

CITY COUNCIL AGENDA ITEM NO. 2

Meeting Date: June 22, 2021

Subject/Title: A Resolution initiating and declaring the intention to order the formation of Landscape & Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements); declaring the intention to levy and collect assessments for FY 2022-23; and setting the date of August 24, 2021, at 7:00 p.m. for the Public Hearing.

Prepared by: Aaron Wanden, Parks Maintenance Manager
Joe Odrzywolski, Parks Planner

Submitted by: Bruce Mulder, Director of Parks & Recreation

RECOMMENDATION

Adopt a Resolution initiating and declaring the intention to order the formation of Landscape & Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements); declaring the intention to levy and collect assessments for FY 2022-23; and setting the date of August 24, 2021, at 7:00 p.m. for the Public Hearing.

CITY COUNCIL STRATEGIC INITIATIVE

Not applicable.

PREVIOUS ACTION

Actions were taken in previous years to form the City's 63 existing Landscape & Lighting Assessment Districts.

On February 25, 2020, Council Member Rarey requested a future agenda item to consider potential methods that would allow homeowners in the Deer Ridge development to annex into their current Landscape and Lighting Assessment District (LLAD) the landscaping entrance and park strips of the development so as to assume the maintenance costs of those areas, and to allow staff to work with the owner of the golf course to have those areas deeded to the City.

On March 10, 2020, an agenda item was presented by Council Member Rarey and there was a consensus of the Council to have staff look into methods to allow homeowners in the Deer Ridge development to annex into their current LLAD certain landscaping features at the entrance of the development and park strips so as to assume the costs of the maintenance of those areas, and to allow staff to work with the owner of the golf course to have those areas deeded to the City.

On June 9, 2020, by Resolution 2020-73, City Council adopted the 2020/21 – 2024/25 Capital Improvement Program.

On July 14, 2020, an agenda item was presented by staff, and Council provided direction to return with the following: Resolution(s) approving 1) a new capital improvement project, Deer Ridge Frontage Landscaping Improvements, in the amount of \$508,960, for the construction of landscaping improvements to Deer Ridge frontage areas to conform to City landscape standards; 2) assumption of landscape maintenance responsibilities of fourteen (14) specific golf course frontage areas in the Deer Ridge Development currently the responsibility of Deer

Ridge Golf Club, LP, including the dedication of land at the Deer Ridge Entry, currently owned by Deer Ridge Golf Club, LP; 3) an outline of the process for inclusion of the landscape areas into a Landscape and Lighting Assessment District and obtaining formal property owner approval; 4) amending the 2020/21 - 2024/25 Capital Improvement Program (CIP) to include the new project; and 5) amending the FY 2020/21 Operating Budget for the associated project funding transfers. It should be noted that the project itself was not approved at this meeting – direction was given to return to Council to establish the project, which was done on January 12, 2021.

On January 12, 2021, by Resolution No. 2021-07, City Council approved a new capital improvement project in the amount of \$102,600 for the design phase of the project consisting of Deer Ridge Frontage Landscaping Improvements, amending the FY 2020/21 – FY 2024/25 Capital Improvement Program, and amending the FY 2020-21 Operating Budget.

On February 23, 2021, Council Member Rarey requested a future agenda item to consider partially offsetting a portion of the cost of the Engineer's Report that would be reimbursable through the Deer Ridge Landscape and Lighting Assessment District (LLAD).

On March 23, 2021, by Resolution No. 2021-32, City Council designated Francisco & Associates, Inc. as the Engineer of Work for Fiscal Year 2021-22.

On April 27, 2021, Vice Mayor Rodriguez requested a future agenda item to consider fully offsetting a portion of the cost of the Engineer's Report that would be reimbursable through the Deer Ridge Landscape and Lighting Assessment District (LLAD).

BACKGROUND

In the first quarter of 2020, City Council began discussion regarding the maintenance of certain privately maintained landscape areas located throughout the Deer Ridge development that are currently not being maintained to City standards. The City received several requests from Deer Ridge property owners to convert these sites from private maintenance responsibility to City maintenance responsibility.

In response to these requests, City Council directed staff to conduct a property owner survey to determine if the property owners in the Deer Ridge development are likely to approve the formation of a new LLAD to fund the construction and ongoing maintenance required to convert these sites to City maintenance responsibility. The survey results showed that of the 188 respondents, 150 respondents (79.8%) were in favor of the project and 38 respondents (20.2%) were not in favor of the project.

On January 12, 2021, City Council adopted a resolution approving the use of General Fund money to cover initial project design and other costs associated with the formation of a new LLAD in accordance with Proposition 218. If the new LLAD is approved by the benefitting property owners, the City will proceed with the project and the City's General Fund would subsequently be reimbursed for the initial project design and other LLAD formation costs.

The Landscaping and Lighting Act of 1972 (the Act) and Proposition 218 require that an Engineer's Report be generated for the formation of any new assessment district. The Engineer's Report identifies the public improvements to be constructed and maintained, as well as the maximum annual assessment rates that may be levied on properties benefiting from these improvements. The assessment rates may or may not change each fiscal year, dependent on the maintenance budget, but cannot exceed the maximum annual assessment

amount set when the assessment district was originally formed, plus an annual cost of living adjustment. This report will set the maximum annual assessment rate for the new assessment district being proposed.

The City's LLAD consultant, Francisco & Associates, Inc. (FAI), has prepared the attached Preliminary Engineer's Report to form LLAD No. 2021-1 (Deer Ridge Landscape Improvements). The proposed assessment for LLAD No. 2021-1 is based on the cost estimated to construct and provide ongoing maintenance for new landscape improvements located at fourteen (14) sites within the Deer Ridge development as shown on the attached Proposed Landscape Improvement Diagram. The total proposed annual assessment of \$99.10 per Single-Family home shown in the attached Preliminary Engineer's Report is comprised of the following two components:

- Construction Component - Provides funding for the formation of LLAD No. 21-1, initial design, and the construction of the new landscape improvements. The cost estimate for construction of the new landscape improvements was provided by the City's design engineer, BKF Engineers. The Construction Component of the proposed assessment will be assessed to property within LLAD No. 21-1 over a period of 10 years in equal annual installments with no interest, commencing in Fiscal Year 2022-23 and ending after Fiscal Year 2031-32. The annual assessment for the Construction Component is \$76.06 per Single-Family home.
- Maintenance Component - Provides funding for the ongoing operation, maintenance, servicing, and replacement of the new landscape improvements. The Maintenance Component will commence in Fiscal Year 2022-23 and increase each subsequent fiscal year by no more than the prior year's change in the annual Consumer Price Index (CPI) to keep up with increases in costs for goods and services. The annual assessment for the Maintenance Component (in FY 2022-23 dollars) is \$23.04 per Single-Family home.

As such, the initial annual assessment amount of \$99.10 would decrease to approximately \$31 per year starting in the 11th year, after including an estimated inflation component.

City Council also directed City staff to provide an analysis for two alternatives related to the Construction Component. The alternatives are as follows:

- Alternative 1 – City will only seek 50% reimbursement of the estimated \$102,600 initial upfront cost to design the new Deer Ridge landscape improvements and costs associated with the formation of LLAD No. 21-1. Choosing this alternative would reduce the Construction Component of the proposed assessment from \$76.06 to \$71.42 and result in a total proposed annual assessment of \$94.46.
- Alternative 2 – City will not seek any reimbursement of the estimated \$102,600 initial upfront cost to design the new Deer Ridge landscape improvements and costs associated with the formation of LLAD No. 21-1. Choosing this alternative would reduce the Construction Component of the proposed assessment from \$76.06 to \$66.78 and result in a total proposed annual assessment of \$89.82.

As part of the Council action for this agenda item, staff needs final direction from City Council on whether to proceed with the proposed annual assessment as shown in the attached Preliminary Engineer's Report, Alternative 1, or Alternative 2 for the formation of LLAD No. 21-1. If

Alternative 1 or 2 is selected, the General Fund would fund the portion of the upfront costs not funded by the new LLAD.

Prior to final approval from City Council, the Act and Proposition 218 require that the City receive majority approval from the affected property owners returning ballots (ballots are weighted by assessment amount) and a Public Hearing be held to form LLAD No. 21-1. The adoption of the attached Resolution will trigger the mailing of notices and ballots to the affected property owners a minimum of 45 days prior to the Public Hearing in accordance with Proposition 218.

In addition, City Staff plans to hold a virtual community education meeting on Thursday, July 15, 2021, to allow property owners the opportunity to ask any additional questions regarding the proposed assessment prior to casting their ballots.

For the ballots to be counted they must be returned to the City Clerk prior to the close of the public input portion of the Public Hearing, which will be held on August 24, 2021. The ballots will be tabulated at the conclusion of the hearing or at a different time and location as allowed by State law, and the results will be reported to the City Council at their next regularly scheduled meeting. If the formation of LLAD No. 21-1 is approved by a majority of the affected property owners returning ballots, weighted by proposed assessment amount, City Council may approve the Engineer's Report and the proposed assessments, which would be levied commencing with FY 2022-23.

FISCAL IMPACT

The estimated cost for the initial design of the new Deer Ridge landscape improvements and costs associated with the formation of LLAD No. 21-1 is \$102,600. The General Fund was approved to provide the funding to cover these initial costs and may be reimbursed up to 98% of these costs if formation of LLAD No. 21-1 is approved by the affected property owners, and City Council chooses to proceed with the proposed annual assessment as shown in the attached Preliminary Engineer's Report. The costs and associated funding for the initial design work are included in the City Council approved Deer Ridge Frontage Landscaping Improvements, CIP No. 352-52440. Should the City Council select Alternative 1 or Alternative 2, the General Fund would need to pick up the additional unreimbursed upfront costs.

The cost estimate for construction of the new landscape improvements as provided by BKF Engineers is \$737,220. If formation of LLAD No. 21-1 is approved, staff will bring forward a CIP project amendment for City Council approval that adds the cost of the construction phase to the project. Additionally, the City would need to provide an interfund loan and proceed with the construction of the new landscape improvements, of which 98% of the construction costs will be repaid by the affected property owners over a 10-year period in equal annual installments with no interest. The remaining 2% of the estimated cost for the initial design, formation of LLAD No. 21-1, and construction of the new landscape improvements is considered general benefit attributed to benefit conferred to the public at large and therefore will remain City responsibility. Therefore, if LLAD No. 21-1 is approved by the affected property owners and City Council, \$823,024 of the total cost will be paid by property owners within LLAD No. 21-1 over a 10-year period and the remaining \$16,796 will be funded by the General Fund.

If LLAD No. 21-1 is formed and the new landscape improvements are constructed, the estimated annual cost of ongoing operation, maintenance, servicing, and replacement of the improvements is \$25,435 (in FY 2022-23 dollars). The City will have authorization to collect up to \$24,926 (in FY 2022-23 dollars) in assessments annually. This maximum annual

assessment revenue will be increased each fiscal year based upon the prior year's change in the Consumer Price Index and will fund the special benefit portion of the anticipated maintenance and administration expenses associated with the new landscape improvements. The portion of estimated annual costs attributed to benefit to the public at large of \$509 will be funded by the General Fund.

Attachments:

LLAD 21-1 (Deer Ridge Landscape Improvements) ROI_revised 2021-06-17
21-1_improvement_diagram
LLAD No. 21-1 PER (06-15-2021)
LLAD 21-1 Preliminary Assessment Roll

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRENTWOOD INITIATING AND DECLARING THE INTENTION TO ORDER THE FORMATION OF LANDSCAPE & LIGHTING ASSESSMENT DISTRICT NO. 21-1 (DEER RIDGE LANDSCAPE IMPROVEMENTS); DECLARING THE INTENTION TO LEVY AND COLLECT ASSESSMENTS FOR FY 2022-23, AND SETTING THE DATE OF AUGUST 24, 2021, AT 7:00 P.M. FOR THE PUBLIC HEARING

WHEREAS, as required by Section 22585 of the California Streets and Highways Code the City Council of the City of Brentwood is to adopt a resolution initiating proceedings in which it proposes the formation of an assessment district under the Landscaping and Lighting Act of 1972, describing the improvements of the proposed district, describing the proposed assessment district and specifying the distinctive designation of the district (Landscape & Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements) (the "Assessment District"), and ordering the preparation of an Engineer's Report to determine the annual levy of assessments for the district; and

WHEREAS, as required by Section 22586 of the California Streets and Highways Code, the Engineer of work has filed a Preliminary Engineer's Report for the Assessment District with the City Clerk, in accordance with provisions of the Landscaping and Lighting Act of 1972; and

WHEREAS, as required by Section 22587 of the California Streets and Highways Code, the City Council of the City of Brentwood is to adopt a resolution of intention which declares the City Council's intention to order the formation of the Assessment District, declares the intention to levy and collect assessments for FY 2022-23; and gives notice of the time and place for a hearing by the City Council regarding the formation of the Assessment District; and

WHEREAS, on January 12, 2021, the City Council approved the funding for the design and formation of the Assessment District. This Assessment District is being formed to construct and maintain the proposed landscape improvements located within the Deer Ridge development as described in the Preliminary Engineer's Report on file with the City Clerk. Should the property owners approve the formation of the Assessment District, the City will provide an interfund loan to the Assessment District in an amount equal to \$823,024. The loan will bear a zero-interest rate with no pre-payment penalty and will be repaid in ten annual installments from assessment revenue generated in FY 2022-23 through FY 2031-32.

NOW, THEREFORE BE IT RESOLVED that the City Council of the City of Brentwood:

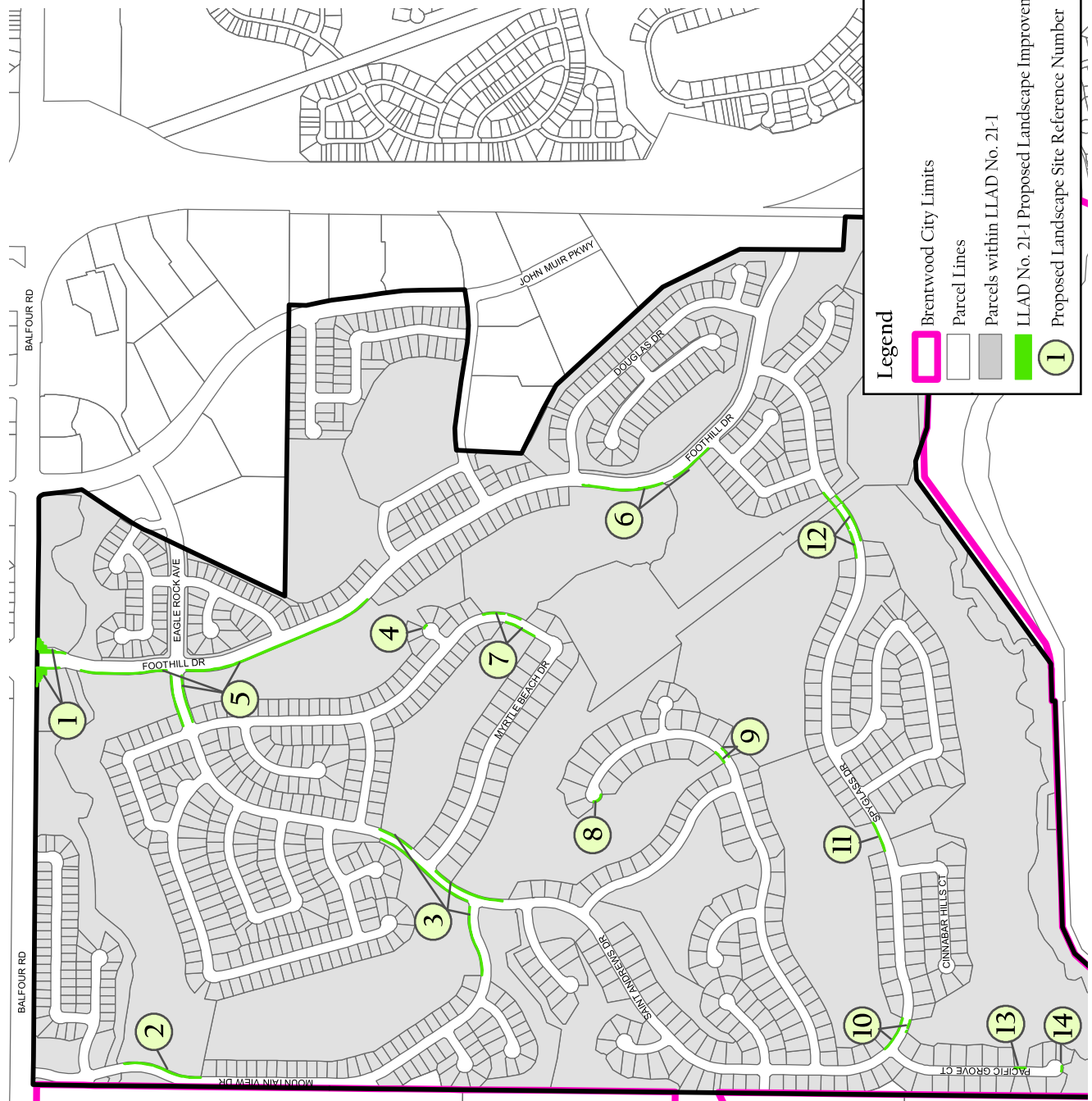
1. Hereby initiates and declares its intention to order the formation of the Assessment District and declares its intention to levy and collect assessments in said Assessment District.
2. Finds that the improvements to be made in this Assessment District are generally described as the construction, operation, maintenance and servicing of landscaping and associated facilities located in and along streets and within other public areas as referenced in the Preliminary Engineer's Report on file with the City Clerk. All interested persons are referred to the Preliminary Engineer's Report for a full and detailed description of the improvements, the boundaries of the assessment district and the proposed assessments upon assessable lots and parcels of land within the assessment district.

