

CITY COUNCIL  
Alma Hernandez, Mayor  
Princess Washington, Mayor Pro Tem  
Jenalee Dawson, Member  
Marlon L Osum, Member  
Amit Pal, Member



CITY COUNCIL MEETING

## **A G E N D A**

**REGULAR MEETING OF THE SUISUN CITY COUNCIL,  
SUISUN CITY COUNCIL ACTING AS SUCCESSOR AGENCY TO THE  
REDEVELOPMENT AGENCY OF THE CITY OF SUISUN CITY,  
AND HOUSING AUTHORITY  
TUESDAY, OCTOBER 17, 2023  
6:30 PM**

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**Suisun City Council Chambers - 701 Civic Center Boulevard - Suisun City, California**

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*CITY COUNCIL MEETINGS ARE HELD IN-PERSON  
PUBLIC PARTICIPATION IS ALSO AVAILABLE VIA ZOOM*

**ZOOM MEETING INFORMATION:**

*WEBSITE: <https://zoom.us/join>*

**MEETING ID: 850 2680 8567**

*CALL IN PHONE NUMBER: (707) 438-1720*

*REMOTE PUBLIC COMMENT IS AVAILABLE FOR THE CITY COUNCIL MEETING BY EMAILING  
CLERK@SUISUN.COM (PRIOR TO 6 PM), VIA WEBSITE, OR ZOOM CALL IN PHONE NUMBER (707) 438-1720  
(If attending the meeting via phone press \*9 to raise your hand and \*6 to unmute/mute for public comment.)*

(Next Ord. No. – 807)

(Next City Council Res. No. 2023 – 139)

Next Suisun City Council Acting as Successor Agency Res. No. SA2023 - 06)

(Next Housing Authority Res. No. HA2023 – 04)

### **ROLL CALL**

Council /Board Members  
Pledge of Allegiance  
Invocation

### **CONFLICT OF INTEREST NOTIFICATION**

*(Any items on this agenda that might be a conflict of interest to any Councilmembers / Boardmembers should be identified at this time.)*

### **REPORTS (Informational items only.)**

- 1 Acting City Manager Update - (Roth: [aroth@suisun.com](mailto:aroth@suisun.com)).

## **PRESENTATION/APPOINTMENTS**

*(Presentations, Awards, Proclamations, Appointments).*

- 2 Presentation of Proclamations - (Hernandez: ahernandez@suisun.com):
  - a. Proclamation Proclaiming September 15 - October 15, 2023, as "Hispanic Heritage Month"
  - b. Proclamation Proclaiming the Month of October as, "National Chess Month"
- 3 Mayoral Appointment to the Beautification Community Advisory Committee- (Hernandez: ahernandez@suisun.com).

## **PUBLIC COMMENT**

*(Request by citizens to discuss any matter under our jurisdiction other than an item posted on this agenda per California Government Code §54954.3. Comments are limited to no more than 3 minutes unless allowable by the Mayor/Chair. Speaker cards are available on the table near the entry of the meeting room and should be given to the City Clerk. By law, no prolonged discussion or action may be taken on any item raised during the public comment period, although informational answers to questions may be given and matters may be referred for placement on a future agenda.)*

## **COUNCIL COMMENTS**

- 4 Council/Board Member Updates.

## **CONSENT CALENDAR**

*Consent calendar items requiring little or no discussion may be acted upon with one motion.*

### City Council

- 5 Council Adoption of Ordinance 806: An Ordinance of the City Council of the City of Suisun City Repealing and Replacing Chapter 8.12 (Public Nuisances) To Title 8 (Health and Safety) of the Suisun City Municipal Code - (City Attorney).

### Joint City Council / Suisun City Council Acting as Successor Agency

- 6 Council/Agency Approval of September 2023 Payroll Warrants in the Amount of \$677,774.03 and Council/Agency Approval of the September 2023 Accounts Payable Warrants in the Amount of \$5,929,978.37 - (Finance).

## **PUBLIC HEARING**

- 7 Conduct a Public Hearing and hold a Special Election for the proposed Annexation No. 17 (Tractor Supply Co.) to Community Facilities District No. 2 (Municipal Services) ("CFD No.2), adopt the Resolutions and introduce the Ordinance listed below: (Vue: nvue@suisun.com).
  - a. Council Adoption of Resolution No. 2023-\_\_\_: Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co.); and
  - b. Council Adoption of Resolution No. 2023-\_\_\_: Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings, and Directing Recording of Amended Notice of Special Tax Lien (Tractor Supply Co.); and
  - c. Council Consideration and Introduction of Ordinance No. \_\_\_: An Ordinance of the

City Council of the City of Suisun City Levying Special Tax Within City of Suisun City Communities Facilities District No. 2 (Municipal Services), Including Certain Annexation Territory (Tractor Supply Co.).

**GENERAL BUSINESS**

- 8 **HEARING:** Council Adoption of Resolution No. 2023-\_\_\_: Placing Liens for Unpaid Waste Collection Service Charges on Certain Lands Situated in the City of Suisun City, County of Solano, State of California - (Deol: ldeol@suisun.com).

**REPORTS: (Informational items only)**

- 9 Mayoral Update - (Hernandez: ahernandez@suisun.com).
- 10 Non-Discussion Items.

**ADJOURNMENT**

**Public Access To Agenda Documents**

A complete packet of information containing staff reports and exhibits related to each item for the open session of this meeting, and provided to the City Council, are available for public review at least 72 hours prior to a Council /Agency/Authority Meeting at Suisun City Hall 701 Civic Center Blvd., Suisun City. Agenda related writings or documents provided to a majority of the Council/Board/Commissioners less than 72 hours prior to a Council/Agency/Authority meeting related to an agenda item for the open session of this meeting will be made available for public inspection during normal business hours. An agenda packet is also located at the entrance to the Council Chambers during the meeting for public review. The city may charge photocopying charges for requested copies of such documents. To the extent feasible, the agenda packet is available for online public viewing on the City's website: <https://www.suisun.com/Government/City-Council/Agendas>

The City Council/Agency/Authority hopes to conclude its public business by 10:00 p.m. No new items will be taken up after 10:00 p.m., unless so moved by a majority of the City Council, and any items remaining will be agendized for the next meeting. The agendas have been prepared with the hope that all items scheduled will be discussed within the time allowed.

**Accommodations**

If you require an accommodation to participate in this meeting, please contact the City Clerk at (707) 421-7302 or [clerk@suisun.com](mailto:clerk@suisun.com). The City's reasonable accommodation policy is available for review on the City's website at [www.suisun.com/government/city-council/](http://www.suisun.com/government/city-council/), you may request an electronic copy or have a copy mailed to you. Please note that for accommodations that are not readily available, you must make your request as soon as you can prior to the time of the meeting.

**Decorum**

All participants are expected to conduct themselves with mutual respect. Conduct that disrupts meetings will be addressed in accordance with Section 54957.95 of the Government Code.

**Ordinances**

Ordinances are city laws contained in the Suisun City Municipal Code. Enacting a new city law or changing an existing one is a two-step process. Government Code 36934 provides, except when, after reading the title, further reading is waived by regular motion adopted by majority vote all ordinances shall be read in full either at the time of introduction or passage; provided, however, that a reading of the title or ordinance shall not be required if the title is included on the published agenda and a copy of the full ordinance is made available to the public online and in print at the meeting prior to the introduction or passage.

**Certification Of Posting**

Agendas for regular and special meetings are posted in accordance with the Brown Act at Suisun City Hall, 701 Civic Center Boulevard, Suisun City, CA. Agendas may be posted at other Suisun City locations including:

- Suisun City Fire Station, 621 Pintail Drive, Suisun City, CA;
- Joe Nelson Center, 611 Village Drive, Suisun City, CA;
- Harbor Master Office, 800 Kellogg Street, Suisun City, CA.

I, Donna Pock, Deputy City Clerk for the City of Suisun City, declare under penalty of perjury that the above agenda was posted and available for review, in compliance with the Brown Act.

Office of the Mayor  
Suisun City, California

# Proclamation



**WHEREAS**, the rich tapestry of our community is woven from the diverse threads of various cultures and heritages; and

**WHEREAS**, our city acknowledges and appreciates the enduring traditions, language, and customs that have been passed down through generations and that continue to thrive in our vibrant multicultural community; and

**WHEREAS**, we acknowledge Hispanic Heritage Month, celebrated annually from September 15 to October 15 which was enacted into law on August 17, 1988, as an opportunity to recognize and celebrate the incredible contributions of Hispanic and Latino Americans to our history, culture, and society; and

**WHEREAS**, in Suisun City the Solano Hispanic Chamber of Commerce has dedicated their time and efforts to support local Hispanic and Latino owned businesses like Maria's Tacos and Bar, Los Altos Mexican Bar and Grill, The Maple Bar, La Guagua Latin Cafe, La Cabana Homestyle Mex, and Cafe Warao; and

**WHEREAS**, the Solano Hispanic Chamber of Commerce was a contributing partner in the first Cinco de Mayo celebration in the City of Suisun City; and

**WHEREAS**, the Solano Hispanic Chamber of Commerce was recognized this year as the Chamber of the Year by the California Hispanic Chamber of Commerce at their 44th Annual Statewide Convention that took place in Orange County, California.

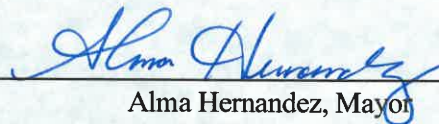
**NOW, THEREFORE**, I, Alma Hernandez, mayor of the City of Suisun City do hereby proclaim September 15-October 15, 2023, as

## "HISPANIC HERITAGE MONTH"

In Suisun City and encourage all residents to celebrate the achievement of the Hispanic community and the significant economic contributions that have made a positive influence in our community.



*In witness whereof I have hereunto set my hand and caused this seal to be affixed.*

  
Alma Hernandez, Mayor

ATTEST: \_\_\_\_\_

DATE: \_\_\_\_\_ October 17, 2023



Office of the Mayor  
Suisun City, California

# Proclamation



**WHEREAS**, the game of chess has long been recognized for its ability to foster critical thinking, strategic planning, intellectual development, and enjoyment that transcends age, gender, and cultural boundaries, uniting people from all walks of life in the spirit of competition and camaraderie; and

**WHEREAS**, National Chess Day was established in 1976 by President Gerald Ford and October 9, 2012, marked the First National Chess Day in the City of Suisun City; and

**WHEREAS**, Chess provides Suisun City youth, youth who attend Suisun City schools, and the community as a whole with the opportunity to come together and enhance one another's intellect around a logical game of strategy, creativity, and amusement; and

**WHEREAS**, the It's Your Move Chess Club, Live 360 Chess at the Solano Town Center, Virtual Academy Chess at the Virtual Academy, Cougar Chess at Crystal Middle School, and Kids Chess Night at the Bear seek to promote the game of chess within Suisun City and the surrounding community; and

**WHEREAS**, the Suisun City Library and the Suisun City Youth Commission have a rich chess history that dates back to 2008, with the start of the It's Your Move Chess Club; and

**WHEREAS**, Saturday, October 7, 2023, marks the 11th Anniversary of the National Chess Day Community Chess Tournament as well as the 15th year the Suisun City Library and Suisun City Youth Commission provide chess programs in the community.

**NOW, THEREFORE**, I, Alma Hernandez, Mayor of the City of Suisun City do hereby recognize National Chess Day and proudly proclaim the month of October as:

## "NATIONAL CHESS MONTH"

in the City of Suisun City and encourage all residents to join the celebration of National Chess Month by playing a game of chess with a local youth, fostering an environment that actively endorses community-building, and the intellectual enhancement of the minds of all Suisun City residents.



