 4.60% investment rate of return for Management, 5.09% investment rate of return for Miscellaneous and 4.34% for Police; (b) projected salary increases at 3.25% per year; (c) inflation of 3.00% and (d) healthcare cost trend rates ranging between 4.50% and 8.5% between 2015 and 2024, with annual increases of 4.64% from 2025 and thereafter for City contributions linked to a specific medical plan and annual increases of 4.50% from 2015 and thereafter for City contributions that are capped. The Unfunded Actuarial Accrued Liability (UAAL) is being amortized as a level percentage of projected payroll over 30 years on a closed basis. The remaining amortization period as of June 30, 2017 was 21 years for the plan.

(b) Medical After Retirement Plan Account

Employees hired after September 1, 2007 are not eligible for post employment medical benefits as defined in the previous plan. The City has created a medical after retirement program in which the City will contribute 1.5% of the employee’s base monthly salary into an account established for the employee to be used for future medical benefits. This plan is being administered by Operating Engineers Local 3. The City will match an additional amount of up to 1.0% of the employee contribution, for a total City contribution not to exceed 2.5%. Employees have the right to their individual plan upon separation of employment. As of June 30, 2017, there were 135 participants in the plan. During the year, the City contributed \$204,609 towards employee accounts.

NOTE 16 - RISK MANAGEMENT

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disaster. The City currently reports its risk management activities in its General Fund and Loss Control Internal Service Fund.

The City participates in the Municipal Pooling Authority (MPA), a joint powers agency (risk-sharing pool) established to provide an independently managed self-insurance program for members. The purpose of MPA is to spread the adverse effect of losses among the member agencies and to purchase excess insurance as a group, thereby reducing its expense.

The City's deductibles and maximum coverage follow:

Coverage	Deductible	MPA	Excess Liability
General liability	\$50,000	\$50,001-\$1,000,000	\$1,000,001-\$29,000,000
Workers compensation	\$0	\$0-\$500,000	\$500,001-\$50,000,000
Property damage	\$25,000 all risk; \$100,000 flood	\$0	\$1 billion all risk; \$25,000,000 flood

The City contributes its pro rata share of anticipated losses to a pool administrated by MPA. Should actual losses among participants be greater than the anticipated losses, the City will be assessed retrospectively its pro rata share of that deficiency. Conversely, if the actual losses are less than anticipated, the City will be refunded its pro rata share of the excess. The City paid premiums of

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\$3,327,488 during the year ended June 30, 2017. MPA has obtained excess general liability coverage in the amount of \$28,000,000 for total coverage of \$29,000,000 through participation in the California Joint Powers Risk Management Association. MPA has also purchased excess property damage coverage through various commercial carriers. Settled claims have not exceeded this excess liability coverage in any of the past three fiscal years.

Claims expenditures and liabilities are reported when it is probable that a loss has occurred and the amount of that loss can be reasonably estimated and includes incremental claim expenses. Allocated and unallocated claims adjustment expenditures are included in the liability balance. These losses include an estimate of claims that have been incurred but not reported. The claim liability balances at June 30, 2017 are discounted at 2.0%. This liability is the City's best estimate based on available information. Changes in the reported liability resulted from the following:

	Beginning of Fiscal Year Liability	Deductibles and Charges in Estimates	Payments	End of Fiscal Year Liability
2014-2015	\$ 519,069	\$ 391,361	\$ 334,546	\$ 575,884
2015-2016	575,884	50,772	252,447	374,209
2016-2017	374,209	443,405	280,549	537,065

NOTE 17 - SERVICE CONCESSION ARRANGEMENT FOR GOLF COURSE

In 1982, the City entered into an agreement with Antioch Public Golf Course, Inc., (Corporation) under which the Corporation will operate, manage and collect user fees from the Lone Tree Golf Course through 2017. The Corporation's sole purpose is to efficiently operate the golf course so that excess revenues may be returned to the course for improvements to the course and its related facilities and encourage the public to play golf in the City. The Corporation is not required to share any percentage of its revenues with the City. Since the inception of the agreement, the City has financed improvements to the existing facility with the issuance of ABAG Lease Revenue Bonds. The Corporation reimburses the City for the cost of annual debt service on the bonds and a corresponding revenue amount is recognized for these repayments. The City reports the golf course and improvements as capital assets with a carrying value of \$8,524,362. As the assets are required to be returned to the City at the end of the agreement in their original condition, the assets are not being depreciated.

NOTE 18 - JOINTLY GOVERNED ORGANIZATIONS

(a) Antioch Area Public Facilities Financing Agency

The City and Antioch Unified School District (School District) are members of the Antioch Area Public Facilities Financing Agency (AAPFFA), a community facilities district comprising part of the City and the School District. The AAPFFA was formed to finance construction and acquisition of school facilities for the School District and public facilities for the City. The AAPFFA is controlled by a governing board consisting of seven members: two members of the City Council, two members of the District Board and three members from the general public. The board controls the operation and finances of the AAPFFA independent of influence by the City, and the AAPFFA is therefore excluded from the City's reporting entity.

The AAPFFA has issued Special Tax Bonds to finance various school district and City projects. These bonds are to be repaid out of a special tax levied on property owners of the community facilities district comprising the AAPFFA. During the fiscal year ended June 30, 2017 the AAPFFA contributed \$1,126,048 of bond proceeds to the City to finance construction of amenities at the City's Prewett Park facility. This

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contribution has been recorded as revenue from other agencies in the City's Capital Projects Funds. The City acts as fiscal agent for the AAPFFA. The City's Finance Department maintains accounting records and processes receipts and disbursements. The AAPFFA's financial statements are available by contacting the City of Antioch, Finance Department, P.O. Box 5007, Antioch, CA 94531-5007, 925-779-7055.

(b) Contra Costa County Home Mortgage Finance Authority

The City and Contra Costa County are members of the Contra Costa Home Mortgage Financing Authority (Home Mortgage). The Home Mortgage issued 1984 Home Mortgage Revenue Bonds for the purpose of facilitating the financing of low-income home mortgages in the City and County. The City made no contributions to the Home Mortgage during the fiscal year ended June 30, 2017. The Home Mortgage is governed by a board consisting of representatives of the County and City. The board controls the operations and finances of the Authority, independent of influence by the City. Therefore, the Home Mortgage is excluded from the City's reporting entity. The Home Mortgage's financial statements are available by contacting the Contra Costa County Community Development Department, 651 Pine Street, Martinez, CA 94553-1229, 925-646-4208.

NOTE 19 - COMMITMENTS AND CONTINGENCIES

(a) Grants

The City participates in Federal and State grant programs. These programs have been audited by the City's independent auditors in accordance with the provisions of the Federal Single Audit Act Amendments of 1996, and applicable Federal and State requirements. No cost disallowances were proposed as a result of these audits; however, these programs are still subject to further examination by the grantors and the amount, if any, of expenditures which may be disallowed by the granting agencies cannot be determined at this time. The City expects such amounts, if any, to be immaterial.

(b) Pending Litigation

The City is a defendant in a number of lawsuits, which have arisen in the normal course of business. While substantial damages are alleged in some of these actions, their outcome cannot be predicted with certainty. In the opinion of the City Attorney, these actions when finally adjudicated will not have a material adverse effect on the financial position of the City.

(c) Construction Commitments

Among the significant construction commitments were \$1,424,134 towards West Antioch Creek Channel improvements, \$1,050,421 towards the Sewer Trenchless Rehabilitation project and \$1,126,343 towards Water Treatment Plant improvements.

NOTE 20 - SUCCESSOR AGENCY TRUST FOR ASSETS OF THE FORMER REDEVELOPMENT AGENCY

(a) Redevelopment Dissolution

On December 29, 2011, the California Supreme Court upheld Assembly Bill 1X 26 ("the Bill") that provides for the dissolution of all redevelopment agencies in the State of California. This action impacted the reporting entity of the City that previously had reported a redevelopment agency within the reporting entity of the City as a blended component unit.

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The Bill provides that upon dissolution of a redevelopment agency, either the City or another unit of local government will agree to serve as the “successor agency” to hold the assets until they are distributed to other units of state and local government. On January 24, 2012, the City Council elected to become the Successor Agency for the former redevelopment agency in accordance with the Bill as part of City resolution number 2012/07.

After enactment of the law, which occurred on June 28, 2011, redevelopment agencies in the State of California cannot enter into new projects, obligations or commitments. Subject to the control a newly established oversight board, remaining assets can only be used to pay enforceable obligations in existence at the date of dissolution (including the completion of any unfinished projects that were subject to legally enforceable contractual commitments).

Successor agencies will only be allocated revenue in the amount that is necessary to pay the estimated annual installment payments on enforceable obligations of the former redevelopment agency until all enforceable obligations of the prior redevelopment agency have been paid in full and all assets have been liquidated.

The Bill directs the State Controller of the State of California to review the propriety of any transfers of assets between the redevelopment agencies and other public bodies that occurred after January 1, 2011. If the public body that received such transfers is not contractually committed to a third party for the expenditure or encumbrance of those assets, the State Controller is required to order the available assets to be transferred to the public body designated as the successor agency by the Bill. The State Controller conducted the review of the former Antioch Development Agency in late August 2013.

Management believes, in consultation with legal counsel, that the obligations of the former redevelopment agency due to the City are valid enforceable obligations payable by the successor agency trust under the requirements of the Bill. The City’s position on this issue is not a position of settled law and there is considerable legal uncertainty regarding this issue. It is reasonably possible that a legal determination may be made at a later date by an appropriate judicial authority that would resolve this issue unfavorably to the City. In accordance with the timeline set forth in the Bill (as modified by the California Supreme Court on December 29, 2011) all redevelopment agencies in the State of California were dissolved and ceased to operate as a legal entity as of February 1, 2012.

The assets and activities of the dissolved redevelopment agency are reported in a fiduciary fund (private-purpose trust fund) in the financial statements of the City as the activities are under control of an Oversight Board which is comprised of seven members, five of which represent taxing entities, one member is a former redevelopment agency employee and one member is appointed by the Mayor. The State of California Department of Finance has final approval of all actions of the Successor Agency. The City provides administrative services to the Successor Agency to wind down the affairs of the former Antioch Development Agency.

(b) Capital Assets

In December 2015, the California State Department of Finance approved a Long Range Property Management Plan of the Successor Agency. As part of this approved plan, any assets of the Successor Agency deemed for “Governmental Use” or “Future Development” were approved to be transferred to the City with three properties remaining with the Successor Agency that will be sold in the future.

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Capital asset activity for the year ended June 30, 2017 was as follows:

	July 1, 2016	Deletions	June 30, 2017
<i>Nondepreciable</i>			
Land	\$ 96,493	\$ -	\$ 96,493
Total Nondepreciable Capital Assets	<u>\$ 96,493</u>	<u>\$ -</u>	<u>\$ 96,493</u>

(c) Long-Term Obligations

The Successor Agency is responsible for two outstanding bonds of the former redevelopment agency and one bond of the Antioch Public Financing Authority. Although issued by the Antioch Public Finance Authority, repayment for a portion of the 2015A Lease Revenue Refunding Bonds is pledged for repayment by the former Antioch Development Agency therefore the associated liability has been transferred to the Successor Agency Trust. A description of the bonds, including a schedule of changes in long term obligations and debt service requirements to maturity follows.

(1) Long-Term Debt Composition

Type of Indebtedness (Purpose)	Final Maturity	Annual Principal Installment	Interest Rates	Original Issue Amount	Outstanding at June 30, 2017
Tax Allocation Bonds:					
2000 - ADA Project 1 Refunding	9/1/17	\$200,000-1,380,000	4.2-5.0%	\$ 14,450,000	\$ 1,380,000
2009 - ADA Project 1	9/1/27	\$95,343-142,289	2.60%	2,080,841	1,381,201
Total tax allocation bonds				<u>16,530,841</u>	<u>2,761,201</u>
Lease Revenue Bonds:					
2015A Issue - APFA Municipal Facilities,	5/1/32	\$1,352,000-2,116,650	2.0-5.0%	19,315,000	18,385,000
Total lease revenue bonds				<u>19,315,000</u>	<u>18,385,000</u>
Total long-term obligations				<u>\$ 35,845,841</u>	<u>\$ 21,146,201</u>

(2) Long-Term Obligation Activity

Changes in long-term obligations for the year ended June 30, 2017 are as follows:

	Balance July 1, 2016	Decreases	Balance June 30, 2017	Amount Due Within One Year
2015A Lease Revenue Bonds	\$ 18,925,000	\$ (540,000)	\$ 18,385,000	\$ 590,000
Unamortized Premiums	2,216,983	(138,561)	2,078,422	-
2000 Tax Allocation Bonds	2,685,000	(1,305,000)	1,380,000	1,380,000
2009 Tax Allocation Bonds	1,488,489	(107,288)	1,381,201	110,077
Total obligations held by the Successor Agency Trust	<u>\$ 25,315,472</u>	<u>\$ (2,090,849)</u>	<u>\$ 23,224,623</u>	<u>\$ 2,080,077</u>

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(3) Debt Service Requirements

As of June 30, 2017, annual debt service requirements of governmental activities to maturity are as follows:

Year ending June 30:	Tax Allocation Bonds		Lease Revenue Bonds	
	Principal	Interest	Principal	Interest
2018	\$ 1,490,077	\$ 68,980	\$ 590,000	\$ 796,250
2019	112,939	31,581	645,000	772,650
2020	115,876	28,606	715,000	740,400
2021	118,888	25,554	790,000	704,650
2022	121,980	22,423	870,000	665,150
2023-2027	659,152	62,222	5,610,000	2,586,750
2028-2032	142,289	1,850	9,165,000	960,000
Total	<u>\$ 2,761,201</u>	<u>\$ 241,216</u>	<u>\$ 18,385,000</u>	<u>\$ 7,225,850</u>

On February 11, 2015, the Antioch Public Financing Authority (Authority) issued \$23,155,000 in Lease Revenue Refunding Bonds (Municipal Facilities Project), Series 2015A with interest rates ranging between 2% and 5%. The Authority issued the bonds to refund the entire \$4,740,000 of the outstanding ABAG 2001 Lease Revenue Bonds and \$21,505,000 of the outstanding 2002 A&B Lease Revenue Refunding Bonds. \$19,315,000 of the par amount of bonds issued are secured by the Successor Agency to the Antioch Development Agency. \$3,840,000 of the par amount of bonds issued are an obligation of the City and discussed in Note 9. The refunding reduced total debt service payments over the next 18 years by \$6,279,686. This results in an economic gain (difference between the present value of debt service payments on the old and new debt) of \$5,314,114.

Interest payments and bond retirements are serviced by revenues generated by the tax increment from the former redevelopment agency. Contra Costa County remits funds from the Redevelopment Property Tax Retirement Trust Fund to the Successor Agency to pay enforceable obligations of the former agency every six months.

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REQUIRED SUPPLEMENTAL INFORMATION

City of Antioch
Required Supplementary Information
Budgetary Comparison Schedule
For the Fiscal Year Ended June 30, 2017

Schedule of Revenues and Transfers In - General Fund

FUNCTION/ACTIVITY:	Original Budget	Final Budget	Actual	Variance With Final Budget Positive (Negative)
TAXES				
Property secured	\$ 9,132,500	\$ 10,229,707	\$ 10,238,654	\$ 8,947
Property in lieu of VLF	6,734,780	7,068,302	7,068,302	-
Property unsecured	262,369	298,801	320,520	21,719
Property other	400,400	400,400	568,152	167,752
Sales and use tax	12,991,925	12,744,000	12,860,462	116,462
Sales and use tax - Measure C	4,832,765	6,589,658	6,534,889	(54,769)
Motor vehicle in-lieu	40,000	50,608	50,608	-
Transient lodging tax	80,000	90,000	124,142	34,142
Franchises - other	8,340	8,353	8,353	-
Franchises - gas	185,530	321,824	321,824	-
Franchises - electric	399,295	454,047	454,047	-
Franchises - cable tv	1,285,782	1,406,085	1,332,385	(73,700)
Franchises - garbage	999,446	1,002,030	993,169	(8,861)
Business license tax (Gross Receipts)	3,751,000	3,691,000	3,915,934	224,934
Property transfer tax	330,000	380,000	443,102	63,102
Total taxes	41,434,132	44,734,815	45,234,543	499,728
LICENSES AND PERMITS				
Bicycle License	-	113	113	-
Building permits	1,000,000	1,000,000	1,028,082	28,082
Street & curb permits	160,000	115,000	108,879	(6,121)
Wide vehicle/overload	7,500	10,000	6,352	(3,648)
Technology fee	22,500	24,000	25,023	1,023
Energy Inspection Fee	22,500	22,500	24,937	2,437
Pool Safety Fee	500	1,000	1,106	106
Accessibility Fee (Non-Resident)	2,000	3,800	3,893	93
Green Bldg Verification & Compliance	85,000	40,000	44,708	4,708
Total licenses and permits	1,300,000	1,216,413	1,243,093	26,680
FINES AND PENALTIES				
Vehicle code fines	35,000	110,000	133,207	23,207
Non-traffic fines	8,000	3,800	27,357	23,557
Total fines and penalties	43,000	113,800	160,564	46,764
INVESTMENT INCOME AND RENTALS				
Investment income	40,000	75,000	58,811	(16,189)
Rent and concessions	468,045	490,215	500,882	10,667
Total investment income and rentals	508,045	565,215	559,693	(5,522)
REVENUE FROM OTHER AGENCIES				
Homeowners property tax relief	70,000	75,000	80,388	5,388
P.O.S.T. reimbursements	12,000	10,000	5,918	(4,082)
State mandated reimbursements	-	562	65,793	65,231
Grant reimbursements	577,673	990,600	1,085,351	94,751
Total revenue from other agencies	659,673	1,076,162	1,237,450	161,288

(Continued)

City of Antioch
Required Supplementary Information, Continued
Budgetary Comparison Schedule
For the Fiscal Year Ended June 30, 2017

Schedule of Revenues and Transfers In - General Fund

	Original Budget	Final Budget	Actual	Variance With Final Budget Positive (Negative)
FUNCTION/ACTIVITY, Continued:				
CURRENT SERVICE CHARGES				
Administrative services	30,000	51,400	54,581	3,181
Legal fees	-	12,786	8,275	(4,511)
Special police services	445,000	737,522	744,253	6,731
False alarm fees	324,000	64,190	64,775	585
Plan checking fees	445,000	431,000	529,300	98,300
Planning fees	24,000	53,125	58,510	5,385
Inspection fees	250,000	170,000	213,297	43,297
Special public works services	2,000	1,000	-	(1,000)
Other service charges	15,480	21,001	22,252	1,251
Assessment fees	135,000	143,590	70,077	(73,513)
Billings to Department	291,549	280,490	243,908	(36,582)
Total current service charges	1,962,029	1,966,104	2,009,228	43,124
OTHER REVENUES				
Miscellaneous revenue	829,580	2,185,510	2,409,693	224,183
OTHER FINANCING SOURCES				
Transfers in:				
Gas Tax Fund	1,010,000	1,010,000	1,010,000	-
Pollution Elimination	273,365	273,365	261,105	(12,260)
Street Impact	1,167,330	1,070,545	1,070,545	-
Street Light and Landscape Maintenance Districts	150,228	209,321	206,378	(2,943)
Supplementary Law Enforcement Grant	100,000	284,742	284,742	-
Local Law Enforcement Block Grant	73,052	40,850	40,989	139
Traffic Safety	80,000	116,317	116,317	-
Water Fund	340,000	342,680	342,680	-
Sewer Fund	340,000	448,120	448,120	-
Total transfers in	3,533,975	3,795,940	3,780,876	(15,064)
Total other financing sources	3,533,975	3,795,940	3,780,876	(15,064)
Total general fund revenues and other financing sources	\$ 50,270,434	\$ 55,653,959	\$ 56,635,140	\$ 981,181