3. Authorizes the mailing of notices and ballots to all affected property owners within the Assessment District a minimum of 45 days prior to the Public Hearing in accordance with Proposition 218.
4. Declares that on August 24, 2021, at 7:00 p.m., or as soon thereafter as the matter may be heard, it will conduct a Public Hearing on the question of the formation of the Assessment District and the levy of proposed annual assessments upon the assessable lots and parcels of land within the Assessment District. The meeting and hearing will be held at the City Council Chambers, 150 City Park Way, Brentwood, California, or virtually if applicable.
5. Declares that at the conclusion of the Public Hearing, all ballots submitted and not withdrawn will be tabulated to determine if a majority protest exists. The tabulation of the ballots may be continued to a different time and location as allowed under subdivision (e) of section 53753 of the Government Code, in which case the results of the ballot tabulation will be reported to the City Council at the next regularly scheduled City Council meeting.
6. Authorizes and directs the City Clerk to give the notice of Public Hearing required by the Landscaping and Lighting Act of 1972 and Proposition 218.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Brentwood at a regular meeting held on the 22nd day of June 2021 by the following vote:

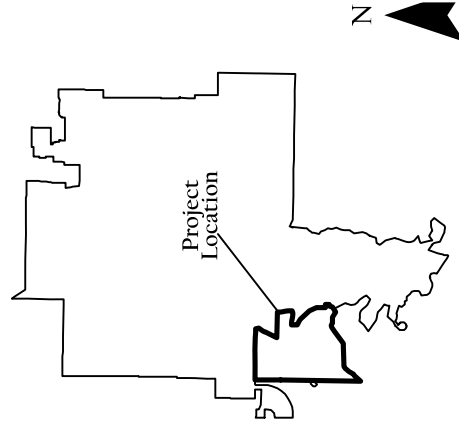
City of Brentwood LLAD No. 21-1 Proposed Landscape Improvement Diagram

Attachment: 21-1 Improvement Diagram (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)



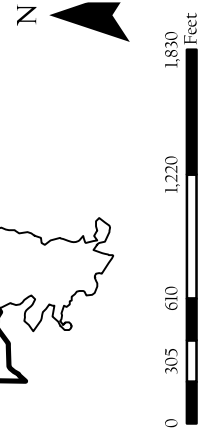
Proposed Landscape Site Reference Number	Proposed Landscape Site Location Description
1	Entry at Balfour Rd and Foothill Blvd
2	Mountain View Dr
3	Saint Andrews Dr and Mountain View
4	Grey Hawk Ct
5	Foothill Dr and Saint Andrews Dr
6	Foothill Dr
7	Pebble Beach Dr
8	Spanish Bay Ct
9	Spanish Bay Dr
10	Saint Andrews Dr
11	Spyglass Dr
12	Spyglass Dr
13	Pacific Grove Ct
14	Pacific Grove Ct

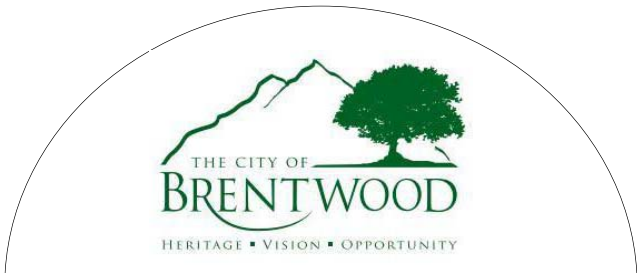
City of Brentwood
Vicinity Map
(not to scale)



Legend

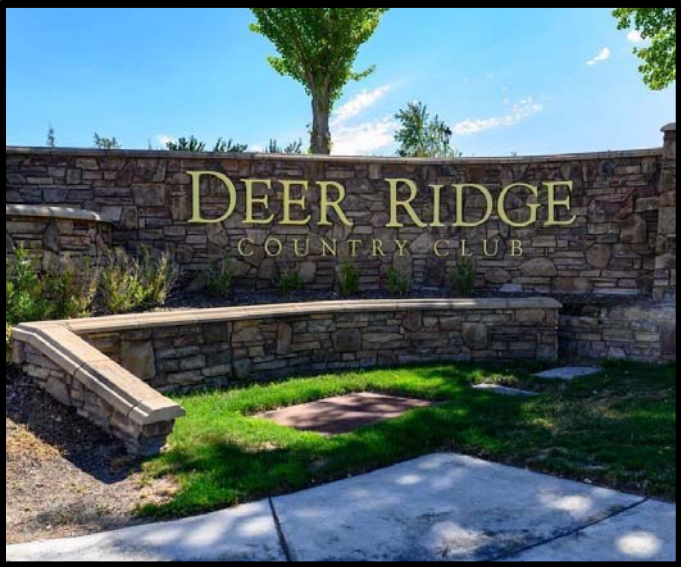
- Brentwood City Limits
- Parcel Lines
- Parcels within LLAD No. 21-1
- LLAD No. 21-1 Proposed Landscape Improvements
- Proposed Landscape Site Reference Number





City of Brentwood

Formation of Landscape & Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements)



**Preliminary
Engineer's Report**

June 22, 2021

Prepared by:
Francisco & Associates, Inc.
231 Market Place, Suite 543
San Ramon, CA 94583
(925) 867-3400



Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

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Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

CITY OF BRENTWOOD

FORMATION OF LANDSCAPE & LIGHTING
ASSESSMENT DISTRICT No. 21-1
(DEER RIDGE LANDSCAPE IMPROVEMENTS)

CITY COUNCIL MEMBERS AND CITY STAFF

Joel R. Bryant
Mayor

Johnny Rodriguez
Vice Mayor

Jovita Mendoza
Council Member

Susannah Meyer
Council Member

Karen Rarey
Council Member

Tim Ogden
City Manager

Mike Tsubota
City Engineer

Margaret Wimberly
City Clerk

Kerry Breen
Director of Finance & Information Systems

Bruce Mulder
Director of Parks & Recreation

Francisco & Associates, Inc.
Assessment Engineer


Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

ENGINEER'S REPORT

CITY OF BRENTWOOD
FORMATION OF LANDSCAPE & LIGHTING ASSESSMENT DISTRICT NO. 21-1
(DEER RIDGE LANDSCAPE IMPROVEMENTS)

The undersigned, acting on behalf of *Francisco & Associates, Inc.*, respectfully submits the enclosed Engineer's Report as directed by the City of Brentwood City Council pursuant to the provisions of Article XIIIID, Section 4 of the California Constitution and provisions of the Landscaping and Lighting Act of 1972 commencing with Section 22500 et. seq. of the California Streets and Highways Code. The undersigned certifies that he is a Professional Engineer, registered in the State of California.

Dated: June 9, 2021

By: 
Eduardo Espinoza, P.E.
CE No. 83709

I HEREBY CERTIFY that the Engineer's Report, together with the Assessment Roll and Assessment District Diagram thereto attached was filed with me on the _____ day of _____, 2021.

Margaret Wimberly, City Clerk
City of Brentwood
Contra Costa County, California

By: _____

I HEREBY CERTIFY that the enclosed Engineer's Report, together with the Assessment Roll and the Assessment District Diagram thereto attached, was approved and confirmed by the City Council of the City of Brentwood, Contra Costa County, California, on the _____ day of _____, 2021

Margaret Wimberly, City Clerk
City of Brentwood
Contra Costa County, California

By: _____

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

SECTION I
INTRODUCTION
ENGINEER'S REPORT

FORMATION OF LANDSCAPE & LIGHTING ASSESSMENT DISTRICT NO. 21-1
(DEER RIDGE LANDSCAPE IMPROVEMENTS)

Background Information

To ensure the proper flow of funds for the ongoing construction, operation, maintenance, servicing, and replacement of specific improvements within the City of Brentwood (the "City"), the City Council, through the Landscaping and Lighting Act of 1972, has previously approved the formation of sixty-three (63) Landscape & Lighting Assessment Districts (LLADs). LLADs provide a funding mechanism for the construction, operation, maintenance, servicing, and replacement costs for improvements through annual assessments that are paid by those property owners who directly benefit from the improvements. The City is currently proposing the formation of Landscape & Lighting Assessment District No. 21-1 (the "District") to fund the construction and ongoing maintenance of landscape improvements (the "Project") that are of benefit to the Deer Ridge development.

In 2020, City Council began discussion regarding the maintenance of certain privately maintained landscape areas located throughout the Deer Ridge development that are currently not being maintained to City standards. The City received several requests from Deer Ridge property owners to convert these sites from private maintenance responsibility to City maintenance responsibility.

In response to these requests, City Council directed staff to conduct a property owner survey to determine if the benefitting property owners are likely to approve the formation of the District. The survey results showed that of the 188 respondents, 150 respondents (79.8%) were in favor of the Project and 38 respondents (20.2%) were not in favor of the Project. Therefore, on January 12, 2021, City Council adopted a Resolution approving the use of General Fund money to cover initial project design and costs associated with the formation of the District. If the District is approved by the benefitting property owners, the City will proceed with the Project and the City's General Fund would subsequently be reimbursed for the initial project design and District formation costs by the annual assessment revenues.

The proposed annual assessment for the District is comprised of the following two components:

1. *Construction Component* – Provides funding for costs associated with the formation of the District and the construction of new landscape improvements located at fourteen (14) sites within the Deer Ridge development as shown in Appendix B of this report. The property owners within the District will pay their share of benefit for the Construction Component in equal annual installments over a period of 10 years. The Construction Component will commence in Fiscal Year 2022-23 and cease after Fiscal Year 2031-32.

2. *Maintenance Component* – Provides funding for the ongoing operation, maintenance, servicing, and replacement associated with the fourteen (14) sites within the Deer Ridge development as shown in Appendix B of this report. The Maintenance Component will commence in Fiscal Year 2022-23 and increased each subsequent fiscal year by no more than the prior year's change in the annual Consumer Price Index (CPI) to keep up with increases in costs for goods and services.

Payment of the proposed annual assessment comprised of the two components above will be made in the same manner and at the same time as payments made for ordinary ad-valorem property taxes. All funds collected through the assessments must be placed in a special fund and can only be used for the purposes stated within this Report.

District Formation Process

As required by the Landscaping and Lighting Act of 1972 and Proposition 218, the Engineer's Report includes: (1) a description of the improvements to be constructed, operated, maintained, serviced, and replaced by the District; (2) a cost estimate for construction and on-going maintenance of the improvements; (3) an analysis of the benefits received from the improvements separated by special and general benefits; (4) a method of apportioning the costs to each parcel within the District based on the special benefits received; (5) assessment district diagram; and (6) a listing of the proposed assessments to be levied upon each assessable lot or parcel within the District.

In order to form the District, it will require approval from the District property owners prior to final approval from City Council. This process is discussed in Section II, "Impacts of Proposition 218" of this Report.

SECTION II
IMPACT OF PROPOSITION 218

FORMATION OF LIGHTING & LANDSCAPE ASSESSMENT DISTRICT No. 21-1
(DEER RIDGE LANDSCAPE IMPROVEMENTS)

On November 5, 1996, California voters approved Proposition 218 entitled "Right to Vote On Taxes Act" which added Articles XIIC and XIID to the California Constitution. While its title refers only to taxes, Proposition 218 established new procedural requirements for the formation and administration of assessment districts.

These procedures stipulate that even if assessments are initially exempt from Proposition 218, new or future increases in assessments must comply with the provisions of Proposition 218. However, if the increase in assessment was anticipated in the property owner approved assessment formula (e.g., CPI increase) then the assessment increase is compliant with the intent and provisions of Proposition 218.

In order to form the District, it will require approval from the District property owners prior to final approval from City Council. In order to comply with the requirements of Proposition 218, the City of Brentwood has implemented the following procedures:

- 1) Each property owner within the boundary of the District will be mailed a ballot to cast their vote either in favor or against the proposed formation of the District. A notice describing the assessment, the individual property owner's maximum annual assessment rate, the duration of the assessment, the reason for the assessment, and the basis upon which the assessment is calculated will accompany the ballots. Notices and ballots must be mailed to each owner of assessable property within the boundary of the District a minimum of 45 days prior to the date of the Public Hearing. The City will hold the Public Hearing regarding the formation of the District on August 24, 2021.
- 2) Ballots returned must remain sealed until the close of the Public Hearing. At the Public Hearing, the City will provide an opportunity for any interested person to provide testimony. After the Public Hearing input portion, the City Council will ask if there are any remaining ballots to be turned in or if anyone would like to change their vote. Ballots will not be accepted beyond this point.
- 3) After the close of the public input portion of the Public Hearing, the City Council will direct staff to tabulate the ballots to determine whether a majority protest against the formation of the District exists. Ballots will be weighted based on the proposed assessment amount.
- 4) The results of the ballot tabulation will be presented to City Council at the September 14, 2021 City Council Meeting. If a majority of ballots returned, weighted by the proposed assessment amount, are in favor of the assessments, City Council may adopt

- a resolution confirming the formation and assessments for the District, as proposed or as modified.
- 5) Publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the improvements. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways, utility easements, and that portion of public property that is not used for business purposes similar to private residential, commercial, industrial, and institutional activities. Also exempted from the assessments are private streets, utility easements, HOA common areas and any other parcels that do not receive a special and direct benefit from the improvements.

SECTION III

ENGINEER'S REPORT PREPARED PURSUANT TO THE PROVISIONS OF THE
LANDSCAPING AND LIGHTING ACT OF 1972
SECTION 22500 THROUGH 22679
OF THE CALIFORNIA STREETS AND HIGHWAYS CODE

Pursuant to the Landscaping and Lighting Act of 1972 (Part 2 of Division 15 of the Streets and Highways Code of the State of California), Proposition 218 and in accordance with the Resolution of Intention, being Resolution No. 2021-___, accepting the Preliminary Engineer's Report, adopted by the City Council of the City of Brentwood, on June 22, 2021, and in connection with the proceedings for:

CITY OF BRENTWOOD
FORMATION OF LANDSCAPE & LIGHTING ASSESSMENT DISTRICT NO. 21-1
(DEER RIDGE LANDSCAPE IMPROVEMENTS)

Herein after referred to as the "District", I, Eduardo Espinoza, the duly appointed ENGINEER OF WORK, submit herewith the "Report" consisting of five (5) parts as follows:

PART A: PLANS AND SPECIFICATIONS

This part describes the improvements in the District. Plans and specifications for the improvements are as set forth on the lists thereof, attached hereto, and are on file in the Office of the Parks & Recreation Department and are incorporated herein by reference.