*In witness whereof I have hereunto set my  
hand and caused this seal to be affixed.*

  
Alma Hernandez, Mayor

ATTEST: \_\_\_\_\_

DATE: October 17, 2023

## **AGENDA TRANSMITTAL**

**MEETING DATE:** October 17, 2023

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**CITY AGENDA ITEM:** Council Adoption of Ordinance 806: An Ordinance of the City Council of the City of Suisun City Repealing and Replacing Chapter 8.12 (Public Nuisances) To Title 8 (Health and Safety) of the Suisun City Municipal Code.

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**FISCAL IMPACT:** Unknown at this time; increased costs related to enforcement will depend on policy direction. The ordinance provides for cost recovery.

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**STRATEGIC PLAN:** Provide Good Governance.

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**BACKGROUND:** Early in 2023, the Mayor appointed Councilmember Dawson and then-Councilmember Hudson to the Illegal Dumping and Trash Ad Hoc Committee. The committee met with department heads and the City Attorney to address ways in which the City could strengthen its Municipal Code to minimize the impact of illegal dumping and accumulation of trash throughout the City. Based on the ad hoc committee's recommendations, among other measures, the City Council directed that Chapter 8.12 of the Suisun City Municipal Code, which provides for the abatement of public nuisances, be updated and clarified.

The current public nuisance abatement ordinance merges public nuisance abatement and weed abatement, and does not have clear procedural requirements. The proposed ordinance is more in line with modern public nuisance abatement ordinances and includes clear procedures to guide both staff and the public. Chapter 8.12 has been completely overhauled, therefore no redline is included.

The City Council voted 4-0 to introduce the ordinance at a regular meeting held on October 3, 2023.

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**STAFF REPORT:** The City has the authority to abate public nuisances (including weeds and rubbish abatement) pursuant to its police power and state law.

Sections 36901, 38771, and 38773.5(a) of the Government Code authorize the City to enact ordinances declaring what constitutes a public nuisance and the procedures for abating nuisance conditions, as well as providing for the recovery of costs and attorney's fees to abate the nuisance and for the collection of civil penalties. The City must have a public nuisance abatement ordinance and follow its procedures in order to secure the right to recover its costs in enforcing the ordinance.

Nuisances can also be abated pursuant to Civil Code Section 3479 et seq. Civil Code Section 3480 defines a public nuisance as "one which affects at the same time an entire community or neighborhood, or any considerable number of persons, although the extent of the annoyance or damage inflicted upon individuals may be unequal." When a legislative body has declared an act or condition to be a nuisance, the act or condition become a nuisance per se. (Gov't Code § 38771; Beck Dev. Co. v. Southern Pac. Transp. Co. (1996) 44 CA4th 1160, 1206.) A cause of action based on nuisance per se requires only that the offending condition in fact exists; no independent assessment of the danger caused by the violation is required. (City of Bakersfield v. Miller (1966) 64 C2d 93, 100 (hotel in violation of building code); City of Corona v. Naulls (2008) 166 CA4th 418, 425 (medical marijuana dispensary's operation as

nonpermitted, nonconforming use); City of Costa Mesa v. Soffer (1992) 11 CA4th 378, 385 (vehicle abatement).

The proposed ordinance provides that violations of building, housing, and related codes or improper property maintenance resulting in substandard conditions are public nuisances. Additionally, the City, along with all municipalities, has adopted by reference the California Building Code, the California Fire Code, and the other model codes adopted as part of the California Building Standards Code (California Building Standards Commission published in Title 24 of the California Code of Regulations), along with any local amendments. Health & Safety Code Sections 17922 and 17958 also specify certain violations that constitute public nuisances.

The proposed updated ordinance is organized as follows:

Article I: Nuisances Declared

Article II: Public Nuisance Abatement; Weed and Rubbish Abatement

Article III: Cost Recovery; Penalties

Article IV: Appeals; Judicial Review; Severability

Article V: Definitions

1. Nuisance Declared. The updated ordinance makes a violation of any municipal code provision or any emergency order a public nuisance.

Property maintenance. The proposed ordinance declares it is unlawful for a responsible party to maintain real property in a condition that constitutes a public nuisance, and includes an exhaustive list of conditions that are nuisances per se. Some examples include: provisions relating to maintenance of buildings and structures, disposal of hazardous waste and human/animal waste, landscaping and vegetation, graffiti, safety hazards, accumulation of debris, furniture etc., encroachments, sewage spills, vehicle parts, and illegally parked RV and campers.

Additional public nuisances include but are not limited to the following: obstructing public passageways; breach of the peace; interference with right of assembly; public excretion; swimming in canals; and motor vehicle racing.

Vacant residential, commercial and industrial buildings, and surrounding yards must be maintained, actively monitored, and secured, or will be considered blighted and a nuisance subject to abatement. Vacant properties may be required to submit a Vacant Property Plan for approval by the City Manager to ensure that the property doesn't fall into disrepair or becomes home to squatters.

Noise regulations are included as their own section. These regulations remain largely unchanged from the current code.

## 2. Public Nuisance Abatement; Weeds and Rubbish Abatement.

- When an enforcement official determines that conditions constitute a public nuisance, notice is given to the responsible party in the form of a Declaration of Public Nuisance and Order to Comply, which specifies the violations and relevant code sections.
- The responsible party must be provided a reasonable time to correct the nuisance based on the nature of the violation.
- If no appeal has been filed and the nuisance has not been abated, the City may obtain an abatement warrant and thereafter may legally enter the property.
- If an appeal has been filed and there has been a determination that abatement or removal is proper, but the responsible party has failed to take action to remedy the nuisance, the City may



obtain an abatement warrant and thereafter may legally enter the property.

- Abatement of dangerous building conditions may be conducted in accordance with the Uniform Code.
- Abatement of inoperative vehicles is to be conducted in accordance with Chapter 10.36 of the Suisun City Municipal Code.
- Abatement of weeds and rubbish is to be conducted in accordance with Gov't Code Section 39560.
- Whether the abatement is conducted by a contractor or the City, an account of costs is to be maintained and an itemized report prepared and verified by the enforcement official.
- The City Manager may adopt supplemental rules and regulations to aid in the enforcement of the ordinance.

3. Cost Recovery; Penalties. To combat the substantial resources and costs associated with enforcing Suisun City Municipal Code and State laws, this article permits the city to shift these costs to the person responsible for the violation, including attorney fees, and details the procedures used to recover the costs. Initial invoices may be recorded and once paid in full, a notice of satisfaction shall similarly be recorded. Notice shall be provided, and unpaid penalties shall be promptly recorded with a notice of special assessment or lien which can be collected on in the same manner as municipal taxes and are subject to the same penalties, procedures, and foreclosure.

The proposed ordinance also includes a list of local and state law authority of which the City can avail itself, and articulates that violations are strict liability offenses, and that remedies are not exclusive of each other.

4 . Appeals; Judicial Review; Severability. Appeals must: (1) be in writing; (2) state the basis for appeal with sufficient specificity; (3) include the name, address, and telephone number of the person filing; (4) be received by the City Clerk within 15 days from the date of notice; (5) and be heard by a hearing officer appointed by the City Manager. Appeals based on an abatement order generally occur prior to abatement unless the nuisance presents an immediate danger. Decisions must be in writing and issued within 15 days of the hearing; decisions are final and a copy must be provided to the appellant. Judicial review may be had by filing a petition for a writ of mandate within 90 days after the decision is finalized.

5. Definitions. The Definition section would be updated to include terms used throughout the chapter. Clear definitions provide guidance to staff and the public, and make the ordinance simpler to follow.

Provisions that were kept from the current code include nuisances per se relating to property maintenance (these were expanded), weed abatement, noise regulations, treble damages, and fire suppression cost recovery for the Fire Department

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**STAFF RECOMMENDATION:** It is recommended that the City Council Adopt Ordinance No. 806, An Ordinance of the City Council of the City of Suisun City Repealing and Replacing Chapter 8.12 (Public Nuisances) to Title 8 (Health and Safety) of the Suisun City Municipal Code.

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**DOCUMENTS ATTACHED:**

1. Ordinance No. 806: An Ordinance of the City Council of the City of Suisun City Repealing and Replacing Chapter 8.12 (Public Nuisances) to Title 8 (Health and Safety) of the Suisun City Municipal Code

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**PREPARED BY:**

Elena Gerli, City Attorney

**REVIEWED BY:**

Aaron Roth, Acting City Manager/Chief of Police

**APPROVED BY:**

Aaron Roth, Acting City Manager/Chief of Police

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**ATTACHMENTS:**

1. [Ordinance Repealing and Replacing Ch. 8.12 \(Public Nuisances\) to Title 8 \(Health and Safety\) of the Suisun City Municipal Code.pdf](#)

**ORDINANCE NO. 806**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SUISUN CITY  
REPEALING AND REPLACING CHAPTER 8.12 (PUBLIC NUISANCES) TO  
TITLE 8 (HEALTH AND SAFETY) OF THE SUISUN CITY MUNICIPAL  
CODE**

**WHEREAS**, the City of Suisun City has the authority, under its police power, to enact regulations for the public peace, morals, and welfare of the City, Cal. Const. Art. XI, section 7.

**WHEREAS**, the City Council of the City of Suisun City finds that certain conditions constitute a public nuisance and are a threat to the public peace, safety, and welfare of the City.

**WHEREAS**, by declaring that violations of the Suisun City Municipal Code constitute a public nuisance, the City Council has determined that violations of the City's laws constitute a threat to the public health, safety, and welfare.

**WHEREAS**, Sections 36901, 38771 and 38773.5(a) of the Government Code authorize the City to enact ordinances declaring what constitutes a public nuisance and the procedures for abating nuisance conditions, as well as providing for the recovery of costs and attorney fees to abate the nuisance and for the collection of civil penalties.

**WHEREAS**, Chapter 13 of Part 2 of Division 3 of Title 4 of the California Government Code, beginning with Section 39501, authorizes local procedures for weed abatement.

**WHEREAS**, the City Council finds that ensuring compliance with the Suisun City Municipal Code and other regulations is vital to the protection of the public's health, safety, and quality of life throughout the City, and is an important public service.

**WHEREAS**, the City Council desires to enhance and promote the maintenance of property and the enhancement of the livability, appearance, and the social and economic conditions of the community.

**WHEREAS**, the City Council finds that an effective code compliance program eliminates and prevents the spread of blight, deterioration and crime, makes neighborhoods safer and more livable, and promotes economic development and pride in the community.

**WHEREAS**, the City Council recognizes that an effective code compliance program requires the drafting and adoption of regulations that can be effectively applied by City personnel in a fair and expedient manner.

**WHEREAS**, the City Council has determined that it is in the public interest to adopt this ordinance, which expressly declares that any and all violations of the Suisun City Municipal Code constitute public nuisances, in order to facilitate the City's ability to protect the health, safety, and general welfare of the public through the use of the nuisance abatement procedures set forth in the Suisun City Municipal Code and in other applicable laws, rules and regulations.

**WHEREAS**, the City Council has an interest in maintaining the City of Suisun City in an orderly and esthetically pleasing condition, to keep property values in line with neighboring communities and to improve the quality of life for its residents, businesses, and visitors.

1       **WHEREAS**, the City Council has determined that the adoption of this ordinance is  
2 necessary to achieve a more comprehensive code compliance program that will permit City  
3 personnel to immediately proceed with code compliance efforts in an expedient, efficient and  
4 fair manner for purposes of effectively protecting public health and safety.

5       **NOW THEREFORE**, the City Council of the City of Suisun City does ordain as  
6 follows:

7       **SECTION 1.** The above recitals are correct and are incorporated by reference.