(Concluded)

City of Antioch
Required Supplementary Information, Continued
Budgetary Comparison Schedule
For the Fiscal Year Ended June 30, 2017

Schedule of Expenditures and Transfers Out - General Fund

FUNCTION/ACTIVITY:	Budget		Actual	Variance With Final Budget Positive (Negative)
	Original	Final		
City Council	\$ 14,676	\$ 16,284	\$ 8,055	\$ 8,229
City Attorney	34,367	59,649	3,477	56,172
City Manager	6,243	55,200	42,747	12,453
City Clerk	8,647	26,247	12,301	13,946
City Treasurer	256,539	257,490	217,301	40,189
Personnel Services	18,677	35,223	26,421	8,802
Economic Development	307,504	402,861	364,399	38,462
Finance	18,735	43,750	13,564	30,186
Warehouse & Central Stores	15,607	15,607	15,056	551
Non-Departmental	514,024	525,254	224,960	300,294
Total general government	1,195,019	1,437,565	928,281	509,284
PUBLIC WORKS				
Maintenance Administration	10,925	33,693	12,714	20,979
General Maintenance Services	10,864	11,685	6,459	5,226
Street Maintenance	1,832,673	1,656,238	1,043,796	612,442
Engineering and Land Development	1,294,503	1,386,035	1,209,823	176,212
Signal & Street Lighting	843,303	844,651	762,952	81,699
Striping & Signing	840,725	967,533	862,154	105,379
Facilities Maintenance	14,857	13,331	2,152	11,179
Park Maintenance	1,403,384	1,406,486	1,234,530	171,956
Median and General Landscape	537,938	540,215	497,352	42,863
Capital Improv/Engineering Administration	146,633	126,371	113,392	12,979
Engineering Services	199,081	200,841	154,413	46,428
Work Alternative	162,390	157,523	127,272	30,251
Total public works	7,297,276	7,344,602	6,027,009	1,317,593
PUBLIC SAFETY				
Administration	4,639,371	5,091,942	5,091,377	565
Police Reserve	10,420	11,900	11,653	247
Prisoner Custody	716,403	160,210	160,210	-
Community Policing	17,981,224	12,459,503	12,460,067	(564)
Police Services - Measure C Funded	4,663,350	8,921,787	7,441,194	1,480,593
Traffic Division	240,514	448,845	443,527	5,318
Investigation	4,247,465	4,891,768	4,891,768	-
Special Operations Unit	1,084,411	1,317,057	1,325,149	(8,092)
Communications	3,263,238	2,944,954	2,944,954	-
Emergency Services	5,164	4,915	4,262	653
Community Volunteer	99,247	114,620	103,885	10,735
Facility Maintenance	618,671	639,564	581,989	57,575
Total public safety	37,569,478	37,007,065	35,460,035	1,547,030

(Continued)

City of Antioch
Required Supplementary Information, Continued
Budgetary Comparison Schedule
For the Fiscal Year Ended June 30, 2017

Schedule of Expenditures and Transfers Out - General Fund

	Budget		Actual	Variance With
	Original	Final		Final Budget Positive (Negative)
COMMUNITY DEVELOPMENT				
Office of the Director	848,569	867,017	827,214	39,803
Land Planning Services	756,349	1,269,884	726,373	543,511
Code Enforcement	389,287	321,912	263,076	58,836
Code Enforcement - Measure C Funded	169,415	530,000	497,737	32,263
Building Inspection	815,439	960,321	681,342	278,979
Total community development	2,979,059	3,949,134	2,995,742	953,392
Total current expenditures	49,040,832	49,738,366	45,411,067	4,327,299
CAPITAL OUTLAY				
Public Works:				
Street Maintenance	-	20,000	19,427	573
Striping & Signing	12,000	6,000	-	6,000
Public Safety:				
Community Policing	108,000	452,503	452,503	-
Total capital outlay	120,000	478,503	471,930	6,573
OTHER FINANCING USES:				
Transfers out:				
Animal Control	538,108	501,222	420,859	80,363
Antioch WaterPark	351,105	456,105	669,500	(213,395)
Antioch Water	-	235,800	235,800	-
Antioch Sewer	-	157,200	157,200	-
Antioch Marina	228,910	-	-	-
Office Equipment Replacement	93,297	-	-	-
Recreation	661,515	767,461	925,424	(157,963)
Downtown Street Light & Landscape District	241,000	241,000	195,600	45,400
Honeywell Capital Lease	36,967	36,967	36,967	-
Total transfers out	2,150,902	2,395,755	2,641,350	(245,595)
Total general fund expenditures and other financing uses	\$ 51,311,734	\$ 52,612,624	\$ 48,524,347	\$ 4,088,277

(Concluded)

City of Antioch
Required Supplementary Information, Continued
Budgetary Comparison Schedule
For the Fiscal Year Ended June 30, 2017

Special Revenue Fund - Housing Successor

	Budget		Actual	Variance With
	Original	Final		Final Budget
				Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,500	\$ 8,800	\$ 6,035	\$ (2,765)
Other	275,033	379,125	379,072	(53)
Total revenues	276,533	387,925	385,107	(2,818)
EXPENDITURES:				
Current:				
Community development	196,825	267,589	209,627	57,962
Total expenditures	196,825	267,589	209,627	57,962
REVENUES OVER (UNDER) EXPENDITURES	79,708	120,336	175,480	55,144
Net change in fund balances	\$ 79,708	\$ 120,336	175,480	\$ 55,144
FUND BALANCES:				
Beginning of year			19,267,653	
End of year			\$ 19,443,133	

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Miscellaneous Employees Retirement System,
an Agent Multiple-Employer Defined Benefit Pension Plan
As of June 30, 2016
Last 10 Years*

SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS

	<u>2014</u>	<u>2015</u>	<u>2016</u>
Total Pension Liability			
Service Cost	\$ 2,275,615	\$ 2,281,384	\$ 2,494,442
Interest on total pension liability	10,868,782	11,178,491	11,647,037
Difference between expected and actual experience	-	(1,909,680)	139,957
Changes in assumptions	-	(2,712,350)	-
Changes in benefits	-	-	-
Benefit payments, including refunds of employee contributions	(7,232,184)	(7,404,372)	(7,758,833)
Net change in total pension liability	<u>5,912,213</u>	<u>1,433,473</u>	<u>6,522,603</u>
Total pension liability - beginning	<u>147,395,383</u>	<u>153,307,596</u>	<u>154,741,069</u>
Total pension liability - ending (a)	<u><u>\$ 153,307,596</u></u>	<u><u>\$ 154,741,069</u></u>	<u><u>\$ 161,263,672</u></u>
Plan fiduciary net position			
Contributions - employer	2,667,605	3,289,258	3,697,065
Contributions - employee	1,105,584	1,003,111	1,080,984
Plan to plan resource movement	-	387	(3,027)
Net Investment income	16,670,267	2,321,856	475,723
Benefit payments	(7,232,184)	(7,404,372)	(7,758,833)
Net change in plan fiduciary net position	<u>13,211,272</u>	<u>(789,760)</u>	<u>(2,508,088)</u>
Plan fiduciary net position - beginning	<u>97,110,375</u>	<u>110,321,647</u>	<u>109,531,887</u>
Plan fiduciary net position - ending (b)	<u><u>\$ 110,321,647</u></u>	<u><u>\$ 109,531,887</u></u>	<u><u>\$ 107,023,799</u></u>
Net pension liability - ending (a) - (b)	\$ 42,985,949	\$ 45,209,182	\$ 54,239,873
Plan fiduciary net position as a percentage of the total pension liability	71.96%	70.78%	66.37%
Covered payroll	12,054,961	12,390,746	13,457,695
Net pension liability as a percentage of covered			

Notes to Schedule:

Benefit changes: The figures above do not include any liability impact that may have resulted from plan changes which occurred after June 30, 2014. This applies for voluntary benefit changes as well as any offers of Two Years Additional Service Credit.

Changes in assumptions: For 2015, the discount rate was changed from 7.5% (net of administrative expense) to 7.65%.

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Miscellaneous Employees Retirement System,
an Agent Multiple-Employer Defined Benefit Pension Plan
As of June 30, 2017
Last 10 Years*

SCHEDULE OF CONTRIBUTIONS

	<u>2015</u>	<u>2016</u>	<u>2017</u>
Actuarially Determined Contribution	\$ 3,289,258	\$ 3,697,065	\$ 4,298,817
Contributions in Relation to the Actuarially Determined Contribution	<u>(3,289,258)</u>	<u>(3,697,065)</u>	<u>(4,298,817)</u>
Contribution Deficiency (Excess)	\$ -	\$ -	\$ -
 Covered Payroll	 12,390,746	 13,457,695	 13,600,988
 Contributions as a Percentage of Covered Payroll	 26.55%	 27.47%	 31.61%

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Public Safety Employees Retirement System,
Cost-Sharing Multiple-Employer Defined Benefit Pension Plan
As of June 30, 2016
Last 10 Years*

SCHEDULE OF THE LOCAL GOVERNMENTS PROPORTIONATE SHARE OF THE NET PENSION LIABILITY

	2014	2015	2016
Proportion of the net pension liability	0.537714%	0.547227%	0.5413%
Proportionate share of the net pension liability \$	33,459,081	\$ 37,561,170	\$ 46,835,514
Covered payroll \$	10,649,187	\$ 11,368,228	\$ 12,074,088
Proportionate share of the net pension liability as percentage of covered payroll	314.19%	330.40%	387.90%
Plan fiduciary net position as a percentage of of the total pension liability	79.82%	78.40%	74.06%

Notes to Schedule:

Benefit changes: The figures above do not include any liability impact that may have resulted from plan changes which occurred after June 30, 2014 as they have minimal cost impact. This applies for voluntary benefit changes as well as any offers of Two Years Additional Service Credit.

Changes in assumptions: For 2015, the discount rate was changed from 7.5% (net of administrative expense) to 7.65%.

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Public Safety Employees Retirement System,

Cost-Sharing Multiple-Employer Defined Benefit Pension Plan

As of June 30, 2017

Last 10 Years*

SCHEDULE OF CONTRIBUTIONS

	<u>2015</u>	<u>2016</u>	<u>2017</u>
Actuarially Determined Contribution	\$ 3,652,991	\$ 4,113,904	\$ 4,702,631
Contributions in Relation to the Actuarially Determined Contribution	<u>(3,652,991)</u>	<u>(4,113,904)</u>	<u>(4,702,631)</u>
Contribution Deficiency (Excess)	\$ -	\$ -	\$ -
 Covered Employee Payroll	 11,368,228	 12,074,088	 13,591,940
 Contributions as a Percentage of Covered Payroll	 32.13%	 34.07%	 34.60%

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Supplementary Retirement Plan
As of June 30, 2017
Last 10 Years*

SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS

	<u>2015</u>	<u>2016</u>	<u>2017</u>
Total Pension Liability			
Service Cost	\$ -	\$ -	\$ -
Interest on total pension liability	76,000	89,649	89,935
Difference between expected and actual experience	-	36,011	-
Changes in assumptions	(23,000)	(439,207)	-
Changes in benefits	-	-	-
Benefit payments, including refunds of employee contributions	(82,000)	(83,627)	(85,299)
Net change in total pension liability	(29,000)	(397,174)	4,636
Total pension liability - beginning	2,104,000	2,075,000	1,677,826
Total pension liability - ending (a)	\$ 2,075,000	\$ 1,677,826	\$ 1,682,462
Plan fiduciary net position			
Contributions - employer	91,667	627,588	483,310
Contributions - employee	-	-	-
Net Investment income	-	29,508	46,509
Administrative expense	(5,000)	(34,983)	(27,156)
Benefit payments	(82,000)	(83,627)	(85,299)
Net change in plan fiduciary net position	4,667	538,486	417,364
Plan fiduciary net position - beginning	69,000	73,667	612,153
Plan fiduciary net position - ending (b)	\$ 73,667	\$ 612,153	\$ 1,029,517
Net pension liability - ending (a) - (b)	\$ 2,001,333	\$ 1,065,673	\$ 652,945
Plan fiduciary net position as a percentage of the total pension liability	3.55%	36.48%	61.19%
Covered payroll	-	-	-
Net pension liability as a percentage of covered payroll	n/a	n/a	n/a

Notes to Schedule:

Covered payroll: This is a closed plan and thus there is no covered employee payroll

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

Supplementary Retirement Plan
As of June 30, 2017
Last 10 Years*
SCHEDULE OF CONTRIBUTIONS

	<u>2015</u>	<u>2016</u>	<u>2017</u>
Actuarially Determined Contribution	\$ 184,000	\$ 182,000	\$ 182,000
Contributions in Relation to the Actuarially Determined Contribution	(91,667)	(627,588)	(283,310)
Contribution Deficiency (Excess)	\$ 92,333	\$ (445,588)	\$ (101,310)
 Covered Payroll	 -	 -	 -
 Contributions as a Percentage of Covered Payroll	 n/a	 n/a	 n/a

*Fiscal year 2015 was the 1st year of implementation, therefore only three years are shown.

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

California Employers' Retiree Benefit Trust
Funded Status of Plan

Valuation Date	Actuarial Accrued Liability (AAL)	Actuarial Value of Assets	Unfunded Actuarial Accrued Liability (UAAL)	Funded Status		Annual Covered Payroll	Unfunded Liability as a % of Payroll
				AVA	MVA		
7/1/2011	\$ 38,433,174	\$ 7,454,949	\$ 30,978,225	19.4%	19.4%	\$ 18,786,946	164.9%
7/1/2013	45,996,778	8,328,210	37,668,568	18.1%	18.1%	19,548,456	192.7%
7/1/2015	67,831,215	9,709,462	58,121,753	14.3%	14.3%	23,146,273	251.1%

City of Antioch
Notes to Required Supplementary Information
For the Fiscal Year Ended June 30, 2017

BUDGETARY BASIS OF ACCOUNTING

The City follows these procedures in establishing the budgetary data reflected in the required supplementary information:

1. The City Manager submits to the City Council a proposed operating budget for the fiscal year commencing the following July 1. The operating budget includes proposed expenditures and the means of financing them.
2. Public hearings are conducted to obtain taxpayer comments.
3. The budget is legally enacted through passage of a minute order.
4. The City Manager is authorized to transfer budgeted amounts between departments within any fund; however, any revisions that increase the total expenditures of any fund must be approved by the City Council. Expenditures may not legally exceed budgeted appropriations at the fund level without City Council approval.
5. The City adopts a two year budget for its General Fund, Special Revenue Funds and Capital Projects Funds. Debt Service Funds budgetary control is achieved through bond indenture provisions.
6. Budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America. Amounts presented include amendments approved by the City Council.
7. Encumbrance accounting is employed as an extension of formal budgetary integration in the City's governmental funds. Encumbrances outstanding at year end are reported as assignments of fund balances, since they do not yet constitute expenditures or liabilities. Encumbrances are reappropriated in the following year. Unexpended appropriations lapse at year end.

SUPPLEMENTAL INFORMATION

City of Antioch
Combining Balance Sheet
Non-Major Governmental Funds
June 30, 2017

	Special Revenue Funds	Debt Service Funds	Capital Project Funds	Total
ASSETS				
Cash and investments	\$ 15,626,124	\$ -	\$ 5,419,811	\$ 21,045,935
Receivables:				
Accounts, net	2,021,810	1,201,862	79,397	3,303,069
Tax	600,255	-	-	600,255
Interest	-	-	-	-
Prepaid items	131,059	277	-	131,336
Restricted cash and investments	-	25	-	25
Loans receivable	6,369,089	-	-	6,369,089
Total assets	\$ 24,748,337	\$ 1,202,164	\$ 5,499,208	\$ 31,449,709
LIABILITIES				
Liabilities:				
Accounts payable	\$ 545,996	\$ -	\$ 34,896	\$ 580,892
Accrued payroll	36,868	-	268	37,136
Deposits	832,710	-	1,811,158	2,643,868
Due to other funds	12,139	1,201,862	46,904	1,260,905
Unearned revenue	55,006	-	-	55,006
Total liabilities	1,482,719	1,201,862	1,893,226	4,577,807
DEFERRED INFLOWS OF RESOURCES				
Unavailable Measure J receipts	1,234,728	-	-	1,234,728
Unavailable Suppl Law Enforcement receipts	68,575	-	-	68,575
Unavailable grant receipts	371,237	-	-	371,237
Total deferred inflows of resources	1,674,540	-	-	1,674,540
Fund Balances:				
Nonspendable:				
Petty cash and prepaid items	131,348	277	-	131,625
Restricted for:				
Housing & Development	6,453,500	-	-	6,453,500
Debt service	-	25	-	25
Public Facilities	-	-	396,815	396,815
Streets	5,148,614	-	-	5,148,614
Parks	83,405	-	-	83,405
PEG Programming	1,471,090	-	-	1,471,090
Storm Channels	2,502,691	-	-	2,502,691
Landscape Maintenance	1,511,037	-	-	1,511,037
Tidelands Areas Protection	85,295	-	-	85,295
Law Enforcement	31,878	-	-	31,878
Traffic Safety	20,980	-	-	20,980
Parks & Recreation	135,241	-	-	135,241
Animal Shelter Maintenance /Operation	82,400	-	-	82,400
Abandoned Vehicle	253,459	-	-	253,459
Committed to:				
Parks	1,423,057	-	-	1,423,057
Landscape Maintenance	91,165	-	-	91,165
Arts & Cultural Activities	53,308	-	-	53,308
Recreation Programs	4,982	-	-	4,982
Field Maintenance	199,226	-	-	199,226
Memorial Field Maintenance	21,377	-	-	21,377
Road Repair	312,937	-	-	312,937
Waste Reduction	372,743	-	-	372,743
Youth Activities/Building Maintenance	83,733	-	-	83,733
Traffic Signals	986,322	-	-	986,322
Post Retirement Medical	81,417	-	-	81,417
Assigned to:				
Parks & Recreation	49,873	-	-	49,873
Capital Projects	-	-	1,936,108	1,936,108
Community Benefit Programs	-	-	412,388	412,388
AD 26	-	-	374,053	374,053
AD 27	-	-	486,618	486,618
Total fund balances	21,591,078	302	3,605,982	25,197,362
Total liabilities, deferred inflows of resources and fund balances	\$ 24,748,337	\$ 1,202,164	\$ 5,499,208	\$ 31,449,709

City of Antioch
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Non-Major Governmental Funds
For the Fiscal Year Ended June 30, 2017

	Special Revenue Funds	Debt Service Funds	Capital Project Funds	Total
REVENUES:				
Taxes	\$ 3,934,785	\$ -	\$ 400,000	\$ 4,334,785
Fines and penalties	111,014	-	-	111,014
Investment income and rentals	476,493	343,055	18,967	838,515
Revenue from other agencies	981,039	-	1,126,048	2,107,087
Current service charges	3,351,590	-	387,070	3,738,660
Special assessment revenue	2,978,372	-	-	2,978,372
Other	352,503	-	159,725	512,228
Total revenues	12,185,796	343,055	2,091,810	14,620,661
EXPENDITURES:				
Current:				
General government	1,146,841	4,100	-	1,150,941
Public works	3,786,298	-	372,919	4,159,217
Public safety	1,487,137	-	-	1,487,137
Parks and recreation	4,000,553	-	-	4,000,553
Community development	973,344	-	135,035	1,108,379
Capital outlay	394,747	-	1,027,054	1,421,801
Debt service:				
Principal retirement	-	621,747	-	621,747
Interest and fiscal charges	-	253,482	-	253,482
Total expenditures	11,788,920	879,329	1,535,008	14,203,257
REVENUES OVER (UNDER) EXPENDITURES	396,876	(536,274)	556,802	417,404
OTHER FINANCING SOURCES (USES):				
Transfers in	3,474,676	533,075	300,000	4,307,751
Transfers (out)	(5,179,996)	-	-	(5,179,996)
Total other financing sources (uses)	(1,705,320)	533,075	300,000	(872,245)
SPECIAL ITEMS:				
Successor Agency contribution	1,000,000	-	-	1,000,000
Net change in fund balances	(308,444)	(3,199)	856,802	545,159
FUND BALANCES:				
Beginning of year	21,899,522	3,501	2,749,180	24,652,203
End of year	\$ 21,591,078	\$ 302	\$ 3,605,982	\$ 25,197,362

NON-MAJOR SPECIAL REVENUE FUNDS

These funds account for the proceeds derived from special revenue sources, which are legally restricted to expenditures for specified purposes.