PART B: ESTIMATE OF COST

This part contains an estimate of the cost of the proposed improvements, including incidental costs and expenses in connection therewith, is as set forth on the lists thereof, attached hereto, and is on file in the Office of the Parks & Recreation and Engineering Department.

PART C: ASSESSMENT DIAGRAM

This part incorporates by reference a diagram showing the exterior boundaries of the District and the lines and dimensions of each lot or parcel of land within the District. The diagram has been prepared by the Engineer of Work and is on file in the Office of the Brentwood City Clerk. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the Contra Costa County Assessor for the year when this Report was prepared. The Assessor's maps and records are incorporated by reference herein and made part of this Report.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

PART D: METHOD OF APPORTIONMENT OF ASSESSMENT

This part contains the method of apportionment of assessments, based upon parcel classification of land within the District in proportion to the estimated benefits to be received.

PART E: PROPERTY OWNER LIST & ASSESSMENT ROLL

This part contains a list of the Contra Costa County Assessor's Parcel numbers, and the maximum amount to be assessed upon the benefited lands within the District. The Assessment Roll is filed in the Office of the Brentwood City Clerk and is incorporated in this Report by reference. The list is keyed to the records of the Contra Costa County Assessor, which are incorporated herein by reference.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

PART A

PLANS AND SPECIFICATIONS

The improvements and services authorized by the provisions of the Landscape and Lighting Act of 1972, being Part 2 of Division 15 of the Streets and Highways Code, commencing with Section 22500, may include one or more of the following definitions:

- “Improvement” means one or any combination of the following:
 - The installation or planting of landscaping.
 - The installation or construction of statuary, fountains, and other ornamental structures and facilities.
 - The installation or construction of public lighting facilities, including, but not limited to, traffic signals.
 - The installation or construction of any facilities which are appurtenant to any of the forgoing or which are necessary or convenient for the maintenance or servicing thereof, including, but not limited to, grading, clearing, removal of debris, the installation or construction of curbs, gutters, walls, sidewalks, or paving, or water, irrigation, drainage, or electrical facilities.
 - The installation of park or recreational improvements, including, but not limited to all the following:
 - Land preparation, such as grading, leveling, cutting and filling, sod, landscaping, irrigation systems, sidewalks, and drainage.
 - Lights, playground equipment, play courts, and public restrooms.
 - The maintenance or servicing, or both, of any of the forgoing, and of any improvements authorized below.
 - The acquisition of land for park, recreational, or open space purposes.
 - The acquisition of any existing improvement otherwise authorized herein.
 - The acquisition or construction of any community center, municipal auditorium or hall, or similar public facility for the indoor presentation of performances, shows, stage productions, fairs, conventions, exhibitions, pageants, meetings, parties, or other group events, activities, or functions, whether those events, activities, or functions are public or private.

- “Incidental expenses” include all the following:
 - The costs of preparation of the report, including plans, specifications, estimates, diagram, and assessment.
 - The costs of printing, advertising, and giving of published, posted, and mailed notices.
 - Compensation payable to the county for collection of assessments.
 - Compensation of any engineer or attorney employed to render services in proceedings pursuant to this part.
 - Any other expenses incidental to the construction, installation, or maintenance and servicing of improvements.
 - Any expenses incidental to the construction, installation, or maintenance and services of the improvements.
 - Any expenses incidental to the issuance of bonds or notes.

- Costs associated with any elections held for the approval of a new or increased assessment.
- “Landscaping” means trees, shrubs, grass, or other ornamental vegetation.
- “Maintain” or “maintenance” means the furnishing of services and materials for the ordinary and usual maintenance, operation, and services of any improvement, including:
 - Repair, removal or replacement of all or any part of any improvement.
 - Providing for the life, growth, health, and beauty of landscaping, including cultivation, irrigation, trimming, spraying, fertilizing, or treating for disease or injury.
 - The removal of trimmings, rubbish, debris, and other solid waste.
 - The cleaning, sandblasting, and painting of walls and other improvements to remove or cover graffiti.
- “Public lighting facilities” means all works or improvements used or useful for the lighting of any public places, including ornamental standards, luminaries, poles, supports, tunnels, manholes, vaults, conduits, pipes, wires, conductors, guys, stubs, platforms, braces, transformers, insulators, contacts, switches, capacitors, meters, communication circuits, appliances, attachments, and appurtenances.
- “Service” or “servicing” means the furnishing of:
 - Electric current or energy, gas, or other illuminating agent for any public lighting facilities or for the lighting or operation of any other improvements.
 - Water for the irrigation of any landscaping, the operation of any fountains, or the maintenance of any other improvements.

The City is proposing the formation of the District to fund the construction and ongoing operation, maintenance, servicing, and replacement of landscape improvements authorized under the Landscape and Lighting Act of 1972 and that are of benefit to properties within the District. Locations of the fourteen (14) landscape improvement sites are shown in Appendix B of this Report. The proposed improvements for each site include but are not limited to the following:

Landscape Site No. 1 – Renovation of existing entry monument, decorative lighting, and fountains. Landscaping will include turf, shrubs, groundcover, and trees in the vicinity of the entry monuments. All landscaping and improvements shall be per City standards. Improvements shall include the necessary utility infrastructure such as a water meter, electric meter, fountain pump controls, and standard pedestal mounted irrigation controller.

Landscape Site Nos. 2, 3, 5, 6, 7, 10, 11, 12, and 13 – Parkway strips (between sidewalk and curb) shall be improved with new irrigation and landscaping to include shrubs, groundcover and trees. All landscaping and improvements shall be per City standards. Improvements shall include the necessary utility infrastructure such as water meters and solar powered irrigation controllers.

Landscape Site Nos. 4, 8, 9, and 14 – Small isolated parkway strips (between sidewalk and curb) shall be improved with decorative pavers. In some cases, existing mature trees in good condition will be retained in tree wells.

PART B

ESTIMATE OF COST

The Landscape and Lighting Act of 1972 requires that a special fund be set up for the collection of revenues and expenditures for the District. The Act provides that the cost of construction, operation, maintenance, servicing, and replacement of the improvements described in Section III, Part A can be recovered by the District. Incidental expenses including administration of the District, engineering fees, legal fees, and all other associated costs of the District can also be included. Any surplus balance remaining on June 30th of each year corresponding to the end of the fiscal year must be carried over to the next fiscal year.

Table 1 and Table 2 on the following pages provide a summary of the estimated revenues and cost estimates (in FY 2022-23 dollars) associated with the Construction Component and Maintenance Component of the District.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Table 1

CONSTRUCTION COMPONENT COST ESTIMATE Landscape and Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements)	
Cost Description	Total Cost
Construction of Improvements	
Project Commencement Work	\$71,500
Demolition/Removal Work	\$10,700
Hardscape Improvements	\$46,300
Asphalt Improvements	\$63,000
Electrical Improvements	\$94,000
Utility Improvements	\$13,800
Landscape Improvements	\$266,900
Fountain Improvements	\$104,000
Contingency	<u>\$67,020</u>
Subtotal:	\$737,220
LLAD No. 21-1 Formation Expenses	
Assessment Engineering and Noticing/Balloting	\$18,700
Design Engineer and Cost Analysis	\$73,900
Legal Fees	<u>\$10,000</u>
Subtotal:	\$102,600
TOTAL EXPENSES:	\$839,820
CITY CONTRIBUTION FOR GENERAL BENEFIT ¹	\$16,796
AMOUNT TO BE ASSESSED FOR SPECIAL BENEFIT ²	\$823,024

1. The costs associated with General Benefit will be paid for by the City using an unrestricted revenue source.
2. This amount will be assessed to property within LLAD No. 21-1 over a period of 10 years in equal annual installments with no interest.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Table 2

MAINTENANCE COMPONENT COST ESTIMATE Landscape and Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements)			
Cost Description	Quantity	Unit Cost	Total Cost ¹
Maintenance Expenses			
14 landscape areas	0.8953 acres	\$19,000 per acre	\$17,011
		Subtotal:	\$17,011
Incidental Expenses			
Assessment Engineering	N/A	N/A	\$750
City Administration	N/A	N/A	\$750
County Collection Fees	N/A	N/A	\$1,054
		Subtotal:	\$2,554
Reserves			
Operating Reserve Collection	N/A	N/A	\$1,957
Capital Reserve Collection	N/A	N/A	\$3,913
		Subtotal:	\$5,870
TOTAL EXPENSES AND RESERVES:			\$25,435
CITY CONTRIBUTION FOR GENERAL BENEFIT ²			\$509
AMOUNT TO BE ASSESSED FOR SPECIAL BENEFIT			\$24,926

1. The total costs shown in Table 2 are in FY 2022-23 dollars.
2. The costs associated with General Benefit will be paid for by the City using an unrestricted revenue source.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

PART C

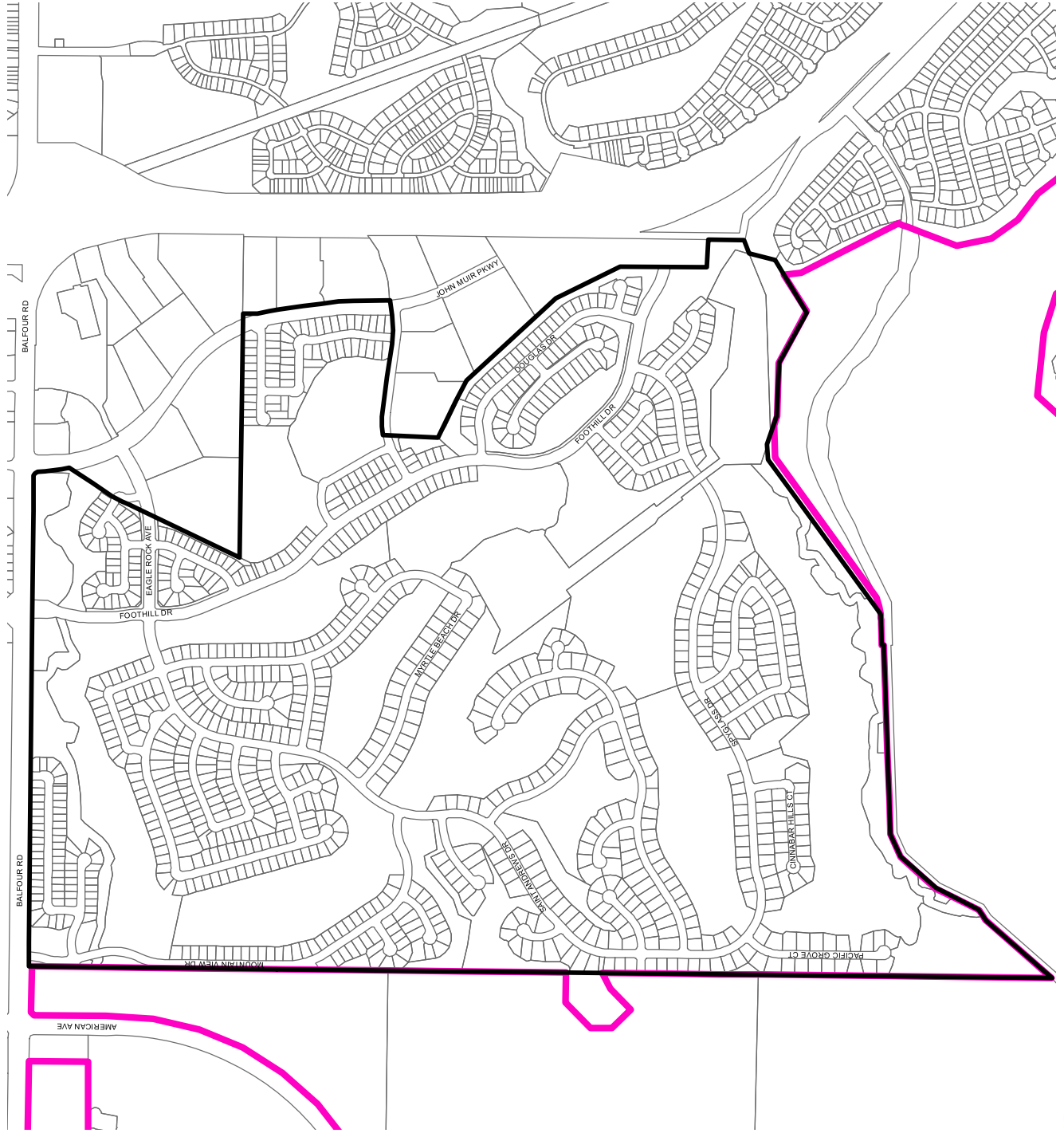
ASSESSMENT DISTRICT DIAGRAM

The boundaries of the District are completely within the boundaries of the City of Brentwood. The Assessment Diagram is on file in the Office of the City Clerk of the City of Brentwood and shown on the following page of this Report. The lines and dimensions of each lot or parcel within the District are those lines and dimensions shown on the maps of the Contra Costa County Assessor, for the year when this Report was prepared, and are incorporated by reference herein and made part of this Report.




Attachment: LLAD No. 21-1-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1-1 ROI)

City of Brentwood LLAD No. 21-1 Boundary Diagram

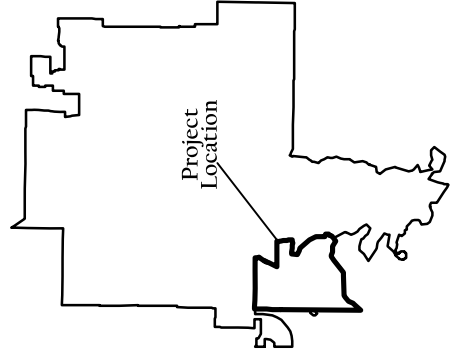
Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1



Legend

-  LLAD No. 21-1 Boundary
-  Brentwood City Limits
-  Parcel Lines

City of Brentwood
Vicinity Map
(not to scale)



PART D

METHOD OF APPORTIONMENT OF ASSESSMENT

Part 2 of Division 15 of the Streets and Highways Code, the Landscaping and Lighting Act of 1972, permits the establishment of assessment districts by agencies for the purpose of providing certain public improvements which includes, but is not limited to the construction, operation, maintenance, servicing, and replacement of street lighting, landscaping, trails, park, and open space area facilities.

Section 22573 of the Landscape and Lighting Act of 1972 requires that maintenance assessments must be levied according to benefit rather than according to assessed value. This Section states:

"The net amount to be assessed upon lands within an assessment district may be apportioned by any formula or method which fairly distributes the net amount among all assessable lots or parcels in proportion to the estimated benefit to be received by each such lot or parcel from the improvements."

In addition, Article XIID of the California Constitution limits the amount of any assessment to the proportional "special benefit" conferred on the property. Article XIID provides that only special benefits are assessable, and the City must separate the general benefits from the special benefits conferred on a parcel. There is no widely accepted or statutory formula for determining general and special benefit. However, the constitution states that a special benefit is different from a general benefit in that it is "particular and distinct" and "over and above" general benefits received by other properties.

Article XIID provided that publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the assessment. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways, utility easements, and that portion of public property that is not developed and used for business purposes similar to private residential, commercial, industrial, and institutional activities.

The amount to be assessed may be apportioned by any formula or method which fairly distributes the amount among all assessable lots or parcels. Additionally, it is required that the City separate the general benefits from the special benefits, because only special benefits may be assessed.

QUANTIFICATION OF BENEFIT

The District will provide a funding source for the construction, operation, maintenance, servicing, and replacement of landscape improvements authorized under the Landscape and Lighting Act of 1972 that benefit properties within the boundaries of the District.

In order for the City to separate out the general and special benefits for the landscape improvements, an analysis of the improvements was conducted. The analysis reviewed the location and purpose of the improvements, and then identified the properties that benefit from the improvements both within and outside the City and within and outside the District, and then

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

allocated the costs to construct, maintain, service, and replace the improvements to each identified benefiting property.