8       **SECTION 2.** Chapter 8.12 (Public Nuisances) of Title 8 (Health and Safety) of the Suisun  
9 City Municipal Code is repealed in its entirety and replaced with the following:

## 10       **Chapter 8.12 Public Nuisances**

### 11       **Article I. Nuisances Declared**

#### 12       **8.12.100 Violations of Municipal Code; Emergency Orders.**

13       A. Any violation of any provision of the Suisun City Municipal Code is hereby declared to  
14 be a public nuisance.

15       B. Any violation of a State of California, Solano County, or Suisun City Emergency Order  
16 and/or Declaration shall constitute a public nuisance.

#### 17       **8.12.104 Property Maintenance.**

18       It shall be unlawful for any responsible party in the City to maintain real property in a manner  
19 that any of the following conditions are found to exist thereon, except as may be allowed by the  
20 Suisun City Municipal Code or other applicable state or federal law or regulation. Conditions  
21 that meet one or more of the following criteria are declared to be public nuisances per se, and  
22 subject to abatement and cost recovery as prescribed in this chapter. These conditions  
23 substantially detract from the appearance of the immediate neighborhood, reduce the property  
24 value in the immediate neighborhood, are an attractive nuisance, are materially detrimental to  
25 nearby properties and improvements, are a visual blight, are offensive to the senses, or are  
26 otherwise dangerous to public health, safety, or welfare.

27       A. Buildings and structures. Buildings and structures that are abandoned, vacant, partially  
28 destroyed, constitute a fire hazard, left in an unreasonable state of partial construction,  
structurally unsafe, or are otherwise dangerous, attractive nuisances, or not in compliance with  
current building codes; buildings and structures that have become so deteriorated as to permit  
decay, excessive checking, cracking, peeling, chalking, dry rot, warping, or termite infestation.  
“An unreasonable state of partial construction” means any unfinished building or structure  
where the owner has been given written notice to complete the building or structure by the  
City’s building official, but fails to complete construction and obtain final approval from the  
City in accordance with applicable laws and regulations within the time period provided by the  
City’s building official. The California Building Code, Uniform Code for the Abatement of  
Dangerous Buildings, and the California Health and Safety Code shall apply to the  
determination of whether a building is dangerous.

1 B. Broken windows. Buildings with windows containing broken glass or no glass at all  
2 where the window is of a type which normally contains glass.

3 C. Building Codes. Violations of the Suisun City Uniform Codes, the International  
4 Property Maintenance Code, and the California Abatement of Dangerous Buildings Code, and  
5 violation of any other law or regulation that the City Council may adopt by reference.

6 D. Building materials and household fixtures, furniture, and equipment. Used or damaged  
7 lumber, junk, trash, debris, concrete, scrap metal, salvage materials and abandoned, broken,  
8 discarded, or unused furniture, appliances, sinks, toilets, cabinets, or other household fixtures  
9 or equipment (i) stored so as to be visible at ground level from a public street, alley, or from an  
10 adjoining property, or (ii) stored in a manner out of view but in an unsecured area accessible to  
11 minors, or (iii) stored in a manner as to harbor rodents, insects, or other vermin or (iv)  
12 constitutes a fire hazard.

13 E. Building residue. Residue from a fire or demolition such as concrete or brick  
14 foundations and flatwork.

15 F. Burning garbage, non-seasoned wood, or certain materials. The following materials  
16 shall not be burned in a wood-burning or other device: garbage, treated wood, non-seasoned  
17 wood, used or contaminated wood pallets, plastic products, rubber products, waste petroleum  
18 products, paints and paint solvents, coal, animal carcasses, glossy or colored paper, salt water  
19 driftwood, particle board, and any material not intended by a manufacturer for use as a fuel in  
20 a wood burning devise. Visible smoke emissions from a fireplace or other permitted wood  
21 burning devise are allowed from the startup of a new fire for a period of 20 consecutive minutes  
22 in any consecutive four-hour period.

23 G. Construction equipment. Construction equipment or machinery of any type, parked or  
24 stored on a property when it is readily visible to the general public, except while excavation,  
25 construction, or demolition operations covered by an active building permit are in progress on  
26 the subject property or an adjoining property.

27 H. Deteriorated improvements. Walls, fences, hedges, driveways, sidewalks, walkways,  
28 and similar improvements, which have become deteriorated, hazardous, defective, or unsightly.

I. Encroachments. Any encroachment onto public property for which no encroachment  
permit has been issued, or which is in violation of the provisions of an encroachment permit or  
any applicable law.

J. Garbage Containers. The leaving of any garbage, rubbish, recyclable, or green waste  
container in any manner that violates the provisions of Chapters 8.08 or 8.10.

K. Graffiti. Graffiti or other defacing words, letters or drawings which remain in excess of  
48 hours on the exterior of any building or fence or other structure that has not been removed  
or covered with paint matching the structure that was defaced.

L. Hazardous Liquids and Other Substances. Any property with pooled or flowing  
hazardous substances, including oil and similar liquids, which are not contained and maintained  
on site in approved storage containers and pursuant to all applicable laws. Any property with

excessive accumulations of oil and similar liquids on paved surfaces, buildings, walls, or fences. Any property where a hazardous substance is deposited, stored, released, or discharged in violation of any law.

M. Hazardous Pools, Ponds, and Excavations. Pools, spas, hot tubs, ponds, or other artificially confined bodies of water, and excavations, maintained in a hazardous manner, which may affect the health or safety of the public, including providing a breeding place for mosquitoes and algae, failing to comply with state and safety requirements for pools and spas, and failing to take adequate measures to prevent public access to the area.

N. Human or Animal Waste. Human or animal urine or fecal matter that is disposed of has accumulated outside of approved toilets, receptacles, or equipment intended for the disposal of such matter, so as to create a hazardous condition.

O. Landscaping, Vegetation, and Landscape Materials.

(i) Front and visible side yards without acceptable landscaping, except for improved surfaces such as walks and driveways. Acceptable landscaping shall include any ground cover, decorative rock, redwood bark, lawn, turf and/or other material determined to be acceptable or required by the city enforcement official. Landscaping must be maintained in good and tidy condition, and in accordance with any approved permit, site plan, or landscaping plan.

(ii) Dead, decayed, diseased or hazardous trees, weeds or tall grass more than 8 inches tall, except ornamental grasses or native plants, or overgrown vegetation which is a fire hazard or is likely to harbor rats, vermin, or other pests, constitutes an unsightly appearance, is detrimental to neighboring properties or property values, or protrudes over or across a city street or sidewalk so as to substantially obstruct the clear passage of vehicles or pedestrians.

(iii) The keeping, storage, depositing, or accumulation on the premises of dirt, sand, gravel, concrete, or other similar materials in a manner likely to harbor rodents, insects, or other vermin.

P. Land use entitlements. The failure to comply with any condition imposed on an entitlement, permit, contract, or environmental document issued or approved by the City in connection with a property or any improvement thereon.

Q. Offensive Odors. Stagnant water, refuse, rubbish, garbage, dead animal carcasses, offal, animal excrement or other materials, which emit odors that are unreasonably offensive to the physical senses of a reasonable person of normal sensitivity or which may cause or attract rodents, insects, or other vermin.

R. Accumulation of Personal Property. The keeping, storage, depositing, or accumulation of an excessive amount of personal property visible from a public street or alley and/or adjacent private property.

S. Public Right-of-Way. The keeping, storage, depositing, or accumulation of landscaping materials, sporting equipment, garbage cans, or any other personal property within the public right-of-way, including but not limited to greenways, landscaped medians, streets, sidewalks, and alleyways.



1 T. Safety Hazard. The maintenance of property in a manner that presents an imminent  
2 safety hazard and/or creates a present and immediate danger to life, property, health, or public  
3 safety.

4 U. Sewage. The failure to properly connect any inhabited improvements to a sewage  
5 disposal system or sanitary sewer and/or permitting sewage seepage or discharge upon the  
6 ground; failure to maintain a septic tank or sewer line, junction, or any fixture linked to a sewer  
7 line such that seepage or discharge of sewage occurs.

8 V. Signs. Improper existence and maintenance of signs relating to uses no longer conducted  
9 or products no longer sold on the property.

10 W. Storage Containers and Dumpsters. Storing or keeping boxes, containers, or dumpsters,  
11 in excess of 72 consecutive hours, except when otherwise permitted by the Suisun City  
12 Municipal Code or the City Manager, when engaged in ongoing construction activity.

13 X. Tarps and canopies. The keeping or using of tarps, canopies, or other similar items  
14 intended to be used as a temporary protective cover or shelter in a state of disrepair or beyond  
15 the intended use period, when the item is stored so as to be visible at ground level from a public  
16 street, alley, or adjoining property. Temporary use items visible for more than 30 consecutive  
17 days or, in the aggregate, 30 days in any calendar year shall be presumed to be beyond their  
18 intended period of use.

19 Y. Tractor-trailers. Any semi-tractor-trailer truck, also known simply as a semi-trailer  
20 truck, tractor-trailer truck, semi-tractor truck, semi-truck, big rig, 18-wheeler, trailer truck or  
21 tractor truck, or combination of a tractor unit and one or more semi-trailers to carry freight  
22 and/or exceeding 10,000 lbs, parked or stored on any driveway, street, an unimproved surface  
23 or otherwise in violation of the Suisun City Municipal Code; unless parking or storage on the  
24 street is authorized within the zoning district where it is parked or stored.

25 Z. Unpermitted Construction or Alterations. The building, construction, or placement of  
26 any unpermitted structure or building, including but not limited to an unpermitted carport,  
27 driveway entrance, patio cover, pergola or improvements to a previously approved structure or  
28 building.

AA. Vacant properties. See Section 8.12.116, below.

BB. Vehicle Parts. The keeping, storage, depositing, or accumulation on the premises of  
motor vehicle parts or scrap, including tires, which is:

- (i) visible at ground level from a public street, alley; or visible from adjoining property, or
- (ii) contains more than personal use items unless allowed by previous City review or permit  
in appropriate commercial or industrial zones.

CC. Vehicles, Including Motor Homes, Trailers, and Boats.

- (i) Any vehicle, recreational vehicle, motor home, camper, camper shell, boat, or trailer  
parked or stored outside of a garage or carport on an unimproved surface, or otherwise in  
violation of the Suisun City Municipal Code.

(ii) Any inoperable vehicle, recreational vehicle, motor home, boat, or trailer parked or stored outside of a garage or carport on a driveway, street, an unimproved surface, or otherwise in violation of the Suisun City Municipal Code.

DD. Visibility Hazards. The maintenance of property in such a manner as to cause a hazard to the public by obscuring the visibility of any public right-of-way, road intersection, pedestrian walkway, street sign, street light, or traffic signal.

EE. Weeds and Rubbish. See Section 8.12.216.

## 8.12.108 Noise Regulations

The following special noise restrictions are hereby established without regard to their sound level impact and may be enforced without the prerequisite of a sound level measurement.

### A. General Noise Regulations.

It is unlawful for any person to willfully make or continue or permit or cause to be made or continued, any loud, unnecessary, or unusual noise which unreasonably disturbs the peace and quiet of any neighborhood or which causes discomfort or annoyance to any reasonable person of normal sensitiveness residing in the area.

The standards which shall be considered in determining whether a violation of the provisions of this section exists shall include, but not be limited to, the following:

1. The volume of the noise;
2. The intensity of the noise;
3. Whether the nature of the noise is usual or unusual;
4. Whether the origin of the noise is natural or unnatural;
5. The volume and intensity of the background noise, if any;
6. The proximity of the noise to residential sleeping facilities;
7. The nature and zoning of the area within which the noise emanates;
8. The density of the inhabitation of the area within which the noise emanates;
9. The time of the day or night the noise occurs;
10. The duration of the noise, including whether its short term or temporary;
11. Whether the noise is produced by a commercial or noncommercial activity.

### B. Specific Prohibitions.

The following activities shall constitute prima facie evidence of a violation of this section:

1. Auto Body Repairs. Repair any auto body unless within a completely enclosed building and the noises from such repairs are reasonably confined to such building.

