



Annual Development Impact Fee Financial Report  
Fiscal Year 2019-2020

## **BACKGROUND**

The Mitigation Fee Act, Government Code §66000 et seq., (the “Act”) governs the establishment and administration of development impact fees paid by new development projects for public facilities needed to serve new development. Fees must be separately accounted for and used for the specific purpose for which the fee was imposed. The City's adopted development impact fees are listed in this report. Expenditures are authorized annually through the City's Adopted Budget and the Capital Improvement Program, which is on file with the City Clerk's office and on the City's website.

## **ANNUAL DEVELOPMENT FEE REPORTING**

The Act requires that the City prepare an annual review of all development impact fees as defined in the Act and make a public report on the fees available to the public after the end of each fiscal year. Government Code Section 66006(b)(2) requires the report to be placed on an agenda for review at a public meeting not less than 15 days after the report is made available to the public.

The City is also required to adopt by resolution certain findings for any fund accounts which contain unexpended funds as of the fifth fiscal year following the first deposit into those funds (Government Code Section 66001(d)).

The report is organized as follows:

In accordance with Government Code Section §66006(b), the City is required to make available on an annual basis, the following information regarding certain Development Fee funds for the fiscal year:

- A brief description of the type of fee in the account or fund.
- The amount of the fee.
- The beginning and ending balance of the account or fund.
- The amount of the fees collected and the interest earned.
- An identification of each public improvement on which fees were expended and the amount of the expenditures on each improvement, including the total percentage of the cost of the public improvement that was funded with fees.
- An identification of an approximate date by which the construction of the public improvement will commence; if the local agency determines that sufficient funds have been collected to complete financing on an incomplete public improvement identified in the capital improvement program, General Plan, a Specific Plan, or other public documents; and the public improvement remains incomplete.
- A description of each interfund transfer or loan made from the account or fund, if any, including the public improvement on which the transferred or loaned fees will be expended, and, in the case of an interfund loan, the date on which the loan will be repaid, and the rate of interest that the account or fund will receive on the loan.
- The amount of refunds made pursuant to subdivision (e) of §66001 and any allocations pursuant to subdivision (f) of §66001.

The disclosure of the information to the public must be made within 180 days after the end of the fiscal year, and the City Council needs to review the disclosure statements not less than 15 days after the disclosure is made.

For the fiscal year ended June 30, 2020, \$16,535 in refunds were made pursuant to subdivision (e) of §66001 and there were no allocations pursuant to subdivision (f) of §66001.

This report was compiled based on the annual financial statements of the City as of June 30, 2020. It provides an opportunity for management and staff to evaluate what is available for the City's development, to plan what can be accomplished with the resources identified, and to inform the public of future projects.

Questions regarding the data in this report should be directed to the City's Finance Department at 14000 City Center Drive, Chino Hills, California 91709, via email at [finance@chinohills.org](mailto:finance@chinohills.org) or by phone at (909) 364-2640.

This report was submitted to City Council on December 8, 2020, and is organized as follows:

- Section 1.** A brief description of the type of fee in the account or fund and the amount of the fee (Government Code §66006(b)(1)(A)(B)).
- Section 2.** A summary of the beginning fund balance, annual fee revenue collected and interest earned, public improvement expenditures, and the ending fund balance for each fee and a description of each interfund transfer or loan made from the account or fund, including the public improvement on which the transferred or loaned fees will be expended, and, in the case of an interfund loan, the date on which the loan will be repaid, and the rate of interest that the account or fund will receive on the loan. (Government Code §66006(b)(1)(C) and (D) (G)).
- Section 3.** A list of projects to be funded by development impact fees, including approximate dates of commencement and completion if adequate funds have been collected to complete the project. (Government Code §66006(b)(1)(E) and (F)).
- Section 4.** Quimby Act financial information.
- Section 5.** Existing Infrastructure Fee Long-Term Debt Balances by Fiscal Year.

**CITY OF CHINO HILLS  
DEVELOPMENT IMPACT FEE DESCRIPTION**

Development Fee Name	Brief Description of the Type of Fee
Affordable Housing In-Lieu Fee	The Affordable Housing In-Lieu Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the affordable housing unit.
Development Impact In-Lieu Fee / Traffic Fair Share	The Development Impact In-Lieu fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the related infrastructure. The In-Lieu Fee is designated to a specific project where the new construction has direct impact to the assessed area based on analysis. The description of each of the individual projects and fees that have been dedicated to these projects (apprx. \$ of projects) by developers are shown in the Mitigation Fee Fund.
Existing Infrastructure Fee	The Existing Infrastructure Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of existing infrastructure debt, in the form of credits earned through reimbursement agreements, assessment district installment payments made, the outstanding assessment district principal, and other reimbursement obligations of the City.
General City Facilities Fee	The General City Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the general city facilities, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Parkland (Quimby In-Lieu) Fee	The Parkland (Quimby In-Lieu) Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the parks or recreation facilities, including land development, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Parks & Recreation Facilities Fee	The Parks & Recreation Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the parks and recreation facilities, including land development, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Protected Tree Replacement Fee	The Protected Tree Replacement Fee is the fee assessed if tree replacement cannot occur on site. This mitigation fee is based on the valuation of the tree to be removed. The mitigation fee includes the cost of purchasing and installing the tree and appropriate irrigation and funding of a five-year establishment period.
Sewer Facilities Fee	The Sewer Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the sewer facilities, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Storm Drain Facilities Fee	The Storm Drain Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the storm drain facilities, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Traffic Facilities Fee	The Traffic Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the traffic facilities, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Traffic Impact Fee	The Traffic Impact Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the related traffic infrastructure, to mitigate traffic impacts due to the new development, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.
Traffic Signal Fee	The Traffic Signal Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the related traffic infrastructure, less any amount deducted from such cost representing existing development's share of such cost, where appropriate. The Traffic Signal Fee is designated to a specific project where the new construction has direct impact to the assessed area based on analysis.
Water Facilities Fee	The Water Facilities Fee is the fee assessed on new construction in the amount representing new construction's proportionate share of the cost of constructing the water facilities, less any amount deducted from such cost representing existing development's share of such cost, where appropriate.