Because general benefits are not assessable, any costs associated with general benefits or special benefits assigned to properties not in the District are to be paid for by the City. Only the costs associated with the special benefits conferred on property within the District from the authorized improvements are assessable, and therefore assessed herein. A summary of the analysis for the District improvements is described below.

The landscape improvements to be constructed, maintained, serviced, and replaced with District funds are considered in-tract or development specific landscaping. To determine which properties benefit from in-tract or development specific landscaping a benefit analysis was performed. Landscaping located along and adjacent to in-tract streets provide a special and direct benefit to parcels within the development. The special and direct benefits from in-tract landscaping consists of enhanced beautification to the entrances and along the roadsides within developments. Property owners associated with these developments realize this enhanced aesthetic benefit when they are entering, traversing, and exiting the development. If these in-tract landscape improvements were not installed, the developments would not look as appealing to property owners and prospective property buyers which would adversely affect the value of their property. Therefore, these landscape improvements provide a specific enhancement to their property values and not a general enhancement of property values.

Since in-tract streets are designed to have minimal flow through traffic, there are few reasons for vehicles to access in-tract streets unless their destination is to or from a parcel within the development. However, it is reasonable to conclude that some vehicular traffic may on a rare occasion utilize in-tract streets due to the need to turn around or a mistaken turn into the development. The rare circumstance where a pedestrian or vehicle mistakenly uses in-tract streets, have been determined to be a rare and infrequent circumstance. Even though these are rare and infrequent circumstances, they must be accounted for and cannot be assessed to the properties within the District. Based on flow-through traffic, it is conservatively estimated that approximately 98% of the annual trips along in-tract roadways would be a special and direct benefit to the parcels within the District and 2% of the annual trips along in-tract roadways would be a general benefit.

Therefore, it has been determined that 2.00% of the cost to construct, operate, maintain, service, and replace in-tract landscaping is attributed to properties located outside the boundaries of the District or the public at large and the remaining 98.00% of the cost is a special and direct benefit to parcels within the District. To quantify and separate the special benefits received by all property within the District, Equivalent Dwelling Units (EDUs) were assigned to all benefitting properties within the District as described in the following Assessment Methodology section of this report.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

ASSESSMENT METHODOLOGY

The construction, operation, maintenance, servicing, and replacement of the new landscaping improvements for the District are apportioned in accordance with a methodology that is consistent with standard assessment engineering practices. Since the assessments are levied on the owners of properties as shown on the secured property tax rolls, the final assessments must be assigned by Assessor's Parcel Number. If assessments were to be allocated by parcel, not considering land use, benefit would not be allocated accurately, because a single-family parcel would be paying the same as a 50-unit apartment parcel or a large commercial establishment. Therefore, as previously stated, the costs are allocated to each parcel of land based on the benefit received by each parcel. The assessment methodology is based on EDUs as discussed below.

Single-Family Residential Parcels - The single-family residential parcel has been selected as the basic unit for the calculation of assessments since it represents approximately 90% of the parcels within the City. Therefore, the single-family residential parcel is defined as one (1.00) EDU per parcel. The assessment methodology used to assign EDUs to other land uses in proportion to the special benefit they receive relative to the single-family residential parcel is discussed below.

Condominium, Townhome and Mobile Home Parcels - Condominiums, townhomes and mobile homes on average have approximately 75% of the building square footage compared to a single-family home. Furthermore, studies consistently show that these types of residential products impact public infrastructure approximately 75% as much as a single-family residential parcel. Therefore, all condominium, townhome and mobile home parcels are assessed 0.75 EDUs per parcel.

Multi-Family Residential Units - Multi-family residential units on average have approximately 50% of the building square footage compared to a single-family home. Furthermore, studies consistently show that multi-family residential units impact public infrastructure approximately 50% as much as a single-family home. Therefore, all multi-family parcels are assessed 0.50 EDUs per unit.

Non-Residential Parcels - Commercial, industrial, institutional, and other non-residential properties are assessed at three (3) EDUs per acre of land. The 3.00 EDU per acre allocation is based upon the average size of a single-family parcel in the City of Brentwood which is approximately 1/6 of an acre. For every acre of non-residential land approximately 6 single-family homes could be constructed on that acre of land which would equate to 6.00 EDUs per acre. Furthermore, it was determined that Non-Residential parcels benefit less than residential properties from the authorized improvements because their employees have less time and opportunity to use and benefit from the improvements, than residents who live within the City. Employees typically benefit or may use the improvements before work, during breaks and at lunch, or after work. Residents have the ability to use the improvements during the same times and on weekends and holidays, since they reside in the area. Based on this information, it is reasonable to assume that for non-residential property the opportunity to use and benefit from the improvements is approximately 50% of that realized by residential properties. Therefore, EDUs assigned to non-residential property are assessed three (3) EDUs per acre of land because they have been discounted by 50% to account for the differences in benefit from improvements conferred on residential and non-residential property.

Undeveloped Parcels – All undeveloped properties are assessed at 25% of the developed EDUs assigned for each parcel of land based on land use classification. Undeveloped properties benefit less from the improvements than developed property because undeveloped properties do not have structures which house residents or utilize employees. However, the improvements funded do benefit undeveloped property because improvements have already been installed that allows for development to occur and to use the improvements immediately upon the initiation of development making the property more attractive. Based on this information, it is reasonable to assume that undeveloped property benefits less than developed property. To determine the difference in special benefit conferred on developed and undeveloped property, the Contra Costa County Assessor's assessed values for property within the City were reviewed to determine what percentage of assessed value is typically associated with the underlying land and what percentage is typically associated with the structure. Based upon the review, it was determined that approximately 25% of the assessed value of developed property in the City is associated with the underlying land. Based on the comparison of benefits of developed property to undeveloped property it is reasonable to assess the undeveloped property at 25% of the rate for developed property. Therefore, EDUs assigned to undeveloped residential and non-residential property have been discounted by 75% to account for the differences in benefit from improvements conferred on developed and undeveloped property.

Exempt Parcels - Publicly owned properties must be assessed unless there is clear and convincing evidence that those properties receive no special benefit from the improvements. Exempted from the assessment would be the areas of public streets, public avenues, public lanes, public roads, public drives, public courts, public alleys, public easements and rights-of-ways, public greenbelts and public parkways (all of which are typically not assigned an APN by the County), and that portion of public property that is not developed and used for business purposes similar to private commercial, industrial, and institutional activities (such as office buildings like a City Hall, etc.). Also exempted from the assessment would be utility rights-of-ways, common areas (such as in condominium complexes), and any other property that is deemed to be unable to develop by the City. These types of parcels do not benefit from the improvements. Also exempted from the assessments are private streets, utility easements, HOA common areas, and any other parcels that do not receive a special and direct benefit from the improvements.

Furthermore, parcels within the District may be assessed as developed once the final maps have been approved by the City of Brentwood and or it is anticipated that improvements will need to be maintained or reserve funds will need to be collected for the ensuing fiscal year.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

MAXIMUM ANNUAL ASSESSMENT

The District is comprised of 1,056 single-family residential parcels and two non-residential parcels, which results in 1,082.04 EDUs for the District. As previously stated, the proposed annual assessment for the District is comprised of a Construction Component and a Maintenance Component. The maximum annual assessment for each component (in FY 2022-23 dollars) is shown below.

Construction Component:

Total Amount to be Assessed for Special Benefit	Equal Annual	Number of EDUs	Maximum Annual Assessment per EDU
\$823,024	10	1,082.04	\$76.06

Maintenance Component:

Annual Amount to be Assessed for Special Benefit	Number of EDUs	Maximum Annual Assessment per EDU
\$24,926	1,082.04	\$23.04

Total Maximum Annual Assessment (in FY 2022-23 dollars):

$$\$76.06 + \$23.04 = \$99.10 \text{ per EDU}$$

MAXIMUM ANNUAL ASSESSMENT DURATION AND INCREASES

The Construction Component of the proposed maximum annual assessment will be assessed for a period of 10 years commencing with FY 2022-23 and ending after FY 2031-32. The Construction Component will be assessed in 10 equal annual installments and will not increase each fiscal year.

The Maintenance Component of the proposed maximum annual assessment will be levied in perpetuity as needed commencing with FY 2022-23 and will be adjusted each subsequent fiscal year commencing with FY 2023-24 by the annual increase in the San Francisco Bay Area Urban Wage Earners Consumer Price Index from December to December of each year (Base Year of December 2021), or 2% whichever is greater.

APPEAL OF ASSESSMENTS

Any property owner, who demonstrates that the amount of their assessment is in error as a result of incorrect information being used to apply the foregoing method of spread, may file a written appeal with the Director of Parks and Recreation. Any such appeal is limited to correction of an assessment during the then current or, if before July 1, the upcoming fiscal year. Upon the filing of any such appeal, the Director of Parks and Recreation shall promptly review the information provided by the property owner and if he/she finds that the assessment should be modified, the Director of Parks and Recreation shall have the authority to make the appropriate changes in the

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

assessment roll. If any such changes are approved after the assessment roll has been filed with the County for collection, the Director of Parks and Recreation is authorized to refund the property owner the amount of any approved reduction if the District reserve is adequate. Claims against the City for adjustments not granted by the Director of Parks and Recreation shall be governed by the City's written claim procedures under the Tort Claims Act (Government Code Section 810 and following).

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

PART E

PROPERTY OWNER LIST & ASSESSMENT ROLL

A list of names and addresses of the owners of all parcels, and the description of each lot or parcel proposed for the District is shown on the last equalized Property Tax Roll of the Contra Costa County Assessor, which by reference is hereby made a part of this Report.

This list is keyed to the Assessor's Parcel Numbers as shown on the Assessment Roll, which includes the maximum proposed assessment amount apportioned to each lot or parcel. The Maximum Assessment Roll is on file in the Office of the City Clerk of the City of Brentwood and is shown in this Report as Appendix A.

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

APPENDIX A
ASSESSMENT ROLL
(on file with the City Clerk)

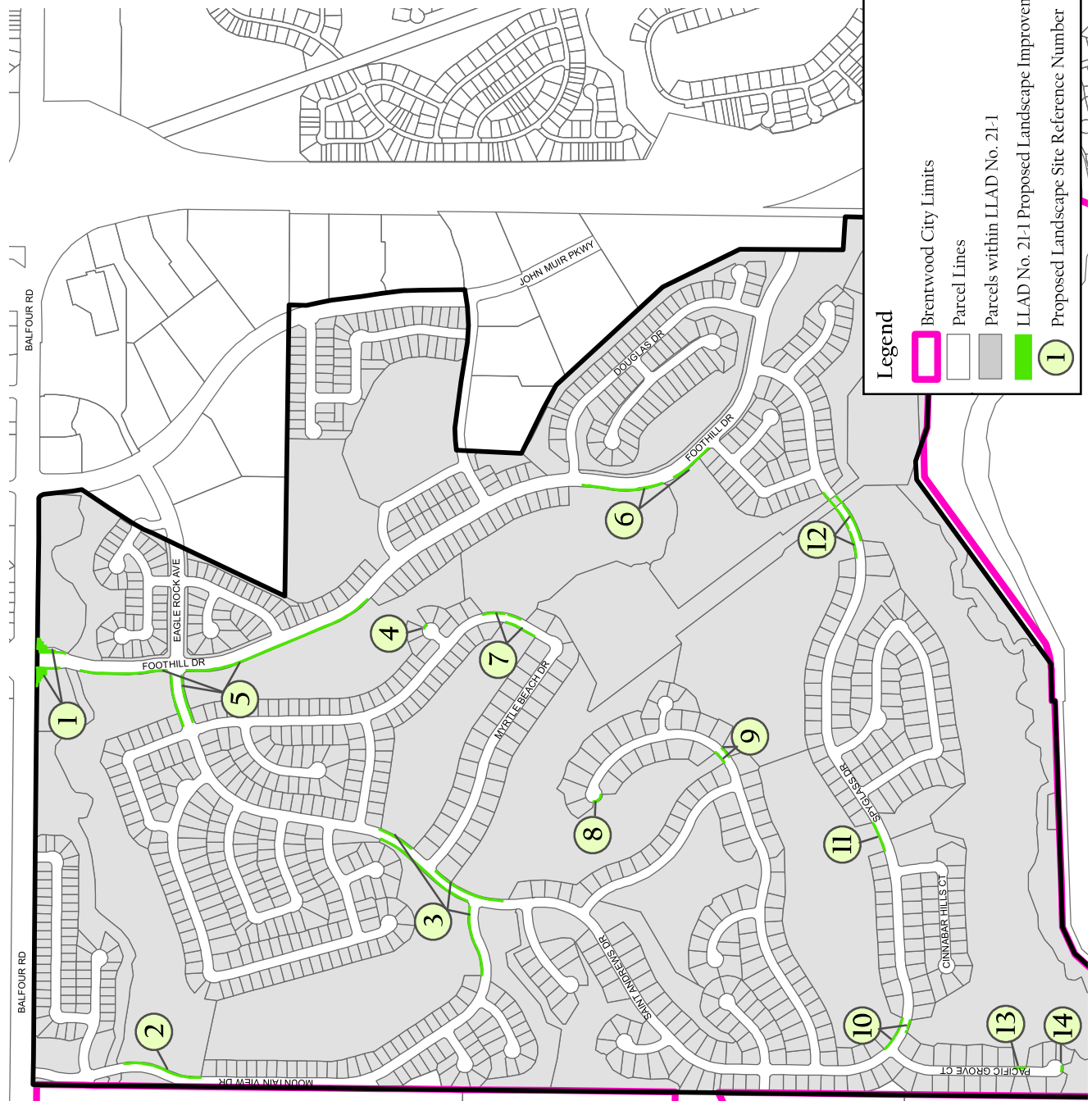
Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

APPENDIX B
PROPOSED LANDSCAPE
IMPROVEMENT DIAGRAM

Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

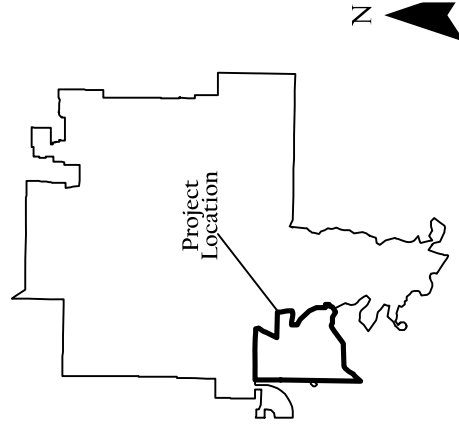
City of Brentwood LLAD No. 21-1 Proposed Landscape Improvement Diagram

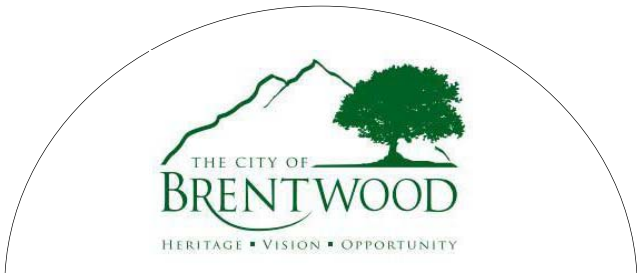
Attachment: LLAD No. 21-1 PER (06-15-2021) (2404 : Deer Ridge Landscape Improvements - LLAD 21-1



Proposed Landscape Site Reference Number	Proposed Landscape Site Location Description
1	Entry at Balfour Rd and Foothill Blvd
2	Mountain View Dr
3	Saint Andrews Dr and Mountain View
4	Grey Hawk Ct
5	Foothill Dr and Saint Andrews Dr
6	Foothill Dr
7	Pebble Beach Dr
8	Spanish Bay Ct
9	Spanish Bay Dr
10	Saint Andrews Dr
11	Spyglass Dr
12	Spyglass Dr
13	Pacific Grove Ct
14	Pacific Grove Ct