2. Engine Repair and Testing. Repair, rebuild, or testing of any engine in a manner that can be heard on neighboring properties between the hours of 9:00 p.m. and 7:00 a.m.

3. Animals. The keeping of any animal that causes frequent or persistent noise plainly audible by inhabitants or occupants of any adjacent or neighboring residential properties or units, or plainly audible at a distance of 50 feet from any nonresidential building or structure, shall be presumed to disturb the comfort and repose of any person on a nearby property, following regulations of Title 6 (Animals); however, nothing in this subsection shall be construed to apply to occasional noises emanating from a legally operated kennel, animal hospital or veterinary clinic, humane society, or pound.

4. Generators. Generators are considered accessory structures in residentially zoned lots and shall meet the setbacks described in Table 18.31.005 (Table of development standards in residential zones) for accessory structures in residential zones. Generators in commercially zoned lots located near noise sensitive land uses must meet the guidelines of Section 18.20.080 (Trash and Storage Areas) and meet the setbacks described in Table 18.32.010 (Table of development standards in commercial zones) for enclosed structures for generators in commercial zones, the openings of the structure shall not face noise sensitive zones. Portable generators must meet the setbacks described in Table 18.31.005 (Table of development standards in residential zones) for accessory structures in residential zones, unless manufacturer's decibel rating is below 70dB (consistent with air conditioning unit).

5. Domestic Power Tools. Operating or permitting the operation of any domestic power tools, small power equipment, or similar device used in residential areas between the hours of 9:00 p.m. and 7:00 a.m. so as to cause noise that can be heard across a residential real property boundary.

6. Sounding Horns and Signal Devices. The sounding of any horn or signaling device on any automobile, motor vehicle or any other vehicle on any street or public street except as a danger warning; the creation by means of any such signaling device of any unreasonably and unnecessarily loud or harsh sounds; the sounding of any such signaling device for an unnecessarily or unreasonably long period of time; or the use of any horn, whistle or other device operated by engine exhaust

7. Vehicle Noise.

a. Defect in Vehicle or Load. The use of any automobile, motorcycle, or other vehicle so out of repair, so loaded or in such manner as to create loud and unnecessary grating, grinding, rattling, or other noise.

b. Motor Vehicle Noises. Any loud or annoying noise made by any motor vehicle and not reasonably necessary to the operation thereof under the circumstances, including, but not limited to, noise caused by screeching of tires; racing or accelerating the engine; backfiring the engine; or the emission of exhaust from the engine tail pipe or muffler. Vehicles must be maintained in compliance with Sections 27150, 27151, 27200 of the Vehicle Code, 13 CCR 1036, including amendments and successor statutes thereto, and any other relevant state laws and regulations.

c. Large Vehicle Delivery and Loading Within 50 Feet of Residential Uses. The loading, unloading, or delivery of goods, merchandise, vehicles or supplies by large trucks, tractor-trailers, or other similar vehicles between the hours of 9:00 p.m. and 7:00 a.m. unless a sound wall or other hours have been allowed through a use permit.

8. Musical Instruments and Sound Amplifiers. Use or operate any musical instrument or any device, machine, apparatus, or instrument for intensification or amplification of the human voice or any sound or noise as follows:

a. Use or operate any device, machine, apparatus, or instrument for intensification or amplification of musical instruments, the human voice, or of any other sound without first obtaining a special event permit: (i) in or on a public place that is clearly audible from 50 feet; (ii) in or on any property that is audible at adjoining or adjacent properties.

b. Use of any unamplified musical instrument, or other apparatus that is clearly audible from a distance of 50 feet, without first obtaining a special event permit: (i) in or on a public place that is clearly audible from 50 feet; (ii) in or on any property that is audible at adjoining or adjacent properties.

c. Operate, play, or permit the operation or playing of any radio, television, phonograph, drum, musical instrument, sound amplifier, or similar device, which produces, reproduces, or amplifies sound in any public place such that the noise level disturbs a reasonable person owning, using, or occupying property in the neighborhood between the hours of 9:00 p.m. and 7:00 a.m.

d. Use, operate, or play, or permit to be played, used, or operated, of any radio receiving set, musical instrument, audio system, loudspeaker, sound amplifying equipment or other machine or device for the producing or reproducing of sound, which casts sound upon the streets for the purpose of commercial or noncommercial advertising, or attracting the attention of the public to any building, structure or attraction (i) such that the sound therefrom creates noise in a residential area; or (ii) on a public place without first obtaining a special event permit.

9. Explosives, Firearms, and Similar Devices. The use or firing of explosives, firearms, or similar devices which create impulsive sound so as to cause a noise across a real property boundary or on a public place, except when part of a government-authorized honor guard.

10. Construction or Demolition Work. Construction or demolition work not in conformance with Section 15.04.075 (Construction Work Hours) of this Code.

11. Late Night Disturbances. Disturbances of any kind that are plainly audible by inhabitants or occupants of any adjacent or neighboring residential properties or units, or are plainly audible at a distance of 50 feet from a real property boundary, that occur between 9:00 p.m. and 7:00 a.m., shall be prima facie evidence of violation of this subsection.

12. Persistent noise not otherwise allowed.

C. Exemptions. The following are exempt from the provisions of this section:

1. Sound or noise associated with emergencies or emergency work, involving the execution of the duties of duly authorized governmental personnel and others providing emergency response to the general public, including but not limited to, sworn peace officers, emergency personnel, utility personnel, and the operation of emergency response vehicles and equipment.
2. Sound or noise associated with construction or maintenance of city facilities and other activities by any city department or its contractors, utilities, waste hauler, or any other public entity.
3. Sounds typically associated with residential uses (e.g., children at play, air conditioning and similar equipment in good working order, but not animal and fowl noises in violation of Subsection (B)(3), above).
4. Sounds typically associated with property maintenance (e.g., domestic power tools not performed by a commercial entity) provided such activities take place between the hours of 7:00 a.m. and 9:00 p.m.
5. Safety, warning, and alarm devices, including house and car alarms, and other warning devices that are designed to protect the health, safety and welfare, provided such devices are not negligently maintained or operated. The sounding of burglar alarms shall not constitute a violation of this section except after 20 minutes of continuous activation. Further, on or after one year from the effective date of the ordinance from which this section is derived, no owner of a motor vehicle, dwelling or commercial property shall have in operation an audible burglar alarm therein unless such burglar alarm shall be capable of terminating its operation within 20 minutes of its being activated.
6. The sounding of any horn, bell, whistle, siren or other audible warning device which is operated in compliance with Section 7604 of the California Public Utilities Code, or other state or federal laws governing railroad operations.
7. Sounds associated with the operation of radio systems operated by FCC licensees in the regular course of business.
8. The normal operation of public and private schools typically consisting of classes and other school-sponsored activities, such as school bands and school athletic events.
9. Any activity related to the construction, development, manufacture, maintenance, testing, or operation of any aircraft engine, or of any weapons system or subsystems which are owned, operated, or under the jurisdiction of the United States.
10. Any other activity to the extent regulation thereof has been preempted by state or federal law or regulations.
11. Activities or events whose noise is regulated by a city issued permit with conditions that specify the type of noise and hours permitted to operate, such as but not limited to, a special use permit, special event permit, special construction permit.

1       8.12.112      Additional Public Nuisances

2       The following shall also constitute public nuisances that may be abated in accordance with this  
3       chapter.

4       A.      Obstructing Public Passageways. It shall be unlawful for any person to obstruct ingress  
5       or egress to any building, or to obstruct the passage of persons or vehicles passing along any  
6       street, alley, sidewalk, or other public right-of-way.

7       B.      Breach of the Peace. No person shall make in any public place, including but not limited  
8       to parks, greenways, landscaped medians, common city spaces, streets, sidewalks and/or  
9       alleyways, or suffer to be made on his/her premises or upon the premises under his/her control,  
10      any disorder or tumult to the disturbance of the public peace; and no person shall utter in the  
11      presence of two (2) or more persons lewd or obscene words or epithets or address to another  
12      any words, language, or expressions having a tendency to create a breach of the peace.  
13      “Disturbance” and “breach of the peace” mean causing an annoyance or engaging in disorderly  
14      conduct or interfering with the peace and order of a neighborhood, community, or meeting.

15      D.      Interference with Right of Assembly. No person, except with legal authorization or  
16      authority, shall disturb or interrupt any school procession, funeral or funeral procession, or any  
17      lawful procession, church service, or assembly of people.

18      E.      Public Excretion. No person shall evacuate their bowels or bladder in any public place,  
19      or upon any private property, at a place not provided for that purpose.

20      F.      Swimming in Canals. No person shall bathe or swim in any canal within the City.

21      F.      Motor Vehicle Racing. It is unlawful for any person to operate, conduct, maintain,  
22      promote, participate or engage in any motor vehicle race within the City, unless such race is  
23      expressly allowed by City permit or occurs in a facility permitted for such activity. For the  
24      purposes of this section.

25      8.12.116      Vacant Properties.

26      A.      Maintenance Required. Vacant residential, commercial, and industrial buildings and all  
27      yards surrounding the building must be maintained, actively monitored, and secured in  
28      accordance with the following standards or the property will be considered blighted and a  
29      nuisance subject to abatement pursuant to the procedures set forth in this chapter, and any other  
30      available enforcement mechanisms.

31      1.      Yard Maintenance. Maintain all yards in compliance with any applicable development  
32      permits, site plans, and landscape plans. If there are no applicable development permits, site  
33      plans, or landscape plans, maintain all interior yards (those that are not visible to the general  
34      public) in a safe condition, including keeping all vegetation controlled to avoid overgrowth;  
35      maintain all exterior yards (those that are visible to the general public), including parkways,  
36      with acceptable landscaping, installed and maintained in a trimmed, live, and healthy condition.

37      2.      Building Exterior. Maintain the exterior of the building, including, but not limited to,  
38      paint and finishes, in good condition.



1 3. Broken Windows. Board up broken windows within 24 hours and replace broken  
2 windows within 72 hours, subject to the provisions of subsection (B)(1)(g), below.

3 4. Trash and Debris. Remove all trash and debris within 72 hours of their placement or  
4 abandonment on the property.

5 5. Compliance with Laws. Maintain the building in continuing compliance with all  
6 applicable State and local codes and regulations and any applicable City issued permits,  
7 including all provisions of this chapter.

8 6. Prevention of Criminal Activity. Take all reasonable steps necessary to prevent criminal  
9 activity on the premises, including, but not limited to, the use and sale of controlled substances,  
10 prostitution, and criminal street gang activity.

11 7. Secure Property. Secure the property, both structure and grounds, against trespassers,  
12 including but not limited to by the installation and use of fencing, maintaining all windows and  
13 doors with locks, replacing all broken doors or windows, and securing any other openings into  
14 the structure which are readily accessible to trespassers by boarding-up, or such other means as  
15 shall be accepted by the City Manager. Boarding and fencing should be considered a short-term  
16 remedy and the City may require alternative methods of maintaining and securing a property.  
17 When a building is boarded-up or the property fenced, the owner shall comply with standards  
18 established by the City Manager.

19 8. Graffiti. Remove all graffiti on the property within 48 hours of placement on the  
20 property.

21 B. Vacant Property Plan. The City Manager may issue an Order to Submit a Vacant  
22 Property Plan to the property owner and require the payment of a fee as required under this  
23 section.