**CITY OF CHINO HILLS  
DEVELOPMENT IMPACT FEE SCHEDULE <sup>a</sup>**

Fee Category	Land Use Type	Unit	Amount of Fee
Affordable Housing In-Lieu	Single-Family	Not to exceed \$3,500 per unit	\$ 1/Sq. Ft.
	Multi-Family	Not to exceed \$1,000 per unit	\$ 1/Sq. Ft.
Existing Infrastructure	Single-Family	Dwelling Unit	\$ 11,450
	Multi-Family	Dwelling Unit	\$ 11,450
	Commercial	1,000 SF	\$ 2,290
	Business Park	1,000 SF	\$ 2,290
	Private Institutional	1,000 SF	\$ 2,290
	Public Institutional	1,000 SF	\$ 2,290
	Commercial Recreation		TBD
General City Facilities	Single-Family	Dwelling Unit	\$ 1,845
	Multi-Family	Dwelling Unit	\$ 1,845
	Private Institutional	1,000 SF	\$ 719
	Commercial Recreation		TBD
Parks and Recreation Facilities	Single-Family	Dwelling Unit	\$ 2,495
	Multi-Family	Dwelling Unit	\$ 2,495
Parkland (Quimby In-Lieu)	Single-Family	Dwelling Unit	\$ 867
	Multi-Family	Dwelling Unit	\$ 867
Sewer Facilities <sup>b</sup>	Single-Family	Dwelling Unit	\$ 511
	Multi-Family	Dwelling Unit	\$ 511
	Non-Residential	Dwelling Unit	TBD
Storm Drain Facilities	Single-Family	Dwelling Unit	\$ 1,395
	Multi-Family	Dwelling Unit	\$ 1,395
	Commercial	1,000 SF	\$ 962
	Business Park	1,000 SF	\$ 725
	Private Institutional	1,000 SF	\$ 962
	Public Institutional	1,000 SF	\$ 962
	Commercial Recreation		TBD
Traffic Facilities	Single-Family	Dwelling Unit	\$ 252
	Multi-Family	Dwelling Unit	\$ 252
Traffic Impact	Single-Family	Dwelling Unit	\$ 554.60/DU
	Multi-Family	Dwelling Unit	\$ 385.38/DU
	Retail	Per Sq.Ft.	\$ 1.70/Sq. Ft.
	Office	Per Sq.Ft.	\$ 0.64/Sq. Ft.
	Industrial	Per Sq.Ft.	\$ 0.40/Sq. Ft.
Water Facilities <sup>c</sup>	Single-Family	Dwelling Unit	\$ 7,096
	Multi-Family	Dwelling Unit	\$ 4,967
	Non-Residential	Per 1" meter	\$ 7,096
	Non-Residential	Per 1 1/2" meter	\$ 10,645
	Non-Residential	Per 2" meter	\$ 22,706
	Non-Residential	Per 3" meter	\$ 49,673
	Non-Residential	Per 4" meter	\$ 85,152
	Non-Residential	Per 6" meter	\$ 177,401
	Non-Residential	Per 8" meter	\$ 255,457
	Non-Residential	Per 10" meter	\$ 411,571
Non-Residential	Per 12" meter	\$ 567,685	
Development Impact In-Lieu	See Below <sup>d</sup>		

<sup>a</sup> Fees in effect during Fiscal Year 2019-20.

<sup>b</sup> Not imposed if septic system is used.

<sup>c</sup> Imposed at time of connection.

<sup>d</sup> Development Impact In-Lieu Fee is determined based on the condition of the development and is evaluated on a case by case basis, and therefore, varies in how much is required for each related project.

**CITY OF CHINO HILLS  
AFFORDABLE HOUSING IN-LIEU FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	3,168,699
Revenues:		
Interest Income		78,786
Fair Market Value Adjustment		84,017
Affordable Housing In-Lieu Fee		20,629
<b>Total Revenues</b>		<b>183,432</b>
Expenditures:		
Salaries & Flexible Benefits		14,979
Legal Services		4,818
<b>Total Expenditures</b>		<b>19,797</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>3,332,334</b> <sup>a</sup>

**Note:**

<sup>a</sup> The City has committed to donate two lots to the Habitat for Humanity in the Los Serranos Area. These lots will be used in the Veteran Build Homes Program. The fair market value of these lots, including the related permit fees and costs, are estimated to be around \$400,000. For the past fiscal year, \$4,730.54 of staff time has been spent on this project which represents approximately 1% of the estimated project expenditures. This project is expected to commence construction in FY 21/22.

For the remaining funds, the City is pursuing projects that support affordable senior housing. Planning and feasibility analysis has begun on the affordable senior housing project and is expected to continue through the next fiscal year. For the past fiscal year, \$3,153.69 of staff time has been spent on this project which represents less than 1% of the estimated project expenditures. These expenditures are related to development projects still in their planning phases so total project costs are preliminary. This project is expected to commence construction in FY 24/25.

**CITY OF CHINO HILLS  
EXISTING INFRASTRUCTURE FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	8,980,520
Revenues:		
Interest Income		222,358
Fair Market Value Adjustment		241,268
Existing Infrastructure Fee		254,607
Assessment District Credits & Lien Payoff		24,619 <sup>a</sup>
Developer Agreement Credits		122,752
		<u>865,604</u>
<b>Total Revenues</b>		
Expenditures:		
Administrative Overhead (7.5%)		20,942
Assessment District Credits		147,372 <sup>a</sup>
		<u>168,314</u>
<b>Total Expenditures</b>		
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b><u><u>9,677,810</u></u></b> <sup>b</sup>

**Notes:**

<sup>a</sup> These amounts represent assessment district credits taken by the developers at the time when permits were pulled. As a result, outstanding development related obligations were reduced by the credits taken.

<sup>b</sup> The ending balance of the Existing Infrastructure Fee fund has \$898,445 restricted for the Soquel Canyon Parkway construction which is anticipated to be completed in the year 2030.

The remainder of the ending balance will go towards paying off the existing developer debt obligations totaling \$15,955,254.89. Staff is in the process of paying off the existing debt once sufficient supporting documentation has been provided to the City.

**CITY OF CHINO HILLS  
GENERAL CITY FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	5,074,293
Revenues:		
Interest Income		126,245
Fair Market Value Adjustment		135,601
General City Facilities Fee		39,552
<b>Total Revenues</b>		<b>301,398</b>
Expenditures:		
Administrative Overhead (7.5%)		2,966
<b>Total Expenditures</b>		<b>2,966</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>5,372,725</b> <sup>a</sup>

**Note:**

<sup>a</sup> The General City Facilities Fees are designated for the following future projects:

<b>Project Name</b>	<b>Estimated Cost</b>	<b>Estimated Start Date</b>
Fire Facilities at Soquel Canyon Pkwy & Pipeline Ave	\$ 4,000,000	FY 22/23
City Entry Monuments (10 Locations)	<sup>b</sup> 503,850	FY 24/25
City Yard & Transfer Station	<sup>c</sup> 3,023,100	FY 22/23
<b>Total Estimated Cost</b>	<b>\$ 7,526,950</b>	

<sup>b</sup> A total of \$12,328 has been spent on the City Entry Monuments project of which \$0, or 0%, was paid from the General Facilities Fees.

<sup>c</sup> A total of \$50,112 has been spent on the City Yard & Transfer Station project of which \$16,759, or 33.44%, was paid from the General Facilities Fees.



**CITY OF CHINO HILLS  
MITIGATION FEE FUND  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance, restated	\$	2,589,759
Revenues:		
Reimbursement for Project		-
<b>Total Revenues</b>		-
Expenditures:		
Developer Reimbursements		1,238,132 <sup>a</sup>
Capital Improvement Projects:		
Los Serranos Transit Access		18,316 <sup>b</sup>
Los Serranos Safe Routes to School West Project		53,000 <sup>c</sup>
SR-71 SB Off-Ramp at Soquel Canyon Parkway		218,097 <sup>d</sup>
<b>Total Expenditures</b>		<b>1,527,545</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>1,062,214 <sup>e</sup></b>

**Note:**

<sup>a</sup> This amount represents (1) a refund of \$10,156 to the City of Chino and \$669 to Centex Homes for unused in-lieu fees; (2) a refund of \$8,510 to the Golden Triangle developer for unused in-lieu fees; (3) and a payment of \$1,221,597 to Avalon Bay per settlement agreement #A2020-130.

<sup>b</sup> A total of \$421,395 has been spent on the Los Serranos Transit Access Project of which \$18,316, or 4.35%, was paid from the Mitigation Fee Fund.