Delta Fair Property Fund

This fund accounts for revenues resulting from the sale or lease of surplus right-of-way property acquired from the State. In accordance with agreements with the State, expenditures must be for park and recreational facilities.

Housing and Community Development Fund - This fund accounts for grant funds received from the Federal government for the purpose of developing viable urban communities.

Gas Tax Fund - This fund accounts for revenues and related expenditures received from the State under the Streets and Highway Code Sections 2105, 2106, 2107, and 2107.5. The allocations must be spent for street maintenance or construction and a limited amount for engineering.

Recreation Programs

This fund accounts for revenue received to cover the costs of recreation programs provided by the City's Leisure Services Divisions.

Animal Control Fund

This fund accounts for revenues and expenditures of the City's animal services program. A portion of the revenues required to operate this function comes from animal licenses and shelter, adoption, handling, and impound fees. The remainder comes from a subsidy transfer from the General Fund.

Civic Arts Fund

This fund accounts for money specifically set aside for art programs and projects. Revenues come from a percentage of the City's Transient Occupancy Tax. Expenditures are for a variety of programs in the fund and performing arts, as well as projects such as Art in Public Places.

Park in Lieu Fund

This fund accounts for revenues from park dedication fees required of all new construction. Monies are accumulated in accounts allocated to certain parks on the basis of the area in which the construction is taking place. These funds are then appropriated and spent for park development.

Senior Bus Fund

This fund accounts for the City's Senior Bus Program, which provides door-to-door transportation to frail, elderly, and disabled individuals. Revenue sources are grant funds through the Metropolitan Transportation Commission and fees paid by riders and the Antioch Committee on Aging.

Abandoned Vehicles Fund

This fund accounts for revenue from AB 4114, which charges a \$1.00 fee on the registration of all vehicles located in the City. The funds are received from the County and are used to remove abandoned vehicles from City streets.

Traffic Signal Fee Fund

This fund accounts for fees from developers for all new traffic signal construction.

Asset Forfeitures Fund

This fund was established to account for the proceeds from sales of assets seized in connection with drug enforcement. These proceeds are to be used for law enforcement purposes.

Measure J Growth Management Program Fund

This fund accounts for Measure J Funds, which are used to construct roads.

NON-MAJOR SPECIAL REVENUE FUNDS, Continued

Child Care Fund

This fund accounts for lease revenue received and City expenditures relating to the child care center leased from the City by the YWCA.

Tidelands Assembly Bill 1900

In 1990, the California State Legislature passed legislation that created tidelands entitlement areas. Funds are generated by payments from the lessees of the City's tidelands areas. This revenue is limited to improving accessibility and/or protection of the City's waterfront areas.

Maintenance Districts

Established to account for revenue and related expenditures of lighting and landscape activities.

Solid Waste Reduction AB 939

Under AB 939, a special fee is levied by the State against each ton of solid waste, which is disposed at landfill sites. A portion of this fee goes back to the cities on a quarterly basis for use in achieving AB 939 goals.

Pollution Elimination

This fund was established to account for activities related to the National Pollution Discharge Elimination Program. The purpose of this program is to monitor and reduce storm water pollution.

Supplemental Law Enforcement

This fund accounts for supplemental public safety funding allocated in AB 3229. Funds must be used for front-line police services and must supplement and not supplant existing funding for law enforcement services.

Street Impact Fund

This fund accounts for franchise taxes received.

Traffic Safety Fund

This fund accounts for fines and forfeitures received under Section 1463 of the Penal Code. Funds shall be used exclusively for official traffic control devices, the maintenance thereof, equipment and supplies for traffic law enforcement and traffic accident prevention.

PEG Franchise Fee Fund

This fund accounts for a 1% fee collected from video franchises to support local Public, Educational and Governmental Programming (PEG).

East Lone Tree Benefit District Fund

This fund accounts for the East Lone Tree Public Facility Benefit District formed by the City in December 2016. A benefit district fee is charged to developers to be used to fund the planning, design/engineering and construction of transportation improvements - specifically the segments of Slatten Ranch Road and related infrastructure including storm drain, water, sanitary sewer, dry utilities and East Antioch Trail improvements.

Post Retirement Medical

This fund is used to pay post retirement medical benefits for retirees under the following categories: Miscellaneous, Police, and Management employees.

City of Antioch
Combining Balance Sheet
Non-Major Special Revenue Funds
June 30, 2017

	Delta Fair Property	Housing and Community Development	Gas Tax	Recreation Programs	Animal Control	Civic Arts	Park in Lieu	Senior Bus
ASSETS								
Cash and investments	\$ 83,405	\$ 261,972	\$ 1,404,246	\$ 719,161	\$ 163,732	\$ 31,761	\$ 1,423,057	\$ 185,114
Receivables:								
Accounts, net	-	231,717	-	21,801	128	-	-	-
Taxes	-	-	199,825	-	-	21,547	-	-
Prepaid items	-	-	-	17,568	151	-	-	-
Loans receivable	-	6,369,089	-	-	-	-	-	-
Total assets	\$ 83,405	\$ 6,862,778	\$ 1,604,071	\$ 758,530	\$ 164,011	\$ 53,308	\$ 1,423,057	\$ 185,114
LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND FUND BALANCES								
Liabilities:								
Accounts payable	\$ -	\$ 140,039	\$ 43,078	\$ 86,981	\$ 22,137	\$ -	\$ -	\$ -
Accrued payroll	-	954	1,023	14,998	7,270	-	-	-
Deposits	-	-	-	357,952	52,204	-	-	-
Due to other funds	-	-	-	-	-	-	-	-
Unavailable revenue	-	-	-	55,006	-	-	-	-
Total liabilities	-	140,993	44,101	514,937	81,611	-	-	-
Deferred inflows of resources								
Unavailable Measure J receipts	-	-	-	-	-	-	-	-
Unavailable Suppl Law Enforcement receipts	-	-	-	-	-	-	-	-
Unavailable grant receipts	-	268,285	-	-	-	-	-	-
Total deferred inflows of resources	-	268,285	-	-	-	-	-	-
Fund balances:								
Nonspendable:								
Petty cash and prepaid items	-	-	-	18,008	-	-	-	-
Restricted for:								
Housing & Development	-	6,453,500	-	-	-	-	-	-
Streets	-	-	1,559,970	-	-	-	-	-
Parks	83,405	-	-	-	-	-	-	-
PEG Programming	-	-	-	-	-	-	-	-
Storm Channels	-	-	-	-	-	-	-	-
Landscape Maintenance	-	-	-	-	-	-	-	-
Tidelands Areas Protection	-	-	-	-	-	-	-	-
Law Enforcement	-	-	-	-	-	-	-	-
Traffic Safety	-	-	-	-	-	-	-	-
Parks & Recreation	-	-	-	-	-	-	-	135,241
Animal Shelter Maintenance /Operation	-	-	-	-	82,400	-	-	-
Abandoned Vehicle	-	-	-	-	-	-	-	-
Committed to:								
Parks	-	-	-	-	-	-	1,423,057	-
Landscape Maintenance	-	-	-	-	-	-	-	-
Arts & Cultural Activities	-	-	-	-	-	53,308	-	-
Recreation Programs	-	-	-	4,982	-	-	-	-
Field Maintenance	-	-	-	199,226	-	-	-	-
Memorial Field Maintenance	-	-	-	21,377	-	-	-	-
Road Repair	-	-	-	-	-	-	-	-
Waste Reduction	-	-	-	-	-	-	-	-
Youth Activities/Building Maintenance	-	-	-	-	-	-	-	-
Traffic Signals	-	-	-	-	-	-	-	-
Post Retirement Medical	-	-	-	-	-	-	-	-
Assigned to:								
Parks & Recreation	-	-	-	-	-	-	-	49,873
Total fund balances	83,405	6,453,500	1,559,970	243,593	82,400	53,308	1,423,057	185,114
Total liabilities, deferred inflows of resources and fund balances	\$ 83,405	\$ 6,862,778	\$ 1,604,071	\$ 758,530	\$ 164,011	\$ 53,308	\$ 1,423,057	\$ 185,114

Abandoned Vehicles	Traffic Signal Fee	Asset Forfeitures	Measure J Growth Management Program	Child Care	Tidelands Assembly Bill - 1900	Lighting & Landscape District	Park 1A Maintenance District	Solid Waste Reduction AB 939	Pollution Elimination	Supplemental Law Enforcement
\$ 240,950	\$ 986,393	\$ 365,181	\$ 2,685,771	\$ 89,733	\$ 85,295	\$ 1,719,355	\$ 94,197	\$ 420,898	\$ 2,258,141	\$ 1
12,643	-	-	1,234,728	-	-	-	698	102,952	303,099	84,909
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	160	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
<u>\$ 253,593</u>	<u>\$ 986,393</u>	<u>\$ 365,181</u>	<u>\$ 3,920,499</u>	<u>\$ 89,733</u>	<u>\$ 85,295</u>	<u>\$ 1,719,515</u>	<u>\$ 94,895</u>	<u>\$ 523,850</u>	<u>\$ 2,561,240</u>	<u>\$ 84,910</u>
\$ -	\$ -	\$ 263	\$ 7,907	\$ -	\$ -	\$ 166,895	\$ 3,707	\$ 17,801	\$ 54,956	\$ -
134	71	-	623	-	-	6,423	23	1,756	3,593	-
-	-	349,436	3,520	6,000	-	35,000	-	28,598	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
<u>134</u>	<u>71</u>	<u>349,699</u>	<u>12,050</u>	<u>6,000</u>	<u>-</u>	<u>208,318</u>	<u>3,730</u>	<u>48,155</u>	<u>58,549</u>	<u>-</u>
-	-	-	1,234,728	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	68,575
-	-	-	-	-	-	-	-	102,952	-	-
-	-	-	1,234,728	-	-	-	-	102,952	-	68,575
-	-	-	-	-	-	160	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	2,673,721	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	2,502,691	-
-	-	-	-	-	-	1,511,037	-	-	-	-
-	-	-	-	-	85,295	-	-	-	-	-
-	-	15,482	-	-	-	-	-	-	-	16,335
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
253,459	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	91,165	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	372,743	-	-
-	-	-	-	83,733	-	-	-	-	-	-
-	986,322	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-
<u>253,459</u>	<u>986,322</u>	<u>15,482</u>	<u>2,673,721</u>	<u>83,733</u>	<u>85,295</u>	<u>1,511,197</u>	<u>91,165</u>	<u>372,743</u>	<u>2,502,691</u>	<u>16,335</u>
<u>\$ 253,593</u>	<u>\$ 986,393</u>	<u>\$ 365,181</u>	<u>\$ 3,920,499</u>	<u>\$ 89,733</u>	<u>\$ 85,295</u>	<u>\$ 1,719,515</u>	<u>\$ 94,895</u>	<u>\$ 523,850</u>	<u>\$ 2,561,240</u>	<u>\$ 84,910</u>

City of Antioch
Combining Balance Sheet
Non-Major Special Revenue Funds
June 30, 2017

	LLEBG Byrne Grant	Street Impact	Traffic Safety	PEG Fanchise Fee	East Lone Tree Benefit District	Post Retirement Medical	Total
ASSETS							
Cash and investments	\$ -	\$ -	\$ 4,045	\$ 1,405,144	\$ 914,923	\$ 83,649	\$ 15,626,124
Receivables:							
Accounts, net	12,200	-	16,935	-	-	-	2,021,810
Taxes	-	312,937	-	65,946	-	-	600,255
Prepaid items	-	-	-	-	-	113,180	131,059
Loans receivable	-	-	-	-	-	-	6,369,089
Total assets	\$ 12,200	\$ 312,937	\$ 20,980	\$ 1,471,090	\$ 914,923	\$ 196,829	\$ 24,748,337
LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND FUND BALANCES							
Liabilities:							
Accounts payable	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,232	\$ 545,996
Accrued payroll	-	-	-	-	-	-	36,868
Deposits	-	-	-	-	-	-	832,710
Due to other funds	12,139	-	-	-	-	-	12,139
Unavailable revenue	-	-	-	-	-	-	55,006
Total liabilities	12,139	-	-	-	-	2,232	1,482,719
DEFERRED INFLOWS OF RESOURCES							
Unavailable Measure J receipts	-	-	-	-	-	-	1,234,728
Unavailable Suppl Law Enforcement receipts	-	-	-	-	-	-	68,575
Unavailable grant receipts	-	-	-	-	-	-	371,237
Total deferred inflows of resources	-	-	-	-	-	-	1,674,540
Fund balances:							
Nonspendable:							
Petty cash and prepaid items	-	-	-	-	-	113,180	131,348
Restricted for:							
Housing & Development	-	-	-	-	-	-	6,453,500
Streets	-	-	-	-	914,923	-	5,148,614
Parks	-	-	-	-	-	-	83,405
PEG Programming	-	-	-	1,471,090	-	-	1,471,090
Storm Channels	-	-	-	-	-	-	2,502,691
Landscape Maintenance	-	-	-	-	-	-	1,511,037
Tidelands Areas Protection	-	-	-	-	-	-	85,295
Law Enforcement	61	-	-	-	-	-	31,878
Traffic Safety	-	-	20,980	-	-	-	20,980
Parks & Recreation	-	-	-	-	-	-	135,241
Animal Shelter Maintenance /Operation	-	-	-	-	-	-	82,400
Abandoned Vehicle	-	-	-	-	-	-	253,459
Committed to:							
Parks	-	-	-	-	-	-	1,423,057
Landscape Maintenance	-	-	-	-	-	-	91,165
Arts & Cultural Activities	-	-	-	-	-	-	53,308
Recreation Programs	-	-	-	-	-	-	4,982
Field Maintenance	-	-	-	-	-	-	199,226
Memorial Field Maintenance	-	-	-	-	-	-	21,377
Road Repair	-	312,937	-	-	-	-	312,937
Waste Reduction	-	-	-	-	-	-	372,743
Youth Activities/Building Maintenance	-	-	-	-	-	-	83,733
Traffic Signals	-	-	-	-	-	-	986,322
Post Retirement Medical	-	-	-	-	-	81,417	81,417
Assigned to:							
Parks & Recreation	-	-	-	-	-	-	49,873
Total fund balances	61	312,937	20,980	1,471,090	914,923	194,597	21,591,078
Total liabilities, deferred inflows of resources and fund balances	\$ 12,200	\$ 312,937	\$ 20,980	\$ 1,471,090	\$ 914,923	\$ 196,829	\$ 24,748,337

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City of Antioch
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Non-Major Special Revenue Funds
For the Fiscal Year Ended June 30, 2017

	Delta Fair Property	Housing and Community Development	Gax Tax	Recreation Programs	Animal Control	Civic Arts	Park in Lieu	Senior Bus
REVENUES:								
Taxes	\$ -	\$ -	\$ 2,188,222	\$ -	\$ -	\$ 53,913	\$ -	\$ -
Fines and penalties	-	-	-	-	-	-	-	-
Investment income and rentals	55,313	1,077	1,675	238,397	763	127	5,311	557
Revenue from other agencies	-	563,954	16,939	-	-	-	-	-
Current service charges	-	-	-	716,144	209,077	-	142,268	4,727
Special assessment revenue	-	-	-	-	-	-	-	-
Other	-	136,772	42,703	41,757	103,231	-	-	-
Total revenues	55,313	701,803	2,249,539	996,298	313,071	54,040	147,579	5,284
EXPENDITURES:								
Current:								
General Government	-	-	-	-	-	-	-	-
Public works	688	-	2,969,635	-	-	-	3,869	-
Public safety	-	-	-	-	864,889	-	-	-
Parks and recreation	-	-	-	1,888,932	-	31,974	-	21,007
Community development	-	560,081	-	-	-	-	-	-
Capital outlay	150,000	-	143,710	-	-	-	99,496	-
Total expenditures	150,688	560,081	3,113,345	1,888,932	864,889	31,974	103,365	21,007
REVENUES OVER (UNDER) EXPENDITURES	(95,375)	141,722	(863,806)	(892,634)	(551,818)	22,066	44,214	(15,723)
OTHER FINANCING SOURCES (USES):								
Transfers in	-	-	1,800,000	968,124	420,859	-	-	-
Transfers (out)	-	-	(1,564,913)	(10,370)	(579)	-	-	(7,700)
Total other financing sources (uses)	-	-	235,087	957,754	420,280	-	-	(7,700)
SPECIAL ITEMS:								
Successor Agency contribution	-	-	1,000,000	-	-	-	-	-
Net change in fund balances	(95,375)	141,722	371,281	65,120	(131,538)	22,066	44,214	(23,423)
FUND BALANCES:								
Beginning of year	178,780	6,311,778	1,188,689	178,473	213,938	31,242	1,378,843	208,537
End of year	\$ 83,405	\$ 6,453,500	\$ 1,559,970	\$ 243,593	\$ 82,400	\$ 53,308	\$ 1,423,057	\$ 185,114

Measure J										
Abandoned	Traffic	Asset	Growth	Child	Tidelands	Lighting &	Park 1A	Solid Waste	Pollution	Supplemental
Vehicles	Signal Fee	Forfeitures	Management	Care	Assembly	Landscape	Maintenance	Reduction	Elimination	Law
			Program		Bill - 1900	District	District	AB 939		Enforcement
\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,215	\$ 160,000	\$ -	\$ -
-	-	-	-	-	-	-	-	-	-	-
876	3,407	1,464	8,502	79,104	7,921	3,736	46,062	1,721	6,771	321
51,930	-	-	-	-	-	-	255	88,017	-	216,808
-	58,671	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	2,169,255	-	-	809,117	-
-	-	7,114	-	-	-	-	40	20,861	25	-
52,806	62,078	8,578	8,502	79,104	7,921	2,172,991	81,572	270,599	815,913	217,129
-	-	-	-	-	-	-	-	-	-	-
-	13,497	-	182,122	-	54,697	-	-	-	560,465	-
23,551	-	55,262	-	-	-	-	-	-	-	108
-	-	-	-	1,664	-	2,004,553	52,423	-	-	-
-	-	-	-	-	-	-	-	312,284	100,979	-
-	445	-	-	-	-	-	-	-	1,096	-
23,551	13,942	55,262	182,122	1,664	54,697	2,004,553	52,423	312,284	662,540	108
29,255	48,136	(46,684)	(173,620)	77,440	(46,776)	168,438	29,149	(41,685)	153,373	217,021
-	-	-	50,000	-	-	205,693	-	-	30,000	-
-	-	-	(1,500,000)	(70,000)	-	(242,643)	(10,093)	-	(261,105)	(284,742)
-	-	-	(1,450,000)	(70,000)	-	(36,950)	(10,093)	-	(231,105)	(284,742)
-	-	-	-	-	-	-	-	-	-	-
29,255	48,136	(46,684)	(1,623,620)	7,440	(46,776)	131,488	19,056	(41,685)	(77,732)	(67,721)
224,204	938,186	62,166	4,297,341	76,293	132,071	1,379,709	72,109	414,428	2,580,423	84,056
\$ 253,459	\$ 986,322	\$ 15,482	\$ 2,673,721	\$ 83,733	\$ 85,295	\$ 1,511,197	\$ 91,165	\$ 372,743	\$ 2,502,691	\$ 16,335

