

ATTACHMENT 'A'

RESOLUTION NO. 25- ____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KERMAN,
CALIFORNIA CONFIRMING AND ORDERING TRACT 6447 ANNEXATION INTO LANDSCAPING
AND LIGHTING DISTRICT NO. 1, AREA 15, AND ESTABLISHING A LEVY OF ASSESSMENTS FOR
THE ANNEXED TERRITORY**

WHEREAS, the Landscaping and Lighting Act of 1972 ("Act") provides and establishes procedures for annexing properties to an existing Landscaping and Lighting Assessment District; and

WHEREAS, on September 7, 1993 the Kerman City Council established the "Kerman Landscape and Lighting District No. 1" ("LLD No. 1") to levy and collect assessments to cover the cost of maintaining landscaping, irrigation systems and streetlights within the LLD No. 1 public right-of-way; and

WHEREAS, the City Council has determined that, to finance the installation, operation of landscaping, irrigation and lighting improvements which benefit the aforementioned tract and public lands, it should be annexed into the District; and

WHEREAS, not only will annexing this new development into the existing district ensure that all benefitting parcels share equally in the costs to maintain the improvements, but consolidating the benefitting developments into a single assessment district will facilitate their management by the City; and

WHEREAS, the proceedings for the annexation of the aforementioned tract and public lands to the District are authorized by and are conducted pursuant to the provisions of the Landscaping and Lighting Act of 1972, Part 2 (commencing with Section 22500) of Division 15 of the California Streets and Highways Code; and

WHEREAS, pursuant to Streets and Highways Code section 22608, resolutions, reports, notices of hearing, and the right of majority protest may be waived with the written consent of all landowners of the territory to be annexed; and

WHEREAS, Joseph Crown Construction and Development, Inc., is the landowner of the property proposed for annexation and generally located on the northside of Kearney Boulevard approximately 1,000 west of Siskiyou Avenue, and which is also known as Tract 6447 whose final map will be considered by the City Council as future separate item, as further described or depicted on **Exhibit 'A'** ("Subject Property"); and

WHEREAS, Joseph Crown Construction and Development, Inc., has provided a petition for annexation and written consent to waiver of resolutions, reports, notices of hearing, and the right of majority protest regarding the Subject Property, as well as consenting to the amount of the proposed levy for the fiscal year; and

WHEREAS, as a result, no report by the City Engineer is required to be prepared and filed with the City Clerk which outlines the land to be annexed, etc.; and

WHEREAS, on June 11th the City Council initiated the process for annexation of the Subject Property in Area 15 of LLD No. 1, and set a public hearing for consideration of the same for June 25, 2025; and

WHEREAS, after holding a public hearing, the City Council now desires to annex the territory of the landowner to existing LLD No. 1; designate the portion of the annexed territory into Area 15 of LLD No. 1 for the property, and set the levy and collection of assessments against the assessable lots and parcels of land for that portion of territory.

NOW, THEREFORE, the City Council of the City of Kerman resolves as follows:

1. The above recitals are true and correct, and are hereby incorporated herein by this reference.
2. The City Council finds that the hearing on said annexation of territory and levy of assessment was held in accordance with law and all persons desiring to speak were heard, and that there was no majority protest by the property owners of the same.
3. The City Council orders the territory identified in **Exhibit 'A'** annexed into existing assessment district Kerman Landscaping and Lighting District No. 1, Area 15.
4. The hearing on said annual levy of assessment for the District was also held in accordance with law and all persons desiring to speak were heard.
5. The City Council hereby (1) finds that the public interest and convenience requires and (2) declares its intention to order the levy of and to collect assessments against the assessable lots and parcels of property identified on **Exhibit 'A'** within Area 15 of the existing assessment district designated "Kerman Landscaping and Lighting District No. 1" pursuant to the provisions of the Act, for the fiscal year commencing July 1, 2024 and ending June 30, 2025, to pay for the costs and expenses of the improvements for at the assessment rate(s) set forth in **Exhibit 'B'**. Future levies may be adjusted for inflation by the City Council consistent with the formation documents for Kerman Landscaping and Lighting District No. 1 and the Act.
6. The City Council hereby determines that the territory within Area 15 of the District, whose boundaries are set forth in **Exhibit 'A'**, will be the territory benefited by the and servicing of the improvements.
7. The City Council hereby orders the levy of the assessments described in said **Exhibit 'B'**.

8. The City Council finds that the assessment diagram showing the property annexed into the District, be and it is hereby finally approved and confirmed as the diagram of the properties to be assessed to pay the costs of the improvements for that portion of the District, which are identified in **Exhibit 'C'**.
9. The City Clerk shall file the diagram and assessment, as confirmed or certified copy thereof, with the Fresno County Auditor-Controller no later than August 1, 2025.
10. This resolution shall be effective on July 1, 2025.