<sup>c</sup> A total of \$1,101,729 has been spent on the Los Serranos Safe Routes to School West Project of which \$53,000, or 4.81%, was paid from the Mitigation Fee Fund.

<sup>d</sup> A total of \$340,000 has been spent on the SR-71 SB Off-Ramp at Soquel Canyon Parkway of which \$218,097, or 64.15%, was paid from the Mitigation Fee Fund.

<sup>e</sup> The Mitigation Fees are designated for the following future projects:

<u>Project Name</u>	<u>Funds Available</u>	<u>Estimated Start Date</u>
Chino Hills Parkway between Eucalyptus and Carbon Canyon	\$ 28,212	FY 19/20
Soquel Canyon Pkwy at Pomona Rincon Intersection	14,988	FY 21/22
Traffic Signal at Bird Farm Rd and Ramona Ave	66,759	FY 21/22
Traffic Signal Canyon Hills/ Carbon Canyon Rd	50,570	FY 21/22
Carbon Canyon Rd / Fairway Drive Intersection	4,081	FY 24/25
Butterfield Ranch Rd / Soquel Cyn Pkwy Intersection	123	FY 24/25
Central Ave / El Prado Rd Intersection	1,080	FY 24/25
El Prado Rd / Pine Ave Intersection	3,501	FY 24/25
Fairfield Ranch Road/Central Ave Intersection	8,268	FY 24/25
Higgins Ranch Intersection	82,875	FY 24/25
Chino Hills Parkway / Eucalyptus Intersection	300,000	FY 24/25
Butterfield Ranch Rd at Pine Ave Intersection	8,567	FY 24/25
Reconstruct Fairfield Ranch Road	95,670	FY 24/25
SR-71 NB Ramp at Pine Ave	22,940	FY 24/25
SR-71 NB Ramp Butterfield/Euclid Ave to Pine Ave	173,256	FY 24/25
SR-71 SB Ramp at Pine Ave to Butterfield/Euclid Ave	15,448	FY 24/25
SR-71 SB Ramp Butterfield/Euclid Ave to SR-91 Fwy	54,476	FY 24/25
Central Ave/Soquel Canyon Pkwy at Fairfield Ranch Rd	19,570	FY 29/30
Monte Vista Ave / Chino Hills Pkwy Intersection	61,430	FY 29/30
Pipeline Rd / Chino Hills Pkwy Intersection	10,612	FY 34/35
SR-71 NB Ramp at Central Ave/Soquel Cyn Intersection	39,788	FY 34/35
<b>Total Estimated Cost</b>	<b>\$ 1,062,214</b>	

**Note:** Interest Income is not accrued to each fee collected and admin overhead costs are not charged to each fee collected. This was a cost/benefit decision and the impacts are immaterial to each fee.

**CITY OF CHINO HILLS  
PARKS & RECREATION FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	71,621
Revenues:		
Interest Income		1,157
Parks & Recreation Facilities Fee		38,517
Parks & Recreation Facilities Fee Credits		14,970 <sup>a</sup>
<b>Total Revenues</b>		<b>54,644</b>
Expenditures:		
Administrative Overhead (7.5%)		4,012
Impact Fee Credits		14,970 <sup>a</sup>
Capital Improvement Projects:		
Los Serranos Park - Bird Farm Park		107,283 <sup>b</sup>
<b>Total Expenditures</b>		<b>126,265</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>(0) <sup>c</sup></b>

**Notes:**

<sup>a</sup> A total of \$14,970 Parks & Recreation Facilities Fee Credits were assigned to CalAtlantic Homes in Fiscal Year 2019-20, based on Agreement A15-140.

<sup>b</sup> A total of \$4,920,006 has been spent on the Los Serranos Park project of which \$1,404,999, or 28.56%, was paid from the Parks & Recreation Facilities Fees.

<sup>c</sup> The Parks & Recreation Facilities Fees are designated for the following future projects:

Project Name	Estimated Cost	Estimated Start Date
Los Serranos Park (Formerly Bird Farm Park)	\$ 2,236,800	FY 17/18
Galstian Park Site and Community Center	2,628,240	FY 22/23
<b>Total Estimated Cost</b>	<b>\$ 4,865,040</b>	

**CITY OF CHINO HILLS  
SEWER FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	4,941,059
Revenues:		
Interest Income		111,250
Fair Market Value Adjustment		92,773
Sewer Facilities Fee		32,978
<b>Total Revenues</b>		<b>237,001</b>
Expenditures:		
Administrative Overhead (7.5%)		1,289
Capital Improvement Project:		
Supervisory Control & Data Acquisition System (SCADA)		1,164,963 <sup>a</sup>
<b>Total Expenditures</b>		<b>1,166,252</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>4,011,808 <sup>b</sup></b>

**Note:**

<sup>a</sup> A total of \$1,413,707 has been spent on the Supervisory Control & Data Acquisition System (SCADA) project of which \$1,331,146, or 94.16%, was paid from the Sewer Facilities Fees.

<sup>b</sup> The Sewer Facilities Fees are designated for the following future projects:

Project Name	Estimated Cost	Estimated Start Date
Supervisory Control & Data Acquisition System (SCADA)	\$ 1,331,000	FY 10/11
City-wide Wastewater Master Plan Study <sup>c</sup>	167,950	FY 19/20
Rincon Trunk Relief Sewer: C-P3 1,034 LF of 15-inch sewer	500,000	FY 22/23
Grand Avenue/Highway 71 Trunk Relief (Boys Republic)	156,103	FY 22/23
Carbon Canyon Trunk - One Lift Station, etc.	1,850,000	FY 22/23
Rincon Trunk Relief Sewer C-P4 Upgrade pumps for lift stations	400,000	FY 22/23
Carbon Canyon Trunk: H-P1 2,480 ft. of 8-inch relief sewer	500,000	FY 24/25
Country Club Trunk: J-P1 1,350 ft. of 15-inch relief sewer	650,000	FY 25/26
<b>Total Estimated Cost</b>	<b>\$ 5,555,053</b>	

<sup>c</sup> A total of \$20,021 has been spent on the City-wide Wastewater Master Plan Study project of which \$6,725, or 33.59%, was paid from the Sewer Facilities Fees.

**CITY OF CHINO HILLS  
STORM DRAIN FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance		\$ 7,666,615
Revenues:		
Interest Income		188,460
Fair Market Value Adjustment		200,885
Storm Drain Facilities Fee		43,856
<b>Total Revenues</b>		<b>433,201</b>
Expenditures:		
Administrative Overhead (7.5%)		3,289
Capital Improvement Projects:		
Peyton Drive and English Channel - Phase 3		50,101 <sup>a</sup>
<b>Total Expenditures</b>		<b>53,390</b>
<b>Ending Fund Balance June 30, 2020</b>		<b>\$ 8,046,426 <sup>b</sup></b>

**Note:**

<sup>a</sup> A total of \$7,643,787 has been spent on the Peyton Drive and English Channel project of which \$362,108, or 4.74%, was paid from the Storm Drain Facilities Fees.