City of Antioch
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Non-Major Special Revenue Funds
For the Fiscal Year Ended June 30, 2017

	LLEBG	Street	Traffic	PEG Fanchise	East	Post	
	Byrne Grant	Impact	Safety	Fee	Lone Tree	Retirement	Total
					Benefit District	Medical	
REVENUES:							
Taxes	\$ -	\$ 1,230,437	\$ -	\$ 266,998	\$ -	\$ -	\$ 3,934,785
Fines and penalties	-	-	111,014	-	-	-	111,014
Investment income and rentals	-	3,584	645	4,870	476	3,813	476,493
Revenue from other agencies	43,136	-	-	-	-	-	981,039
Current service charges	-	-	-	-	915,000	1,305,703	3,351,590
Special assessment revenue	-	-	-	-	-	-	2,978,372
Other	-	-	-	-	-	-	352,503
Total revenues	43,136	1,234,021	111,659	271,868	915,476	1,309,516	12,185,796
EXPENDITURES:							
Current:							
General Government	-	-	-	5,160	-	1,141,681	1,146,841
Public works	-	772	-	-	553	-	3,786,298
Public safety	2,147	-	107	-	-	541,073	1,487,137
Parks and recreation	-	-	-	-	-	-	4,000,553
Community development	-	-	-	-	-	-	973,344
Capital outlay	-	-	-	-	-	-	394,747
Total expenditures	2,147	772	107	5,160	553	1,682,754	11,788,920
REVENUES OVER							
(UNDER) EXPENDITURES	40,989	1,233,249	111,552	266,708	914,923	(373,238)	396,876
OTHER FINANCING SOURCES (USES):							
Transfers in	-	-	-	-	-	-	3,474,676
Transfers (out)	(40,989)	(1,070,545)	(116,317)	-	-	-	(5,179,996)
Total other financing sources (uses)	(40,989)	(1,070,545)	(116,317)	-	-	-	(1,705,320)
SPECIAL ITEMS:							
Successor Agency contribution	-	-	-	-	-	-	1,000,000
Net change in fund balances	-	162,704	(4,765)	266,708	914,923	(373,238)	(308,444)
FUND BALANCES:							
Beginning of year	61	150,233	25,745	1,204,382	-	567,835	21,899,522
End of year	\$ 61	\$ 312,937	\$ 20,980	\$ 1,471,090	\$ 914,923	\$ 194,597	\$ 21,591,078

City of Antioch
Budgetary Comparison Schedule
Delta Fair Property Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 54,600	\$ 55,100	\$ 55,313	\$ 213
Total revenues	54,600	55,100	55,313	213
EXPENDITURES:				
Current:				
Public works	507	739	688	51
Capital outlay	100,000	150,000	150,000	-
Total expenditures	100,507	150,739	150,688	51
REVENUES OVER (UNDER) EXPENDITURES	(45,907)	(95,639)	(95,375)	264
Net change in fund balances	\$ (45,907)	\$ (95,639)	(95,375)	\$ 264
FUND BALANCES:				
Beginning of year			178,780	
End of year			\$ 83,405	

City of Antioch
Budgetary Comparison Schedule
Housing and Community Development Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Budget		Actual	Variance With
	Original	Final		Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,400	\$ 1,400	\$ 1,077	\$ (323)
Revenue from other agencies	727,250	1,655,628	563,954	(1,091,674)
Current service charges	50,000	50,000	-	(50,000)
Other	144,282	110,071	136,772	26,701
Total revenues	922,932	1,817,099	701,803	(1,115,296)
EXPENDITURES:				
Current:				
Community development	567,360	646,059	560,081	85,978
Capital outlay	250,000	840,138	-	840,138
Total expenditures	817,360	1,486,197	560,081	926,116
REVENUES OVER (UNDER) EXPENDITURES	105,572	330,902	141,722	(189,180)
Net change in fund balances	\$ 105,572	\$ 330,902	141,722	\$ (189,180)
FUND BALANCES:				
Beginning of year			6,311,778	
End of year			\$ 6,453,500	

City of Antioch
Budgetary Comparison Schedule
Gas Tax Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Budget		Actual	Variance With
	Original	Final		Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 2,210,315	\$ 2,121,767	\$ 2,188,222	\$ 66,455
Investment income and rentals	10,000	8,000	1,675	(6,325)
Revenues from other agencies	-	16,939	16,939	-
Other	-	42,703	42,703	-
Total revenues	2,220,315	2,189,409	2,249,539	60,130
EXPENDITURES:				
Current:				
Public works	357,387	3,020,528	2,969,635	50,893
Capital outlay	1,000,000	382,000	143,710	238,290
Total expenditures	1,357,387	3,402,528	3,113,345	289,183
REVENUES OVER (UNDER) EXPENDITURES	862,928	(1,213,119)	(863,806)	349,313
OTHER FINANCING SOURCES (USES):				
Transfers in	-	1,800,000	1,800,000	-
Transfers (out)	(1,564,914)	(1,564,914)	(1,564,913)	1
Total other financing sources (uses)	(1,564,914)	235,086	235,087	1
SPECIAL ITEMS:				
Successor Agency contribution	-	1,000,000	1,000,000	-
Net change in fund balances	\$ (701,986)	\$ 21,967	371,281	\$ 349,314
FUND BALANCES:				
Beginning of year			1,188,689	
End of year			\$ 1,559,970	

City of Antioch
Budgetary Comparison Schedule
Recreation Programs Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 309,500	\$ 296,000	\$ 238,397	\$ (57,603)
Current service charges	932,500	855,500	716,144	(139,356)
Other	40,000	46,605	41,757	(4,848)
Total revenues	<u>1,282,000</u>	<u>1,198,105</u>	<u>996,298</u>	<u>(201,807)</u>
EXPENDITURES:				
Current:				
Parks and recreation	1,892,845	1,955,441	1,888,932	66,509
Capital outlay	8,500	-	-	-
Total expenditures	<u>1,901,345</u>	<u>1,955,441</u>	<u>1,888,932</u>	<u>66,509</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>(619,345)</u>	<u>(757,336)</u>	<u>(892,634)</u>	<u>(135,298)</u>
OTHER FINANCING SOURCES (USES):				
Transfers in	704,215	810,161	968,124	157,963
Transfers (out)	(10,370)	(10,370)	(10,370)	-
Total other financing sources (uses)	<u>693,845</u>	<u>799,791</u>	<u>957,754</u>	<u>157,963</u>
Net change in fund balances	<u>\$ 74,500</u>	<u>\$ 42,455</u>	65,120	<u>\$ 22,665</u>
FUND BALANCES:				
Beginning of year			<u>178,473</u>	
End of year			<u>\$ 243,593</u>	

City of Antioch
Budgetary Comparison Schedule
Animal Control Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Current service charges	\$ 323,000	\$ 248,763	\$ 209,077	\$ (39,686)
Other	11,000	101,258	103,231	1,973
Total revenues	334,000	350,021	313,071	(36,950)
EXPENDITURES:				
Current:				
Public safety	871,529	1,064,603	864,889	199,714
Total expenditures	871,529	1,064,603	864,889	199,714
REVENUES OVER (UNDER) EXPENDITURES	(537,529)	(714,582)	(551,818)	162,764
OTHER FINANCING SOURCES (USES):				
Transfers in	538,108	501,222	420,859	(80,363)
Transfers (out)	(579)	(579)	(579)	-
Total other financing sources (uses)	537,529	500,643	420,280	(80,363)
Net change in fund balances	\$ -	\$ (213,939)	(131,538)	\$ 82,401
FUND BALANCES:				
Beginning of year			213,938	
End of year			\$ 82,400	

City of Antioch
Budgetary Comparison Schedule
Civic Arts Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 34,285	\$ 42,000	\$ 53,913	\$ 11,913
Investment income and rentals	25	175	127	(48)
Total revenues	34,310	42,175	54,040	11,865
EXPENDITURES:				
Current:				
Parks and recreation	35,114	34,245	31,974	2,271
REVENUES OVER (UNDER) EXPENDITURES	(804)	7,930	22,066	14,136
Net change in fund balances	\$ (804)	\$ 7,930	22,066	\$ 14,136
FUND BALANCES:				
Beginning of year			31,242	
End of year			\$ 53,308	

City of Antioch
Budgetary Comparison Schedule
Park in Lieu Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 6,500	\$ 6,500	\$ 5,311	\$ (1,189)
Current service charges	110,000	121,264	142,268	21,004
Total revenues	116,500	127,764	147,579	19,815
EXPENDITURES:				
Current:				
Public works	7,380	7,393	3,869	3,524
Capital outlay	-	100,000	99,496	504
Total expenditures	7,380	107,393	103,365	4,028
REVENUES OVER (UNDER) EXPENDITURES	109,120	20,371	44,214	23,843
Net change in fund balances	\$ 109,120	\$ 20,371	44,214	\$ 23,843
FUND BALANCES:				
Beginning of year			1,378,843	
End of year			\$ 1,423,057	

City of Antioch
Budgetary Comparison Schedule
Senior Bus Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,000	\$ 1,000	\$ 557	\$ (443)
Current service charges	4,000	5,000	4,727	(273)
Total revenues	5,000	6,000	5,284	(716)
EXPENDITURES:				
Current:				
Parks and recreation	500	21,500	21,007	493
Total expenditures	500	21,500	21,007	493
REVENUES OVER (UNDER) EXPENDITURES	4,500	(15,500)	(15,723)	(223)
OTHER FINANCING (USES):				
Transfers (out)	(7,700)	(7,700)	(7,700)	-
Total other financing (uses)	(7,700)	(7,700)	(7,700)	-
Net change in fund balances	\$ (3,200)	\$ (23,200)	(23,423)	\$ (223)
FUND BALANCES:				
Beginning of year			208,537	
End of year			\$ 185,114	

City of Antioch
Budgetary Comparison Schedule
Abandoned Vehicle Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,000	\$ 1,240	\$ 876	\$ (364)
Revenue from other agencies	47,000	47,000	51,930	4,930
Total revenues	<u>48,000</u>	<u>48,240</u>	<u>52,806</u>	<u>4,566</u>
EXPENDITURES:				
Current:				
Public safety	69,303	69,331	23,551	45,780
REVENUES OVER (UNDER) EXPENDITURES	<u>(21,303)</u>	<u>(21,091)</u>	<u>29,255</u>	<u>50,346</u>
Net change in fund balances	<u>\$ (21,303)</u>	<u>\$ (21,091)</u>	<u>29,255</u>	<u>\$ 50,346</u>
FUND BALANCES:				
Beginning of year			<u>224,204</u>	
End of year			<u>\$ 253,459</u>	

City of Antioch
Budgetary Comparison Schedule
Traffic Signal Fee Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 5,000	\$ 5,000	\$ 3,407	\$ (1,593)
Current service charges	75,000	60,000	58,671	(1,329)
Total revenues	80,000	65,000	62,078	(2,922)
EXPENDITURES:				
Current:				
Public works	2,517	2,518	13,497	(10,979)
Capital outlay	330,000	340,000	445	339,555
Total expenditures	332,517	342,518	13,942	328,576
REVENUES OVER (UNDER) EXPENDITURES	(252,517)	(277,518)	48,136	325,654
Net change in fund balances	\$ (252,517)	\$ (277,518)	48,136	\$ 325,654
FUND BALANCES:				
Beginning of year			938,186	
End of year			\$ 986,322	

City of Antioch
Budgetary Comparison Schedule
Asset Forfeitures Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 500	\$ 2,170	\$ 1,464	\$ (706)
Other	7,500	9,614	7,114	(2,500)
Total revenues	8,000	11,784	8,578	(3,206)
EXPENDITURES:				
Current:				
Public safety	14,040	14,299	55,262	(40,963)
Total expenditures	14,040	14,299	55,262	(40,963)
REVENUES OVER (UNDER) EXPENDITURES	(6,040)	(2,515)	(46,684)	(44,169)
Net change in fund balances	\$ (6,040)	\$ (2,515)	(46,684)	\$ (44,169)
FUND BALANCES:				
Beginning of year			62,166	
End of year			\$ 15,482	

City of Antioch
Budgetary Comparison Schedule
Measure J Growth Management Program Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 22,000	\$ 22,000	\$ 8,502	\$ (13,498)
Revenue from other agencies	1,156,950	1,290,969	-	(1,290,969)
Total revenues	1,178,950	1,312,969	8,502	(1,304,467)
EXPENDITURES:				
Current:				
Public works	208,110	403,150	182,122	221,028
Capital outlay	1,000,000	1,000,000	-	1,000,000
Total expenditures	1,208,110	1,403,150	182,122	1,221,028
REVENUES OVER (UNDER) EXPENDITURES	(29,160)	(90,181)	(173,620)	(83,439)
OTHER FINANCING SOURCES (USES):				
Transfers in	50,000	50,000	50,000	-
Transfers (out)	-	(1,500,000)	(1,500,000)	-
Total other financing sources (uses)	50,000	(1,450,000)	(1,450,000)	-
Net change in fund balances	\$ 20,840	\$ (1,540,181)	(1,623,620)	\$ (83,439)
FUND BALANCES:				
Beginning of year			4,297,341	
End of year			\$ 2,673,721	

City of Antioch
Budgetary Comparison Schedule
Child Care Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 78,120	\$ 79,545	\$ 79,104	\$ (441)
Total revenues	78,120	79,545	79,104	(441)
EXPENDITURES:				
Current:				
Parks and recreation	2,792	2,282	1,664	618
REVENUES OVER (UNDER) EXPENDITURES	75,328	77,263	77,440	177
OTHER FINANCING (USES):				
Transfers (out)	(70,000)	(70,000)	(70,000)	-
Total other financing (uses)	(70,000)	(70,000)	(70,000)	-
Net change in fund balances	\$ 5,328	\$ 7,263	7,440	\$ 177
FUND BALANCES:				
Beginning of year			76,293	
End of year			\$ 83,733	

City of Antioch
Budgetary Comparison Schedule
Tidelands Assembly Bill-1900 Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 7,970	\$ 7,930	\$ 7,921	\$ (9)
Total revenues	<u>7,970</u>	<u>7,930</u>	<u>7,921</u>	<u>(9)</u>
EXPENDITURES:				
Current:				
Public works	688	105,698	54,697	51,001
REVENUES OVER (UNDER) EXPENDITURES	<u>7,282</u>	<u>(97,768)</u>	<u>(46,776)</u>	<u>50,992</u>
Net change in fund balances	<u>\$ 7,282</u>	<u>\$ (97,768)</u>	<u>(46,776)</u>	<u>\$ 50,992</u>
FUND BALANCES:				
Beginning of year			<u>132,071</u>	
End of year			<u>\$ 85,295</u>	

City of Antioch
Budgetary Comparison Schedule
Lighting & Landscape District Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,775	\$ 6,225	\$ 3,736	\$ (2,489)
Special assessment revenue	2,102,104	2,174,761	2,169,255	(5,506)
Total revenues	<u>2,103,879</u>	<u>2,180,986</u>	<u>2,172,991</u>	<u>(7,995)</u>
EXPENDITURES:				
Current:				
Parks and recreation	2,401,157	2,475,602	2,004,553	471,049
REVENUES OVER (UNDER) EXPENDITURES	<u>(297,278)</u>	<u>(294,616)</u>	<u>168,438</u>	<u>463,054</u>
OTHER FINANCING SOURCES (USES):				
Transfers in	252,615	252,359	205,693	(46,666)
Transfers (out)	(186,493)	(245,586)	(242,643)	2,943
Total other financing sources (uses)	<u>66,122</u>	<u>6,773</u>	<u>(36,950)</u>	<u>(43,723)</u>
Net change in fund balances	<u>\$ (231,156)</u>	<u>\$ (287,843)</u>	131,488	<u>\$ 419,331</u>
FUND BALANCES:				
Beginning of year			<u>1,379,709</u>	
End of year			<u>\$ 1,511,197</u>	

City of Antioch
Budgetary Comparison Schedule
Park 1A Maintenance District Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 21,825	\$ 34,419	\$ 35,215	\$ 796
Investment income and rentals	40,050	46,555	46,062	(493)
Revenue from other agencies	115	115	255	140
Total revenues	61,990	81,089	81,572	483
EXPENDITURES:				
Current:				
Parks and recreation	59,025	59,211	52,423	6,788
REVENUES OVER (UNDER) EXPENDITURES	2,965	21,878	29,149	7,271
OTHER FINANCING (USES):				
Transfers (out)	(11,615)	(11,359)	(10,093)	(1,266)
Total other financing (uses)	(11,615)	(11,359)	(10,093)	(1,266)
Net change in fund balances	\$ (8,650)	\$ 10,519	19,056	\$ 6,005
FUND BALANCES:				
Beginning of year			72,109	
End of year			\$ 91,165	

City of Antioch
Budgetary Comparison Schedule
Solid Waste Reduction AB 939 Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 160,000	\$ 160,000	\$ 160,000	\$ -
Investment income and rentals	1,500	2,330	1,721	(609)
Revenue from other agencies	56,000	204,761	88,017	(116,744)
Other	5,000	15,372	20,861	5,489
Total revenues	<u>222,500</u>	<u>382,463</u>	<u>270,599</u>	<u>(111,864)</u>
EXPENDITURES:				
Current:				
Community development	297,196	389,092	312,284	76,808
Total expenditures	<u>297,196</u>	<u>389,092</u>	<u>312,284</u>	<u>76,808</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>(74,696)</u>	<u>(6,629)</u>	<u>(41,685)</u>	<u>(35,056)</u>
Net change in fund balances	<u>\$ (74,696)</u>	<u>\$ (6,629)</u>	<u>(41,685)</u>	<u>\$ (35,056)</u>
FUND BALANCES:				
Beginning of year			<u>414,428</u>	
End of year			<u>\$ 372,743</u>	

City of Antioch
Budgetary Comparison Schedule
Pollution Elimination Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 7,000	\$ 10,465	\$ 6,771	\$ (3,694)
Special assessment revenue	820,000	820,000	809,117	(10,883)
Other	-	-	25	25
Total revenues	<u>827,000</u>	<u>830,465</u>	<u>815,913</u>	<u>(14,552)</u>
EXPENDITURES:				
Current:				
Public works	682,029	650,548	560,465	90,083
Community development	271,176	272,102	100,979	171,123
Capital outlay	275,000	275,000	1,096	273,904
Total expenditures	<u>1,228,205</u>	<u>1,197,650</u>	<u>662,540</u>	<u>535,110</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>(401,205)</u>	<u>(367,185)</u>	<u>153,373</u>	<u>520,558</u>
OTHER FINANCING SOURCES (USES):				
Transfers in	30,000	30,000	30,000	-
Transfers (out)	273,765	273,765	(261,105)	(534,870)
Total other financing sources (uses)	<u>303,765</u>	<u>303,765</u>	<u>(231,105)</u>	<u>(534,870)</u>
Net change in fund balances	<u>\$ (97,440)</u>	<u>\$ (63,420)</u>	<u>(77,732)</u>	<u>\$ (14,312)</u>
FUND BALANCES:				
Beginning of year			<u>2,580,423</u>	
End of year			<u>\$ 2,502,691</u>	