24 1. The Vacant Property Plan shall include the following information and shall be submitted  
25 within 30 days of service of the order:

26 a. Name and address of person submitting the Vacant Property Plan;

27 b. Name and address of all property owners of the subject property;

28 c. The name and address of a local agent, if the property owner is not local, that the City  
Manager may contact related to enforcement of this article;

d. The expected period of vacancy;

e. A plan to make any buildings ready for occupancy that could not be legally occupied  
under State and local law at the time of submission of the plan;

f. If required by the City Manager, a plan to either occupy, sell, lease, or demolish the  
building within 180 days or such other time as determined reasonable by the City Manager  
under the circumstances;

1 g. A plan for actively monitoring, maintaining, and securing the property and otherwise  
2 complying with this article;

3 h. A letter of written consent by the property owner to the City Manager to allow City code  
4 enforcement inspectors to enter the property for inspections as reasonably required to enforce  
5 the provisions of this article;

6 i. Any other information required by the City Manager in rules and regulations adopted  
7 by the City Manager under this article.

8 2. Exception. If the vacant building will be occupied within 30 days of service of the  
9 notice, the owner may notify the City Manager in writing of this fact and the owner will be  
10 excused from submitting a Vacant Property Plan.

11 3. Vacant Property Plan Fee. When a property owner is ordered to submit a Vacant  
12 Property Plan by the City Manager they shall also be required to reimburse the City of the actual  
13 cost to monitor or inspect the property and to review and approve the Vacant Property Plan.  
14 The City Manager shall have discretion to determine the number of inspections required to  
15 monitor the property upon submission of the plan, based upon the type and condition of the  
16 property, and the history of violations at the property.

17 4. Appeal. An Order to Submit a Vacant Property Plan and/or a decision by the City  
18 Manager rejecting a Vacant Property Plan are appealable in accordance with the procedures set  
19 forth in this chapter except that both an Order to Submit a Vacant Property Plan and a rejection  
20 of a Vacant Property Plan must be appealed within 15 days from service of the notice of the  
21 order or rejection.

22 5. Approved Vacant Property Plan. A Vacant Property Plan is enforceable immediately  
23 upon notice to the property owner of its approval, and shall be valid and enforceable until the  
24 City Manager releases the property from the approved Vacant Property Plan, or until the  
25 property is no longer vacant, whichever occurs first. If at any point the City Manager determines  
26 that the Approved Vacant Property Plan is no longer effective, the property owner shall be  
27 required to seek approval of a new Vacant Property Plan and pay a fee for that renewal as set  
28 forth in Subsection (B)(3), above.

An approved Vacant Property Plan shall be recorded against the property so as to provide notice  
to subsequent owners. The City Manager's release of a Vacant Property Plan shall similarly be  
recorded.

6. Noncompliance. Failure by the property owner to submit a Vacant Property Plan, to  
comply with an approved Vacant Property Plan, or to pay a fee as required under this section is  
a violation of the Suisun City Municipal Code and a public nuisance, subject to the abatement  
and cost recovery procedures set forth in this chapter and any other available enforcement  
mechanisms.

7. Transfer of Vacant Building. The transferee of a vacant building is subject to the  
requirements of this chapter. The transferee may apply to the City Manager to be released from  
the requirements of the Vacant Property Plan. It shall be in the City Manager's discretion to

grant such a transfer or require the new property owner to establish a new Vacant Property Plan. The City Manager's decision shall be final.

8. Service. Service of an Order to Submit a Vacant Property Plan, notice of rejection, or approval of a Vacant Property Plan shall be made on the property owner by personal service or first class mail, and/or posted at the property. Where known, a copy may also be provided by email. Failure to achieve or accept service personally on the property owner shall not invalidate the requirements of this section.

## Article II. Public Nuisance Abatement; Weeds and Rubbish Abatement

### 8.12.200 Declaration of Public Nuisance and Order to Comply

A. Declaration of Public Nuisance and Order to Comply. Whenever any city enforcement official determines that conditions at a property within the City constitute a public nuisance in violation of this chapter, the enforcement official shall give written notice to the responsible party in the form of a Declaration of Public Nuisance and Order to Comply (Order), stating the violations with reference to the applicable code sections.

B. Time to Correct. The Order shall set forth a reasonable time limit for correcting any violation and may also set forth suggested methods of correcting the same. Reasonable time to correct shall be dependent on the type and severity of the violation. The reasonable time to correct may, at the sole discretion of the City or such City official having enforcement authority over the violation, be extended or shortened.

C. Service of Order. The Order shall be served either by personal service or by depositing the Order in the United States mail, postage prepaid, addressed to the property address and to the name and address as it appears on the last available equalized assessment roll, supplemental roll of the County of Solano, if different. If no such address appears, then a copy of the Order may be posted at the property, and is presumed to have been served to the responsible party.

A copy of the Order may also be posted on the property in a conspicuous place. Where known, a copy may also be provided to the responsible party by email, at City's discretion. The failure of any person to receive the Order required by this section shall not affect the validity of any proceedings taken under this chapter.

D. Form of the Order. The Order shall bear the date of personal service or mailing and shall be in substantially the following form:

#### DECLARATION OF PUBLIC NUISANCE AND ORDER TO COMPLY

Site Address:

Assessor Parcel Number:

Date:

1 Notice is hereby given that the following conditions exist at this property, which  
2 constitute a public nuisance in violation of the Suisun City Municipal Code  
(SCMC), as follows.

3 [Describe conditions and cite to code section.]

4 You are hereby ordered to abate the nuisance within [set forth applicable days].  
5 There will be no further notice.

6 If the nuisance is not removed within the required time, the nuisance may be abated  
7 by the City of Suisun City or a contractor hired by the City. The property owner will  
8 be billed for the cost of such abatement plus administrative costs and legal fees. In  
addition, the property owner or other responsible parties may be issued a citation  
and/or billed for the City's enforcement costs.

9 If you receive an invoice from the City for abatement, you will have fifteen (15)  
10 days from the issuance to pay the invoice. If you do not to pay the invoice within  
11 fifteen (15) days, the unpaid amount will be added to your property taxes as a special  
assessment against your property.

12 All persons having any objections to this Order and the proposed abatement may  
13 file an appeal in accordance with Chapter 8.12 of the Suisun City Municipal Code.  
14 The appeal must be in writing, filed with the City Clerk at 701 Civic Center Blvd.,  
Suisun City, California 94585, and received within [specify number of days] from  
15 the date of this Order. The appeal must state the basis for the appeal with sufficient  
16 specificity so that the Hearing Officer can understand the basis for the appeal and  
must include the name, address, and telephone number of the person filing the  
17 appeal. Failure to file a timely appeal could result in the City proceeding with the  
work required at your expense in a timely fashion without further notice or hearing.

18 If the nuisance condition(s) create an imminent danger to the public, the appeal may  
19 be considered after abatement of the nuisance.

20 DATED: \_\_\_\_\_, 20\_\_.

21 [ENFORCEMENT OFFICIAL NAME AND TITLE]

22 \_\_\_\_\_  
23 CITY OF SUISUN CITY, CALIFORNIA

24 **8.12.204 Recording.**

25 At the time an order to comply or order to vacate is served, the enforcement official may file in  
26 the Office of the County Recorder a notice of pending administrative action and include a copy  
27 of the order. After the nuisance is abated and abatement costs have been paid, the enforcement  
28 official shall cause the recorded notice to be removed.

1       **8.12.208     Abatement Procedures.**

2       A.     Abatement with No Appeal. Where no appeal has been timely filed, and the nuisance  
3       has not been abated as directed by the order, the enforcement official shall obtain an abatement  
4       warrant and thereafter may enter upon private property, in compliance with state and/or federal  
5       law, for the purpose of so doing.

6       B.     Abatement After Appeal. Where an appeal has been timely filed and the hearing officer  
7       has finally determined that removal or abatement shall be required, and the nuisance has not  
8       been removed as directed by the hearing officer, the enforcement official shall obtain an  
9       abatement warrant and thereafter may enter upon private property, in compliance with state  
10      and/or federal law, for the purpose of so doing.

11     C.     Property Owner Abatement. At any time prior to the actual abatement, any property  
12     owner may remove nuisance condition(s) at their own expense.

13     D.     Abatement of Dangerous Buildings. The abatement of dangerous buildings may be  
14     conducted in accordance with the Uniform Code for the Abatement of Dangerous Buildings, as  
15     adopted by reference by Section 15.04.030(F), including any amendments or successor codes  
16     thereto.

17     E.     Abatement of Inoperative Vehicles. The abatement of abandoned, wrecked, dismantled  
18     or inoperative vehicles shall be performed in accordance with Chapter 10.36, including any  
19     amendments or successor codes thereto.

20       **8.12.212     Method of Abatement by the City.**

21     City abatement of the nuisance may be performed by contract or by City crews. When the  
22     abatement is performed by contract, the contractor shall keep an account of the cost of the  
23     abatement on each separate parcel of land where work is performed, including adjoining  
24     sidewalk and street/alley areas, and shall submit an itemized written report showing such cost  
25     to the enforcement official for verification, and may include before and after photographs.  
26     When the abatement work is performed by City crews, the City shall keep an account of the  
27     cost of the abatement on each separate parcel of land where work is performed, including  
28     adjoining sidewalk and street/alley areas, including before and after photographs if appropriate,  
29     and shall submit an itemized report showing such cost to the enforcement official for  
30     verification.

31       **8.12.216     Weeds and Rubbish Abatement.**

32     No person, whether such person is the owner or tenant of any real property, shall maintain,  
33     permit, or allow such premises, or adjoining public way, sidewalk, street and/or alley, to be  
34     maintained in any of the following conditions, which are declared to be a public nuisance. City  
35     shall have the authority to abate dirt, rubbish, weeds, and rank growths from buildings or  
36     grounds and adjacent sidewalks, and recover costs thereof, in accordance with Section 39560  
37     et seq. of the Government Code.

38     A.     Refuge for Vermin. Dead, decayed, diseased or hazardous trees, weeds, grass, rubbish,  
39     refuse, dirt, debris, or any other matter or material which may provide a breeding place or refuge  
40     for rodents, insects, or other vermin.

1 B. Vegetation Near Roofs and Chimneys. Dead vegetative growth overhanging a structure  
2 or any tree branch or other vegetative growth which extends within 10 feet of the outlet of a  
chimney.

3 C. Pollen. Weeds which may produce pollen that is injurious to the health, safety, comfort,  
4 or welfare of the residents of the City.

5 D. Fire Hazards and Fire Hydrants. Weeds, rubbish, refuse, dirt, debris, or any other matter  
or material which may become a fire or health hazard, or is within 36 inches of a fire hydrant.

6 E. Overgrown Vegetation.

7 1. Vegetative growth overhanging a public right of way by less than 14 feet in height or a  
8 public sidewalk by less than 8 feet in height.

9 2. Any overgrown vegetation, including but not limited to bushes, shrubs, trees, lawns,  
10 weeds and flowers.

11 F. Other Vegetation. Any other vegetation or materials which, because of lack of  
12 maintenance, create conditions which may become a fire, safety, or health hazard, including  
weeds, which are otherwise subject to abatement by law.

13 G. Trees and shrubs. Any tree or shrub causing damage to the public right-of-way including  
14 but not limited to streets, sidewalks, alleyways, parkways, greenways and landscape medians.

#### 15 8.12.220 Supplemental Rules and Regulations.

16 The City Manager may adopt written rules, regulations, policies and procedures that are  
17 consistent with the intent or provisions of this chapter, as may be necessary or desirable to aid  
in the administration or enforcement of the provisions of the Suisun City Municipal Code.