<sup>b</sup> The Storm Drain Facilities Fees are designated for the following future projects:

Project Name	Estimated Cost	Estimated Start Date
English Creek Channel - Peyton Dr/English Channel - Phase 3	\$ 2,000,000	FY 17/18
City-wide Storm Drain Master Plan Study	201,540	FY 20/21
Lower Los Serranos (Upper Soquel)	1,600,000	FY 20/21
Little Chino Creek: D-6-1 Eucalyptus from Peyton to City limits	4,050,000	FY 22/23
Little Chino Creek: D-4-1 Little Chino Cr. @ Peyton	1,700,000	FY 22/23
<b>Total Estimated Cost</b>	<b>\$ 9,551,540</b>	

**CITY OF CHINO HILLS  
TRAFFIC FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance		\$ 2,609,193
Revenues:		
Interest Income		64,604
Fair Market Value Adjustment		69,044
Traffic Facilities Fee		5,386
<b>Total Revenues</b>		<b>139,034</b>
Expenditures:		
Administrative Overhead (7.5%)		404
Capital Improvement Projects:		
Pine Ave Extension		5,415 <sup>a</sup>
<b>Total Expenditures</b>		<b>5,819</b>
<b>Ending Fund Balance June 30, 2020</b>		<b>\$ 2,742,408 <sup>b</sup></b>

**Note:**

<sup>a</sup> A total of \$18,870 has been spent on the Pine Avenue Extension project of which \$5,415, or 28.7%, was paid from the Traffic Facilities Fees.

<sup>b</sup> The Traffic Facilities Fees are designated for the following future projects:

Project Name	Estimated Cost	Estimated Start Date
Pine Avenue Extension	\$ 1,411,116	FY 24/25
Soquel Canyon Pkwy Extension to Peyton Dr.	1,679,500	FY 25/26
<b>Total Estimated Cost</b>	<b>\$ 3,090,616</b>	

**CITY OF CHINO HILLS  
TRAFFIC IMPACT FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	70,428
Revenues:		
Interest Income		453
Fair Market Value Adjustment		(751)
Traffic Impact Fee		8,578
<b>Total Revenues</b>		<b>8,280</b>
Expenditures:		
Administrative Overhead (7.5%)		643
<b>Total Expenditures</b>		<b>643</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>78,065</b> <sup>a</sup>

**Note:**

<sup>a</sup> The Traffic Impact Fees are designated for the following future projects:

<b>Project Name</b>	<b>Estimated Cost</b>	<b>Estimated Start Date</b>
SR-71 SB Off-ramp at Soquel Canyon Parkway	\$ 507,500	FY 19/20
Chino Hills Pkwy/Grand Ave Intersection	50,750	FY 22/23
Carbon Cyn Rd/Chino Hills Pkwy Intersection	15,033	FY 22/23
Peyton Dr/Chino Hills Pkwy Intersection	456,750	FY 22/23
Pipeline Ave/Chino Hills Pkwy Intersection	1,204,750	FY 22/23
Soquel Cyn Pkwy/Butterfield Ranch Rd Interesection	159,500	FY 22/23
Soquel Cyn Pkwy/Pomona Rincon Rd Interesection	507,500	FY 22/23
SR-71 NB Off-ramp at Soquel Canyon Parkway	507,500	FY 22/23
<b>Total Estimated Cost</b>	<b>\$ 3,409,283</b>	

**CITY OF CHINO HILLS  
TRAFFIC SIGNAL FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	195,028
Revenues:		
Interest Income		4,831
Fair Market Value Adjustment		<u>5,163</u>
<b>Total Revenues</b>		<u><b>9,994</b></u>
Expenditures:		
Capital improvement projects:		<u>-</u>
<b>Total Expenditures</b>		<u>-</u>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b><u><u>205,022</u></u><sup>a</sup></b>

**Note:**

<sup>a</sup> The Traffic Signal Fees are designated for the following future project:

<b>Project Name</b>	<b>Estimated Cost</b>	<b>Estimated Start Date</b>
Traffic Signal @ Soquel Canyon Parkway and Pipeline Ave.	250,000	FY 25/26
<b>Total Estimated Cost</b>	<b><u><u>\$ 250,000</u></u></b>	

**CITY OF CHINO HILLS  
WATER FACILITIES FEE  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$ 17,307,257
Revenues:	
Fire Flow Testing	5,516
Interest Income	430,322
Fair Market Value Adjustment	461,681
Water Facilities Fee	142,657
<b>Total Revenues</b>	<b>1,040,176</b>
Expenditures:	
Administrative Overhead (7.5%)	10,699
Capital Improvement Projects:	
Reservoir No. 18	21,076 <sup>a</sup>
City-Wide Water & Recycled Water Master Plan Study	29,780 <sup>b</sup>
<b>Total Expenditures</b>	<b>61,555</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$ 18,285,878 <sup>c</sup></b>

**Note:**

<sup>a</sup> A total of \$610,189 has been spent on the Reservoir No. 18 project of which \$596,025, or 97.68%, was paid from the Water Facilities Fees.

<sup>b</sup> A total of \$88,658 has been spent on the City-wide Water & Recycled Water Master Plan Study of which \$29,780, or 33.59%, was paid from the Water Facilities Fees.

<sup>c</sup> The Water Facilities Fees are designated for the following future projects:

Project Name	Estimated Cost	Estimated Start Date
Reservoir No. 18	\$ 5,040,797	FY 10/11
City-wide Water and Recycled Water Master Plan Study	201,540	FY 18/19
Supervisory Control & Data Acquisition System (SCADA) <sup>d</sup>	666,000	FY 18/19
Well 18 Equipment	660,000	FY 21/22
Reservoir No. 2	3,045,000	FY 21/22
Reservoir No. 43 - Intermediate Zone <sup>e</sup>	3,654,000	FY 23/24
Reservoir No. 46 - Replacement	4,019,400	FY 23/24
Reservoir No. 43 - Feeder Pipeline	535,920	FY 24/25
Soquel Canyon Recycled - Water Distribution Main	1,100,000	FY 24/25
High Zone Recycled (Western Hills)	1,500,000	FY 24/25
Reservoir No. 25 - Tonner Canyon	3,045,000	FY 24/25
Tonner Canyon Pipeline	1,452,000	FY 28/29
<b>Total Estimated Cost</b>	<b>\$ 24,919,657</b>	

<sup>d</sup> A total of \$510,125 has been spent on the Supervisory Control & Data Acquisition System (SCADA) project of which \$510,125, or 100%, was paid from the Water Facilities Fees.

<sup>e</sup> A total of \$264,941 has been spent on the Reservoir No. 43 - Intermediate Zone project of which \$264,941, or 100%, was paid from the Water Facilities Fees.