City of Antioch
Budgetary Comparison Schedule
Supplemental Law Enforcement Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ -	\$ 321	\$ 321	\$ -
Revenue from other agencies	100,000	200,475	216,808	16,333
Total revenues	100,000	200,796	217,129	16,333
EXPENDITURES:				
Current:				
Public Safety	-	109	108	1
REVENUES OVER (UNDER) EXPENDITURES	100,000	200,687	217,021	16,334
OTHER FINANCING (USES):				
Transfers (out)	(100,000)	(284,742)	(284,742)	-
Total other financing (uses)	(100,000)	(284,742)	(284,742)	-
Net change in fund balances	\$ -	\$ (83,946)	(67,721)	\$ 16,333
FUND BALANCES:				
Beginning of year			84,056	
End of year			\$ 16,335	

City of Antioch
Budgetary Comparison Schedule
Local Law Enforcement Byrne Grant fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Revenue from other agencies	\$ 77,068	\$ 42,926	\$ 43,136	\$ 210
Total revenues	77,068	42,926	43,136	210
EXPENDITURES:				
Current:				
Public Safety	4,016	2,137	2,147	(10)
REVENUES OVER (UNDER) EXPENDITURES	73,052	40,789	40,989	200
OTHER FINANCING (USES):				
Transfers (out)	(73,052)	(40,850)	(40,989)	(139)
Total other financing (uses)	(73,052)	(40,850)	(40,989)	(139)
Net change in fund balances	\$ 4,016	\$ 2,076	-	\$ 71
FUND BALANCES:				
Beginning of year			61	
End of year			<u>\$ 61</u>	

City of Antioch
Budgetary Comparison Schedule
Street Impact Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 1,167,330	\$ 1,239,566	\$ 1,230,437	\$ (9,129)
Investment income and rentals	2,000	3,585	3,584	(1)
Total revenues	<u>1,169,330</u>	<u>1,243,151</u>	<u>1,234,021</u>	<u>(9,130)</u>
EXPENDITURES:				
Current:				
Public works	700	772	772	-
REVENUES OVER (UNDER) EXPENDITURES	<u>1,168,630</u>	<u>1,242,379</u>	<u>1,233,249</u>	<u>(9,130)</u>
OTHER FINANCING (USES):				
Transfers (out)	(1,167,330)	(1,070,545)	(1,070,545)	-
Total other financing (uses)	<u>(1,167,330)</u>	<u>(1,070,545)</u>	<u>(1,070,545)</u>	<u>-</u>
Net change in fund balances	<u>\$ 1,300</u>	<u>\$ 171,834</u>	162,704	<u>\$ (9,130)</u>
FUND BALANCES:				
Beginning of year			150,233	
End of year			<u>\$ 312,937</u>	

City of Antioch
Budgetary Comparison Schedule
Traffic Safety Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Fines and penalties	\$ 80,000	\$ 100,307	\$ 111,014	\$ 10,707
Investment income and rentals	100	426	645	219
Total revenues	80,100	100,733	111,659	10,926
EXPENDITURES:				
Current:				
Public Safety	90	100	107	(7)
REVENUES OVER (UNDER) EXPENDITURES	80,010	100,633	111,552	10,919
OTHER FINANCING (USES):				
Transfers (out)	80,000	116,317	(116,317)	(232,634)
Total other financing (uses)	80,000	116,317	(116,317)	(232,634)
Net change in fund balances	\$ 160,010	\$ 216,950	(4,765)	\$ (221,715)
FUND BALANCES:				
Beginning of year			25,745	
End of year			\$ 20,980	

City of Antioch
Budgetary Comparison Schedule
PEG Franchise Fee Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 240,000	\$ 280,000	\$ 266,998	\$ (13,002)
Investment income and rentals	6,500	6,500	4,870	(1,630)
Total revenues	246,500	286,500	271,868	(14,632)
EXPENDITURES:				
Current:				
General Government	83,258	83,387	5,160	78,227
Capital outlay	50,000	50,000	-	50,000
Total expenditures	133,258	133,387	5,160	128,227
REVENUES OVER (UNDER) EXPENDITURES	113,242	153,113	266,708	113,595
Net change in fund balances	\$ 113,242	\$ 153,113	266,708	\$ 113,595
FUND BALANCES:				
Beginning of year			1,204,382	
End of year			\$ 1,471,090	

City of Antioch
Budgetary Comparison Schedule
East Lone Tree Benefit District Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ -	\$ 2,000	\$ 476	\$ (1,524)
Current Service Charges	-	915,000	915,000	-
Total revenues	-	917,000	915,476	(1,524)
EXPENDITURES:				
Current:				
Public Works	-	-	553	(553)
Total expenditures	-	-	553	(553)
REVENUES OVER (UNDER) EXPENDITURES	-	917,000	914,923	(2,077)
Net change in fund balances	\$ -	\$ 917,000	914,923	\$ (2,077)
FUND BALANCES:				
Beginning of year			-	
End of year			\$ 914,923	

City of Antioch
Budgetary Comparison Schedule
Post Retirement Medical Special Revenue Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 550	\$ 3,470	\$ 3,813	\$ (343)
Charges for services	1,524,000	1,305,645	1,305,703	2,611,348
Total revenues	1,524,550	1,309,115	1,309,516	2,611,005
EXPENDITURES:				
General Government	1,010,270	1,164,588	1,141,681	22,907
Public safety	614,091	556,247	541,073	15,174
Total expenditures	1,624,361	1,720,835	1,682,754	38,081
REVENUES OVER (UNDER) EXPENDITURES	(99,811)	(411,720)	(373,238)	2,572,924
Net change in fund balances	\$ (99,811)	\$ (411,720)	(373,238)	\$ 2,572,924
FUND BALANCES:				
Beginning of year			567,835	
End of year			\$ 194,597	

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NON-MAJOR DEBT SERVICE FUNDS

Debt Service Funds are used to account for the payment of principal and interest on the general debt service of the City and related entities.

Golf Course Clubhouse/Irrigation

In 1985 and 1994, the City of Antioch participated in the Association of Bay Area Governments' pooled Certificates of Participation to fund improvements to the clubhouse at the City's golf course and irrigation system, respectively. The fund accumulates monies for the payment of principal and interest from a portion of the fees collected and transmitted by the Antioch Public Golf Corporation. These bonds were refinanced in fiscal year 2015 with the issuance of the Antioch Public Financing Authority 2015A Lease Revenue Refunding Bonds.

Honeywell Capital Lease

In 2009, the City entered into a lease agreement with Bank of America for funding of interior building lighting retrofit, and street and park lighting retrofit. Energy savings as a result of the project are used to pay debt service.

City of Antioch
Combining Balance Sheet
Non-Major Debt Service Funds
June 30, 2017

	ABAG/ 2015 Lease Revenue	Honeywell Capital Lease	Total
	<u> </u>	<u> </u>	<u> </u>
ASSETS			
Accounts receivable, net	\$ 1,201,862	\$ -	\$ 1,201,862
Prepaid items	277	-	277
Restricted cash and investments	25	-	25
Total assets	<u>\$ 1,202,164</u>	<u>\$ -</u>	<u>\$ 1,202,164</u>
LIABILITIES AND FUND BALANCES			
Liabilities:			
Due to other funds	\$ 1,201,862	\$ -	\$ 1,201,862
Total liabilities	<u>1,201,862</u>	<u>-</u>	<u>1,201,862</u>
Fund balances:			
Nonspendable:			
Prepaid items	277	-	277
Restricted for:			
Debt service	25	-	25
Total fund balances	<u>302</u>	<u>-</u>	<u>302</u>
Total liabilities and fund balances	<u>\$ 1,202,164</u>	<u>\$ -</u>	<u>\$ 1,202,164</u>

City of Antioch

Combining Statement of Revenues, Expenditures and Changes in Fund Balances

Non-Major Debt Service Funds

For the Fiscal Year Ended June 30, 2017

	ABAG/ 2015 Lease Revenue	Honeywell Capital Lease	Total
REVENUES:			
Investment income and rentals	\$ 343,055	\$ -	\$ 343,055
Total revenues	343,055	-	343,055
EXPENDITURES:			
Current:			
General government	4,100	-	4,100
Debt service:			
Principal retirements	175,000	446,747	621,747
Interest and fiscal charges	167,154	86,328	253,482
Total expenditures	346,254	533,075	879,329
REVENUES OVER (UNDER) EXPENDITURES	(3,199)	(533,075)	(536,274)
OTHER FINANCING SOURCES:			
Transfer in	-	533,075	533,075
Total other financing sources	-	533,075	533,075
Net change in fund balances	(3,199)	-	(3,199)
FUND BALANCES:			
Beginning of year	3,501	-	3,501
End of year	\$ 302	\$ -	\$ 302

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NON-MAJOR CAPITAL PROJECTS FUNDS

Capital Projects Funds are utilized to account for resources used for the acquisition and construction of capital facilities by the City, with the exception of those assets financed by proprietary funds.

Capital Improvement Fund

This fund records all revenues, expenditures, assets and liabilities associated with City capital projects. It accounts for resources used to construct or acquire capital assets and make capital improvements.

Prewett Community Park

This fund accounts for the construction of the Prewett Community Center. The City is reimbursed for expenses by the Antioch Area Public Facilities Financing Agency through mello roos bond proceeds.

Special Assessment Districts

These funds were established to account for construction and acquisition of land and public improvements in various assessment districts. Financing is provided by assessment bond proceeds.

Hillcrest Bridge District

This fund accounts for developer fees collected to fund bridge construction in the Hillcrest Area.

Residential Development Allocation

This fund accounts for contributions by developers for various projects as determined by the City Council.

Development Impact Fee

This fund accounts for Development Impact Fees established pursuant to Ordinance 2079-C-S in order to defray the costs of certain public facilities required to serve new development within the City.

City of Antioch
Combining Balance Sheet
Non-Major Capital Project Funds
June 30, 2017

	Capital Improvement	Prewett Community Park	Special Assessment Districts		Hillcrest Bridge District
			Hillcrest District #26	Lone Diamond	
ASSETS					
Cash and investments	\$ 3,513,694	\$ 97,465	\$ 374,053	\$ 486,618	\$ 138,778
Accounts receivable, net	234	79,163	-	-	-
Total assets	\$ 3,513,928	\$ 176,628	\$ 374,053	\$ 486,618	\$ 138,778
LIABILITIES					
Liabilities:					
Accounts payable	\$ 34,886	\$ 10	\$ -	\$ -	\$ -
Accrued payroll	268	-	-	-	-
Deposits	1,700,000	111,158	-	-	-
Due to other funds	-	46,904	-	-	-
Total liabilities	1,735,154	158,072	-	-	-
FUND BALANCES					
Fund Balances:					
Restricted	-	-	-	-	-
Assigned for:					
Capital Projects	1,778,774	18,556	-	-	138,778
Community Benefit Programs	-	-	-	-	-
AD 26	-	-	374,053	-	-
AD 27	-	-	-	486,618	-
Unassigned	-	-	-	-	-
Total fund balances	1,778,774	18,556	374,053	486,618	138,778
Total liabilities, deferred inflows of resources and fund balances	\$ 3,513,928	\$ 176,628	\$ 374,053	\$ 486,618	\$ 138,778

Residential Development Allocation	Development Impact Fee	Total
\$ 412,388	\$ 396,815	\$ 5,419,811
-	-	79,397
<u>\$ 412,388</u>	<u>\$ 396,815</u>	<u>\$ 5,499,208</u>

\$ -	\$ -	\$ 34,896
-	-	268
-	-	1,811,158
-	-	46,904
<u>-</u>	<u>-</u>	<u>1,893,226</u>

-	396,815	396,815
-	-	1,936,108
412,388	-	412,388
-	-	374,053
-	-	486,618
-	-	-
<u>412,388</u>	<u>396,815</u>	<u>3,605,982</u>
<u>\$ 412,388</u>	<u>\$ 396,815</u>	<u>\$ 5,499,208</u>

City of Antioch
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Non-Major Capital Project Funds
For the Fiscal Year Ended June 30, 2017

	Capital Improvement	Prewett Community Park	Special Assessment Districts		Hillcrest Bridge District
			Hillcrest District #26	Lone Diamond	
REVENUES:					
Taxes	\$ 400,000	\$ -	\$ -	\$ -	\$ -
Investment income and rentals	12,326	183	1,253	1,643	465
Revenue from other agencies	-	1,126,048	-	-	-
Current service charges	31,364	-	-	13,190	-
Other	19,725	-	-	-	-
Total revenues	463,415	1,126,231	1,253	14,833	465
EXPENDITURES:					
Current:					
Public works	347,452	16,955	2,011	5,517	315
Community development	-	-	-	-	-
Capital outlay	120,375	906,679	-	-	-
Total expenditures	467,827	923,634	2,011	5,517	315
REVENUES OVER (UNDER) EXPENDITURES	(4,412)	202,597	(758)	9,316	150
OTHER FINANCING SOURCES:					
Transfers in	300,000	-	-	-	-
Total other financing sources	300,000	-	-	-	-
Net change in fund balances	295,588	202,597	(758)	9,316	150
FUND BALANCES:					
Beginning of year	1,483,186	(184,041)	374,811	477,302	138,628
End of year	\$ 1,778,774	\$ 18,556	\$ 374,053	\$ 486,618	\$ 138,778

Residential Development Allocation	Development Impact Fee	Total
\$ -	\$ -	\$ 400,000
1,412	1,685	18,967
-	-	1,126,048
-	342,516	387,070
140,000	-	159,725
<u>141,412</u>	<u>344,201</u>	<u>2,091,810</u>
-	669	372,919
135,035	-	135,035
-	-	1,027,054
<u>135,035</u>	<u>669</u>	<u>1,535,008</u>
<u>6,377</u>	<u>343,532</u>	<u>556,802</u>
-	-	300,000
-	-	300,000
6,377	343,532	856,802
<u>406,011</u>	<u>53,283</u>	<u>2,749,180</u>
<u>\$ 412,388</u>	<u>\$ 396,815</u>	<u>\$ 3,605,982</u>

City of Antioch
Budgetary Comparison Schedule
Capital Improvement Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Taxes	\$ 400,000	\$ 400,000	\$ 400,000	\$ -
Investment income and rentals	500	18,000	12,326	(5,674)
Current service charges	5,000	28,232	31,364	3,132
Other	12,000	17,664	19,725	2,061
Total revenues	<u>417,500</u>	<u>463,896</u>	<u>463,415</u>	<u>(481)</u>
EXPENDITURES:				
Current:				
Public works	34,371	40,187	347,452	(307,265)
Capital outlay	400,000	650,000	120,375	529,625
Total expenditures	<u>434,371</u>	<u>690,187</u>	<u>467,827</u>	<u>222,360</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>(16,871)</u>	<u>(226,291)</u>	<u>(4,412)</u>	<u>221,879</u>
OTHER FINANCING SOURCES:				
Transfers in	300,000	300,000	300,000	-
Total other financing sources	<u>300,000</u>	<u>300,000</u>	<u>300,000</u>	<u>-</u>
Net change in fund balances	<u>\$ 283,129</u>	<u>\$ 73,709</u>	295,588	<u>\$ 221,879</u>
FUND BALANCES:				
Beginning of year			<u>1,483,186</u>	
End of year			<u>\$ 1,778,774</u>	

City of Antioch
Budgetary Comparison Schedule
Prewett Community Park Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,300	\$ 97	\$ 183	\$ 86
Revenue from other agencies	-	1,153,252	1,126,048	(27,204)
Total revenues	1,300	1,153,349	1,126,231	(27,118)
EXPENDITURES:				
Public works	250	-	16,955	(16,955)
Capital outlay	-	950,795	906,679	44,116
Total expenditures	250	950,795	923,634	27,161
REVENUES OVER (UNDER) EXPENDITURES	1,050	202,554	202,597	43
Net change in fund balances	\$ 1,050	\$ 202,554	202,597	\$ 43
FUND BALANCES:				
Beginning of year			(184,041)	
End of year			\$ 18,556	

City of Antioch
Budgetary Comparison Schedule
Hillcrest District #26 Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 800	\$ 1,500	\$ 1,253	\$ (247)
Total revenues	800	1,500	1,253	(247)
EXPENDITURES:				
Public works	1,093	1,654	2,011	(357)
Capital outlay	-	20,000	-	20,000
Total expenditures	1,093	21,654	2,011	19,643
REVENUES OVER (UNDER) EXPENDITURES	(293)	(20,154)	(758)	19,396
Net change in fund balances	\$ (293)	\$ (20,154)	(758)	\$ 19,396
FUND BALANCES:				
Beginning of year			374,811	
End of year			\$ 374,053	

City of Antioch
Budgetary Comparison Schedule
Lone Diamond Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 1,200	\$ 1,770	\$ 1,643	\$ (127)
Current service charges	20,000	20,150	13,190	(6,960)
Total revenues	21,200	21,920	14,833	(7,087)
EXPENDITURES:				
Public works	13,099	13,249	5,517	7,732
Total expenditures	13,099	13,249	5,517	7,732
REVENUES OVER (UNDER) EXPENDITURES	8,101	8,671	9,316	645
Net change in fund balances	\$ 8,101	\$ 8,671	9,316	\$ 645
FUND BALANCES:				
Beginning of year			477,302	
End of year			\$ 486,618	

City of Antioch
Budgetary Comparison Schedule
Hillcrest Bridge District Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 750	\$ 750	\$ 465	\$ (285)
Current service charges	25,000	-	-	-
Total revenues	<u>25,750</u>	<u>750</u>	<u>465</u>	<u>(285)</u>
EXPENDITURES:				
Public works	282	335	315	20
REVENUES OVER (UNDER) EXPENDITURES	<u>25,468</u>	<u>415</u>	<u>150</u>	<u>(265)</u>
Net change in fund balances	<u>\$ 25,468</u>	<u>\$ 415</u>	150	<u>\$ (265)</u>
FUND BALANCES:				
Beginning of year			<u>138,628</u>	
End of year			<u>\$ 138,778</u>	

City of Antioch
Budgetary Comparison Schedule
Residential Development Allocation Capital Projects Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 100	\$ 2,075	\$ 1,412	\$ (663)
Others	-	140,000	140,000	-
Total revenues	<u>100</u>	<u>142,075</u>	<u>141,412</u>	<u>(663)</u>
EXPENDITURES:				
Community development	50	548,086	135,035	413,051
Total expenditures	<u>50</u>	<u>548,086</u>	<u>135,035</u>	<u>413,051</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>50</u>	<u>(406,011)</u>	<u>6,377</u>	<u>412,388</u>
Net change in fund balances	<u>\$ 50</u>	<u>\$ (406,011)</u>	<u>6,377</u>	<u>\$ 412,388</u>
FUND BALANCES:				
Beginning of year			<u>406,011</u>	
End of year			<u>\$ 412,388</u>	

City of Antioch
Budgetary Comparison Schedule
Development Impact Fee Fund
For the Fiscal Year Ended June 30, 2017

	Original Budget	Final Budget	Actual Amount	Variance with Final Budget Positive (Negative)
REVENUES:				
Investment income and rentals	\$ 2,000	\$ 2,500	\$ 1,685	\$ (815)
Current service charges	518,000	331,485	342,516	11,031
Total revenues	<u>520,000</u>	<u>333,985</u>	<u>344,201</u>	<u>10,216</u>
EXPENDITURES:				
Public Works	<u>50</u>	<u>700</u>	<u>669</u>	<u>31</u>
Total expenditures	<u>50</u>	<u>700</u>	<u>669</u>	<u>31</u>
REVENUES OVER (UNDER) EXPENDITURES	<u>519,950</u>	<u>333,285</u>	<u>343,532</u>	<u>10,247</u>
Net change in fund balances	<u>\$ 519,950</u>	<u>\$ 333,285</u>	<u>343,532</u>	<u>\$ 10,247</u>
FUND BALANCES:				
Beginning of year			<u>53,283</u>	
End of year			<u>\$ 396,815</u>	

INTERNAL SERVICE FUNDS

Internal Service Funds are used to finance and account for special activities and services performed by a designated City department for other departments on a cost reimbursement basis.