The foregoing resolution was adopted at a regular meeting of the City Council of the City of Kerman held on June 25, 2025 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

The foregoing resolution is hereby approved.

Maria Pacheco
Mayor

ATTEST:

Josie Camacho
City Clerk

Exhibit 'A'

Proposed Boundaries to Kerman Landscaping & Lighting District No. 1, Area 15, City of Kerman, Fresno County, California

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF KERMAN, COUNTY OF FRESNO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

Lots 5, 6, 7, 8, and the East Quarter of Lots 25, 26, 27, and 28 of the Fresno Irrigated Farms Company Tract, recorded in Book 8, Page 1 of Record of Surveys, Fresno County Records, also being within the Northeast Quarter of Section 11, Township 14 South, Range 17 East, Mount Diablo Base and Meridian:

Excepting therefrom that portion lying east of the following described line:

COMMENCING at the East Quarter corner of said Section 11; thence South 89°52'32" West, along the South line of said Northeast Quarter, a distance of 660.73 feet; thence North 0°07'28" West, a distance of 20.00 feet to the South line of said Lot 8 and the Point of Beginning; thence continuing North 0°07'28" West, a distance of 1299.53 feet to a point on the North line of said Lot 5 said point being 680.22 feet westerly along said North line and prolongation thereof from the East line of said Northeast Quarter of Section 11, and also being the Point of Termination.

The property is subject to a pending map for Tract 6447, whose final map is being considered by the City Council. The boundaries of the annexation shall be comprised of lots 1-163, of the Tract 6447, and shall not include Outlot A. The boundaries of Tract 6447 are depicted as set forth in **Exhibit 'C'**.

Exhibit 'B'

<u>Lot</u>	<u>Landowner</u>	<u>Proposed Assessment</u>
1	Joseph Crown Construction and Development, Inc.	\$377.59
2	Joseph Crown Construction and Development, Inc.	\$377.59
3	Joseph Crown Construction and Development, Inc.	\$377.59
4	Joseph Crown Construction and Development, Inc.	\$377.59
5	Joseph Crown Construction and Development, Inc.	\$377.59
6	Joseph Crown Construction and Development, Inc.	\$377.59
7	Joseph Crown Construction and Development, Inc.	\$377.59
8	Joseph Crown Construction and Development, Inc.	\$377.59
9	Joseph Crown Construction and Development, Inc.	\$377.59
10	Joseph Crown Construction and Development, Inc.	\$377.59
11	Joseph Crown Construction and Development, Inc.	\$377.59
12	Joseph Crown Construction and Development, Inc.	\$377.59
13	Joseph Crown Construction and Development, Inc.	\$377.59
14	Joseph Crown Construction and Development, Inc.	\$377.59
15	Joseph Crown Construction and Development, Inc.	\$377.59
16	Joseph Crown Construction and Development, Inc.	\$377.59
17	Joseph Crown Construction and Development, Inc.	\$377.59
18	Joseph Crown Construction and Development, Inc.	\$377.59
19	Joseph Crown Construction and Development, Inc.	\$377.59
20	Joseph Crown Construction and Development, Inc.	\$377.59
21	Joseph Crown Construction and Development, Inc.	\$377.59
22	Joseph Crown Construction and Development, Inc.	\$377.59
23	Joseph Crown Construction and Development, Inc.	\$377.59
24	Joseph Crown Construction and Development, Inc.	\$377.59
25	Joseph Crown Construction and Development, Inc.	\$377.59
26	Joseph Crown Construction and Development, Inc.	\$377.59
27	Joseph Crown Construction and Development, Inc.	\$377.59
28	Joseph Crown Construction and Development, Inc.	\$377.59
29	Joseph Crown Construction and Development, Inc.	\$377.59
30	Joseph Crown Construction and Development, Inc.	\$377.59
31	Joseph Crown Construction and Development, Inc.	\$377.59
32	Joseph Crown Construction and Development, Inc.	\$377.59
33	Joseph Crown Construction and Development, Inc.	\$377.59
34	Joseph Crown Construction and Development, Inc.	\$377.59
35	Joseph Crown Construction and Development, Inc.	\$377.59
36	Joseph Crown Construction and Development, Inc.	\$377.59
37	Joseph Crown Construction and Development, Inc.	\$377.59
38	Joseph Crown Construction and Development, Inc.	\$377.59
39	Joseph Crown Construction and Development, Inc.	\$377.59

[illegible]

[illegible]

[illegible]

Exhibit 'C'