### 18 Article III. Cost Recovery; Penalties

#### 19 8.12.300 Findings and Purpose.

20 The Council finds that substantial public resources are spent each year to enforce the Suisun  
City Municipal Code and State laws, as well as Federal and County laws that may fall within  
21 the jurisdiction of the City, enacted to protect the public health, safety, and welfare. The Council  
finds that the responsibility of these costs, abatement and enforcement costs, should be properly  
22 placed on those persons responsible for violating the Suisun City Municipal Code or Federal,  
State and County laws and/or causing public nuisances. The Council further finds that the  
23 recovery of costs incurred by the City to enforce these laws and to collect penalties issued to  
those persons causing public nuisances and/or violating these laws is important in deterring  
24 future violations and maintaining the integrity of the City's code enforcement system. The  
purpose of this article is to provide a means for the City of Suisun City under its police power  
25 authority and other applicable law to recover these costs and penalties from those persons  
26 responsible for creating, causing, committing, or maintaining a public nuisance or Suisun City  
Municipal Code or other law violation.  
27  
28



1       **8.12.304      Nuisance Abatement Costs.**

2       A.     Special Assessment and Lien or Personal Obligation. The cost of abating a public  
3       nuisance and/or enforcing this chapter or applicable Federal, State or County law shall either  
4       be a special assessment and lien on the subject property or the personal obligation of the owner  
5       of the subject property and/or the person responsible for creating, causing, committing or  
6       maintaining the public nuisance or violating this chapter or Federal, State or County law. If  
7       there is more than one responsible person, each responsible person shall be jointly and severally  
8       liable for the costs. Costs incurred by the City are recoverable even if a public nuisance, Suisun  
9       City Municipal Code, or other law violation is corrected by the property owner or other  
10      responsible person.

11      B.     Applicability. This article shall govern the procedures used to recover all abatement and  
12      enforcement costs incurred by the City in the abatement of a public nuisance or violation of this  
13      chapter and/or the enforcement of this chapter or other law pursuant to the procedures and  
14      authority found in the Suisun City Municipal Code. Additionally, this article shall govern the  
15      procedures used to recover multiple response costs imposed pursuant to the procedures and  
16      authority found in the Suisun City Municipal Code.

17      C.     Payment Plan. Nothing in this article shall prevent the City at any time from accepting  
18      payment for unpaid costs or penalties in full, or by way of a payment plan.

19      **8.12.308      Fire Suppression Costs.**

20      Any costs incurred by the fire department in fighting a fire arising from the burning of any  
21      vegetation or rubbish, including the cost of providing rescue and emergency medical services,  
22      shall be charged to the property owner consistent with this chapter, and any applicable charges  
23      as may be set forth in the city's master fee schedule.

24      **8.12.312      Invoice of Costs.**

25      A.     Invoice. Notice of an invoice of costs shall be provided to the responsible party. The  
26      notice shall include the following:

27      (1)    A description of the abatement or enforcement action taken by the City, where  
28      applicable a description of the property subject to the abatement or enforcement, and the total  
29      amount of the abatement and enforcement costs incurred by the City. The requirements of this  
30      subsection may be met by providing the noticed party with a copy of the report required by this  
31      subsection (A).

32      (2)    That should the noticed party fail to pay the costs within 30 days from the date of service  
33      of the notice the costs may be collected in any or all of the following ways: by a collection  
34      agency as a personal obligation, by the City Attorney's Office through judicial action, a lien  
35      attached to the subject property, or pursuant to an assessment attached to property taxes.

36      (3)    That the noticed party has a right to an administrative review of the invoiced costs  
37      incurred by the City by filing a written request for such review with the City Clerk within 15  
38      days of the date of the invoice. A failure to timely request administrative review will be deemed  
39      a waiver of a right to review of the amount of the costs.

1 (4) That before a special assessment or lien is placed on the subject property, the costs will  
2 be confirmed by the City Council and a notice will be issued at least 15 days before the Council  
meeting.

3 (5) That the invoice may be recorded as a Notice of Costs or Penalties in the Solano County  
4 Recorder's Office.

5 B. Recording. The City may record the invoice as a Notice of Costs or Penalties in the  
6 Solano County Recorder's Office. Once payment is received for the outstanding costs and/or  
7 penalties, or any reduction of costs following administrative review, and no further action will  
be taken under this article, the City shall record a Notice of Satisfaction.

#### 8 8.12.316 Administrative Review of Costs.

9 A. Procedures for Administrative Review. If a request for administrative review is timely  
10 filed, the City Clerk shall deliver a copy of the invoice of costs incurred by the City and request  
11 for administrative review to the City Manager, which may include the appointment of a hearing  
12 officer, who shall set a date and time to review the invoice of costs with the requesting party.  
The administrative review shall be an informal proceeding where the enforcement department  
and requesting party may present any evidence they deem pertinent to the amount of the costs.  
The scope of review shall be limited to the amount of the costs.

13 B. Decision. The City Manager may affirm or reduce the costs if they determine that the  
14 costs are not supported by the evidence or upon a showing that the costs were unnecessary or  
15 unreasonable. The City Manager will not pass upon the validity of the underlying enforcement  
16 action or the amount of any penalties.. The decision shall be memorialized in writing. The City  
Manager may approve a payment plan for the costs.

17 C. Time for Payment. The responsible party shall have 30 days from the date of the  
18 decision to pay the costs, unless a payment plan is approved, in which case the costs shall be  
paid in accordance with the payment plan.

#### 19 8.12.320 Recovery of Nuisance Abatement and Enforcement Costs.

20 Abatement and enforcement costs unpaid after the required time set forth in this chapter may  
21 be collected in the matter set forth in this article. Interest shall accrue at a rate of 10% per year  
on unpaid costs until paid.

#### 22 8.12.324 Personal Obligation.

23 Any costs or penalties subject to collection under this chapter may be recovered as a personal  
24 obligation against the responsible party and may be referred to a collection agency or the City  
25 Attorney's Office for collection. Upon referral of these costs and obligations, the collection  
26 agency and the City Attorney's Office may seek collection through any legal means provided  
27 to them, including judicial action. Nothing in this section shall be affected by or affect the City's  
28 use of any other procedure provided in this article or by law to collect unpaid costs and  
penalties. In a judicial action to recover abatement costs, the City Attorney's Office may elect  
to recover attorneys' fees. In any action in which the City Attorney's Office elects to recover  
attorneys' fees under this section, attorneys' fees will be recovered by the prevailing party.

1      **8.12.328      Special Assessment and Lien.**

2      A.      Collection. Unpaid penalties, abatement costs, and enforcement costs (collectively,  
3      “penalties and costs”) that relate to a public nuisance abatement may be confirmed by the City  
4      Council as a special assessment and collected with property taxes or as a judgment lien, in  
5      accordance with applicable law.

6      B.      Notice. Notice of a public meeting to confirm the penalties and costs shall be provided  
7      to all noticed parties by the enforcing department or City Clerk at least 15 days before the  
8      meeting. The notice shall: (i) contain a description of the subject property sufficient to enable  
9      the person(s) served to identify it; (ii) shall state that the City intends to collect unpaid costs or  
10     penalties by placing a lien or a special assessment on the subject property; (iii) shall specify the  
11     day, hour, and place where the Council will hear and pass upon the penalties and/or costs; (iv)  
12     shall specify that the property may, in some cases, be sold after three years by the Tax Collector  
13     pursuant to Revenue and Tax Code Section 3691 for unpaid delinquent assessments or be  
14     subject to judicial foreclosure before the three years; and (v) shall specify that any noticed party  
15     may appear at the Council meeting and present objections to the lien or assessment.

16     C.      Service of Notice. Notice shall be given either by personal service or by depositing the  
17     notice in the United States mail, postage prepaid, addressed to the owner of such lot or parcel  
18     of land and/or lessee as it appears on the last available equalized assessment roll, supplemental  
19     roll of the County of Solano, or as otherwise known to the City by virtue of more recent or  
20     reliable information. If no address appears or is known to the City, then a copy of the notice  
21     may be mailed to the property address. A copy of the notice may also be posted on the property  
22     in a conspicuous place. Where known, a copy may also be provided by email. The failure of  
23     any person to receive the notice required by this section shall not affect the validity of any  
24     proceedings taken under this chapter.

25     D.      Confirmation by City Council. During the City Council meeting the Council may adopt  
26     a resolution confirming the amount of the penalties and costs, or any lesser amount, based upon  
27     staff reports and any public comments received during the meeting. The City Council shall take  
28     into consideration whether any noticed party sought administrative review of the costs and shall  
29     only reduce the costs if:

- 30     (1)      the responsible party sought administrative review, and  
31     (2)      the decision of the City Manager is not supported by substantial evidence in the record.  
32     The basis for the code enforcement action will not be the subject of the City Council’s  
33     consideration.

34     Where the costs have already been approved by a court of competent jurisdiction or the penalties  
35     have been previously upheld in an abatement or other administrative hearing held under the  
36     Suisun City Municipal Code, the City Council shall simply confirm the costs or penalties.

37     The City Council may confirm the costs for more than one property in a single resolution. If  
38     the City Council confirms the costs, the procedures set forth in this section may be utilized.

39     E.      Time to Contest Confirmed Special Assessment or Lien. The validity of any special  
40     assessment or lien levied under the provisions of this section shall not be contested in any action

1 or proceeding unless such action or proceeding is commenced within 30 days after the special  
2 assessment is confirmed by the City Council.

3 F. Recording. Immediately upon the City Council's confirmation of costs or penalties, the  
4 City Clerk shall record a Notice of Special Assessment and Lien in the Office of the County  
5 Recorder, which shall constitute a lien on that property for the amount of the assessment, except  
6 that if any real property to which the lien would attach has been transferred or conveyed to a  
7 bona fide purchaser for value, or if a lien of a bona fide encumbrancer for value has been created  
8 and attaches thereon, prior to the date on which the first installment of taxes that included the  
special assessment imposed under this section would become delinquent, then the lien that  
would otherwise be imposed by this section shall not attach to real property and the costs of  
abatement and enforcement relating to the property shall be transferred to the unsecured roll for  
collection.

9 G. Form of Notice of Special Assessment and Lien. The Notice of Special Assessment and  
10 Lien for recordation shall be in the form substantially as follows:

11 NOTICE OF SPECIAL ASSESSMENT AND LIEN

12 (Claim of the City of Suisun City)

13 Under authority vested by provision of Chapter 8.12 of the Suisun City Municipal  
14 Code, the City of Suisun City did on or about the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_,  
15 assess [describe penalties, abatement costs, enforcement costs] on the real property  
16 hereinafter described; and the same has not been paid nor any part thereof and the  
17 City of Suisun City does hereby claim a lien for such [penalties, abatement costs,  
18 and enforcement costs] to wit: the sum of \_\_\_\_\_ dollars, plus legal rate of interest  
19 to be accrued from the date of recording this lien, and any and all administrative  
20 costs to file and record the lien. The same shall be a lien upon the real property until  
21 it has been paid in full and discharged of record.

22 The real property hereinafter mentioned, upon which a lien is claimed, is that certain  
23 parcel of land in the City of Suisun City, County of Solano, State of California, more  
24 particularly described as follows:

25 [include description of property including address and APN]

26 DATED: this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

27 \_\_\_\_\_ City of Suisun City

28 (Job Title)

H. Collection with Taxes. After confirmation and recordation, a copy may be turned over  
to the Solano County Tax Collector. At that point, it will be the duty of the Tax Collector to  
add the amounts of the respective assessments to the next regular tax bills levied against the  
lots and parcels of land for municipal purposes. Those amounts shall be collected at the same  
time and in the same manner as ordinary municipal taxes are collected, and shall be subject to

the same penalties and procedures and sale in the cases of delinquency as provided for with ordinary municipal taxes.

I. Foreclosure. After confirmation and recording, the lien may also be foreclosed by judicial or other sale in the manner and means provided by law. The City may recover from the record property owners, any costs incurred regarding a foreclosure action.

J. Priority. A special assessment and lien imposed under this article shall have the priority of a tax lien, unless prohibited by State law, in which case the special assessment and lien shall have the priority of a judgment lien.