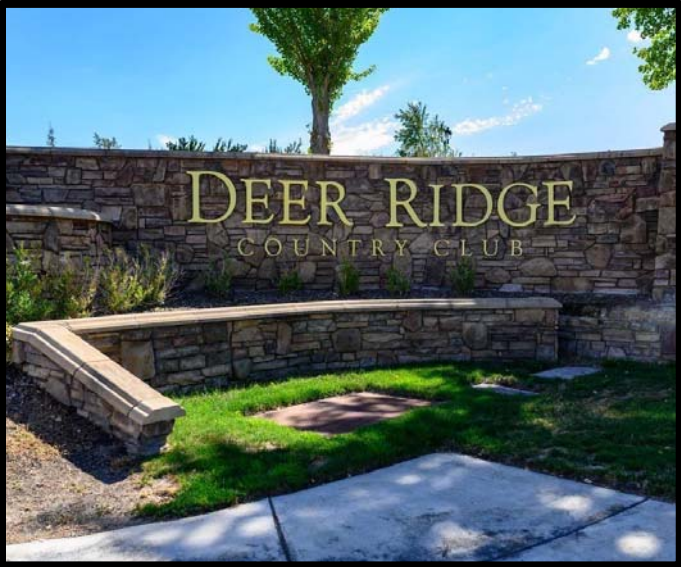
City of Brentwood
Vicinity Map
(not to scale)





City of Brentwood

Formation of Landscape & Lighting Assessment District No. 21-1 (Deer Ridge Landscape Improvements)



Preliminary Assessment Roll

June 22, 2021

Prepared by:
Francisco & Associates, Inc.
231 Market Place, Suite 543
San Ramon, CA 94583
(925) 867-3400



Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-100-071	\$1,346.26	\$407.81	\$1,754.06	007-230-019	\$76.06	\$23.04	\$99.10
007-100-131	\$634.34	\$192.15	\$826.48	007-230-020	\$76.06	\$23.04	\$99.10
007-220-001	\$76.06	\$23.04	\$99.10	007-230-021	\$76.06	\$23.04	\$99.10
007-220-002	\$76.06	\$23.04	\$99.10	007-230-022	\$76.06	\$23.04	\$99.10
007-220-003	\$76.06	\$23.04	\$99.10	007-230-023	\$76.06	\$23.04	\$99.10
007-220-004	\$76.06	\$23.04	\$99.10	007-230-024	\$76.06	\$23.04	\$99.10
007-220-005	\$76.06	\$23.04	\$99.10	007-230-025	\$76.06	\$23.04	\$99.10
007-220-006	\$76.06	\$23.04	\$99.10	007-230-026	\$76.06	\$23.04	\$99.10
007-220-007	\$76.06	\$23.04	\$99.10	007-230-027	\$76.06	\$23.04	\$99.10
007-220-008	\$76.06	\$23.04	\$99.10	007-230-028	\$76.06	\$23.04	\$99.10
007-220-009	\$76.06	\$23.04	\$99.10	007-230-029	\$76.06	\$23.04	\$99.10
007-220-010	\$76.06	\$23.04	\$99.10	007-230-030	\$76.06	\$23.04	\$99.10
007-220-011	\$76.06	\$23.04	\$99.10	007-230-031	\$76.06	\$23.04	\$99.10
007-220-012	\$76.06	\$23.04	\$99.10	007-230-032	\$76.06	\$23.04	\$99.10
007-220-013	\$76.06	\$23.04	\$99.10	007-230-033	\$76.06	\$23.04	\$99.10
007-220-014	\$76.06	\$23.04	\$99.10	007-230-034	\$76.06	\$23.04	\$99.10
007-220-015	\$76.06	\$23.04	\$99.10	007-230-035	\$76.06	\$23.04	\$99.10
007-220-016	\$76.06	\$23.04	\$99.10	007-230-036	\$76.06	\$23.04	\$99.10
007-220-017	\$76.06	\$23.04	\$99.10	007-230-037	\$76.06	\$23.04	\$99.10
007-220-018	\$76.06	\$23.04	\$99.10	007-240-001	\$76.06	\$23.04	\$99.10
007-220-019	\$76.06	\$23.04	\$99.10	007-240-002	\$76.06	\$23.04	\$99.10
007-220-020	\$76.06	\$23.04	\$99.10	007-240-003	\$76.06	\$23.04	\$99.10
007-220-021	\$76.06	\$23.04	\$99.10	007-240-004	\$76.06	\$23.04	\$99.10
007-220-022	\$76.06	\$23.04	\$99.10	007-240-005	\$76.06	\$23.04	\$99.10
007-220-023	\$76.06	\$23.04	\$99.10	007-240-006	\$76.06	\$23.04	\$99.10
007-220-024	\$76.06	\$23.04	\$99.10	007-240-007	\$76.06	\$23.04	\$99.10
007-220-025	\$76.06	\$23.04	\$99.10	007-240-008	\$76.06	\$23.04	\$99.10
007-220-026	\$76.06	\$23.04	\$99.10	007-240-009	\$76.06	\$23.04	\$99.10
007-220-027	\$76.06	\$23.04	\$99.10	007-240-010	\$76.06	\$23.04	\$99.10
007-220-028	\$76.06	\$23.04	\$99.10	007-240-011	\$76.06	\$23.04	\$99.10
007-220-029	\$76.06	\$23.04	\$99.10	007-240-012	\$76.06	\$23.04	\$99.10
007-220-030	\$76.06	\$23.04	\$99.10	007-240-013	\$76.06	\$23.04	\$99.10
007-220-031	\$76.06	\$23.04	\$99.10	007-240-014	\$76.06	\$23.04	\$99.10
007-230-001	\$76.06	\$23.04	\$99.10	007-240-015	\$76.06	\$23.04	\$99.10
007-230-002	\$76.06	\$23.04	\$99.10	007-240-016	\$76.06	\$23.04	\$99.10
007-230-003	\$76.06	\$23.04	\$99.10	007-240-017	\$76.06	\$23.04	\$99.10
007-230-004	\$76.06	\$23.04	\$99.10	007-240-018	\$76.06	\$23.04	\$99.10
007-230-005	\$76.06	\$23.04	\$99.10	007-240-019	\$76.06	\$23.04	\$99.10
007-230-006	\$76.06	\$23.04	\$99.10	007-240-020	\$76.06	\$23.04	\$99.10
007-230-007	\$76.06	\$23.04	\$99.10	007-240-021	\$76.06	\$23.04	\$99.10
007-230-008	\$76.06	\$23.04	\$99.10	007-240-022	\$76.06	\$23.04	\$99.10
007-230-009	\$76.06	\$23.04	\$99.10	007-240-023	\$76.06	\$23.04	\$99.10
007-230-010	\$76.06	\$23.04	\$99.10	007-240-024	\$76.06	\$23.04	\$99.10
007-230-011	\$76.06	\$23.04	\$99.10	007-240-025	\$76.06	\$23.04	\$99.10
007-230-012	\$76.06	\$23.04	\$99.10	007-250-001	\$76.06	\$23.04	\$99.10
007-230-013	\$76.06	\$23.04	\$99.10	007-250-002	\$76.06	\$23.04	\$99.10
007-230-014	\$76.06	\$23.04	\$99.10	007-250-003	\$76.06	\$23.04	\$99.10
007-230-015	\$76.06	\$23.04	\$99.10	007-250-004	\$76.06	\$23.04	\$99.10
007-230-016	\$76.06	\$23.04	\$99.10	007-250-005	\$76.06	\$23.04	\$99.10
007-230-017	\$76.06	\$23.04	\$99.10	007-250-006	\$76.06	\$23.04	\$99.10
007-230-018	\$76.06	\$23.04	\$99.10	007-250-007	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 179

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-250-008	\$76.06	\$23.04	\$99.10	007-270-013	\$76.06	\$23.04	\$99.10
007-250-009	\$76.06	\$23.04	\$99.10	007-270-014	\$76.06	\$23.04	\$99.10
007-250-010	\$76.06	\$23.04	\$99.10	007-270-015	\$76.06	\$23.04	\$99.10
007-250-011	\$76.06	\$23.04	\$99.10	007-270-016	\$76.06	\$23.04	\$99.10
007-250-012	\$76.06	\$23.04	\$99.10	007-270-017	\$76.06	\$23.04	\$99.10
007-250-013	\$76.06	\$23.04	\$99.10	007-270-018	\$76.06	\$23.04	\$99.10
007-250-014	\$76.06	\$23.04	\$99.10	007-270-019	\$76.06	\$23.04	\$99.10
007-250-015	\$76.06	\$23.04	\$99.10	007-270-020	\$76.06	\$23.04	\$99.10
007-250-016	\$76.06	\$23.04	\$99.10	007-270-021	\$76.06	\$23.04	\$99.10
007-250-017	\$76.06	\$23.04	\$99.10	007-270-022	\$76.06	\$23.04	\$99.10
007-250-018	\$76.06	\$23.04	\$99.10	007-270-023	\$76.06	\$23.04	\$99.10
007-250-019	\$76.06	\$23.04	\$99.10	007-270-024	\$76.06	\$23.04	\$99.10
007-250-020	\$76.06	\$23.04	\$99.10	007-270-025	\$76.06	\$23.04	\$99.10
007-250-021	\$76.06	\$23.04	\$99.10	007-270-026	\$76.06	\$23.04	\$99.10
007-250-022	\$76.06	\$23.04	\$99.10	007-270-027	\$76.06	\$23.04	\$99.10
007-250-023	\$76.06	\$23.04	\$99.10	007-270-028	\$76.06	\$23.04	\$99.10
007-250-024	\$76.06	\$23.04	\$99.10	007-270-029	\$76.06	\$23.04	\$99.10
007-250-025	\$76.06	\$23.04	\$99.10	007-270-030	\$76.06	\$23.04	\$99.10
007-250-026	\$76.06	\$23.04	\$99.10	007-270-031	\$76.06	\$23.04	\$99.10
007-250-027	\$76.06	\$23.04	\$99.10	007-270-032	\$76.06	\$23.04	\$99.10
007-250-028	\$76.06	\$23.04	\$99.10	007-270-033	\$76.06	\$23.04	\$99.10
007-260-001	\$76.06	\$23.04	\$99.10	007-270-034	\$76.06	\$23.04	\$99.10
007-260-002	\$76.06	\$23.04	\$99.10	007-270-035	\$76.06	\$23.04	\$99.10
007-260-003	\$76.06	\$23.04	\$99.10	007-270-036	\$76.06	\$23.04	\$99.10
007-260-004	\$76.06	\$23.04	\$99.10	007-270-037	\$76.06	\$23.04	\$99.10
007-260-005	\$76.06	\$23.04	\$99.10	007-270-038	\$76.06	\$23.04	\$99.10
007-260-006	\$76.06	\$23.04	\$99.10	007-270-039	\$76.06	\$23.04	\$99.10
007-260-007	\$76.06	\$23.04	\$99.10	007-270-040	\$76.06	\$23.04	\$99.10
007-260-008	\$76.06	\$23.04	\$99.10	007-270-041	\$76.06	\$23.04	\$99.10
007-260-009	\$76.06	\$23.04	\$99.10	007-280-001	\$76.06	\$23.04	\$99.10
007-260-010	\$76.06	\$23.04	\$99.10	007-280-002	\$76.06	\$23.04	\$99.10
007-260-011	\$76.06	\$23.04	\$99.10	007-280-003	\$76.06	\$23.04	\$99.10
007-260-012	\$76.06	\$23.04	\$99.10	007-280-004	\$76.06	\$23.04	\$99.10
007-260-013	\$76.06	\$23.04	\$99.10	007-280-005	\$76.06	\$23.04	\$99.10
007-260-014	\$76.06	\$23.04	\$99.10	007-280-006	\$76.06	\$23.04	\$99.10
007-260-015	\$76.06	\$23.04	\$99.10	007-280-007	\$76.06	\$23.04	\$99.10
007-260-016	\$76.06	\$23.04	\$99.10	007-280-008	\$76.06	\$23.04	\$99.10
007-260-017	\$76.06	\$23.04	\$99.10	007-280-009	\$76.06	\$23.04	\$99.10
007-260-018	\$76.06	\$23.04	\$99.10	007-280-010	\$76.06	\$23.04	\$99.10
007-270-001	\$76.06	\$23.04	\$99.10	007-280-011	\$76.06	\$23.04	\$99.10
007-270-002	\$76.06	\$23.04	\$99.10	007-280-012	\$76.06	\$23.04	\$99.10
007-270-003	\$76.06	\$23.04	\$99.10	007-280-013	\$76.06	\$23.04	\$99.10
007-270-004	\$76.06	\$23.04	\$99.10	007-280-014	\$76.06	\$23.04	\$99.10
007-270-005	\$76.06	\$23.04	\$99.10	007-280-015	\$76.06	\$23.04	\$99.10
007-270-006	\$76.06	\$23.04	\$99.10	007-280-016	\$76.06	\$23.04	\$99.10
007-270-007	\$76.06	\$23.04	\$99.10	007-280-019	\$76.06	\$23.04	\$99.10
007-270-008	\$76.06	\$23.04	\$99.10	007-280-020	\$76.06	\$23.04	\$99.10
007-270-009	\$76.06	\$23.04	\$99.10	007-280-021	\$76.06	\$23.04	\$99.10
007-270-010	\$76.06	\$23.04	\$99.10	007-280-022	\$76.06	\$23.04	\$99.10
007-270-011	\$76.06	\$23.04	\$99.10	007-280-023	\$76.06	\$23.04	\$99.10
007-270-012	\$76.06	\$23.04	\$99.10	007-290-001	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 180