Vehicle Repair and Replacement

This fund accounts for the maintenance and replacement of vehicles and equipment used by all City departments. The source of revenue for this fund is rental fees charged to the various departments.

Office Equipment Replacement

This fund accounts for the costs incurred for the operation, maintenance, and replacement of office equipment used by City departments. The source of revenue for this fund is rental fees charged to the various user departments.

Loss Control Fund

These funds are used to pay workers' compensation insurance premiums and the salary of the administrative analyst.

City of Antioch
Combining Statement of Net Position
Internal Services Funds
June 30, 2017

	Vehicle Repair & Replacement	Office Equipment Replacement	Loss Control	Total
ASSETS				
Current assets:				
Cash and investments	\$ 3,014,838	\$ 1,948,000	\$ 251,492	\$ 5,214,330
Accounts receivable, net	3,121	5,073	-	8,194
Materials, parts and supplies	191,739	-	-	191,739
Prepaid items	28	23,464	-	23,492
Total current assets	3,209,726	1,976,537	251,492	5,437,755
Noncurrent assets:				
Capital assets:				
Vehicles and equipment	8,697,532	2,886,305	-	11,583,837
Improvements Other than buildings	187,940	79,534	-	267,474
Less accumulated depreciation	(7,102,088)	(2,468,354)	-	(9,570,442)
Net capital assets	1,783,384	497,485	-	2,280,869
Total assets	4,993,110	2,474,022	251,492	7,718,624
LIABILITIES				
Current liabilities:				
Accounts payable	69,116	35,315	7	104,438
Accrued payroll	5,556	10,460	-	16,016
Current portion of compensated absences	7,766	10,169	-	17,935
Total current liabilities	82,438	55,944	7	138,389
Long-term liabilities:				
Compensated absences	69,897	91,524	-	161,421
Total long-term liabilities	69,897	91,524	-	161,421
Total liabilities	152,335	147,468	7	299,810
NET POSITION				
Net investment in capital assets	1,783,384	497,485	-	2,280,869
Unrestricted	3,057,391	1,829,069	251,485	5,137,945
Total net position	\$ 4,840,775	\$ 2,326,554	\$ 251,485	\$ 7,418,814

City of Antioch
Combining Statement of Revenues, Expenses and Changes in Net Position
Internal Services Funds
For the Fiscal Year Ended June 30, 2017

	Vehicle Repair & Replacement	Office Equipment Replacement	Loss Control	Total
OPERATING REVENUES:				
Charges for services	\$ 2,277,287	\$ 1,522,911	\$ 1,736,543	\$ 5,536,741
Revenue from other agencies	-	-	15,000	15,000
Other revenue	20,411	-	-	20,411
Total operating revenues	2,297,698	1,522,911	1,751,543	5,572,152
OPERATING EXPENSES:				
Wages and benefits	524,958	941,729	-	1,466,687
Contractual services	196,740	674,298	1,858,785	2,729,823
Tools and supplies	417,590	66,310	9,500	493,400
Depreciation	509,424	63,497	-	572,921
Repairs and maintenance	355,209	23,860	-	379,069
Total operating expenses	2,003,921	1,769,694	1,868,285	5,641,900
OPERATING INCOME (LOSS)	293,777	(246,783)	(116,742)	(69,748)
NONOPERATING REVENUES (EXPENSES):				
Gain (loss) on sale of property	31,911	-	-	31,911
Investment income	10,645	5,716	(142)	16,219
Total nonoperating revenues (expenses)	42,556	5,716	(142)	48,130
INCOME (LOSS) BEFORE CAPITAL CONTRIBUTIONS AND TRANSFERS				
CONTRIBUTIONS AND TRANSFERS	336,333	(241,067)	(116,884)	(21,618)
Transfers in	-	269,186	-	269,186
Net income (loss)	336,333	28,119	(116,884)	247,568
NET POSITION:				
Beginning of year	4,504,442	2,298,435	368,369	7,171,246
End of year	\$ 4,840,775	\$ 2,326,554	\$ 251,485	\$ 7,418,814

City of Antioch
Combining Statement of Cash Flows
Internal Services Funds
For the Fiscal Year Ended June 30, 2017

	Vehicle Repair & Replacement	Office Equipment Replacement	Loss Control	Total
CASH FLOWS FROM OPERATING ACTIVITIES:				
Cash receipt from other funds	\$ 2,295,448	\$ 1,524,975	\$ 1,751,543	\$ 5,571,966
Cash payment to suppliers for goods and services	(936,178)	(760,970)	(1,868,278)	(3,565,426)
Cash payment to employees for services	(528,134)	(953,775)	-	(1,481,909)
Net cash provided by (used in) operating activities	831,136	(189,770)	(116,735)	524,631
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES:				
Transfers in	-	269,186	-	269,186
Net cash provided by (used in) noncapital financing activities	-	269,186	-	269,186
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:				
Capital asset additions	(374,261)	(79,534)	-	(453,795)
Net cash provided by (used in) capital and related financing activities	(342,350)	(79,534)	-	(421,884)
CASH FLOWS FROM INVESTING ACTIVITIES:				
Interest received (paid)	10,645	5,716	(142)	16,219
Net cash provided by (used in) investing activities	10,645	5,716	(142)	16,219
Net change in cash and cash equivalents	499,431	5,598	(116,877)	388,152
Cash and cash equivalents, beginning of year	2,515,407	1,942,402	368,369	4,826,178
Cash and cash equivalents, end of year	<u>\$ 3,014,838</u>	<u>\$ 1,948,000</u>	<u>\$ 251,492</u>	<u>\$ 5,214,330</u>
RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED BY (USED IN) OPERATING ACTIVITIES:				
Operating income (loss)	\$ 293,777	\$ (246,783)	\$ (116,742)	\$ (69,748)
Adjustments to reconcile operating income (loss) to cash flows from operating activities:				
Depreciation	509,424	63,497	-	572,921
Decrease (increase) in:				
Accounts receivable	(2,250)	2,064	-	(186)
Materials, parts, and supplies	7,446	-	-	7,446
Prepaid items	1,009	(23,362)	-	(22,353)
Increase (decrease) in:				
Accounts payable	24,906	26,860	7	51,773
Accrued payroll	(14,674)	(31,194)	-	(45,868)
Accrued compensated absences	11,498	19,148	-	30,646
Net cash provided by (used in) operating activities	\$ 831,136	\$ (189,770)	\$ (116,735)	\$ 524,631

AGENCY FUNDS

Agency Funds account for assets held by a governmental unit in the capacity of agent for individuals, governmental entities, and nonpublic organizations.

Employee Benefits

This fund serves as a clearing account for certain employee benefits. Funds come from payroll expenditures and are disbursed to the different employee benefit providers.

Storm Drain Districts D55 and D56

The City collects storm drain fees from developers and builders. This fund accounts for all the fees collected and sent to the County on quarterly basis. The City receives an administrative fee equal to 0.5% of the total fees collected.

Refundable Cash Bond

The Engineering Department requires developers to post a bond for certain projects. This fund serves as a holding account for the bonds issued and deposited in a noninterest bearing checking account.

Fire Protection

The City has entered into an agreement with the Contra Costa Consolidated Fire District whereby the City collects fire protection facility fees from developers based on the number of units built. Fees are to provide fire protection facilities only.

East County Water Management Association

The Governing Board of the East County Water Management Association has authorized the City to account for the financial operations of the association. The City's Finance Director uses this fund to record collections and disbursements of funds as authorized by the Association.

City of Antioch
Combining Statement of Changes in Assets and Liabilities
Agency Funds
For the Fiscal Year Ended June 30, 2017

	Balance June 30, 2016	Additions	Deductions	Balance June 30, 2017
Employee Benefits				
Assets:				
Cash and investments	\$ 104,005	\$ 1,135,695	\$ (43,979)	\$ 1,195,721
Total assets	\$ 104,005	\$ 1,135,695	\$ (43,979)	\$ 1,195,721
Liabilities:				
Accounts payable	\$ 44,044	\$ 1,122,093	\$ (43,979)	\$ 1,122,158
Due to others	59,961	13,602	-	73,563
Total Liabilities	\$ 104,005	\$ 1,135,695	\$ (43,979)	\$ 1,195,721
Storm Drain Districts D55 & D56				
Assets:				
Cash and investments	\$ 4,337	\$ 3,356	\$ (4,337)	\$ 3,356
Liabilities:				
Accounts payable	\$ 4,337	\$ 3,356	\$ (4,337)	\$ 3,356
Refundable Cash Bond				
Assets:				
Cash and investments	\$ 701,601	\$ 147,500	\$ (385,056)	\$ 464,045
Liabilities:				
Accounts payable	-	415,856	(385,556)	\$ 30,300
Due to others	701,601	147,500	(415,356)	433,745
Total Liabilities	\$ 701,601	\$ 563,356	\$ (800,912)	\$ 464,045
Fire Protection				
Assets:				
Cash and investments	\$ 179,504	\$ 96,506	\$ (44,624)	\$ 231,386
Liabilities:				
Due to others	\$ 179,504	\$ 96,506	\$ (44,624)	\$ 231,386
Total liabilities	\$ 179,504	\$ 96,506	\$ (44,624)	\$ 231,386
ECWMA				
Assets:				
Cash and investments	\$ 12,542	\$ 4,567	\$ (1,210)	\$ 15,899
Liabilities:				
Due to others	\$ 12,542	\$ 4,567	\$ (1,210)	\$ 15,899
Total - All Agency Funds				
Assets:				
Cash and investments	\$ 1,001,989	\$ 1,387,624	\$ (479,206)	\$ 1,910,407
Total assets	\$ 1,001,989	\$ 1,387,624	\$ (479,206)	\$ 1,910,407
Liabilities:				
Accounts payable	\$ 48,381	\$ 1,541,305	\$ (433,872)	\$ 1,155,814
Due to others	953,608	262,175	(461,190)	754,593
Total liabilities	\$ 1,001,989	\$ 1,803,480	\$ (895,062)	\$ 1,910,407

STATISTICAL SECTION

Contents	Page
<i>Financial Trends</i> These schedules contain trend information to help the reader understand how the City's financial performance and well-being have changed over time.	158
<i>Revenue Capacity</i> These schedules contain information to help the reader assess the City's most significant local revenues. Property tax is the City's most significant revenue.	163
<i>Debt Capacity</i> These schedules present information to help the reader assess the affordability of the City's current levels of outstanding debt and its ability to issue additional debt in the future.	168
<i>Demographic and Economic Information</i> These schedules offer demographic and economic indicators to help the reader understand the environment within which the City's financial activities take place.	173
<i>Operating Information</i> These schedules contain service and infrastructure data to help the reader understand how the information in the financial report relates to the services the City provides and the activities it performs.	175

Sources: Unless otherwise noted, the information in these schedules is derived from the comprehensive annual financial report for the relevant year.

CITY OF ANTIOCH
Net Position by Component
Last Ten Fiscal Years
(accrual basis of accounting)
(amounts expressed in thousands)

	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Governmental activities										
Net investment in capital assets	\$280,385	\$279,610	\$292,426	\$295,764	\$302,099	\$325,151	\$329,692	\$326,664	\$323,132	\$312,206
Restricted	44,710	46,710	44,812	48,611	43,431	43,227	41,108	38,858	37,657	39,323
Unrestricted	<u>27,922</u>	<u>22,500</u>	<u>19,453</u>	<u>14,010</u>	<u>21,104</u>	<u>16,543</u>	<u>15,064</u>	<u>(49,846)</u>	<u>(40,948)</u>	<u>(34,184)</u>
Total governmental activities net position	<u>\$353,017</u>	<u>\$348,820</u>	<u>\$356,691</u>	<u>\$358,385</u>	<u>\$366,634</u>	<u>\$384,921</u>	<u>\$385,864</u>	<u>\$315,676</u>	<u>\$319,841</u>	<u>\$317,345</u>
Business-type activities										
Net investment in capital assets	\$149,526	\$150,985	\$149,207	\$150,008	\$149,127	\$148,026	\$148,514	\$148,726	\$148,729	\$149,447
Restricted	2,655	2,456	1,673	1,476	1,554	1,432	0	0	0	0
Unrestricted	<u>21,210</u>	<u>21,979</u>	<u>25,411</u>	<u>31,856</u>	<u>33,195</u>	<u>38,130</u>	<u>41,634</u>	<u>26,144</u>	<u>31,387</u>	<u>36,587</u>
Total business-type activities net position	<u>\$173,391</u>	<u>\$175,420</u>	<u>\$176,291</u>	<u>\$183,340</u>	<u>\$183,876</u>	<u>\$187,588</u>	<u>\$190,148</u>	<u>\$174,870</u>	<u>\$180,116</u>	<u>\$186,034</u>
Primary government										
Net investment in capital assets	\$429,911	\$430,595	\$441,633	\$445,772	\$451,226	\$473,177	\$478,206	\$475,390	\$471,861	\$461,653
Restricted	47,365	49,166	46,485	50,087	44,985	44,659	41,108	38,858	37,657	39,323
Unrestricted	<u>49,132</u>	<u>44,479</u>	<u>44,864</u>	<u>45,866</u>	<u>54,299</u>	<u>54,673</u>	<u>56,698</u>	<u>(23,702)</u>	<u>(9,561)</u>	<u>2,403</u>
Total primary government net position	<u>\$526,408</u>	<u>\$524,240</u>	<u>\$532,982</u>	<u>\$541,725</u>	<u>\$550,510</u>	<u>\$572,509</u>	<u>\$576,012</u>	<u>\$490,546</u>	<u>\$499,957</u>	<u>\$503,379</u>

Source: City of Antioch Annual Financial Report

CITY OF ANTIOCH
Changes in Net Position
Last Ten Fiscal Years
(accrual basis of accounting)
(amounts expressed in thousands)

	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Expenses										
Governmental activities:										
General government	\$8,926	\$9,338	\$7,379	\$6,640	\$6,736	\$5,937	\$8,802	\$6,912	\$8,932	\$3,414
Public works	15,764	19,452	13,305	16,147	13,671	17,438	15,359	19,043	17,564	18,855
Public safety	28,875	30,296	28,228	26,376	25,637	27,303	26,453	30,900	31,563	40,084
Parks and recreation	4,401	4,497	4,397	4,203	4,134	3,964	3,827	4,185	4,264	5,295
Community development	8,905	8,683	8,052	7,013	3,204	2,121	2,571	3,657	2,942	4,273
Interest on long-term liabilities	2,251	2,195	2,206	2,316	1,865	422	397	427	262	198
Total governmental activities	<u>69,122</u>	<u>74,461</u>	<u>63,567</u>	<u>62,695</u>	<u>55,247</u>	<u>57,185</u>	<u>57,409</u>	<u>65,124</u>	<u>65,527</u>	<u>72,119</u>
Business-type activities										
Water	23,087	22,900	20,371	18,948	25,244	23,123	25,751	23,308	22,334	24,458
Sewer	2,820	2,973	3,464	3,118	3,112	4,007	4,668	5,439	5,528	5,863
Marina	1,208	1,175	1,012	1,005	1,050	1,129	1,076	1,016	1,108	1,026
Prewett Water Park	2,089	2,299	2,084	1,740	1,762	1,878	1,920	1,983	2,024	2,167
Total business-type activities	<u>29,204</u>	<u>29,347</u>	<u>26,931</u>	<u>24,811</u>	<u>31,168</u>	<u>30,137</u>	<u>33,415</u>	<u>31,746</u>	<u>30,994</u>	<u>33,514</u>
Total primary government expenses	<u>98,326</u>	<u>103,808</u>	<u>90,498</u>	<u>87,506</u>	<u>86,415</u>	<u>87,322</u>	<u>90,824</u>	<u>96,870</u>	<u>96,521</u>	<u>105,633</u>
Program Revenues										
Governmental activities:										
Charges for services:										
General government	1,645	2,850	2,536	1,360	1,474	1,642	1,824	3,752	2,098	312
Public works	3,012	1,572	2,895	3,369	2,429	1,745	3,152	1,666	1,573	4,339
Public safety	1,346	1,621	1,678	1,270	1,254	1,303	1,401	1,407	1,482	1,312
Community development	4,208	2,755	1,262	1,147	2,018	3,174	1,479	2,809	2,812	2,065
Other activities	687	637	646	560	701	700	789	872	816	721
Operating grants and contributions	7,772	6,136	5,971	9,846	9,802	8,742	5,879	8,880	5,515	4,801
Capital grants and contributions	7,856	8,789	17,425	8,568	1,896	2,308	8,118	1,836	2,324	2,233
Total governmental activities program revenues	<u>26,526</u>	<u>24,360</u>	<u>32,413</u>	<u>26,120</u>	<u>19,574</u>	<u>19,614</u>	<u>22,642</u>	<u>21,222</u>	<u>16,620</u>	<u>15,783</u>
Business-type activities:										
Fines, forfeitures and charges for services										
Water	20,842	20,180	19,293	21,687	23,395	25,129	25,907	24,430	26,192	29,815
Sewer	3,738	3,816	4,050	4,320	4,453	4,523	4,714	5,013	5,395	5,755
Marina	807	811	711	658	681	645	591	516	471	516
Prewett Water Park	835	955	927	1,040	910	854	866	789	730	846
Capital grants and contributions:										
Water	2,449	1,214	918	1,159	939	1,328	1,008	1,235	831	391
Sewer	2,714	1,397	714	1,004	393	524	1,193	1,063	1,387	293
Marina	0	0	0	0	0	747	304	0	185	0
Total business-type activities program revenues	<u>31,385</u>	<u>28,373</u>	<u>26,613</u>	<u>29,868</u>	<u>30,771</u>	<u>33,750</u>	<u>34,583</u>	<u>33,046</u>	<u>35,191</u>	<u>37,616</u>
Total primary government program revenues	<u>57,911</u>	<u>52,733</u>	<u>59,026</u>	<u>55,988</u>	<u>50,345</u>	<u>53,364</u>	<u>57,225</u>	<u>54,268</u>	<u>51,811</u>	<u>53,399</u>
Net (expense)/revenue										
Governmental activities										
Governmental activities	-42,596	-50,101	-31,154	-36,575	-35,673	-37,571	-34,767	-43,902	-48,907	-56,336
Business-type activities										
Business-type activities	2,181	-974	-318	5,057	-397	3,613	1,168	1,300	4,197	4,102
Total primary government net expense	<u>-40,415</u>	<u>-51,075</u>	<u>-31,472</u>	<u>-31,518</u>	<u>-36,070</u>	<u>-33,958</u>	<u>-33,599</u>	<u>-42,602</u>	<u>-44,710</u>	<u>-52,234</u>

CITY OF ANTIOCH
Changes in Net Position
Last Ten Fiscal Years
(accrual basis of accounting)
(amounts expressed in thousands) - Continued