K. Release of Lien. Once payment in full is received for the special assessment and lien, including applicable penalties, administrative fees and interest charges; or the amount is deemed satisfied pursuant to a subsequent administrative or judicial order; or the City has entered into some other arrangement with the property owner for satisfaction of the assessment; the enforcing department shall either record a Notice of Satisfaction or provide the property owner or financial institution with the Notice of Satisfaction so they can record the Notice with the Solano County Recorder's Office.

L. Refund. The City Council may order a refund of all or part of a tax paid pursuant to this chapter if it finds that all or part of the tax has been erroneously levied. A tax or part thereof shall not be refunded unless a claim is filed with the City Clerk in accordance with the City's claim filing requirements, and in no event later than November 1st after the tax became due and payable. The claim shall be verified by the person who paid the tax, or his/her guardian, executor or administrator.

#### 8.12.332 Penalties; Remedies Non-Exclusive.

A. Public nuisances may be enforced by one or more of the following nonexclusive remedies. Property owners, tenants, and any person in control of real property shall be jointly and severally responsible to abate a public nuisance.

1. Abatement and cost recovery proscribed in this chapter, and/or Section 3490 et seq. of the Civil Code.

2. Administrative citations, pursuant to Chapter 1.20.

3. Criminal complaint or citation, pursuant to Chapter 1.08.

4. Injunctive relief.

5. Receivership, pursuant to Section 17980.7 of the Health and Safety Code.

6. Unlawful business practices, pursuant to Section 17200 et seq. of the Business and Professions Code.

7. Red Light abatement, as set forth in Penal Code Section 11225 et seq.

8. Drug abatement, as set forth in Health and Safety Code Section 11570 et seq.

9. State Housing Law, as set forth in Health and Safety Code Section 17910 et seq.

10. Any other available remedy set forth in the Suisun City Municipal Code, Uniform Codes, or State law.

B. Each day a violation continues is deemed a new violation.

C. Recovery of treble damages. Upon entry of a second or subsequent civil or criminal judgment within a two-year period finding that a property owner is responsible for a condition which may be abated as a nuisance, the court may order the property owner to pay treble (three times) the cost of abatement. This section shall not apply to conditions abated pursuant to Section 17980 of the California Health and Safety Code.

D. Violations of this chapter shall be strict liability offenses.

E. All penalties and remedies available to the City for violations of this chapter may be imposed individually or collectively, and shall not be exclusive of any other remedy.

## Article IV. Appeals; Judicial Review; Severability

### 8.12.400 Filing of Appeal to Declaration of Public Nuisance and Order to Comply.

The party responsible for a public nuisance may file an appeal to the City's Declaration of Public Nuisance and Order to Comply with the City Clerk subject to the following procedures:

A. Appeal in Writing. The appeal shall be in writing. The appeal shall state the basis for the appeal with sufficient specificity so that the hearing officer can understand the basis for the appeal and shall include the name, address, and telephone number of the person filing the appeal.

B. Time to Appeal. The appeal shall be received by the City Clerk within 15 days from the date upon the notice. The time requirement for filing an appeal shall be deemed jurisdictional and may not be waived. Appeals not timely filed or not setting forth the basis for the appeal are defective and shall be dismissed.

C. Hearing Officer. Appeals shall be heard by a hearing officer appointed by the City Manager.

E. Timing of Appeal and Abatement. The hearing on an appeal from an abatement notice shall be held prior to the abatement, except in those circumstances where the enforcement official has determined that the nuisance conditions present an immediate danger to the public health and safety, including, but not limited to, hazardous materials, or where the time of year increases the potential for a fire. In those circumstances the appeal hearing may be held after the abatement.

### 8.12.404 Procedures for Conducting an Appeal.

A. Scheduling of Hearing. The City Clerk shall schedule a hearing before an independent hearing officer no sooner than 10 days and not more than 60 days from the date the appeal is filed with the City Clerk.



1 B. Notice of Hearing. Written notice of the date, time and place of the hearing shall be  
2 given at least 10 days prior to the date of the hearing to the appellant either by causing a copy  
3 of such notice to be delivered to the appellant personally or by mailing a copy thereof, postage  
4 prepaid, addressed to the appellant at the appellant's address shown on the appeal, or, if no  
5 address is provided on the appeal, at the address to which the official's decision was previously  
6 sent or posted. Where known, a copy may also be provided by email. The failure of any person  
7 to receive such notice shall not affect the validity of any proceedings taken under this chapter.  
8 Service by normal delivery mail in the manner described above shall become effective on the  
9 date of mailing.

10 C. Scope of Hearing and Burden of Proof. At the date, time and place stated in the notice,  
11 the hearing officer shall hear and consider all relevant evidence, objections or protests, and shall  
12 receive testimony from the appellant, the enforcement official and his/her designees, and  
13 interested persons relative to the issues of the hearing. Except where otherwise provided by the  
14 governing code or statute, the burden of proof and production of evidence shall be with the City  
15 and the burden of proof shall be preponderance of the evidence. Preponderance of the evidence  
16 means the burden of proof is met if there is a greater than 50% chance that, based on all the  
17 reasonable evidence shown, the City's claims are true and appellant did in fact commit the  
18 violation. The City meets its burden of proof by presenting physical and testimonial evidence  
19 to prove their case and the proposition that it is more likely to be true than not true that appellant  
20 committed the violation.

21 D. Hearing Procedures. The hearing shall be conducted in accordance with the following  
22 procedures:

23 (1) All hearings shall be recorded. Any party may, at their sole expense, have the hearing  
24 transcribed by a certified shorthand reporter.

25 (2) Hearings need not be conducted according to the technical rules of evidence.

26 (3) Any relevant evidence shall be admitted if it is of the type of evidence in which  
27 reasonable persons are accustomed to rely on the conduct of serious affairs, regardless of the  
28 existence of any common law or statutory rule which might make improper the admission of  
such evidence over objection in civil actions in courts of competent jurisdiction in this State.

(4) Oral evidence shall be taken only on oath or affirmation. The hearing officer or the City  
Manager shall have the power to administer oaths.

(5) Irrelevant and unduly repetitious evidence shall be excluded.

(6) Each party shall have the right to: (a) call and examine witnesses on any matter relevant  
to the issues of the hearing; (b) introduce documentary and physical evidence; (c) cross-  
examine opposing witnesses on any matter relevant to the issues of the hearing, subject to the  
control of the hearing officer, including the imposition of reasonable alternatives to cross-  
examination; (d) impeach any witness regardless of which party first called the witness to  
testify; (e) rebut the evidence; and (f) be represented by anyone who is lawfully permitted to do  
so.

1 (7) The hearing officer may take official notice, either during the hearing or after  
2 submission of the matter for decision, of any fact which may be judicially noticed by the courts  
3 of this State or of official records, regulations, rules, and decisions of State and local agencies,  
4 boards and departments and of City ordinances. In addition, the hearing officer may take official  
5 notice of matters in its own files and of prior proceedings under this chapter involving the same  
6 issues. If applicable, the hearing officer or the may also take official notice of any generally  
7 accepted technical or scientific matter within their expertise. The parties present at the hearing  
8 shall be informed of the matters to be noticed, and those matters should be noted in the record,  
9 referred to therein, or appended thereto. Any such party shall be given a reasonable opportunity  
10 on request to refute the officially noticed matters by evidence or by written or oral presentation  
11 of authority.

12 (8) Failure to appear at the hearing by either party shall not invalidate the proceedings.

13 F. Continuance of Hearing. The hearing officer may provide for reasonable continuances  
14 of the hearing, on its own initiative or at the request of a party, as necessary to properly conduct  
15 the appeal.

16 G. Decision. At the conclusion of the hearing, the hearing officer shall deliberate and reach  
17 a decision within 15 days. The decision and the reason(s) for the decision shall be reduced to  
18 writing. The hearing officer may affirm, reverse, modify, or set aside the abatement order,  
19 suspension or revocation of a permit or license, citation, decision or order issued pursuant to  
20 this Code as the facts and law warrant.

21 H. Service and Filing of Decision. A copy of the hearing officer's decision shall be sent by  
22 mail or otherwise to the appellant. Where known, a copy may also be provided by email.

23 I. Finality of Decision. The decision of the hearing officer shall be final with no further  
24 administrative appeals.

## 25 8.12.408 Judicial Review.

26 Judicial review of any final decision made under this chapter may be had by filing a petition  
27 for a writ of mandate with the Superior Court, County of Solano, in accordance with the  
28 provisions of the California Code of Civil Procedure Section 1094.5. Any such petition shall be  
filed within 90 days after the day the decision becomes final as provided in California Code of  
Civil Procedure Section 1094.6, which shall be applicable for such actions.

## 8.12.12 Severability.

If any article, section, sentence, clause or phrase of this chapter is for any reason held to be  
invalid or unconstitutional by a decision of any court of competent jurisdiction, such decision  
shall not affect the validity of the remaining portion of this chapter. The Council hereby declares  
that it would have adopted this chapter and adopted each article, section, sentence, clause or  
phrase thereof, irrespective of the fact that any one or more articles, sections, subsections,  
sentences, clauses or phrases be declared invalid or unconstitutional.

## Article V. Definitions.

Unless the particular provision or the context otherwise requires, the definitions and provisions contained in this section shall govern the construction, meaning, and application of words and phrases used in this article.

Abandoned personal property. Discarded personal property, including furniture and appliances, and any personal property that is not timely removed from real property following a Notice of Public Nuisance and Order to Abate.

Acceptable landscaping.

For residential properties, acceptable landscaping shall include any ground cover, decorative rock, redwood bark, lawn and/or other material determined to be acceptable or required by the City Manager.

For commercial or industrial properties, acceptable landscaping shall include non-paved portions of the exterior yards shall be covered with live trees, shrubs, lawns, or other live plant materials, or shall have decorative landscaping installed, so long as weed block is used where decorative landscaping is installed.

Attractive nuisance. Any condition, instrumentality, or machine which is or may be unsafe or dangerous to children by reason of their inability to appreciate the peril therein, and which may reasonably be expected to attract children to the premises and risk injury by playing with, in, or on it, whether in a building or on the premises.

Bona fide encumbrancer. A person who (i) receives a lien or encumbrance on the subject property after the City incurs abatement costs or enforcement costs and (ii) at the time he or she acquired the interest did not have actual or constructive knowledge of the City's interest in the property.

Bona fide purchaser. A person who (i) purchases any portion of the subject property after the City incurs abatement costs or enforcement costs and (ii) at the time he or she acquired his or her portion of the subject property did not have actual or constructive knowledge of the City's interest in the property.

Building official. The building official of the City of Suisun City, or their designee.

Chief of police. The Suisun City Police Department's Chief of Police, or their designee.

City Attorney. The City Attorney of the City of Suisun City, including their designee.

City enforcement official. The city manager, the fire chief, or the chief of police, and shall include any authorized designee thereof who is partially or wholly responsible for enforcing this chapter.

City facility. Any building, structure, park, parkway, infrastructure, traffic light, waterway, pier, jetty, protected open space, etc. that is owned, controlled, or maintained by the city.

City manager. The City Manager of the City of Suisun City, including their designee.

Costs:

Abatement costs. The actual and reasonable costs incurred by the City to abate a public nuisance. These costs include all direct and indirect costs to the City that result from the total abatement action, including, but not limited to, investigation costs, costs to enforce the Municipal Code and any applicable Federal, State or County law, clerical and administrative costs to process paperwork, costs incurred to provide notices and prepare for and conduct administrative appeal hearings, and costs to conduct the actual abatement of the nuisance, including lawful disposal or abandoned personal property, trash, and debris. Abatement costs include staff costs, including costs of worker's compensation benefits, fringe benefits, administrative overhead administrative overhead, costs for equipment, such as cameras and vehicles, staff time to hire a contractor, and reasonable attorneys' fees incurred by the City. Costs also include those incurred in seeking cost recovery.