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASSESSMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-290-002	\$76.06	\$23.04	\$99.10	007-300-027	\$76.06	\$23.04	\$99.10
007-290-003	\$76.06	\$23.04	\$99.10	007-300-028	\$76.06	\$23.04	\$99.10
007-290-004	\$76.06	\$23.04	\$99.10	007-300-029	\$76.06	\$23.04	\$99.10
007-290-005	\$76.06	\$23.04	\$99.10	007-300-030	\$76.06	\$23.04	\$99.10
007-290-006	\$76.06	\$23.04	\$99.10	007-300-031	\$76.06	\$23.04	\$99.10
007-290-007	\$76.06	\$23.04	\$99.10	007-300-032	\$76.06	\$23.04	\$99.10
007-290-008	\$76.06	\$23.04	\$99.10	007-300-033	\$76.06	\$23.04	\$99.10
007-290-009	\$76.06	\$23.04	\$99.10	007-300-034	\$76.06	\$23.04	\$99.10
007-290-010	\$76.06	\$23.04	\$99.10	007-300-035	\$76.06	\$23.04	\$99.10
007-290-011	\$76.06	\$23.04	\$99.10	007-300-036	\$76.06	\$23.04	\$99.10
007-290-012	\$76.06	\$23.04	\$99.10	007-300-037	\$76.06	\$23.04	\$99.10
007-290-013	\$76.06	\$23.04	\$99.10	007-300-038	\$76.06	\$23.04	\$99.10
007-290-014	\$76.06	\$23.04	\$99.10	007-300-039	\$76.06	\$23.04	\$99.10
007-290-015	\$76.06	\$23.04	\$99.10	007-300-040	\$76.06	\$23.04	\$99.10
007-290-016	\$76.06	\$23.04	\$99.10	007-300-041	\$76.06	\$23.04	\$99.10
007-290-017	\$76.06	\$23.04	\$99.10	007-300-042	\$76.06	\$23.04	\$99.10
007-290-018	\$76.06	\$23.04	\$99.10	007-300-043	\$76.06	\$23.04	\$99.10
007-290-019	\$76.06	\$23.04	\$99.10	007-300-044	\$76.06	\$23.04	\$99.10
007-290-020	\$76.06	\$23.04	\$99.10	007-300-045	\$76.06	\$23.04	\$99.10
007-290-021	\$76.06	\$23.04	\$99.10	007-300-046	\$76.06	\$23.04	\$99.10
007-290-022	\$76.06	\$23.04	\$99.10	007-300-047	\$76.06	\$23.04	\$99.10
007-290-023	\$76.06	\$23.04	\$99.10	007-300-048	\$76.06	\$23.04	\$99.10
007-290-024	\$76.06	\$23.04	\$99.10	007-300-049	\$76.06	\$23.04	\$99.10
007-290-025	\$76.06	\$23.04	\$99.10	007-300-050	\$76.06	\$23.04	\$99.10
007-290-026	\$76.06	\$23.04	\$99.10	007-300-051	\$76.06	\$23.04	\$99.10
007-300-001	\$76.06	\$23.04	\$99.10	007-300-052	\$76.06	\$23.04	\$99.10
007-300-002	\$76.06	\$23.04	\$99.10	007-300-053	\$76.06	\$23.04	\$99.10
007-300-003	\$76.06	\$23.04	\$99.10	007-310-001	\$76.06	\$23.04	\$99.10
007-300-004	\$76.06	\$23.04	\$99.10	007-310-002	\$76.06	\$23.04	\$99.10
007-300-005	\$76.06	\$23.04	\$99.10	007-310-003	\$76.06	\$23.04	\$99.10
007-300-006	\$76.06	\$23.04	\$99.10	007-310-004	\$76.06	\$23.04	\$99.10
007-300-007	\$76.06	\$23.04	\$99.10	007-310-005	\$76.06	\$23.04	\$99.10
007-300-008	\$76.06	\$23.04	\$99.10	007-310-006	\$76.06	\$23.04	\$99.10
007-300-009	\$76.06	\$23.04	\$99.10	007-310-007	\$76.06	\$23.04	\$99.10
007-300-010	\$76.06	\$23.04	\$99.10	007-310-008	\$76.06	\$23.04	\$99.10
007-300-011	\$76.06	\$23.04	\$99.10	007-320-001	\$76.06	\$23.04	\$99.10
007-300-012	\$76.06	\$23.04	\$99.10	007-320-002	\$76.06	\$23.04	\$99.10
007-300-013	\$76.06	\$23.04	\$99.10	007-320-003	\$76.06	\$23.04	\$99.10
007-300-014	\$76.06	\$23.04	\$99.10	007-320-004	\$76.06	\$23.04	\$99.10
007-300-015	\$76.06	\$23.04	\$99.10	007-320-005	\$76.06	\$23.04	\$99.10
007-300-016	\$76.06	\$23.04	\$99.10	007-320-006	\$76.06	\$23.04	\$99.10
007-300-017	\$76.06	\$23.04	\$99.10	007-320-007	\$76.06	\$23.04	\$99.10
007-300-018	\$76.06	\$23.04	\$99.10	007-320-008	\$76.06	\$23.04	\$99.10
007-300-019	\$76.06	\$23.04	\$99.10	007-320-009	\$76.06	\$23.04	\$99.10
007-300-020	\$76.06	\$23.04	\$99.10	007-320-010	\$76.06	\$23.04	\$99.10
007-300-021	\$76.06	\$23.04	\$99.10	007-320-011	\$76.06	\$23.04	\$99.10
007-300-022	\$76.06	\$23.04	\$99.10	007-320-012	\$76.06	\$23.04	\$99.10
007-300-023	\$76.06	\$23.04	\$99.10	007-320-013	\$76.06	\$23.04	\$99.10
007-300-024	\$76.06	\$23.04	\$99.10	007-320-014	\$76.06	\$23.04	\$99.10
007-300-025	\$76.06	\$23.04	\$99.10	007-320-015	\$76.06	\$23.04	\$99.10
007-300-026	\$76.06	\$23.04	\$99.10	007-320-016	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 181

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-320-017	\$76.06	\$23.04	\$99.10	007-330-037	\$76.06	\$23.04	\$99.10
007-320-018	\$76.06	\$23.04	\$99.10	007-340-001	\$76.06	\$23.04	\$99.10
007-320-019	\$76.06	\$23.04	\$99.10	007-340-002	\$76.06	\$23.04	\$99.10
007-320-020	\$76.06	\$23.04	\$99.10	007-340-003	\$76.06	\$23.04	\$99.10
007-320-021	\$76.06	\$23.04	\$99.10	007-340-004	\$76.06	\$23.04	\$99.10
007-320-022	\$76.06	\$23.04	\$99.10	007-340-005	\$76.06	\$23.04	\$99.10
007-320-023	\$76.06	\$23.04	\$99.10	007-340-006	\$76.06	\$23.04	\$99.10
007-320-024	\$76.06	\$23.04	\$99.10	007-340-007	\$76.06	\$23.04	\$99.10
007-320-025	\$76.06	\$23.04	\$99.10	007-340-008	\$76.06	\$23.04	\$99.10
007-320-026	\$76.06	\$23.04	\$99.10	007-340-009	\$76.06	\$23.04	\$99.10
007-320-027	\$76.06	\$23.04	\$99.10	007-340-010	\$76.06	\$23.04	\$99.10
007-320-028	\$76.06	\$23.04	\$99.10	007-340-011	\$76.06	\$23.04	\$99.10
007-320-029	\$76.06	\$23.04	\$99.10	007-340-012	\$76.06	\$23.04	\$99.10
007-320-030	\$76.06	\$23.04	\$99.10	007-340-013	\$76.06	\$23.04	\$99.10
007-320-031	\$76.06	\$23.04	\$99.10	007-340-014	\$76.06	\$23.04	\$99.10
007-330-001	\$76.06	\$23.04	\$99.10	007-340-015	\$76.06	\$23.04	\$99.10
007-330-002	\$76.06	\$23.04	\$99.10	007-340-016	\$76.06	\$23.04	\$99.10
007-330-003	\$76.06	\$23.04	\$99.10	007-340-017	\$76.06	\$23.04	\$99.10
007-330-004	\$76.06	\$23.04	\$99.10	007-340-018	\$76.06	\$23.04	\$99.10
007-330-005	\$76.06	\$23.04	\$99.10	007-340-019	\$76.06	\$23.04	\$99.10
007-330-006	\$76.06	\$23.04	\$99.10	007-340-020	\$76.06	\$23.04	\$99.10
007-330-007	\$76.06	\$23.04	\$99.10	007-340-021	\$76.06	\$23.04	\$99.10
007-330-008	\$76.06	\$23.04	\$99.10	007-340-022	\$76.06	\$23.04	\$99.10
007-330-009	\$76.06	\$23.04	\$99.10	007-340-023	\$76.06	\$23.04	\$99.10
007-330-010	\$76.06	\$23.04	\$99.10	007-340-024	\$76.06	\$23.04	\$99.10
007-330-011	\$76.06	\$23.04	\$99.10	007-340-025	\$76.06	\$23.04	\$99.10
007-330-012	\$76.06	\$23.04	\$99.10	007-340-026	\$76.06	\$23.04	\$99.10
007-330-013	\$76.06	\$23.04	\$99.10	007-340-027	\$76.06	\$23.04	\$99.10
007-330-014	\$76.06	\$23.04	\$99.10	007-340-028	\$76.06	\$23.04	\$99.10
007-330-015	\$76.06	\$23.04	\$99.10	007-340-029	\$76.06	\$23.04	\$99.10
007-330-016	\$76.06	\$23.04	\$99.10	007-340-030	\$76.06	\$23.04	\$99.10
007-330-017	\$76.06	\$23.04	\$99.10	007-340-031	\$76.06	\$23.04	\$99.10
007-330-018	\$76.06	\$23.04	\$99.10	007-340-032	\$76.06	\$23.04	\$99.10
007-330-019	\$76.06	\$23.04	\$99.10	007-340-033	\$76.06	\$23.04	\$99.10
007-330-020	\$76.06	\$23.04	\$99.10	007-340-034	\$76.06	\$23.04	\$99.10
007-330-021	\$76.06	\$23.04	\$99.10	007-340-035	\$76.06	\$23.04	\$99.10
007-330-022	\$76.06	\$23.04	\$99.10	007-340-036	\$76.06	\$23.04	\$99.10
007-330-023	\$76.06	\$23.04	\$99.10	007-340-037	\$76.06	\$23.04	\$99.10
007-330-024	\$76.06	\$23.04	\$99.10	007-340-038	\$76.06	\$23.04	\$99.10
007-330-025	\$76.06	\$23.04	\$99.10	007-340-039	\$76.06	\$23.04	\$99.10
007-330-026	\$76.06	\$23.04	\$99.10	007-340-040	\$76.06	\$23.04	\$99.10
007-330-027	\$76.06	\$23.04	\$99.10	007-340-041	\$76.06	\$23.04	\$99.10
007-330-028	\$76.06	\$23.04	\$99.10	007-340-042	\$76.06	\$23.04	\$99.10
007-330-029	\$76.06	\$23.04	\$99.10	007-340-043	\$76.06	\$23.04	\$99.10
007-330-030	\$76.06	\$23.04	\$99.10	007-340-044	\$76.06	\$23.04	\$99.10
007-330-031	\$76.06	\$23.04	\$99.10	007-340-045	\$76.06	\$23.04	\$99.10
007-330-032	\$76.06	\$23.04	\$99.10	007-340-046	\$76.06	\$23.04	\$99.10
007-330-033	\$76.06	\$23.04	\$99.10	007-340-047	\$76.06	\$23.04	\$99.10
007-330-034	\$76.06	\$23.04	\$99.10	007-340-048	\$76.06	\$23.04	\$99.10
007-330-035	\$76.06	\$23.04	\$99.10	007-340-049	\$76.06	\$23.04	\$99.10
007-330-036	\$76.06	\$23.04	\$99.10	007-340-050	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 182

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-340-051	\$76.06	\$23.04	\$99.10	007-350-048	\$76.06	\$23.04	\$99.10
007-340-052	\$76.06	\$23.04	\$99.10	007-350-049	\$76.06	\$23.04	\$99.10
007-340-053	\$76.06	\$23.04	\$99.10	007-350-050	\$76.06	\$23.04	\$99.10
007-340-054	\$76.06	\$23.04	\$99.10	007-350-051	\$76.06	\$23.04	\$99.10
007-350-001	\$76.06	\$23.04	\$99.10	007-350-052	\$76.06	\$23.04	\$99.10
007-350-002	\$76.06	\$23.04	\$99.10	007-350-053	\$76.06	\$23.04	\$99.10
007-350-003	\$76.06	\$23.04	\$99.10	007-350-054	\$76.06	\$23.04	\$99.10
007-350-004	\$76.06	\$23.04	\$99.10	007-350-055	\$76.06	\$23.04	\$99.10
007-350-005	\$76.06	\$23.04	\$99.10	007-350-056	\$76.06	\$23.04	\$99.10
007-350-006	\$76.06	\$23.04	\$99.10	007-350-057	\$76.06	\$23.04	\$99.10
007-350-007	\$76.06	\$23.04	\$99.10	007-350-058	\$76.06	\$23.04	\$99.10
007-350-008	\$76.06	\$23.04	\$99.10	007-350-059	\$76.06	\$23.04	\$99.10
007-350-009	\$76.06	\$23.04	\$99.10	007-350-060	\$76.06	\$23.04	\$99.10
007-350-010	\$76.06	\$23.04	\$99.10	007-350-061	\$76.06	\$23.04	\$99.10
007-350-011	\$76.06	\$23.04	\$99.10	007-350-062	\$76.06	\$23.04	\$99.10
007-350-012	\$76.06	\$23.04	\$99.10	007-350-063	\$76.06	\$23.04	\$99.10
007-350-013	\$76.06	\$23.04	\$99.10	007-360-001	\$76.06	\$23.04	\$99.10
007-350-014	\$76.06	\$23.04	\$99.10	007-360-002	\$76.06	\$23.04	\$99.10
007-350-015	\$76.06	\$23.04	\$99.10	007-360-003	\$76.06	\$23.04	\$99.10
007-350-016	\$76.06	\$23.04	\$99.10	007-360-004	\$76.06	\$23.04	\$99.10
007-350-017	\$76.06	\$23.04	\$99.10	007-360-005	\$76.06	\$23.04	\$99.10
007-350-018	\$76.06	\$23.04	\$99.10	007-360-006	\$76.06	\$23.04	\$99.10
007-350-019	\$76.06	\$23.04	\$99.10	007-360-007	\$76.06	\$23.04	\$99.10
007-350-020	\$76.06	\$23.04	\$99.10	007-360-008	\$76.06	\$23.04	\$99.10
007-350-021	\$76.06	\$23.04	\$99.10	007-360-009	\$76.06	\$23.04	\$99.10
007-350-022	\$76.06	\$23.04	\$99.10	007-360-010	\$76.06	\$23.04	\$99.10
007-350-023	\$76.06	\$23.04	\$99.10	007-360-011	\$76.06	\$23.04	\$99.10
007-350-024	\$76.06	\$23.04	\$99.10	007-360-012	\$76.06	\$23.04	\$99.10
007-350-025	\$76.06	\$23.04	\$99.10	007-360-013	\$76.06	\$23.04	\$99.10
007-350-026	\$76.06	\$23.04	\$99.10	007-360-014	\$76.06	\$23.04	\$99.10
007-350-027	\$76.06	\$23.04	\$99.10	007-360-015	\$76.06	\$23.04	\$99.10
007-350-028	\$76.06	\$23.04	\$99.10	007-360-016	\$76.06	\$23.04	\$99.10
007-350-029	\$76.06	\$23.04	\$99.10	007-360-017	\$76.06	\$23.04	\$99.10
007-350-030	\$76.06	\$23.04	\$99.10	007-360-018	\$76.06	\$23.04	\$99.10
007-350-031	\$76.06	\$23.04	\$99.10	007-360-019	\$76.06	\$23.04	\$99.10
007-350-032	\$76.06	\$23.04	\$99.10	007-360-020	\$76.06	\$23.04	\$99.10
007-350-033	\$76.06	\$23.04	\$99.10	007-360-021	\$76.06	\$23.04	\$99.10
007-350-034	\$76.06	\$23.04	\$99.10	007-360-022	\$76.06	\$23.04	\$99.10
007-350-035	\$76.06	\$23.04	\$99.10	007-360-023	\$76.06	\$23.04	\$99.10
007-350-036	\$76.06	\$23.04	\$99.10	007-360-024	\$76.06	\$23.04	\$99.10
007-350-037	\$76.06	\$23.04	\$99.10	007-360-025	\$76.06	\$23.04	\$99.10
007-350-038	\$76.06	\$23.04	\$99.10	007-360-026	\$76.06	\$23.04	\$99.10
007-350-039	\$76.06	\$23.04	\$99.10	007-360-027	\$76.06	\$23.04	\$99.10
007-350-040	\$76.06	\$23.04	\$99.10	007-360-028	\$76.06	\$23.04	\$99.10
007-350-041	\$76.06	\$23.04	\$99.10	007-360-029	\$76.06	\$23.04	\$99.10
007-350-042	\$76.06	\$23.04	\$99.10	007-360-030	\$76.06	\$23.04	\$99.10
007-350-043	\$76.06	\$23.04	\$99.10	007-360-031	\$76.06	\$23.04	\$99.10
007-350-044	\$76.06	\$23.04	\$99.10	007-360-032	\$76.06	\$23.04	\$99.10
007-350-045	\$76.06	\$23.04	\$99.10	007-360-033	\$76.06	\$23.04	\$99.10
007-350-046	\$76.06	\$23.04	\$99.10	007-360-034	\$76.06	\$23.04	\$99.10
007-350-047	\$76.06	\$23.04	\$99.10	007-360-035	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 183