	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
General Revenues and Other Changes										
In Net Position										
Governmental activities:										
Taxes:										
Property taxes	26,476	25,121	21,012	19,781	15,612	11,676	12,625	15,129	16,796	18,631
Transient lodging tax	360	242	113	80	120	116	136	150	158	178
Franchise	3,595	3,466	4,172	3,901	4,166	4,042	4,188	4,406	4,616	4,767
Business license fees based on gross receipts	1,243	1,024	1,084	1,010	1,048	1,165	1,172	1,964	3,121	3,916
Property transfer taxes	333	432	344	255	283	313	363	382	461	443
Sales and use tax	11,725	9,909	9,476	9,340	10,476	11,074	12,532	17,597	19,925	20,000
Motor vehicle in lieu	456	344	297	467	51	53	45	43	45	51
Park in lieu	148	388	49	45	215	443	338	120	50	142
Investment income not restricted	3,508	2,042	595	454	355	177	305	278	582	1,421
Other	2,391	3,900	1,881	2,867	2,765	3,761	3,956	3,455	6,168	4,578
Special item - Contribution from Successor Agy	0	0	0	0	638	0	0	0	1,467	1,000
Extraordinary items - Redevelopment Dissolution	0	0	0	0	7,719	0	0	0	0	0
Transfers	-687	-965	3	69	473	183	191	798	-317	-1,288
Total government activities	49,548	45,903	39,026	38,269	43,921	33,003	35,851	44,322	53,072	53,839
Business-type activities:										
Investment income not restricted	1,305	825	360	349	315	204	392	334	630	183
Other	193	1,214	831	1,711	1,091	78	1,190	117	102	346
Transfers	687	965	-3	-69	-473	-183	-191	-798	317	1,288
Total business type activities	2,185	3,004	1,188	1,991	933	99	1,391	-347	1,049	1,817
Total primary government	51,733	48,907	40,214	40,260	44,854	33,102	37,242	43,975	54,121	55,656
Change in Net Position										
Governmental activities	6,952	-4,198	7,872	1,694	8,248	-4,568	1,084	420	4,165	-2,497
Business-type activities	4,366	2,030	870	7,048	536	3,712	2,559	953	5,246	5,919
Total primary government	\$11,318	-\$2,168	\$8,742	\$8,742	\$8,784	-\$856	\$3,643	\$1,373	\$9,411	\$3,422

Source: City of Antioch Financial Report

CITY OF ANTIOCH
Fund Balances of Governmental Funds
Last Ten Fiscal Years
(modified accrual basis of accounting)
(amounts expressed in thousands)

	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
General Fund										
Reserved	\$872	\$894	\$259	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved	8,534	4,392	5,488	-	-	-	-	-	-	-
Nonspendable	-	-	-	34	60	91	206	38	224	220
Committed	-	-	-	102	94	602	1,497	4,524	4,946	3,546
Assigned	-	-	-	92	298	277	126	1,086	144	1,270
Unassigned	-	-	-	6,557	8,037	9,140	9,006	11,531	17,590	25,979
Total general fund	\$9,406	\$5,286	\$5,747	\$6,785	\$8,489	\$10,110	\$10,835	\$17,179	\$22,904	\$31,015
All other governmental funds										
Reserved	\$22,507	\$15,430	\$13,428	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Unreserved, reported in:										
Special revenue funds	14,912	18,253	20,496	-	-	-	-	-	-	-
Capital projects funds	2,912	3,767	2,034	-	-	-	-	-	-	-
Nonspendable	-	-	-	3,562	35	363	142	134	132	149
Restricted	-	-	-	21,494	23,294	22,447	20,807	38,440	37,332	37,602
Committed	-	-	-	5,566	6,017	3,446	2,869	3,275	3,715	3,630
Assigned	-	-	-	4,675	4,636	3,521	2,296	2,432	2,925	3,259
Unassigned	-	-	-	(2,412)	-	-	(4)	(102)	(184)	-
Total all other governmental funds	\$40,331	\$37,450	\$35,958	\$32,885	\$33,982	\$29,777	\$26,110	\$44,179	\$43,920	\$44,640

Note: Fiscal years 2007 through 2010 are pre-implementation of GASB 54. Fiscal year 2011 represents new fund balance classifications post implementation of GASB 54.

Source: City of Antioch Annual Financial Report

CITY OF ANTIOCH
Changes in Fund Balances of Governmental Funds
Last Ten Fiscal Years
(modified accrual basis of accounting)
(amounts expressed in thousands)

	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Revenues										
Taxes	\$45,979	\$42,165	\$37,744	\$37,384	\$34,424	\$30,792	\$34,300	\$42,635	\$47,415	\$49,569
Licenses and permits	1,400	735	857	798	1,096	1,655	1,303	1,178	1,149	1,243
Fines and penalties	214	362	306	189	154	142	146	134	191	272
Investment income and rentals	3,794	2,491	1,380	1,064	1,065	1,437	1,520	1,485	1,762	1,404
Revenue from other agencies	7,756	10,667	20,602	14,699	8,470	9,952	10,244	5,598	4,690	3,345
Current service charges	11,614	11,106	9,418	8,391	8,323	8,112	10,335	11,011	11,518	5,748
Special assessment revenue	2,802	2,731	2,793	2,775	2,879	2,850	2,904	2,985	2,994	2,978
Contribution from Successor Agency Trust	0	0	0	0	638	0	0	0	0	0
Other	1,575	3,852	1,161	2,253	2,315	1,238	1,754	2,368	3,472	3,301
Total Revenues	75,134	74,109	74,261	67,553	59,364	56,178	62,506	67,394	73,191	67,860
Expenditures										
Current:										
General government	8,331	8,976	6,971	6,073	5,702	5,331	6,357	6,109	8,623	2,079
Public works	9,269	12,888	7,159	8,587	6,652	7,803	8,450	11,128	10,593	10,186
Public safety	29,629	31,202	29,340	26,928	26,065	26,959	28,786	31,826	34,989	36,947
Parks and recreation	4,076	4,023	3,776	3,594	3,641	3,209	3,331	3,491	3,711	4,001
Community development	11,390	11,308	9,685	8,856	3,968	3,094	3,005	4,527	3,778	4,314
Capital outlay	13,840	8,176	20,331	13,183	4,614	10,753	14,562	4,945	3,627	1,894
Debt service:										
Principal retirement	1,170	1,255	1,345	1,764	2,115	509	536	5,310	560	622
Interest	2,219	2,167	2,133	2,290	1,999	412	390	359	311	248
Fiscal charges	16	14	14	19	18	9	6	3	4	5
Bond issuance costs	0	0	29	0	0	0	0	59	0	0
Total Expenditures	79,940	80,009	80,783	71,294	54,774	58,079	65,423	67,757	66,196	60,296
Excess (deficiency) of revenues over (under) expenditures	-4,806	-5,900	-6,522	-3,741	4,590	-1,901	-2,917	-363	6,995	7,564
Other financing sources (uses)										
Transfers in	13,212	13,130	12,380	11,264	9,438	6,355	7,408	5,990	6,312	8,088
Transfer out	(13,717)	(14,231)	(11,147)	(11,430)	(9,285)	(6,397)	(7,433)	(5,871)	(6,841)	(7,821)
Capital lease	0	0	2,177	1,873	0	0	0	0	0	0
Proceeds of bonds	0	0	2,081	0	0	0	0	3,840	0	0
Bond premium	0	0	0	0	0	0	0	583	0	0
Extraordinary item	0	0	0	0	(1,942)	0	0	0	(1,000)	1,000
Total other financing sources (uses)	(505)	(1,101)	5,491	1,707	(1,789)	(42)	(25)	4,542	(1,529)	1,267
Net change in fund balances	-\$5,311	-\$7,001	-\$1,031	-\$2,034	\$2,801	-\$1,943	-\$2,942	\$4,179	\$5,466	\$8,831
Debt service as a percentage of non-capital expenditures	5.13%	4.76%	5.75%	6.98%	8.20%	1.95%	1.82%	9.03%	1.39%	1.49%

Source: City of Antioch Annual Financial Report

CITY OF ANTIOCH
Governmental Activities Tax Revenues By Source
Last Ten Fiscal Years
(modified accrual basis of accounting)
(amounts expressed in thousands)

Fiscal Year	Property Tax	Sales Tax (1)	Sales Tax Measure C (2)	Motor Vehicle In Lieu Tax (VLF)	Gax Tax	Transient Lodging Tax	Franchise Taxes	Business License Tax	Property Transfer Tax	Total
2008	\$26,477	\$11,725	\$0	\$455	\$1,790	\$170	\$3,596	\$1,243	\$333	\$45,789
2009	25,121	9,909	0	343	1,627	242	3,466	1,024	432	42,164
2010	21,012	9,476	0	297	1,660	113	3,757	1,084	344	37,743
2011	19,781	9,340	0	467	2,550	80	3,900	1,010	255	37,383
2012	15,612	10,476	0	51	2,876	120	3,958	1,048	283	34,424
2013	11,676	11,074	0	53	2,353	116	4,042	1,165	313	30,792
2014	12,625	11,587	899	45	3,286	136	4,188	1,171	363	34,300
2015	15,129	12,014	5,584	43	2,966	150	4,406	1,964	382	42,638
2016	16,796	12,573	6,821	44	2,246	158	4,616	3,121	461	46,836
2017	18,631	12,263	6,535	51	2,188	178	4,767	3,915	443	48,971

(1) Sales tax is levied at 8.25% (8.5% prior to 1/1/17) on retail sales and/or consumption of personal property, 1% of the total tax rate is allocated to the City.

(2) Measure C is a half-cent sales tax on retail sales and/or consumption of personal property which became effective April 1, 2014 .

Source: City of Antioch Annual Financial Report

CITY OF ANTIOCH
Assessed Value and Estimated Actual Value of Taxable Property
Last Ten Fiscal Years
(in thousands of dollars)

Fiscal Year	Total Secured Tax Roll	Unsecured Tax Roll	Less Homeowners' Exemptions	Less Other Tax Exempt Property	Total Taxable Assessed Value	Less Redevelopment Assessed Valuation	Value of Taxable Property	Amount Allocated to City (a)
2008	10,949,191	178,902	-128,392	-533,214	10,466,487	-704,753	9,761,734	10.19%
2009	10,108,077	224,814	-126,214	-674,711	9,531,966	-754,155	8,777,811	10.01%
2010	8,011,789	235,898	-123,979	-687,894	7,435,814	-765,856	6,669,958	9.66%
2011	7,662,034	220,183	-121,652	-691,413	7,069,152	-724,248	6,344,904	9.65%
2012	7,155,541	205,339	-116,601	-683,407	6,560,872	-723,955	5,836,917	(a)
2013	7,109,642	196,571	-111,761	-696,290	6,498,162	-641,397	5,856,765	(a)
2014	7,616,910	189,173	-106,871	-711,013	6,988,199	-613,598	6,374,601	(a)
2015	8,904,098	176,385	-103,063	-721,103	8,256,317	-592,222	7,664,095	10.05%
2016	9,552,650	200,649	-100,989	-728,610	8,923,700	-600,330	8,323,370	(a)
2017	10,752,279	191,460	-95,663	-779,398	10,068,678	-695,151	9,373,527	(a)

NOTE: In 1978 the voters of the State of California passed Proposition 13 which limited property taxes to a total maximum rate of 1% based upon the assessed value of the property being taxed. Each year, the assessed value of property may be increased by an "inflation factor" (limited to a maximum increase of 2%). With few exceptions, property is only reassessed at the time that it is sold to a new owner. At that point, the new assessed value is reassessed at the purchase price of the property sold.

(a) California cities do not set their own direct tax rate. The State Constitution establishes the rate at 1% and allocates a portion of that amount, by annual calculation, to all the taxing entities within a tax rate area. The City of Antioch includes 39 tax rate areas. The percentage presented is the City's share of the 1%. The County could not provide data for these fiscal years.

Source: Contra Costa County Certificate of Assessed Valuations

City of Antioch
Principal Property Taxpayers
FY 2016-17 Compared To FY 2007-08
(amounts expressed in thousands, except for Rank and Percentages)

2016-2017 Local Secured Assessed Valuation - \$10,133,000,917

Taxpayer	2017			2008		
	Total Secured Assessed Value (A)	Rank	Percentage of Total Secured Assessed Value	Total Secured Assessed Value (A)	Rank	Percentage of Total Secured Assessed Value
Kaiser Foundation Hospitals/Health Plan-Sand Creek	\$412,359	1	4.069%			
Sutter East Bay Hospital	116,790	2	1.153%			
Reliant-Mira Vista LP	39,062	3	0.385%			
Sequoia Equities - Cross Pointe	35,559	4	0.351%			
Camden Village LLC	27,300	5	0.269%	\$38,734		0.376%
Walmart	26,445	6	0.261%	30,037		0.292%
Georgia-Pacific Gypsum LLC	26,421	7	0.261%	22,965		0.223%
Kaiser Foundation Hospitals/Health Plan-Delta Fair	23,533	8	0.232%			
Delta View Family Apartments	22,491	9	0.222%	17,423		0.169%
Dallas Rach MSL LLC	21,501	10	0.212%			
DDR MDT MV Antioch	0.00		0.000%	15,647		0.152%
GWF Power Systems Company	0.00		0.000%	50,543		0.491%
Inland American & Stephens LLC	0.00		0.000%	48,031		0.466%
DDR MDT MV Slatten Ranch	0.00		0.000%	40,268		0.391%
Fairfield Antioch LLC	0.00		0.000%	36,727		0.357%
Chiu Gabriel H & Ali Har	0.00		0.000%			
Macerich Partnership	0.00		0.000%	31,556		0.306%
Delta Square - Oxford Ltd. Ptnr.	0.00		0.000%	21,711		0.211%
	<u>\$751,461</u>		<u>7.416%</u>	<u>\$353,642</u>		<u>3.434%</u>

The amounts shown above include assessed value data for both the City and the Antioch Development Agency

(A) Amounts listed for top ten taxpayers only.

Source: County Assessor's Office via ParcelQuest

**CITY OF ANTIOCH
PROPERTY TAX RATES
LAST TEN FISCAL YEARS**

Fiscal Year	Basic County Wide Levy	BART	East Bay Regional Park	Community College 2002 Bonds	Community College 2006 Bonds	Community College 2014 Bonds	Total
2008	1.0000	0.0076	0.0080	0.0038	0.0070	-	1.0264
2009	1.0000	0.0090	0.01	0.0040	0.0026	-	1.0256
2010	1.0000	0.0057	0.0108	0.0046	0.0080	-	1.0291
2011	1.0000	0.0031	0.0084	0.0049	0.0084	-	1.0248
2012	1.0000	0.0041	0.0071	0.0049	0.0095	-	1.0256
2013	1.0000	0.0043	0.0051	0.0047	0.0040	-	1.0181
2014	1.0000	0.0075	0.0078	0.0043	0.0090	-	1.0286
2015	1.0000	0.0026	0.0067	0.0034	0.0076	0.0110	1.0313
2016	1.0000	0.0026	0.0067	0.0034	0.0076	0.0110	1.0313
2017	1.0000	0.0080	0.0032	0.0033	0.0074	0.0013	1.0232

Source: Contra Cost County Assessors Office

City of Antioch
Property Tax Levies and Collections (1)
Last Ten Fiscal Years
(in thousands of dollars)

Fiscal Year	City Property Tax Levied and Collected	Development Agency Property Tax Levied and Collected	Total Tax Levied and Collected	Percentage of Levy Collected (3)	Value of City Property Subject To Local Tax Rate	Value of Development Agency Property Subject to Local Tax Rate	Total Value of Property Subject To Local Tax Rate
2008	\$20,865	\$7,375	\$28,240	100%	\$9,761,734	\$704,753	\$10,466,487
2009	19,704	7,952	27,656	100%	8,777,811	754,155	9,531,966
2010	16,940	7,759	24,699	100%	6,669,959	765,856	7,435,815
2011	16,574	7,348	23,922	100%	6,344,904	724,248	7,069,152
2012	14,187	3,877 (2)	18,064	100%	5,836,917	723,955	6,560,872
2013	15,919	0 (2)	15,919	100%	5,856,765	641,397	6,498,162
2014	16,765	0 (2)	16,765	100%	6,374,601	613,598	6,988,199
2015	14,927	0 (2)	14,927	100%	7,664,094	592,222	8,256,316
2016	12,043	0 (2)	12,043	100%	8,323,370	600,330	8,923,700
2017	13,552	0 (2)	13,552	100%	8,833,818	655,249	9,489,067

(1) Figures include data for property within the city, redevelopment project areas and for assessments.

(2) Figure represent taxes levied and collected for development agency through January 31, 2012 prior to dissolution of redevelopment with the passage of ABx 1 26, therefore no redevelopment levies after dissolution are provided to the City.

(3) Taxes collected are the same as the amounts levied because Contra Costa County follows California's alternate method of apportionment (the Teeter Plan). Under the Teeter Plan, all amounts levied are apportioned to the County and other taxing agencies regardless of whether they are collected in the current year or not.

Source: Contra Costa County Assessed Valuation Report and Tax Reconciliation Sheet

City of Antioch
Ratios of Outstanding Debt by Type
Last Ten Fiscal Years
(amounts expressed in thousands, except per capita amount)

Fiscal Year	Governmental Activities			Business-Type Activities				Total Primary Government	Percentage of Estimated Actual Value of Taxable Property (1)	Per Capita (2)
	Lease Revenue Bonds	Tax Allocation Bonds (3)	Capital Leases	Water Bonds	Long-term Payable	Loans Payable	Marina Loans			
2008	\$29,309	\$12,035	\$ -	\$4,160	\$ -	\$ -	\$3,816	\$49,320	0.51%	493
2009	29,054	11,070	-	3,525	-	-	3,695	47,344	0.54%	473
2010	28,754	12,141	2,177	2,869	-	-	3,568	49,509	0.74%	485
2011	28,369	10,981	3,867	2,195	-	-	3,436	48,848	0.77%	474
2012	27,934	-	3,541	1,511	4,788	-	3,297	41,071	0.70%	395
2013	5,002	-	3,192	770	4,536	-	3,152	16,652	0.28%	159
2014	4,841	-	2,821	-	4,284	-	3,001	14,947	0.23%	141
2015	4,386	-	2,425	-	4,032	-	2,843	13,686	0.18%	127
2016	4,214	-	2,005	-	3,780	-	2,678	12,677	0.15%	117
2017	4,005	-	1,558	-	3,528	197	2,537	11,825	0.13%	109

Note: Details regarding the City's outstanding debt can be found in the notes to the financial statements.

Source: City of Antioch Financial Report

(1) See the schedule of Assessed Value and Estimated Actual Value of Taxable Property.

(2) Population data can be found in the Demographic and Economic Statistics schedule

(3) Tax Allocation Bonds have become an obligation of the Successor Agency to the Antioch Development Agency and no longer on City books.

City of Antioch
Ratios of General Bonded Debt Outstanding

The City of Antioch has not had any outstanding general obligation bond debt since 2001-02.

CITY OF ANTIOCH
Legal Debt Margin Information
Last Ten Fiscal Years
(amounts expressed in thousands)

	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Debt limit	\$1,669,214	\$1,549,934	\$1,237,153	\$1,182,333	\$1,104,132	\$1,095,932	\$1,170,913	\$1,362,072	\$1,462,995	\$1,551,247
Total net debt applicable to limit	-	-	-	-	-	-	-	-	-	-
Legal debt margin	\$1,669,214	\$1,549,934	\$1,318,322	\$1,182,333	\$1,104,132	\$1,095,932	\$1,170,913	\$1,362,072	\$1,462,995	\$1,551,247
Total net debt applicable to the limit as a percentage of debt limit	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%

Legal Debt Margin Calculation for Fiscal Year 2017

The following numbers are not expressed in thousands:

Assessed value	\$9,489,067,010
Add back: exempt real property	<u>852,582,533</u>
Total assessed value	<u>10,341,649,543</u>

Debt limit (15% of total assessed value)	1,551,247,431
Debt applicable to limit:	
General obligation bonds	0
Less: Amount set aside for repayment of general obligation debt	<u>0</u>
Total net debt applicable to limit	<u>0</u>
Legal debt margin	<u><u>\$1,551,247,431</u></u>

Source: City of Antioch Finance Department and Contra Costa County Certificate of Assessed Valuations for fiscal year 2016-17

Note: Beginning in Fiscal Year 2000-01, the City of Antioch did not have any general obligation debt. However, under State finance law, the City of Antioch's outstanding general obligation debt should not exceed 15% of total assessed property value. By law, the general obligation debt subject to the limitation may be offset by amounts set aside for repaying general obligation bonds.