CITY OF CHINO HILLS  
CURRENT AND FUTURE CAPITAL PROJECTS

PROJECT DESCRIPTION	TOTAL COST FOR FACILITY	DATE TO COMMENCE	% OF COST ALLOCATED TO NEW DEVELOPMENT	COST ALLOCATED TO NEW DEVELOPMENT	COST ALLOCATED TO EXISTING DEVELOPMENT	DIF FEES EXPENDED AS OF 6/30/20	TOTAL EXPENDED AS OF 6/30/20	OTHER FUNDING SOURCES
<b>AFFORDABLE HOUSING IN-LIEU FEE (2501)</b>								
Two City Lots in the Los Serranos Area donated to Habitat for Humanity-Veteran Build Homes Program; Including Permit Fees and Related Costs (Estimated)	\$ 400,000	FY 20/21	100.00%	\$ 400,000	\$ -	\$ -	\$ -	
<b>TOTAL AFFORDABLE HOUSING IN-LIEU FEE</b>	<b>\$ 400,000</b>		<b>100.00%</b>	<b>\$ 400,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>EXISTING INFRASTRUCTURE FEE (2503)</b>								
Soquel Canyon Pkwy Extension	\$ 5,000,000	FY 25/26	17.97%	\$ 898,445	\$ 4,101,555	\$ -	\$ -	Grant, Traffic Facilities Fee
<b>TOTAL EXISTING INFRASTRUCTURE FEE</b>	<b>\$ 5,000,000</b>		<b>17.97%</b>	<b>\$ 898,445</b>	<b>\$ 4,101,555</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>GENERAL CITY FACILITIES FEE (2502)</b>								
Fire Facilities at Soquel Canyon Pkwy & Pipeline Ave	\$ 4,000,000	FY 22/23	100.00%	\$ 4,000,000	\$ -	\$ -	\$ -	
City Entry Monuments (10 Locations)	1,500,000	FY 24/25	33.59%	503,850	996,150	-	12,328	General Fund, Gas Tax
City Yard & Transfer Station	9,000,000	FY 22/23	33.59%	3,023,100	5,976,900	16,759	50,112	General Fund
<b>TOTAL GENERAL CITY FACILITIES FEE</b>	<b>\$ 14,500,000</b>		<b>51.91%</b>	<b>\$ 7,526,950</b>	<b>\$ 6,973,050</b>	<b>\$ 16,759</b>	<b>\$ 62,440</b>	
<b>MITIGATION FEE (2512)</b>								
Los Serranos Safe Routes to School (West) and Trail Improv	\$ 1,101,798	FY 19/20	4.81%	\$ 53,000	\$ 1,048,798	\$ 53,000	\$ 1,101,729	SBCTA Grant, CDBG, Gas Tax, Measure I
SR 71 SB Ramp at Soquel Canyon Pkwy - Pay to Caltrans	1,265,000	FY 19/20	26.88%	340,000	925,000	218,097	340,000	Caltrans - State of California
Los Serranos Transit Access	240,000	FY 19/20	7.63%	18,316	221,684	18,316	421,395	Measure I, SBCTA Grant
Chino Hills Parkway between Eucalyptus and Carbon Canyon	28,212	FY 19/20	100.00%	28,212	-	-	-	
Soquel Canyon Pkwy at Pomona Rincon Intersection	275,000	FY 21/22	5.45%	14,988	260,012	-	-	Gas Tax, Measure I
Traffic Signal at Bird Farm Rd and Ramona Ave	250,000	FY 21/22	26.70%	66,759	183,241	-	-	Gas Tax, Measure I
Traffic Signal Canyon Hills/ Carbon Canyon Rd	250,000	FY 21/22	20.23%	50,570	199,430	-	-	Mitigation Fee
Carbon Canyon Rd / Fairway Drive Intersection	250,000	FY 24/25	14.30%	35,750	214,250	-	-	Gas Tax, Measure I
Butterfield Ranch Rd / Soquel Cyn Pkwy Intersection	5,000	FY 24/25	5.48%	274	4,726	-	-	Gas Tax, Measure I
Central Ave / El Prado Rd Intersection	65,000	FY 24/25	3.69%	2,396	62,604	-	-	Gas Tax, Measure I
El Prado Rd / Pine Ave Intersection	270,000	FY 24/25	2.87%	7,762	262,238	-	-	Gas Tax, Measure I
Fairfield Ranch Road/Central Ave Intersection	25,000	FY 24/25	33.07%	8,268	16,732	-	-	Gas Tax, Measure I
Higgins Ranch Intersection	275,000	FY 24/25	30.14%	82,875	192,125	-	-	Gas Tax, Measure I
Chino Hills Parkway / Eucalyptus Intersection	505,000	FY 24/25	59.41%	300,000	205,000	-	-	Gas Tax, Measure I
Butterfield Ranch Rd at Pine Ave Intersection	50,000	FY 24/25	37.99%	18,996	31,004	-	-	Gas Tax, Measure I
Reconstruct Fairfield Ranch Road	4,800,000	FY 24/25	1.99%	95,670	4,704,330	-	-	Gas Tax, Measure I, CFD 5
SR-71 NB Ramp at Pine Ave	738,000	FY 24/25	6.89%	50,865	687,135	-	-	Gas Tax, Measure I
SR-71 NB Ramp Butterfield/Euclid Ave to Pine Ave	19,600,000	FY 24/25	1.96%	384,160	19,215,840	-	-	Gas Tax, Measure I
SR-71 SB Ramp at Pine Ave to Butterfield/Euclid Ave	1,960,000	FY 24/25	1.75%	34,252	1,925,748	-	-	Gas Tax, Measure I
SR-71 SB Ramp Butterfield/Euclid Ave to SR-91 Fwy	9,800,000	FY 24/25	1.23%	120,789	9,679,211	-	-	Gas Tax, Measure I
Central Ave/Soquel Canyon Pkwy at Fairfield Ranch Rd	100,000	FY 29/30	21.18%	21,180	78,820	-	-	Gas Tax, Measure I