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-360-036	\$76.06	\$23.04	\$99.10	007-390-003	\$76.06	\$23.04	\$99.10
007-360-037	\$76.06	\$23.04	\$99.10	007-390-004	\$76.06	\$23.04	\$99.10
007-360-038	\$76.06	\$23.04	\$99.10	007-390-005	\$76.06	\$23.04	\$99.10
007-360-039	\$76.06	\$23.04	\$99.10	007-390-006	\$76.06	\$23.04	\$99.10
007-360-040	\$76.06	\$23.04	\$99.10	007-390-007	\$76.06	\$23.04	\$99.10
007-360-041	\$76.06	\$23.04	\$99.10	007-390-008	\$76.06	\$23.04	\$99.10
007-360-042	\$76.06	\$23.04	\$99.10	007-390-009	\$76.06	\$23.04	\$99.10
007-360-043	\$76.06	\$23.04	\$99.10	007-390-010	\$76.06	\$23.04	\$99.10
007-360-044	\$76.06	\$23.04	\$99.10	007-390-011	\$76.06	\$23.04	\$99.10
007-360-045	\$76.06	\$23.04	\$99.10	007-390-012	\$76.06	\$23.04	\$99.10
007-360-046	\$76.06	\$23.04	\$99.10	007-390-013	\$76.06	\$23.04	\$99.10
007-360-047	\$76.06	\$23.04	\$99.10	007-390-014	\$76.06	\$23.04	\$99.10
007-360-048	\$76.06	\$23.04	\$99.10	007-390-015	\$76.06	\$23.04	\$99.10
007-360-049	\$76.06	\$23.04	\$99.10	007-390-016	\$76.06	\$23.04	\$99.10
007-370-001	\$76.06	\$23.04	\$99.10	007-390-017	\$76.06	\$23.04	\$99.10
007-370-002	\$76.06	\$23.04	\$99.10	007-390-018	\$76.06	\$23.04	\$99.10
007-370-003	\$76.06	\$23.04	\$99.10	007-390-019	\$76.06	\$23.04	\$99.10
007-370-004	\$76.06	\$23.04	\$99.10	007-390-020	\$76.06	\$23.04	\$99.10
007-370-005	\$76.06	\$23.04	\$99.10	007-390-021	\$76.06	\$23.04	\$99.10
007-370-006	\$76.06	\$23.04	\$99.10	007-390-022	\$76.06	\$23.04	\$99.10
007-370-007	\$76.06	\$23.04	\$99.10	007-390-023	\$76.06	\$23.04	\$99.10
007-370-008	\$76.06	\$23.04	\$99.10	007-390-024	\$76.06	\$23.04	\$99.10
007-370-009	\$76.06	\$23.04	\$99.10	007-390-025	\$76.06	\$23.04	\$99.10
007-370-010	\$76.06	\$23.04	\$99.10	007-390-026	\$76.06	\$23.04	\$99.10
007-370-011	\$76.06	\$23.04	\$99.10	007-390-027	\$76.06	\$23.04	\$99.10
007-370-012	\$76.06	\$23.04	\$99.10	007-390-028	\$76.06	\$23.04	\$99.10
007-370-013	\$76.06	\$23.04	\$99.10	007-390-029	\$76.06	\$23.04	\$99.10
007-370-014	\$76.06	\$23.04	\$99.10	007-390-030	\$76.06	\$23.04	\$99.10
007-370-015	\$76.06	\$23.04	\$99.10	007-390-031	\$76.06	\$23.04	\$99.10
007-370-016	\$76.06	\$23.04	\$99.10	007-400-001	\$76.06	\$23.04	\$99.10
007-370-017	\$76.06	\$23.04	\$99.10	007-400-002	\$76.06	\$23.04	\$99.10
007-370-018	\$76.06	\$23.04	\$99.10	007-400-003	\$76.06	\$23.04	\$99.10
007-370-019	\$76.06	\$23.04	\$99.10	007-400-004	\$76.06	\$23.04	\$99.10
007-370-020	\$76.06	\$23.04	\$99.10	007-400-005	\$76.06	\$23.04	\$99.10
007-370-021	\$76.06	\$23.04	\$99.10	007-400-006	\$76.06	\$23.04	\$99.10
007-370-022	\$76.06	\$23.04	\$99.10	007-400-007	\$76.06	\$23.04	\$99.10
007-370-023	\$76.06	\$23.04	\$99.10	007-400-008	\$76.06	\$23.04	\$99.10
007-370-024	\$76.06	\$23.04	\$99.10	007-400-009	\$76.06	\$23.04	\$99.10
007-370-025	\$76.06	\$23.04	\$99.10	007-400-010	\$76.06	\$23.04	\$99.10
007-370-026	\$76.06	\$23.04	\$99.10	007-400-011	\$76.06	\$23.04	\$99.10
007-370-027	\$76.06	\$23.04	\$99.10	007-400-012	\$76.06	\$23.04	\$99.10
007-370-028	\$76.06	\$23.04	\$99.10	007-400-013	\$76.06	\$23.04	\$99.10
007-370-029	\$76.06	\$23.04	\$99.10	007-400-014	\$76.06	\$23.04	\$99.10
007-370-030	\$76.06	\$23.04	\$99.10	007-400-015	\$76.06	\$23.04	\$99.10
007-370-031	\$76.06	\$23.04	\$99.10	007-400-016	\$76.06	\$23.04	\$99.10
007-370-032	\$76.06	\$23.04	\$99.10	007-400-017	\$76.06	\$23.04	\$99.10
007-370-033	\$76.06	\$23.04	\$99.10	007-400-018	\$76.06	\$23.04	\$99.10
007-370-034	\$76.06	\$23.04	\$99.10	007-400-019	\$76.06	\$23.04	\$99.10
007-370-035	\$76.06	\$23.04	\$99.10	007-400-020	\$76.06	\$23.04	\$99.10
007-390-001	\$76.06	\$23.04	\$99.10	007-400-021	\$76.06	\$23.04	\$99.10
007-390-002	\$76.06	\$23.04	\$99.10	007-400-022	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 184

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-400-023	\$76.06	\$23.04	\$99.10	007-410-041	\$76.06	\$23.04	\$99.10
007-400-024	\$76.06	\$23.04	\$99.10	007-410-042	\$76.06	\$23.04	\$99.10
007-400-025	\$76.06	\$23.04	\$99.10	007-410-043	\$76.06	\$23.04	\$99.10
007-400-026	\$76.06	\$23.04	\$99.10	007-410-044	\$76.06	\$23.04	\$99.10
007-400-027	\$76.06	\$23.04	\$99.10	007-410-045	\$76.06	\$23.04	\$99.10
007-400-028	\$76.06	\$23.04	\$99.10	007-410-046	\$76.06	\$23.04	\$99.10
007-400-029	\$76.06	\$23.04	\$99.10	007-410-047	\$76.06	\$23.04	\$99.10
007-400-030	\$76.06	\$23.04	\$99.10	007-410-048	\$76.06	\$23.04	\$99.10
007-400-031	\$76.06	\$23.04	\$99.10	007-410-049	\$76.06	\$23.04	\$99.10
007-400-032	\$76.06	\$23.04	\$99.10	007-420-001	\$76.06	\$23.04	\$99.10
007-400-033	\$76.06	\$23.04	\$99.10	007-420-002	\$76.06	\$23.04	\$99.10
007-400-034	\$76.06	\$23.04	\$99.10	007-420-003	\$76.06	\$23.04	\$99.10
007-400-035	\$76.06	\$23.04	\$99.10	007-420-004	\$76.06	\$23.04	\$99.10
007-400-036	\$76.06	\$23.04	\$99.10	007-420-005	\$76.06	\$23.04	\$99.10
007-410-001	\$76.06	\$23.04	\$99.10	007-420-006	\$76.06	\$23.04	\$99.10
007-410-002	\$76.06	\$23.04	\$99.10	007-420-007	\$76.06	\$23.04	\$99.10
007-410-003	\$76.06	\$23.04	\$99.10	007-420-008	\$76.06	\$23.04	\$99.10
007-410-004	\$76.06	\$23.04	\$99.10	007-420-009	\$76.06	\$23.04	\$99.10
007-410-005	\$76.06	\$23.04	\$99.10	007-420-010	\$76.06	\$23.04	\$99.10
007-410-006	\$76.06	\$23.04	\$99.10	007-420-011	\$76.06	\$23.04	\$99.10
007-410-007	\$76.06	\$23.04	\$99.10	007-420-012	\$76.06	\$23.04	\$99.10
007-410-008	\$76.06	\$23.04	\$99.10	007-420-013	\$76.06	\$23.04	\$99.10
007-410-009	\$76.06	\$23.04	\$99.10	007-430-001	\$76.06	\$23.04	\$99.10
007-410-010	\$76.06	\$23.04	\$99.10	007-430-002	\$76.06	\$23.04	\$99.10
007-410-011	\$76.06	\$23.04	\$99.10	007-430-003	\$76.06	\$23.04	\$99.10
007-410-012	\$76.06	\$23.04	\$99.10	007-430-004	\$76.06	\$23.04	\$99.10
007-410-013	\$76.06	\$23.04	\$99.10	007-430-005	\$76.06	\$23.04	\$99.10
007-410-014	\$76.06	\$23.04	\$99.10	007-430-006	\$76.06	\$23.04	\$99.10
007-410-015	\$76.06	\$23.04	\$99.10	007-430-007	\$76.06	\$23.04	\$99.10
007-410-016	\$76.06	\$23.04	\$99.10	007-430-008	\$76.06	\$23.04	\$99.10
007-410-017	\$76.06	\$23.04	\$99.10	007-430-009	\$76.06	\$23.04	\$99.10
007-410-018	\$76.06	\$23.04	\$99.10	007-430-010	\$76.06	\$23.04	\$99.10
007-410-019	\$76.06	\$23.04	\$99.10	007-430-011	\$76.06	\$23.04	\$99.10
007-410-020	\$76.06	\$23.04	\$99.10	007-430-012	\$76.06	\$23.04	\$99.10
007-410-021	\$76.06	\$23.04	\$99.10	007-430-013	\$76.06	\$23.04	\$99.10
007-410-022	\$76.06	\$23.04	\$99.10	007-430-014	\$76.06	\$23.04	\$99.10
007-410-023	\$76.06	\$23.04	\$99.10	007-430-015	\$76.06	\$23.04	\$99.10
007-410-024	\$76.06	\$23.04	\$99.10	007-430-016	\$76.06	\$23.04	\$99.10
007-410-025	\$76.06	\$23.04	\$99.10	007-440-001	\$76.06	\$23.04	\$99.10
007-410-029	\$76.06	\$23.04	\$99.10	007-440-002	\$76.06	\$23.04	\$99.10
007-410-030	\$76.06	\$23.04	\$99.10	007-440-003	\$76.06	\$23.04	\$99.10
007-410-031	\$76.06	\$23.04	\$99.10	007-440-004	\$76.06	\$23.04	\$99.10
007-410-032	\$76.06	\$23.04	\$99.10	007-440-005	\$76.06	\$23.04	\$99.10
007-410-033	\$76.06	\$23.04	\$99.10	007-440-006	\$76.06	\$23.04	\$99.10
007-410-034	\$76.06	\$23.04	\$99.10	007-440-007	\$76.06	\$23.04	\$99.10
007-410-035	\$76.06	\$23.04	\$99.10	007-440-008	\$76.06	\$23.04	\$99.10
007-410-036	\$76.06	\$23.04	\$99.10	007-440-009	\$76.06	\$23.04	\$99.10
007-410-037	\$76.06	\$23.04	\$99.10	007-440-010	\$76.06	\$23.04	\$99.10
007-410-038	\$76.06	\$23.04	\$99.10	007-440-011	\$76.06	\$23.04	\$99.10
007-410-039	\$76.06	\$23.04	\$99.10	007-440-012	\$76.06	\$23.04	\$99.10
007-410-040	\$76.06	\$23.04	\$99.10	007-440-013	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 185

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-440-014	\$76.06	\$23.04	\$99.10	007-450-048	\$76.06	\$23.04	\$99.10
007-440-015	\$76.06	\$23.04	\$99.10	007-450-049	\$76.06	\$23.04	\$99.10
007-440-016	\$76.06	\$23.04	\$99.10	007-450-050	\$76.06	\$23.04	\$99.10
007-440-017	\$76.06	\$23.04	\$99.10	007-450-051	\$76.06	\$23.04	\$99.10
007-450-001	\$76.06	\$23.04	\$99.10	007-450-052	\$76.06	\$23.04	\$99.10
007-450-002	\$76.06	\$23.04	\$99.10	007-450-053	\$76.06	\$23.04	\$99.10
007-450-003	\$76.06	\$23.04	\$99.10	007-450-054	\$76.06	\$23.04	\$99.10
007-450-004	\$76.06	\$23.04	\$99.10	007-450-055	\$76.06	\$23.04	\$99.10
007-450-005	\$76.06	\$23.04	\$99.10	007-460-001	\$76.06	\$23.04	\$99.10
007-450-006	\$76.06	\$23.04	\$99.10	007-460-002	\$76.06	\$23.04	\$99.10
007-450-007	\$76.06	\$23.04	\$99.10	007-460-003	\$76.06	\$23.04	\$99.10
007-450-008	\$76.06	\$23.04	\$99.10	007-460-004	\$76.06	\$23.04	\$99.10
007-450-009	\$76.06	\$23.04	\$99.10	007-460-005	\$76.06	\$23.04	\$99.10
007-450-010	\$76.06	\$23.04	\$99.10	007-460-006	\$76.06	\$23.04	\$99.10
007-450-011	\$76.06	\$23.04	\$99.10	007-460-007	\$76.06	\$23.04	\$99.10
007-450-012	\$76.06	\$23.04	\$99.10	007-460-008	\$76.06	\$23.04	\$99.10
007-450-013	\$76.06	\$23.04	\$99.10	007-460-009	\$76.06	\$23.04	\$99.10
007-450-014	\$76.06	\$23.04	\$99.10	007-460-010	\$76.06	\$23.04	\$99.10
007-450-015	\$76.06	\$23.04	\$99.10	007-460-011	\$76.06	\$23.04	\$99.10
007-450-016	\$76.06	\$23.04	\$99.10	007-460-012	\$76.06	\$23.04	\$99.10
007-450-017	\$76.06	\$23.04	\$99.10	007-460-013	\$76.06	\$23.04	\$99.10
007-450-018	\$76.06	\$23.04	\$99.10	007-460-014	\$76.06	\$23.04	\$99.10
007-450-019	\$76.06	\$23.04	\$99.10	007-460-015	\$76.06	\$23.04	\$99.10
007-450-020	\$76.06	\$23.04	\$99.10	007-460-016	\$76.06	\$23.04	\$99.10
007-450-021	\$76.06	\$23.04	\$99.10	007-460-017	\$76.06	\$23.04	\$99.10
007-450-022	\$76.06	\$23.04	\$99.10	007-460-018	\$76.06	\$23.04	\$99.10
007-450-023	\$76.06	\$23.04	\$99.10	007-460-019	\$76.06	\$23.04	\$99.10
007-450-024	\$76.06	\$23.04	\$99.10	007-460-020	\$76.06	\$23.04	\$99.10
007-450-025	\$76.06	\$23.04	\$99.10	007-460-021	\$76.06	\$23.04	\$99.10
007-450-026	\$76.06	\$23.04	\$99.10	007-460-022	\$76.06	\$23.04	\$99.10
007-450-027	\$76.06	\$23.04	\$99.10	007-460-023	\$76.06	\$23.04	\$99.10
007-450-028	\$76.06	\$23.04	\$99.10	007-460-024	\$76.06	\$23.04	\$99.10
007-450-029	\$76.06	\$23.04	\$99.10	007-460-025	\$76.06	\$23.04	\$99.10
007-450-030	\$76.06	\$23.04	\$99.10	007-460-026	\$76.06	\$23.04	\$99.10
007-450-031	\$76.06	\$23.04	\$99.10	007-460-027	\$76.06	\$23.04	\$99.10
007-450-032	\$76.06	\$23.04	\$99.10	007-460-028	\$76.06	\$23.04	\$99.10
007-450-033	\$76.06	\$23.04	\$99.10	007-460-029	\$76.06	\$23.04	\$99.10
007-450-034	\$76.06	\$23.04	\$99.10	007-460-030	\$76.06	\$23.04	\$99.10
007-450-035	\$76.06	\$23.04	\$99.10	007-460-031	\$76.06	\$23.04	\$99.10
007-450-036	\$76.06	\$23.04	\$99.10	007-460-032	\$76.06	\$23.04	\$99.10
007-450-037	\$76.06	\$23.04	\$99.10	007-460-033	\$76.06	\$23.04	\$99.10
007-450-038	\$76.06	\$23.04	\$99.10	007-460-034	\$76.06	\$23.04	\$99.10
007-450-039	\$76.06	\$23.04	\$99.10	007-460-035	\$76.06	\$23.04	\$99.10
007-450-040	\$76.06	\$23.04	\$99.10	007-460-036	\$76.06	\$23.04	\$99.10
007-450-041	\$76.06	\$23.04	\$99.10	007-460-037	\$76.06	\$23.04	\$99.10
007-450-042	\$76.06	\$23.04	\$99.10	007-460-038	\$76.06	\$23.04	\$99.10
007-450-043	\$76.06	\$23.04	\$99.10	007-460-039	\$76.06	\$23.04	\$99.10
007-450-044	\$76.06	\$23.04	\$99.10	007-460-040	\$76.06	\$23.04	\$99.10
007-450-045	\$76.06	\$23.04	\$99.10	007-460-041	\$76.06	\$23.04	\$99.10
007-450-046	\$76.06	\$23.04	\$99.10	007-460-042	\$76.06	\$23.04	\$99.10
007-450-047	\$76.06	\$23.04	\$99.10	007-460-043	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 186