City of Antioch
Pledged Revenue Coverage
Last Ten Fiscal Years

Fiscal Year	Water Revenue Bonds (1) (in thousands)							Special Assessment Bonds	
	Gross Water Charges And Other	Less: Direct Operating Expenses	Net Revenue Available for Debt Service	Debt Service		Debt Service Coverage	Special Assessment Collections (2)	Outstanding (in thousands) Lone Diamond	
				Principal	Interest				
2008	\$ 21,796	\$ 20,174	\$ 1,622	\$ 640	\$ 142	2.07%	\$ 7,550,756	\$ 46,795	
2009	21,585	19,804	1,781	655	126	2.28%	7,464,602	41,170	
2010	20,226	17,390	2,836	675	108	3.62%	7,401,685	35,045	
2011	22,103	16,609	5,494	695	88	7.02%	7,476,123	26,905	
2012	23,652	22,924	728	720	66	0.93%	7,425,102	20,905	
2013	25,369	20,628	4,741	745	41	6.03%	7,436,553	13,915	
2014	27,297	23,328	3,969	770	14	5.06%	7,472,192	2,405	
2015	24,711	21,137	3,574	0	0	n/a	-	-	
2016	26,865	20,049	6,816	0	0	n/a	-	-	
2017	30,220	22,072	8,148	0	0	n/a	-	-	

(1) Details regarding the City of Antioch's outstanding debt can be found in the notes to the financial statements. Water Charges and Other includes investment earnings but not tap fees. Operating expenses do not include interest or depreciation.

(2) Special Assessment Debt without City Commitment: The City was the collecting and paying agent for other special assessment debt, but has no direct or contingent liability or moral obligation for the payment of this debt. Therefore, this debt was not included in the City's financial statements and was fully repaid in 2014.

Source: City of Antioch Financial Statements

CITY OF ANTIOCH
Direct and Overlapping Debt
June 30, 2017

2015-16 Assessed Valuation	\$9,489,067,010
Antioch Development Agency Incremental Valuation:	655,249,435
Adjusted Assessed Valuation:	<u>\$8,833,817,575</u>

JURISDICTION	Total Debt 6/30/2017	Percent Applicable (1)	City's Share of Debt 6/30/2017
OVERLAPPING TAX AND ASSESSMENT DEBT:			
Bay Area Rapid Transit District	\$891,135,000	1.484%	\$13,224,443
Contra Costa Community College District	409,580,000	5.268%	21,576,674
Antioch Unified School District Schools Facilities Improvement District No. 1	116,098,791	79.869%	92,726,943
Liberty Union High School District	44,100,000	2.336%	1,030,176
Brentwood Union School District	62,234,704	4.160%	2,588,964
East Bay Regional Park District	123,590,000	2.289%	2,828,975
Total Overlapping Tax and Assessment Debt			<u>\$133,976,176</u>
OVERLAPPING TAX INCREMENT DEBT (Successor Agency):	\$21,146,201	100.000%	\$21,146,201
DIRECT AND OVERLAPPING GENERAL FUND DEBT:			
Direct Debt:			
City of Antioch Capital Lease	\$1,558,291	100.000%	\$1,558,291
City of Antioch Lease Revenue Bonds	4,004,732	100.000%	4,004,732
Subtotal Direct General Fund Debt			<u>\$5,563,023</u>
Overlapping Debt:			
Contra Costa County General Fund Obligations	\$222,354,484	5.249%	\$11,671,387
Contra Costa County Pension Obligation Bonds	185,830,000	5.249%	9,754,217
Contra Costa Community College District Certificates of Participation	430,000	5.268%	22,652
Antioch Unified School District Certificates of Participation	36,859,539	86.031%	31,710,630
Brentwood Union School District General Fund Obligations	991,253	4.160%	41,236
Contra Costa Fire Protection District Pension Obligation Bonds	75,540,000	11.433%	8,636,488
Subtotal gross overlapping General Fund Debt			<u>\$61,836,610</u>
Less: Contra Costa County Obligations supported from revenue funds			<u>4,009,863</u>
Subtotal net overlapping General Fund Debt			<u>\$57,826,747</u>
COMBINED TOTAL NET DIRECT AND OVERLAPPING GENERAL FUND DEBT			<u>\$63,389,770 (2)</u>
COMBINED TOTAL NET DEBT			<u>\$218,512,147 (2)</u>

NOTES:

(1) For debt repaid with property taxes, the percentage of overlapping debt applicable is estimated using taxable assessed property values. Applicable percentages were estimated by determining the portion of another governmental unit's taxable assessed value that is within the City's boundaries and dividing it by each unit's taxable assessed value.

Overlapping governments are those that coincide, at least in part, with the geographic boundaries of the City. This schedule estimates the portion of the outstanding debt of those overlapping governments that is borne by the residents and businesses of the City. This process recognizes that, when considering the City's ability to issue and repay long-term debt, the entire debt burden borne by the residents and businesses should be taken into account. However, this does not imply that every taxpayer is a resident, and therefore responsible for repaying the debt, of each overlapping government.

(2) Excludes tax and revenue anticipation notes, enterprise revenue, mortgage revenue and non-bonded capital lease and pension obligations

Ratios to 2016-17 Assessed Valuation:

Total Overlapping Tax and Assessment Debt: 1.41%

Ratios to Adjusted Assessed Valuation:

Combined Direct Debt (\$5,563,023): 0.006%

Gross Combined Total Debt: 2.27%

Net Combined Total Debt: 2.47%

Ratios to Redevelopment Successor Agency Incremental Valuation:

Total Overlapping Tax Increment Debt: 3.23%

Source: California Municipal Statistics, Inc.

City of Antioch
Demographic and Economic Statistics
Last Ten Fiscal Years

<u>Fiscal Year</u>	<u>City of Antioch Population(1)</u>	<u>Contra Costa County Population (1)</u>	<u>Personal Income (in thousands) (2)</u>	<u>Per Capita Personal Income (2)</u>	<u>Unemployment Rate (3)</u>
2008	100,361	1,023,344	\$59,914,142	\$58,547	7.6%
2009	100,957	1,037,890	55,781,843	53,745	12.20%
2010	102,330	1,052,605	57,700,398	54,817	12.80%
2011	103,054	1,066,096	60,778,675	57,011	12.50%
2012	103,833	1,065,117	66,544,007	61,638	10.20%
2013	105,117	1,074,702	69,375,880	63,403	8.70%
2014	106,455	1,087,008	70,849,779	63,752	6.90%
2015	108,298	1,102,871	*	*	6.80%
2016	112,968	1,123,429	*	*	6.80%
2017	114,241	1,139,513	*	*	6.80%

*No Data Available

Data Sources:

(1) State Department of Finance

(2) U.S. Department of Commerce, Bureau of Economic Analysis (data shown is for Contra Costa County)

- Last updated: 11/20/14 - new estimates for 2013; revised estimates for 2001-2012.

(3) State of California Employee Development Dept., Labor Market Info, Data Library

**City of Antioch
Principal Employers
Current Year and Nine Years Ago**

Employer	2017		2007	
	Approx. Number of Employees¹	Percentage Of Total City Employment	Number of Employees	Percentage Of Total City Employment
Kaiser Permanente	2,014	3.93%	1,820	3.81%
Antioch Unified School District	1,817	3.55%	2,500	5.23%
Sutter Delta Medical Center ²	1,200	2.34%	850	1.78%
Contra Costa County Social Services	525	1.03%	500	1.05%
Wal-Mart	423	0.83%	300	0.63%
Costco ²	305	0.60%	221	0.46%
Target	299	0.58%	242	0.51%
City of Antioch	262	0.51%	391	0.82%
Antioch Auto Center	240	0.47%	237	0.50%
Safeway	126	0.25%	200	0.42%
Long's Drugs (corporate office)	-	0.00%	258	0.54%

¹ As of 10/2/15 Source: City of Antioch Economic Development Department

² Includes contract employees

City of Antioch
Operating Indicators by Function
Last Ten Fiscal Years

Function	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Police										
Physical arrests	6,734	7,288	5,990	4,830	4,296	4,047	4,018	4,707	4,954	4,730
Parking violations	1,188	1,391	1,241	963	1,310	1,319	2,318	2,311	2,551	2,530
Traffic violations	7,049	12,664	5,905	3,320	2,123	1,396	1,479	2,246	4,261	5,619
Sworn Officers	126	126	126	126	126	126	87 (3)	102(3)	102(3)	102(3)
Reserve Personnel	4	4	4	4	4	3	3	3	3	3
Support Personnel	59	59	59	59	59	59	26 (3)	29	32	32
Highways and streets										
Street resurfacing, sq ft	128,685	387,760	164,929	879,575	711,900	105,820	1,408,525	342,269	164,993	750,707
Potholes repaired	3,076	170	n/a	(2)	(2)	(2)	(2)	(2)	(2)	(2)
Culture and recreation										
Athletic sports complex admissions	31,429	33,650	33,640	40,000	41,500	42,000	60,000	60,000	(4)	(4)
Water Park Guests/Program Participants	(4)	(4)	(4)	(4)	(4)	(4)	(4)	(4)	71,241	42,341
Recreation Classes/Program Participants	(4)	(4)	(4)	(4)	(4)	(4)	(4)	(4)	6,000	6,905
Worth Shaw Sports Complex										
Number of Tournaments	(4)	(4)	(4)	(4)	(4)	(4)	(4)	(4)	40	44
Number of Participants in City Programs	(4)	(4)	(4)	(4)	(4)	(4)	(4)	(4)	1,500	1,800
Number of Turf Field Rentals	(4)	(4)	(4)	(4)	(4)	(4)	(4)	(4)	459	503
Community center admissions/Facility Rentals										
Nick Rodriguez Community Center	558,624	173	314,731	127,545	46,233	10,500	12,800	14,300	365	345 (5)
Antioch Community Center	NA	NA	NA	150,937	234,102	384,602	100,000	100,000	806	695 (5)
Prewett Community Center	129,250	120,121	80,591	80,041	83,556	68,766	92,000	71,241	129	85 (5)
Water										
New connections	236	170	207	139	169	289	206	158	97	74
Water main breaks	18	18	28	17	39	36	22	31	33	46
Average daily consumption										
(thousands of gallons)	19,519	17,195	15,190	15,539	16,043	16,478	16,221	12,065	11,010	12,567
Sewer**										
New connections	184	140	181	106	144	259	180	123	67	43

(1) Of the City's 5 Traffic Unit Officers, one Traffic Unit Officer was transferred to patrol in July 2006 and four were transferred to patrol in October 2006. Therefore, there was an increase in physical arrests and decreases in traffic and parking violations.

(2) The City no longer tracks this data.

(3) 2014 and beyond represents total funded positions only. 2013 and prior years data includes frozen positions.

(4) Recreation Dept has changed information reporting beginning in 2016.

(5) In 2016, Recreation began reporting number of facility rentals verses number of visitors as in prior years

**The City does not process daily sewage - it maintains the sewer line that connects to the main sewer. Delta Diablo Sanitation District is responsible for sewage treatment.

Source: Various City Departments

CITY OF ANTIOCH

FULL TIME CITY EMPLOYEES
BY FUNCTION

Last Ten Fiscal Years

<u>FUNCTION</u>	<u>2008⁴</u>	<u>2009⁴</u>	<u>2010⁴</u>	<u>2011⁴</u>	<u>2012⁴</u>	<u>2013⁴</u>	<u>2014³</u>	<u>2015³</u>	<u>2016³</u>	<u>2017³</u>
General government	50	52	52	52	52	46	25	30	31	31
Public safety ¹										
Sworn Police Officers	126	126	126	126	126	126	87	102	102	102
Community Service Officers	20	20	20	20	20	20	4	5	8	8
Administrative Staff	39	39	39	39	39	39	30	28	28	28
Public works	42	42	54	55	60	63	39	36	36	36
Community Development	43	42	30	30	30	28	10	13	16	16
Capital Improvement ²	5	5	5	5	-	-	-	-	-	-
Recreation	18	18	18	18	18	16	8	9	10	10
Water	41	41	41	41	41	47	47	47	48	48
Wastewater	15	15	15	15	15	21	21	24	25	25
Total employees	<u>399</u>	<u>400</u>	<u>400</u>	<u>401</u>	<u>401</u>	<u>406</u>	<u>271</u>	<u>294</u>	<u>304</u>	<u>304</u>

¹ Fire services are provided by Contra Costa Fire Protection District

² Capital Improvement was part of Community Development prior to 2008, and became part of Public Works in 2012

³ Data is only funded positions for fiscal year

⁴ Includes frozen positions

Source: City of Antioch budgets

City of Antioch
Capital Asset Statistics by Function
Last Ten Fiscal Years

Function	Fiscal Year									
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Public safety										
Police:										
Stations	1	1	1	1	1	1	1	1	1	1
Patrol Units	43	43	43	42	39	39	40	42	44	44
Fire Stations*	4	4	4	4	4	4	4	4	4	4
Highways and streets										
Streets (miles)	352.62	360.02	482.618	566.31	566.31	595.16	724.55	853.95	853.95	885.19
Streetlights	6,486	8,600	8,649	8,697	8,714	8,731	8,738	8,745	8,758	8,771
Traffic Signals, City Owned	99	100	101	101	101	102	102	102	107	107
Culture and recreation										
Parks acreage	308	308	308	308	308	328	237	237	237	237
Parks	33	33	33	33	33	33	33	33	33	33
Swimming pools	7	7	7	7	7	7	7	7	7	7
Community centers	3	3	3	4	4	4	4	4	4	4
Water										
Water lines (miles)	278.80	340.00	341.68	341.68	341.68	341.68	343.45	345.23	346.58	346.65
Number of water meters	31,061	31,231	30,931	31,468	31,254	31,583	31,803	31,803	30,926	32,072
Maximum daily treatment capacity (millions of gallons)	30.02	27.01	26.49	29.00	26.13	27.01	36.00	36.00	36.00	36.00
Fire hydrants	3,443	3,443	3,443	3,522	3,537	3,537	3,589	3,589	3,594	3,602
Sewer**										
Sanitary sewer lines (miles)	255.70	300.00	300.68	300.68	300.68	300.68	300.68	300.68	302.17	302.17
Number of sewer connections	29,664	29,804	29,535	29,657	29,818	30,171	30,377	30,377	30,660	30,661
Storm drains (miles)	161.42	220.00	221.01	221.01	221.01	221.01	221.46	221.46	223.25	223.27

*The City of Antioch's fire protection is provided by the Contra Costa Fire Protection District

**The City does not process daily sewage - it maintains the sewer line that connects to the main sewer. Delta Diablo is responsible for sewage treatment.

Sources: Various City departments.

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

To the Honorable Mayor and Members of the City Council
of the City of Antioch
Antioch, California

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Antioch, California (City), as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated December 20, 2017.

Internal Control Over Financial Reporting

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

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

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

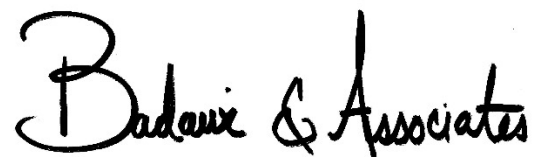
To the Honorable Mayor and Members of the City Council
of the City of Antioch
Antioch, California
Page 2

Compliance and Other Matters

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

Purpose of this Report

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

A handwritten signature in black ink that reads "Badawi & Associates". The signature is written in a cursive, flowing style.

Badawi and Associates
Certified Public Accountants
Oakland, California
December 20, 2017



STAFF REPORT TO THE CITY COUNCIL

DATE: Regular Meeting of February 13, 2018

TO: Honorable Mayor and Members of the City Council

PREPARED BY: Tracy Tope, Junior Engineer *TT*

REVIEWED BY: Scott Buenting, Project Manager *SB*

APPROVED BY: Lynne B. Filson, Assistant City Engineer II

SUBJECT: Consideration of Bids for the Prewett Park Concrete Improvements (P.W. 567-6)

RECOMMENDED ACTION

It is recommended that the City Council adopt a resolution:

1. Authorizing an amendment increasing the Capital Improvement Budget for the Prewett Park Concrete Improvements project in the amount of \$200,000 from General Fund one time revenues at June 30, 2017; and
2. Awarding a contract to the lowest responsive and responsible bidder, TNB Construction and authorizing the City Manager to execute an agreement in the amount of \$173,000.

STRATEGIC PURPOSE

This item supports Strategy K-1 in the Strategic Plan by ensuring well maintained public facilities and rights-of-way.

FISCAL IMPACT

There is no funding for this project. Staff is requesting and recommending use of \$200,000 out of the General Fund one-time revenue salary savings (\$694,625) from June 30, 2017 as there is no other source of funding. These funds will be utilized for contract administration, engineering, inspection, material testing, and construction of this project.

DISCUSSION

On February 6, 2018, five (5) bids were received and opened, as shown on the attached tabulation. The low bid was submitted by TNB Construction of Antioch in the amount of \$173,000. The bids have been checked and found to be without any errors or omissions.

This project will consist of removing and replacing the deteriorating concrete decking for Prewett Water Park, including the embedded handrails, anchors and drinking fountain.

The project will also include replacing the crumbling concrete steps that lead to the park's main pool.

ATTACHMENTS

- A: Resolution
- B: Bid Tabulation

ATTACHMENT "A"

RESOLUTION NO. 2018/**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANTIOCH
AUTHORIZING AN AMENDMENT INCREASING THE CAPITAL IMPROVEMENT
BUDGET, AWARDING PREWETT PARK CONCRETE IMPROVEMENTS PROJECT
CONTRACT AND EXECUTION OF A CONSTRUCTION AGREEMENT
WITH TNB CONSTRUCTION
P.W. 567-6**

WHEREAS, the City Council authorizes an amendment increasing the Capital Improvement Budget for the Prewett Park Concrete Improvements project in the amount of \$200,000 from General Fund one time revenues at June 30, 2017; and

WHEREAS, the City Council has considered awarding the Prewett Park Concrete Improvements project construction contract to the lowest, responsive and responsible bidder, TNB Construction in the amount of \$173,000; and

WHEREAS, the City desires to execute a construction agreement with TNB Construction in the amount of \$173,000 for the Prewett Park Concrete Improvements project;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Antioch hereby authorizes an amendment increasing the Capital Improvement Budget in the amount of \$200,000 from General Fund one time revenues, award the construction contract to the lowest, responsive and responsible bidder, TNB Construction, and authorizes the City Manager to execute a construction agreement with TNB Construction in the amount of \$173,000, in a form approved by the City Attorney.

* * * * *

I HEREBY CERTIFY that the foregoing resolution was passed and adopted by the City Council of the City of Antioch at a regular meeting thereof, held on the 13th day of February 2018, by the following vote:

AYES:

ABSENT:

NOES:

**ARNE SIMONSEN, CMC
CITY CLERK OF THE CITY OF ANTIOCH**

CITY OF ANTIOCH
TABULATION OF BIDS

JOB TITLE: Prewett Park Concrete Improvements
(P.W. 567-6)

BIDS OPENED: February 6, 2018 ~ 2:00 p.m.
City Council Chambers

	Engineer's Estimate	TNB Construction Antioch	Kerex Engineering, Inc. Pleasant Hill	Sposeto Engineering, Inc. Livermore	JD Partners Concrete Pleasanton	Innovate Concrete, Inc. Santa Clara
TOTAL BID PRICE	\$200,000.00	\$173,000.00	\$204,500.00	\$236,900.00	\$239,500.00	\$254,982.93

<i>TNB Construction</i>	<i>Kerex Engineering, Inc.</i>	<i>Sposeto Engineering, Inc.</i>	<i>JD Partners Concrete</i>	<i>Innovate Concrete, Inc.</i>
Concrete Wayne E. Swisher Cement	5% J. Chavez Trucking	None	None	Temp Fence United Rent Fence

ATTACHMENT "B"