SECTION 3

CITY OF CHINO HILLS  
CURRENT AND FUTURE CAPITAL PROJECTS

PROJECT DESCRIPTION	TOTAL	DATE TO	% OF COST	COST	COST	DIF FEES	TOTAL	OTHER FUNDING SOURCES	
	COST FOR		ALLOCATED	ALLOCATED	ALLOCATED		EXPENDED		EXPENDED
	FACILITY	COMMENCE	TO NEW	TO NEW	TO EXISTING	AS OF 6/30/20	AS OF 6/30/20		
			DEVELOPMENT	DEVELOPMENT	DEVELOPMENT				
<b>MITIGATION FEE (2512) (Continued)</b>									
Monte Vista Ave / Chino Hills Pkwy Intersection	\$ 300,000	FY 29/30	20.48%	\$ 61,430	\$ 238,570	-	-	Gas Tax, Measure I	
Pipeline Rd / Chino Hills Pkwy Intersection	125,000	FY 34/35	8.49%	10,612	114,388	-	-	Gas Tax, Measure I	
SR-71 NB Ramp at Central Ave/Soquel Cyn Intersection	125,000	FY 34/35	31.83%	39,788	85,212	-	-	Gas Tax, Measure I	
	<b>\$ 42,403,010</b>		<b>4.36%</b>	<b>\$ 1,846,912</b>	<b>\$ 40,556,098</b>	<b>\$ 289,413</b>	<b>\$ 1,863,124</b>		
<b>PARKS &amp; RECREATION FACILITIES FEE (2505)</b>									
Los Serranos Park (Formerly Bird Farm Park)	\$ 4,000,000	FY 17/18	55.92%	\$ 2,236,800	\$ 1,763,200	\$ 1,404,999	\$ 4,920,006	Quimby, CFD 5, Donation	
Galstian Park Site and Community Center	4,700,000	FY 22/23	55.92%	2,628,240	2,071,760	-	-	General Fund	
	<b>\$ 8,700,000</b>		<b>55.92%</b>	<b>\$ 4,865,040</b>	<b>\$ 3,834,960</b>	<b>\$ 1,404,999</b>	<b>\$ 4,920,006</b>		
<b>SEWER FACILITIES FEE (2506)</b>									
Supervisory Control & Data Acquisition System (SCADA)	\$ 1,331,000	FY 10/11	100.00%	\$ 1,331,000	\$ -	\$ 1,331,146	\$ 1,413,707		
City-wide Wastewater Master Plan Study	500,000	FY 19/20	33.59%	167,950	332,050	6,725	20,021	Sewer Utility	
Rincon Trunk Relief Sewer: C-P3 1,034 LF of 15-inch sewer	500,000	FY 22/23	100.00%	500,000	-	-	-		
Grand Avenue/Highway 71 Trunk Relief (Boys Republic)	213,840	FY 22/23	73.00%	156,103	57,737	-	-	Sewer Utility	
Carbon Canyon Trunk - One Lift Station, etc.	1,850,000	FY 22/23	100.00%	1,850,000	-	-	-		
Rincon Trunk Relief Sewer C-P4 Upgrade pumps for lift stations	400,000	FY 22/23	100.00%	400,000	-	-	-		
Carbon Canyon Trunk: H-P1 2,480 ft. of 8-inch relief sewer	500,000	FY 24/25	100.00%	500,000	-	-	-		
Country Club Trunk: J-P1 1,350 ft. of 15-inch relief sewer	650,000	FY 25/26	100.00%	650,000	-	-	-		
	<b>\$ 5,944,840</b>		<b>93.44%</b>	<b>\$ 5,555,053</b>	<b>\$ 389,787</b>	<b>\$ 1,337,871</b>	<b>\$ 1,433,728</b>		
<b>STORM DRAIN FACILITIES FEE (2507)</b>									
English Creek Channel	\$ 2,000,000	FY 17/18	100.00%	\$ 2,000,000	\$ -	\$ 362,108	\$ 7,643,787		
City-wide Storm Drain Master Plan Study	600,000	FY 20/21	33.59%	201,540	398,460	-	-	General Fund	
Lower Los Serranos (Upper Soquel)	1,600,000	FY 20/21	100.00%	1,600,000	-	-	-		
Little Chino Creek: D-4-1 Little Chino Cr. @ Peyton	1,700,000	FY 22/23	100.00%	1,700,000	-	-	-		
Little Chino Creek: D-6-1 Eucalyptus from Peyton to City limits	4,050,000	FY 22/23	100.00%	4,050,000	-	-	-		
	<b>\$ 9,950,000</b>		<b>96.00%</b>	<b>\$ 9,551,540</b>	<b>\$ 398,460</b>	<b>\$ 362,108</b>	<b>\$ 7,643,787</b>		
<b>TRAFFIC FACILITIES FEE (2508)</b>									
Pine Avenue Extension	\$ 4,201,000	FY 24/25	33.59%	\$ 1,411,116	\$ 2,789,884	\$ 5,415	\$ 18,870	Grant	
Soquel Canyon Pkwy Extension to Peyton Dr.	5,000,000	FY 25/26	33.59%	1,679,500	3,320,500	-	-	Grant, EIF	
	<b>\$ 9,201,000</b>		<b>33.59%</b>	<b>\$ 3,090,616</b>	<b>\$ 6,110,384</b>	<b>\$ 5,415</b>	<b>\$ 18,870</b>		

SECTION 3

CITY OF CHINO HILLS  
CURRENT AND FUTURE CAPITAL PROJECTS

<u>PROJECT DESCRIPTION</u>	<u>TOTAL COST FOR FACILITY</u>	<u>DATE TO COMMENCE</u>	<u>% OF COST ALLOCATED TO NEW DEVELOPMENT</u>	<u>COST ALLOCATED TO NEW DEVELOPMENT</u>	<u>COST ALLOCATED TO EXISTING DEVELOPMENT</u>	<u>DIF FEES EXPENDED AS OF 6/30/20</u>	<u>TOTAL EXPENDED AS OF 6/30/20</u>	<u>OTHER FUNDING SOURCES</u>
<b><u>TRAFFIC IMPACT FEE (2511)</u></b>								
SR-71 Off-ramp at Soquel Canyon Parkway	\$ 507,500	FY 19/20	100.00%	\$ 507,500	\$ -	-	-	Mitigation Fee
Chino Hills Pkwy/Grand Ave Intersection	50,750	FY 22/23	100.00%	50,750	-	-	-	
Carbon Cyn Rd/Chino Hills Pkwy Intersection	108,750	FY 22/23	13.82%	15,033	93,717	-	-	General Fund
Peyton Dr/Chino Hills Pkwy Intersection	456,750	FY 22/23	100.00%	456,750	-	-	-	
Pipeline Ave/Chino Hills Pkwy Intersection	1,204,750	FY 22/23	100.00%	1,204,750	-	-	-	
Soquel Cyn Pkwy/Butterfield Ranch Rd Intersection	159,500	FY 22/23	100.00%	159,500	-	-	-	
Soquel Cyn Pkwy/Pomona Rincon Rd Intersection	507,500	FY 22/23	100.00%	507,500	-	-	-	
SR-71 NB Off-ramp at Soquel Canyon Parkway	507,500	FY 22/23	100.00%	507,500	-	-	-	
<b>TOTAL TRAFFIC IMPACT FEE</b>	<b>\$ 3,503,000</b>		<b>97.32%</b>	<b>\$ 3,409,283</b>	<b>\$ 93,717</b>	<b>\$ -</b>	<b>\$ -</b>	
<b><u>TRAFFIC SIGNAL FEE (2509)</u></b>								
Traffic Signal @ Soquel Canyon Parkway and Pipeline Ave.	\$ 250,000	FY 25/26	100.00%	\$ 250,000	\$ -	-	-	
<b>TOTAL TRAFFIC SIGNAL FEE</b>	<b>\$ 250,000</b>		<b>100.00%</b>	<b>\$ 250,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
<b><u>WATER FACILITIES FEE (2510)</u></b>								
Reservoir No. 18	\$ 8,277,170	FY 10/11	60.90%	\$ 5,040,797	\$ 3,236,373	\$ 596,025	\$ 610,189	Water Utility
City-wide Water and Recycled Water Master Plan Study	600,000	FY 18/19	33.59%	201,540	398,460	29,780	88,658	Water Utility
Supervisory Control & Data Acquisition System (SCADA)	832,500	FY 18/19	80.00%	666,000	166,500	510,125	510,125	Water Utility
Well 18 Equipment	825,000	FY 21/22	80.00%	660,000	165,000	-	-	Water Utility
Reservoir No. 2	5,000,000	FY 21/22	60.90%	3,045,000	1,955,000	-	-	Water Utility
Reservoir No. 43 - Intermediate Zone	6,000,000	FY 23/24	60.90%	3,654,000	2,346,000	264,941	264,941	Water Utility
Reservoir No. 46 - Replacement	6,600,000	FY 23/24	60.90%	4,019,400	2,580,600	-	-	Water Utility
Reservoir No. 43 - Feeder Pipeline	880,000	FY 24/25	60.90%	535,920	344,080	-	-	Water Utility
Soquel Canyon Recycled - Water Distribution Main	1,100,000	FY 24/25	100.00%	1,100,000	-	-	-	
High Zone Recycled (Western Hills)	1,500,000	FY 24/25	100.00%	1,500,000	-	-	-	
Reservoir No. 25 - Tonner Canyon	5,000,000	FY 24/25	60.90%	3,045,000	1,955,000	-	-	Water Utility
Tonner Canyon Pipeline	1,452,000	FY 28/29	100.00%	1,452,000	-	-	-	
<b>TOTAL WATER FACILITIES FEE</b>	<b>\$ 38,066,670</b>		<b>65.46%</b>	<b>\$ 24,919,657</b>	<b>\$ 13,147,013</b>	<b>\$ 1,400,871</b>	<b>\$ 1,473,913</b>	
<b><u>PARKLAND (QUIMBY IN-LIEU) FEE (2504)</u></b>								
Los Serranos Park (Formerly Bird Farm Park)	\$ 4,000,000	FY 17/18	35.58%	\$ 1,423,000	\$ 2,577,000	\$ 1,561,158	\$ 4,920,006	Parks & Rec Fac Fee, CFD 5, Donation
<b>TOTAL PARKLAND (QUIMBY IN-LIEU) FEE</b>	<b>\$ 4,000,000</b>		<b>35.58%</b>	<b>\$ 1,423,000</b>	<b>\$ 2,577,000</b>	<b>\$ 1,561,158</b>	<b>\$ 4,920,006</b>	