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-460-044	\$76.06	\$23.04	\$99.10	007-460-095	\$76.06	\$23.04	\$99.10
007-460-045	\$76.06	\$23.04	\$99.10	007-460-096	\$76.06	\$23.04	\$99.10
007-460-046	\$76.06	\$23.04	\$99.10	007-460-097	\$76.06	\$23.04	\$99.10
007-460-047	\$76.06	\$23.04	\$99.10	007-460-098	\$76.06	\$23.04	\$99.10
007-460-048	\$76.06	\$23.04	\$99.10	007-460-099	\$76.06	\$23.04	\$99.10
007-460-049	\$76.06	\$23.04	\$99.10	007-460-100	\$76.06	\$23.04	\$99.10
007-460-050	\$76.06	\$23.04	\$99.10	007-460-101	\$76.06	\$23.04	\$99.10
007-460-051	\$76.06	\$23.04	\$99.10	007-460-102	\$76.06	\$23.04	\$99.10
007-460-052	\$76.06	\$23.04	\$99.10	007-460-103	\$76.06	\$23.04	\$99.10
007-460-053	\$76.06	\$23.04	\$99.10	007-460-104	\$76.06	\$23.04	\$99.10
007-460-054	\$76.06	\$23.04	\$99.10	007-460-105	\$76.06	\$23.04	\$99.10
007-460-055	\$76.06	\$23.04	\$99.10	007-460-106	\$76.06	\$23.04	\$99.10
007-460-056	\$76.06	\$23.04	\$99.10	007-460-107	\$76.06	\$23.04	\$99.10
007-460-057	\$76.06	\$23.04	\$99.10	007-460-108	\$76.06	\$23.04	\$99.10
007-460-058	\$76.06	\$23.04	\$99.10	007-460-109	\$76.06	\$23.04	\$99.10
007-460-059	\$76.06	\$23.04	\$99.10	007-460-110	\$76.06	\$23.04	\$99.10
007-460-060	\$76.06	\$23.04	\$99.10	007-460-111	\$76.06	\$23.04	\$99.10
007-460-061	\$76.06	\$23.04	\$99.10	007-460-112	\$76.06	\$23.04	\$99.10
007-460-062	\$76.06	\$23.04	\$99.10	007-460-113	\$76.06	\$23.04	\$99.10
007-460-063	\$76.06	\$23.04	\$99.10	007-460-114	\$76.06	\$23.04	\$99.10
007-460-064	\$76.06	\$23.04	\$99.10	007-460-115	\$76.06	\$23.04	\$99.10
007-460-065	\$76.06	\$23.04	\$99.10	007-460-116	\$76.06	\$23.04	\$99.10
007-460-066	\$76.06	\$23.04	\$99.10	007-460-117	\$76.06	\$23.04	\$99.10
007-460-067	\$76.06	\$23.04	\$99.10	007-460-118	\$76.06	\$23.04	\$99.10
007-460-068	\$76.06	\$23.04	\$99.10	007-460-119	\$76.06	\$23.04	\$99.10
007-460-069	\$76.06	\$23.04	\$99.10	007-460-120	\$76.06	\$23.04	\$99.10
007-460-070	\$76.06	\$23.04	\$99.10	007-460-121	\$76.06	\$23.04	\$99.10
007-460-071	\$76.06	\$23.04	\$99.10	007-460-122	\$76.06	\$23.04	\$99.10
007-460-072	\$76.06	\$23.04	\$99.10	007-460-123	\$76.06	\$23.04	\$99.10
007-460-073	\$76.06	\$23.04	\$99.10	007-460-124	\$76.06	\$23.04	\$99.10
007-460-074	\$76.06	\$23.04	\$99.10	007-460-125	\$76.06	\$23.04	\$99.10
007-460-075	\$76.06	\$23.04	\$99.10	007-460-126	\$76.06	\$23.04	\$99.10
007-460-076	\$76.06	\$23.04	\$99.10	007-460-127	\$76.06	\$23.04	\$99.10
007-460-077	\$76.06	\$23.04	\$99.10	007-460-128	\$76.06	\$23.04	\$99.10
007-460-078	\$76.06	\$23.04	\$99.10	007-460-129	\$76.06	\$23.04	\$99.10
007-460-079	\$76.06	\$23.04	\$99.10	007-460-130	\$76.06	\$23.04	\$99.10
007-460-080	\$76.06	\$23.04	\$99.10	007-460-131	\$76.06	\$23.04	\$99.10
007-460-081	\$76.06	\$23.04	\$99.10	007-460-132	\$76.06	\$23.04	\$99.10
007-460-082	\$76.06	\$23.04	\$99.10	007-460-133	\$76.06	\$23.04	\$99.10
007-460-083	\$76.06	\$23.04	\$99.10	007-460-134	\$76.06	\$23.04	\$99.10
007-460-084	\$76.06	\$23.04	\$99.10	007-460-135	\$76.06	\$23.04	\$99.10
007-460-085	\$76.06	\$23.04	\$99.10	007-460-136	\$76.06	\$23.04	\$99.10
007-460-086	\$76.06	\$23.04	\$99.10	007-460-137	\$76.06	\$23.04	\$99.10
007-460-087	\$76.06	\$23.04	\$99.10	007-460-138	\$76.06	\$23.04	\$99.10
007-460-088	\$76.06	\$23.04	\$99.10	007-460-139	\$76.06	\$23.04	\$99.10
007-460-089	\$76.06	\$23.04	\$99.10	007-460-140	\$76.06	\$23.04	\$99.10
007-460-090	\$76.06	\$23.04	\$99.10	007-470-001	\$76.06	\$23.04	\$99.10
007-460-091	\$76.06	\$23.04	\$99.10	007-470-002	\$76.06	\$23.04	\$99.10
007-460-092	\$76.06	\$23.04	\$99.10	007-470-003	\$76.06	\$23.04	\$99.10
007-460-093	\$76.06	\$23.04	\$99.10	007-470-004	\$76.06	\$23.04	\$99.10
007-460-094	\$76.06	\$23.04	\$99.10	007-470-005	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 187

CITY OF BRENTWOOD
LANDSCAPE & LIGHTING ASESMENT DISTRICT No. 21-1
DEER RIDGE LANDSCAPE IMPROVEMENTS
PRELIMINARY ASSESSMENT ROLL
FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount	Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
007-470-006	\$76.06	\$23.04	\$99.10	007-480-015	\$76.06	\$23.04	\$99.10
007-470-007	\$76.06	\$23.04	\$99.10	007-480-016	\$76.06	\$23.04	\$99.10
007-470-008	\$76.06	\$23.04	\$99.10	007-480-017	\$76.06	\$23.04	\$99.10
007-470-009	\$76.06	\$23.04	\$99.10	007-480-018	\$76.06	\$23.04	\$99.10
007-470-010	\$76.06	\$23.04	\$99.10	007-480-019	\$76.06	\$23.04	\$99.10
007-470-011	\$76.06	\$23.04	\$99.10	007-480-020	\$76.06	\$23.04	\$99.10
007-470-012	\$76.06	\$23.04	\$99.10	007-480-021	\$76.06	\$23.04	\$99.10
007-470-013	\$76.06	\$23.04	\$99.10	007-480-022	\$76.06	\$23.04	\$99.10
007-470-014	\$76.06	\$23.04	\$99.10	007-480-023	\$76.06	\$23.04	\$99.10
007-470-015	\$76.06	\$23.04	\$99.10	007-480-025	\$76.06	\$23.04	\$99.10
007-470-016	\$76.06	\$23.04	\$99.10	007-490-001	\$76.06	\$23.04	\$99.10
007-470-017	\$76.06	\$23.04	\$99.10	007-490-002	\$76.06	\$23.04	\$99.10
007-470-018	\$76.06	\$23.04	\$99.10	007-490-003	\$76.06	\$23.04	\$99.10
007-470-019	\$76.06	\$23.04	\$99.10	007-490-004	\$76.06	\$23.04	\$99.10
007-470-020	\$76.06	\$23.04	\$99.10	007-490-005	\$76.06	\$23.04	\$99.10
007-470-021	\$76.06	\$23.04	\$99.10	007-490-006	\$76.06	\$23.04	\$99.10
007-470-022	\$76.06	\$23.04	\$99.10	007-490-007	\$76.06	\$23.04	\$99.10
007-470-023	\$76.06	\$23.04	\$99.10	007-490-008	\$76.06	\$23.04	\$99.10
007-470-024	\$76.06	\$23.04	\$99.10	007-490-009	\$76.06	\$23.04	\$99.10
007-470-025	\$76.06	\$23.04	\$99.10	007-490-010	\$76.06	\$23.04	\$99.10
007-470-026	\$76.06	\$23.04	\$99.10	007-490-011	\$76.06	\$23.04	\$99.10
007-470-027	\$76.06	\$23.04	\$99.10	007-490-012	\$76.06	\$23.04	\$99.10
007-470-028	\$76.06	\$23.04	\$99.10	007-490-013	\$76.06	\$23.04	\$99.10
007-470-029	\$76.06	\$23.04	\$99.10	007-490-014	\$76.06	\$23.04	\$99.10
007-470-030	\$76.06	\$23.04	\$99.10	007-490-015	\$76.06	\$23.04	\$99.10
007-470-031	\$76.06	\$23.04	\$99.10	007-490-016	\$76.06	\$23.04	\$99.10
007-470-032	\$76.06	\$23.04	\$99.10	007-490-017	\$76.06	\$23.04	\$99.10
007-470-033	\$76.06	\$23.04	\$99.10	007-490-018	\$76.06	\$23.04	\$99.10
007-470-034	\$76.06	\$23.04	\$99.10	007-490-019	\$76.06	\$23.04	\$99.10
007-470-035	\$76.06	\$23.04	\$99.10	010-830-001	\$76.06	\$23.04	\$99.10
007-470-036	\$76.06	\$23.04	\$99.10	010-830-002	\$76.06	\$23.04	\$99.10
007-470-037	\$76.06	\$23.04	\$99.10	010-830-003	\$76.06	\$23.04	\$99.10
007-470-038	\$76.06	\$23.04	\$99.10	010-830-004	\$76.06	\$23.04	\$99.10
007-470-039	\$76.06	\$23.04	\$99.10	010-830-005	\$76.06	\$23.04	\$99.10
007-470-040	\$76.06	\$23.04	\$99.10	010-830-006	\$76.06	\$23.04	\$99.10
007-470-041	\$76.06	\$23.04	\$99.10	010-830-007	\$76.06	\$23.04	\$99.10
007-470-042	\$76.06	\$23.04	\$99.10	010-830-008	\$76.06	\$23.04	\$99.10
007-480-001	\$76.06	\$23.04	\$99.10	010-830-009	\$76.06	\$23.04	\$99.10
007-480-002	\$76.06	\$23.04	\$99.10	010-830-010	\$76.06	\$23.04	\$99.10
007-480-003	\$76.06	\$23.04	\$99.10	010-830-011	\$76.06	\$23.04	\$99.10
007-480-004	\$76.06	\$23.04	\$99.10	010-830-012	\$76.06	\$23.04	\$99.10
007-480-005	\$76.06	\$23.04	\$99.10	010-830-013	\$76.06	\$23.04	\$99.10
007-480-006	\$76.06	\$23.04	\$99.10	010-830-014	\$76.06	\$23.04	\$99.10
007-480-007	\$76.06	\$23.04	\$99.10	010-830-015	\$76.06	\$23.04	\$99.10
007-480-008	\$76.06	\$23.04	\$99.10	010-830-016	\$76.06	\$23.04	\$99.10
007-480-009	\$76.06	\$23.04	\$99.10	010-830-017	\$76.06	\$23.04	\$99.10
007-480-010	\$76.06	\$23.04	\$99.10	010-830-018	\$76.06	\$23.04	\$99.10
007-480-011	\$76.06	\$23.04	\$99.10	010-830-019	\$76.06	\$23.04	\$99.10
007-480-012	\$76.06	\$23.04	\$99.10	010-830-020	\$76.06	\$23.04	\$99.10
007-480-013	\$76.06	\$23.04	\$99.10	010-830-021	\$76.06	\$23.04	\$99.10
007-480-014	\$76.06	\$23.04	\$99.10	010-830-022	\$76.06	\$23.04	\$99.10

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 188

CITY OF BRENTWOOD
 LANDSCAPE & LIGHTING ASSESSMENT DISTRICT No. 21-1
 DEER RIDGE LANDSCAPE IMPROVEMENTS
 PRELIMINARY ASSESSMENT ROLL
 FISCAL YEAR 2022-23

D.2.d

Assessor's Parcel Number	Construction Component of Assessment	Maintenance Component of Assessment	Total Assessment Amount
010-830-023	\$76.06	\$23.04	\$99.10
010-830-024	\$76.06	\$23.04	\$99.10
010-830-025	\$76.06	\$23.04	\$99.10
010-830-026	\$76.06	\$23.04	\$99.10
010-830-027	\$76.06	\$23.04	\$99.10
010-830-028	\$76.06	\$23.04	\$99.10
010-830-029	\$76.06	\$23.04	\$99.10
010-830-030	\$76.06	\$23.04	\$99.10
010-830-031	\$76.06	\$23.04	\$99.10
010-830-032	\$76.06	\$23.04	\$99.10
010-830-033	\$76.06	\$23.04	\$99.10
010-830-034	\$76.06	\$23.04	\$99.10
010-830-035	\$76.06	\$23.04	\$99.10
010-830-036	\$76.06	\$23.04	\$99.10
010-830-037	\$76.06	\$23.04	\$99.10
010-830-038	\$76.06	\$23.04	\$99.10
010-830-039	\$76.06	\$23.04	\$99.10
010-830-040	\$76.06	\$23.04	\$99.10
010-830-041	\$76.06	\$23.04	\$99.10
010-830-042	\$76.06	\$23.04	\$99.10
010-830-043	\$76.06	\$23.04	\$99.10
010-830-044	\$76.06	\$23.04	\$99.10
010-830-045	\$76.06	\$23.04	\$99.10
010-830-046	\$76.06	\$23.04	\$99.10
010-830-047	\$76.06	\$23.04	\$99.10
010-830-048	\$76.06	\$23.04	\$99.10
010-830-049	\$76.06	\$23.04	\$99.10
010-830-050	\$76.06	\$23.04	\$99.10
010-830-051	\$76.06	\$23.04	\$99.10
010-830-052	\$76.06	\$23.04	\$99.10
010-830-053	\$76.06	\$23.04	\$99.10
010-830-054	\$76.06	\$23.04	\$99.10
010-830-055	\$76.06	\$23.04	\$99.10
010-830-056	\$76.06	\$23.04	\$99.10
010-830-057	\$76.06	\$23.04	\$99.10
010-830-058	\$76.06	\$23.04	\$99.10
010-830-059	\$76.06	\$23.04	\$99.10
010-830-060	\$76.06	\$23.04	\$99.10

Total Parcels: 1,058
 Total Assessment: \$1 07,230.14

Attachment: LLAD 21-1 Preliminary Assessment Roll (2404 : Deer Ridge Landscape Improvements - LLAD 21-1 ROI)

Packet Pg. 189