**CITY OF CHINO HILLS  
PARKLAND (QUIMBY IN-LIEU) FEES  
FOR THE FISCAL YEAR ENDED JUNE 30, 2020**

Beginning Fund Balance	\$	1,042,832
Revenues:		
Interest Income		26,696
Fair Market Value Adjustment		21,560
Quimby In-Lieu Fee Credits		5,202
<b>Total Revenues</b>		<b>53,458</b>
Expenditures:		
Administrative Overhead (7.5%)		390
Quimby In-Lieu Fee Credits		5,202
Developer Reimbursement Agreement		916,984 <sup>a</sup>
Capital Improvement Projects:		
Los Serranos Park - Bird Farm Park		138,159 <sup>b</sup>
<b>Total Expenditures</b>		<b>1,060,735</b>
<b>Ending Fund Balance June 30, 2020</b>	<b>\$</b>	<b>35,555 <sup>c</sup></b>

**Note:**

- <sup>a</sup> The City had reserved a total of \$916,984 of the Parkland (Quimby in-lieu) Fees ending fund balance for the reimbursement of Pinehurst Park construction costs, which was completed by the developer in Fiscal Year 2017-18. On 9/14/20 the developer of the project was fully reimbursed per settlement agreement No. A2020-130.
- <sup>b</sup> A total of \$4,920,006 has been spent on the Los Serranos Park project of which \$1,561,158, or 31.73%, was paid from the Parkland (Quimby In-lieu) Fees.
- <sup>c</sup> The Parks & Recreation Facilities Fees are designated for the following future projects:

<b>Project Name</b>	<b>Estimated Cost</b>	<b>Estimated Start Date</b>
Los Serranos Park (Formerly Bird Farm Park)	\$ 2,236,800	FY 17/18
<b>Total Estimated Cost</b>	<b>\$ 2,236,800</b>	

**Developer Long Term Debt**  
**Fiscal Year End Balances**  
**FY 12-13 thru FY 19-20**

	<b>Balance</b> <b>FY 12-13</b>	<b>Balance</b> <b>FY 13-14</b>	<b>Balance</b> <b>FY 14-15</b>	<b>Balance</b> <b>FY 15-16</b>	<b>Balance</b> <b>FY 16-17</b>	<b>Balance</b> <b>FY 17-18</b>	<b>Balance</b> <b>FY 18-19</b>	<b>Balance</b> <b>FY 19-20</b>
MJ Bray, LLC / DeVries (Area 1)	658,989.43	338,037.24	277,869.23	-	-	-	-	-
Richland Pinehurst (Area 2)	3,194,844.51	1,498,810.03	1,232,033.44	-	-	-	-	-
Opus West (Assignment of Fee credits by Richland)	375,434.66	375,434.66	375,434.66	375,434.66	-	-	-	-
Hunters Hill, LP / Rhodes Development (Area 3)	354,807.83	166,452.41	136,825.17	-	-	-	-	-
JPR Homes / Sterling / Friffin Comm (JPR Homes) (Area 1)	1,466,460.54	687,966.44	565,513.74	-	-	-	-	-
Inter City Loan (Richland/Rhodes/Griffen)	5,437,240.62	5,437,240.62	5,437,240.62	3,658,170.16	-	-	-	-
Brock / Corral / Ridge	194,733.66	194,733.66	194,733.66	194,733.66	194,733.66	194,733.66	194,733.66	194,733.66
Inter City Loan (A12-14, A12-15, A12-16, A12-17))	4,364,551.15	4,402,046.37	4,448,974.90	4,507,049.73	-	-	-	-
Inter City Loan (Leband A95-34)	53,127.59	53,127.59	53,127.59	53,127.59	-	-	-	-
Higgins Brick Company	25,572.00	25,572.00	25,572.00	25,572.00	-	-	-	-
<b>Total Developer Agreement Debt - in 99-176</b>	<b>16,125,761.99</b>	<b>13,179,421.02</b>	<b>12,747,325.01</b>	<b>8,814,087.80</b>	<b>194,733.66</b>	<b>194,733.66</b>	<b>194,733.66</b>	<b>194,733.66</b>
Lennar - Lowe's (Sales Tax)	359,051.44	307,557.80	269,751.16	238,920.52	210,163.88	191,661.24	-	-
Richland American/Centex (Central Ave. bridge)	34,607.27	34,607.27	34,607.27	34,607.27	34,607.27	-	-	-
Sears/Great Indoors (Sales Tax & AD credits)	299,759.98	299,759.98	299,759.98	299,759.98	-	-	-	-
<b>Total Developer Agreement Debt - Not in 99-176</b>	<b>693,418.69</b>	<b>641,925.05</b>	<b>604,118.41</b>	<b>573,287.77</b>	<b>244,771.15</b>	<b>191,661.24</b>	<b>-</b>	<b>-</b>
Galstain Family Trust	180,900.00	180,900.00	156,311.92	156,311.92	156,311.92	156,311.92	-	-
L.W. Pacific	205,200.00	205,200.00	177,309.04	177,309.04	177,309.04	177,309.04	177,309.04	177,309.04
Lincoln Properties	300,000.00	300,000.00	254,130.78	254,130.78	254,130.78	254,130.78	254,130.78	254,130.78
M.J. Brock (see also A91-1059 also)	63,355.88	63,355.88	1,117,464.23	1,117,464.23	1,117,464.23	1,117,464.23	1,117,464.23	1,117,464.23
Payne Ranch	24,300.00	24,300.00	1,310.95	1,310.95	1,310.95	1,310.95	1,310.95	1,310.95
Standard Pacific (From Lyon)	-	-	114,111.61	114,111.61	114,111.61	114,111.61	114,111.61	114,111.61
UDC (From Lyon)	-	-	224,987.04	224,987.04	224,987.04	224,987.04	224,987.04	224,987.04
<b>Total Chino Hills Parkway Phasing Advance Debt</b>	<b>773,755.88</b>	<b>773,755.88</b>	<b>2,045,625.57</b>	<b>2,045,625.57</b>	<b>2,045,625.57</b>	<b>2,045,625.57</b>	<b>1,889,313.65</b>	<b>1,889,313.65</b>

**Developer Long Term Debt**  
**Fiscal Year End Balances**  
**FY 12-13 thru FY 19-20**

	<b>Balance FY 12-13</b>	<b>Balance FY 13-14</b>	<b>Balance FY 14-15</b>	<b>Balance FY 15-16</b>	<b>Balance FY 16-17</b>	<b>Balance FY 17-18</b>	<b>Balance FY 18-19</b>	<b>Balance FY 19-20</b>
Bogusch, Karin	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Bryant, Bonnie	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Ching, Hua Cheng	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Cornell Development	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00	6,000.00
Costa, John	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Costian Homes	321,000.00	321,000.00	321,000.00	321,000.00	321,000.00	321,000.00	321,000.00	321,000.00
Family Resource Ministries Preschool	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
JCC Development	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00
Jones, Lee	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Kaufman & Broad	144,000.00	144,000.00	144,000.00	144,000.00	144,000.00	144,000.00	-	-
LDS Church	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	-	-
Lyon/Copley	2,138,736.90	2,138,736.90	2,138,736.90	-	-	-	-	-
M.J. Brock (see also A91-1059 also)	1,368,000.00	1,368,000.00	86,370.30	86,370.30	86,370.30	86,370.30	86,370.30	86,370.30
Nguyen, Andre	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Oh, Chan	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	-	-	-
Pacific Gateway	240,000.00	240,000.00	240,000.00	240,000.00	240,000.00	240,000.00	240,000.00	240,000.00
Palozzola, Joe	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Payne Ranch (Cornell)	-	-	300.00	300.00	300.00	300.00	300.00	300.00
Rosenthal, Ken	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	-	-
Sebring Development	900.00	900.00	900.00	900.00	900.00	900.00	900.00	900.00
Smith, D.T.	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
St. Paul the Apostle	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	-	-
Standard Pacific	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00	12,000.00
Sumitomo Realty/Ahmanson Development	606,000.00	606,000.00	606,000.00	606,000.00	606,000.00	-	-	-
Topete, Ray	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
UDC Homes	23,700.00	23,700.00	23,700.00	23,700.00	23,700.00	23,700.00	23,700.00	23,700.00
Vicary, Kathy	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
Wilson, Robert	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	-	-
Wyatt, Bob	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00
<b>Total Facilities Development Fee Program (FDF) Debt</b>	<b>4,923,336.90</b>	<b>4,923,336.90</b>	<b>3,642,007.20</b>	<b>1,503,270.30</b>	<b>1,503,270.30</b>	<b>894,270.30</b>	<b>738,270.30</b>	<b>738,270.30</b>

**Developer Long Term Debt**  
**Fiscal Year End Balances**  
**FY 12-13 thru FY 19-20**

	<b>Balance FY 12-13</b>	<b>Balance FY 13-14</b>	<b>Balance FY 14-15</b>	<b>Balance FY 15-16</b>	<b>Balance FY 16-17</b>	<b>Balance FY 17-18</b>	<b>Balance FY 18-19</b>	<b>Balance FY 19-20</b>
Bogusch, Karin (Tract 10558)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Bramalea	37,500.00	37,500.00	37,500.00	37,500.00	37,500.00	37,500.00	37,500.00	37,500.00
Bryant, Bonnie (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Ching, Hua Cheng (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Cornell Development	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00
Costa, John (Tract 10379-1)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Costian Homes	53,500.00	53,500.00	53,500.00	53,500.00	53,500.00	53,500.00	53,500.00	53,500.00
Family Resource Ministries Preschool (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
J.C.C. Development (Tract 13627-1)	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00	2,000.00
Jones, Lee (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Kaufman & Broad	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	24,000.00	-	-
LDS Church	500.00	500.00	500.00	500.00	500.00	500.00	-	-
Lyon/Copley	185,500.00	185,500.00	185,500.00	-	-	-	-	-
M.J. Brock (see also A91-1059 also)	228,000.00	228,000.00	228,000.00	228,000.00	228,000.00	228,000.00	228,000.00	228,000.00
Nguyen, A.	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Oh, Chan (Tract 10558)	500.00	500.00	500.00	500.00	500.00	-	-	-
Pacific Gateway	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00
Palozzola, Joe (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Payne Ranch (Cornell)	-	-	500.00	500.00	500.00	500.00	500.00	500.00
Rosenthal, Ken (Tract 13249-6)	500.00	500.00	500.00	500.00	500.00	500.00	-	-
Sebring Development	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00
Smith, D.T.	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
St. Paul the Apostle Church	500.00	500.00	500.00	500.00	500.00	500.00	-	-
Standard Pacific	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00	20,000.00
Sumitomo Realty/Ahmanson	101,000.00	101,000.00	101,000.00	101,000.00	101,000.00	-	-	-
Topete, R. (Tract 13627-1)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
UDC Homes	39,500.00	39,500.00	39,500.00	39,500.00	39,500.00	39,500.00	39,500.00	39,500.00
Vicary, Kathy (Tract 10379-1)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
Wilson, Robert (Tract 13249-6)	500.00	500.00	500.00	500.00	500.00	500.00	-	-
Wyatt, Bob (Tract 14219)	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00
<b>Total Facilities Benefits Assessment Program (FBA) Debt</b>	<b>742,000.00</b>	<b>742,000.00</b>	<b>742,500.00</b>	<b>557,000.00</b>	<b>557,000.00</b>	<b>455,500.00</b>	<b>429,500.00</b>	<b>429,500.00</b>

**Developer Long Term Debt**  
**Fiscal Year End Balances**  
**FY 12-13 thru FY 19-20**

	<b>Balance FY 12-13</b>	<b>Balance FY 13-14</b>	<b>Balance FY 14-15</b>	<b>Balance FY 15-16</b>	<b>Balance FY 16-17</b>	<b>Balance FY 17-18</b>	<b>Balance FY 18-19</b>	<b>Balance FY 19-20</b>
Kaufmann & Broad (formerly Olympia Roberts)	576,500.00	-	-	-	-	-	-	-
Kaufmann & Broad	187,777.77	-	-	-	-	-	-	-
Chino Hills Land West, L.L.C.	472,658.00	472,658.00	-	-	-	-	-	-
<b>Total CFD 5 Developer Agreements Debt</b>	<b>1,236,935.77</b>	<b>472,658.00</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total AD Credits (AD 94 &amp; RAD 10-1) Debt</b>	<b>15,172,778.86</b>	<b>14,885,155.14</b>	<b>14,923,586.03</b>	<b>15,045,719.80</b>	<b>13,825,138.81</b>	<b>12,774,389.68</b>	<b>12,621,164.13</b>	<b>12,703,437.28</b>
<b>Total Developer Debt</b>	<b>39,667,988.09</b>	<b>35,618,251.99</b>	<b>34,705,162.22</b>	<b>28,538,991.24</b>	<b>18,370,539.49</b>	<b>16,556,180.45</b>	<b>15,872,981.74</b>	<b>15,955,254.89</b>
<b>Debt (Decrease) over prior year</b>		<b>(4,049,736.10)</b>	<b>(913,089.77)</b>	<b>(6,166,170.98)</b>	<b>(10,168,451.75)</b>	<b>(1,814,359.04)</b>	<b>(683,198.71)</b>	<b>82,273.15</b>