Enforcement costs. All actual and reasonable costs incurred by the City to respond to and enforce compliance with the Municipal Code and any applicable Federal, State, County or City public health and safety law that are not included within abatement costs. These costs include, but are not limited to, actual cost of the enforcing department services including, but not limited to, costs of personnel, including costs of worker's compensation benefits, fringe benefits, administrative overhead, costs of equipment, costs of materials, costs related to investigations pursuant to the Municipal Code or Federal, State, or County law, costs related to issuing and defending administrative or court citations, costs incurred investigating and abating violations of the Municipal Code or Federal, State or County law violations, and reasonable attorneys' fees. Enforcement costs include multiple response and similar costs as permitted by this chapter. Enforcement costs also include those incurred in seeking cost recovery.

Enforcing department. The department or division of the City that is directed and is responsible for the enforcement of the Suisun City Municipal Code or applicable Federal or State law, or the abatement of a public nuisance.

Fire chief. The Chief of the Suisun City Fire Department, or their designee.

Motor Vehicle shall have the same meaning as that term is defined in Section 415 of the California Vehicle Code, including any amendments or successor statutes thereto.

Noise. Any sound which annoys or disturbs a reasonable person of normal sensitivities.

Noticed party. The person or entity that is required to be noticed in the underlying abatement or enforcement action in which costs were incurred, but in all cases must include the record owner(s) of the property for property related violations. A "noticed party" should be notified for purposes of cost or penalty recovery in the same manner as they were required to be noticed, either by the Municipal Code or applicable Federal, State or County law, in the abatement or enforcement action which resulted in the incurring of costs or penalties sought to be recovered under this article.

Owner. The person to whom land is assessed as shown on the last available equalized assessment roll, supplemental roll of the County of Solano, or as otherwise known to the enforcement official, and shall include their agent or designee.

1 Parkway. The portion of a street right-of-way which lies between the property line and the  
2 outside edge of a gutter or gutter lip, including a driveway approach. Where no curb exists,  
"parkway" shall mean the area of property from the property line to the edge of the pavement.

3 Person. An individual or entity of any kind whatsoever, and shall include the person's agent or  
4 designee.

5 Persistent noise. Constant, fluctuating, or intermittent noise of cumulative duration of more than  
20 minutes, that disturbs a reasonable person beyond the property line of the noise source.  
6 Examples of sources of persistent sound include but are not limited to dogs barking, amplified  
7 sound, power tools, vehicles, and like noises.

8 Responsible party. Any person responsible for creating, causing, committing, or maintaining  
the violation(s) of the Suisun City Municipal Code or law and/or responsible for the abatement  
9 of a Suisun City Municipal Code or law violation(s), including a public nuisance. A responsible  
party may be, jointly or severally, a property's owner or tenant, or any other person in  
10 possession or control of real property.

11 Sensitive land uses. Locations where there is greater sensitivity to excess noise, including but  
12 not limited to: residences, hospitals, nursing homes, theaters, auditoriums, churches, meeting  
halls, schools, libraries, museums, and parks.

13 Sound amplifying equipment. Means any machine or device for the amplification of the human  
14 voice, music or any other sound. Sound amplifying equipment as used herein shall not be  
construed as including standard automobile radio when used and primarily audible only by the  
15 occupants of the vehicle in which installed, or warning devices on authorized emergency  
16 vehicles or horns or other warning devices on other vehicles used only for traffic safety  
purposes.

17 Structure shall have the same meaning as that term is defined in Section 18.04.010, including  
18 any amendments or successor ordinances thereto.

19 Tenant. Any person, not an owner, who is in possession or control of real property based on a  
20 rental or lease agreement with the property's owner, including their agent or designee.

21 Uniform Codes. Uniform Code adopted by reference in Chapter 15.04 of the Suisun City  
Municipal Code with local amendments, including any amendments or subsequent codes.

22 Vacant property. Real property that is undeveloped or with one or more structures, whether  
23 residential, commercial, or industrial, that is/are unoccupied or occupied by unauthorized  
24 persons. In the case of a multi-unit structure or complex, "vacant" shall mean when any one  
unit is unoccupied or occupied by unauthorized persons.

25 **SECTION 3. EFFECT OF AMENDMENTS.** Except as otherwise specifically provided in  
26 this Ordinance, all other provisions of Title 8 of the City of Suisun Municipal Code remain  
the same.

27 **SECTION 4. ADOPTION AND EFFECTIVE DATE.** This Ordinance shall be in full  
28 force and effect thirty (30) days after its second reading and adoption.

**SECTION 5. CERTIFICATION.** The City Clerk shall certify the adoption of this ordinance, and shall cause the same to be posted and codified in the manner required by law.

**PASSED, APPROVED, AND ADOPTED** at a regular meeting of the City Council of the City of Suisun City, California, on this \_\_\_\_ day of \_\_\_\_\_ 2023.

\_\_\_\_\_  
Alma Hernandez,  
Mayor

ATTEST:

\_\_\_\_\_  
Anita Skinner,  
City Clerk

APPROVED AS TO FORM  
AND LEGAL CONTENT:

\_\_\_\_\_  
Aleshire & Wynder, LLP

**CERTIFICATION**

I, Anita Skinner, City Clerk of the City of Suisun City and ex-officio Clerk of the City Council of said City, do hereby certify that the above and foregoing ordinance was introduced at a regular meeting of the said City Council held on Tuesday, October 3, 2023, and regularly passed and adopted at a regular meeting of said City Council held on Tuesday, \_\_\_\_\_, 2023, by the following vote:

**AYES:** Councilmembers:  
**NOES:** Councilmembers:  
**ABSENT:** Councilmembers:  
**ABSTAIN:** Councilmembers:

**WITNESS** my hand and the seal of said City this \_\_\_\_ day of \_\_\_\_\_ 2023.

\_\_\_\_\_  
Anita Skinner,  
City Clerk

## **AGENDA TRANSMITTAL**

**MEETING DATE:** October 17, 2023

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**CITY AGENDA ITEM:** Conduct a Public Hearing and hold a Special Election for the proposed Annexation No. 17 (Tractor Supply Co.) to Community Facilities District No. 2 (Municipal Services) (“CFD No.2), adopt the Resolutions and introduce the Ordinance listed below:

- a. Council Adoption of Resolution No. 2023-\_\_\_: Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co.); and
- b. Council Adoption of Resolution No. 2023-\_\_\_: Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings, and Directing Recording of Amended Notice of Special Tax Lien (Tractor Supply Co.); and
- c. Council Consideration and Introduction of Ordinance No. \_\_\_: An Ordinance of the City Council of the City of Suisun City Levying Special Tax Within City of Suisun City Communities Facilities District No. 2 (Municipal Services), Including Certain Annexation Territory (Tractor Supply Co.).

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**FISCAL IMPACT:** There would be an impact to the General Fund from this item if not approved.

The annexation of the Tractor Supply Co. project into Community Facilities District (CFD) No. 2 meets the fiscal criteria as established by Resolution No. 2005-69 Cost Recovery Policy for New Development, dated October 4, 2005. CFD No. 2 is intended to offset Municipal Service (police, fire, etc.) costs, including administrative costs, thereby reducing the negative fiscal impact of new development on the City’s General Fund.

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**STRATEGIC PLAN:** Provide Good Governance and Ensure Public Safety.

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**BACKGROUND:** As part of the conditions of approval for the Tractor Supply Co. project, the developer is required to mitigate the impact on City Safety Services due to the new development. In accordance with the development conditions imposed on development projects, the landowner is annexing to CFD No. 2 to offset Municipal Service costs for police, fire, paramedics.

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**STAFF REPORT:** The City Council has initiated proceedings to consider Annexation No. 17 (Tractor Supply Co.) to CFD No. 2 pursuant to the provisions of the Act. On September 5, 2023, the City Council adopted a Resolution of Intention to annex Annexation No. 17 (Tractor Supply Co.) to CFD No. 2, to authorize the levy of special taxes therein, and set the time and place for tonight’s Public Hearing. Tonight’s Public Hearing will provide the public with an opportunity to provide testimony related to the annexation of the Tractor Supply Co. project to CFD No. 2.

After the conclusion of the Public Hearing, the next step in the legislative process for annexation of Annexation No. 17 to CFD No. 2 will be for the City Council to call the special election by adopting a Resolution Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co.).

After the Resolution calling the special election is adopted, the City Clerk will open the ballots and state the results of the election. As part of its Petition to annex into CFD No. 2, Tractor Supply Co. expressly consented to the conduct of the special election at the earliest possible time following the adoption of the Resolution of Formation and expressly waived the noticing and time requirements of Section 53326 of the Government Code and the California Elections Code. Accordingly, the election is an all-mailed or personal delivery ballot landowner election, and the ballots for the special election have been mailed or personally delivered to Tractor Supply Co. The ballot contains measures relating to the annexation of the proposed territory and levying of the special taxes.

If the results of the special election reveal that the measures have received the affirmative vote of two-thirds of the votes cast, the City Council will then (i) adopt Resolution declaring the results of the special election and (ii) adopt a motion to introduce the Ordinance authorizing the levy of special taxes.

Adopting the attached Resolutions and Ordinance is the last step to complete the annexation of Annexation No. 17 to CFD No. 2 and authorize the levy of special taxes therein. Following tonight's Public Hearing, the proposed schedule to complete the annexation into CFD#2 is as follows:

- November 7, 2023: Second reading of Ordinance authorizing special tax levy
- December 7, 2023: Ordinance authorizing special tax levy becomes effective

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**STAFF RECOMMENDATION:** It is recommended that the City Council:

- a. Adopt Resolution No. 2023-\_\_\_: Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co.); and
- b. Adopt Resolution No. 2023-\_\_\_: Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings, and Directing Recording of Amended Notice of Special Tax Lien (Tractor Supply Co.); and
- c. Introduce Ordinance No. \_\_\_: An Ordinance of the City Council of the City of Suisun City Levying Special Tax Within City of Suisun City Communities Facilities District No. 2 (Municipal Services), Including Certain Annexation Territory (Tractor Supply Co.).

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**DOCUMENTS ATTACHED:**

1. Council Adoption of Resolution No. 2023-\_\_\_: Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co.).
2. Council Adoption of Resolution No. 2023-\_\_\_: Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings, and Directing Recording of Amended Notice of Special Tax Lien (Tractor Supply Co.).
3. Council Consideration and Introduction of Ordinance No. \_\_\_: An Ordinance of the City Council of the City of Suisun City Levying Special Tax Within City of Suisun City Communities Facilities District No. 2 (Municipal Services), Including Certain Annexation Territory (Tractor Supply Co.).
4. District Boundary Map.
5. PowerPoint Presentation

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**PREPARED BY:**

Amanda Dum, Management Analyst II

**REVIEWED BY:**

Nouae Vue, Public Works Director

**APPROVED BY:**

Aaron Roth, Acting City Manager/Chief of Police

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**ATTACHMENTS:**



1. Resolution Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors (Tractor Supply Co).pdf
2. Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings and Directing Recording of Amended Notice of Special Tax Lien (Tractor Supply Co).pdf
3. An Ordinance of the City of Suisun City Levying Special Tax Within City of Suisun City Communities Facilities District No 2 Municipal Services, Including Certain Annexation Territory.pdf
4. District Boundary Map.pdf
5. PowerPoint Presentation.pdf

**RESOLUTION NO. 2023-**

**A RESOLUTION SUBMITTING ANNEXATION OF TERRITORY AND  
LEVY OF SPECIAL TAXES TO QUALIFIED ELECTORS (TRACTOR  
SUPPLY CO.)**

**Annexation No. 17 (Tractor Supply Co.)**

**RESOLVED** by the City Council (the “Council”) of the City of Suisun City (the “City”), County of Solano, State of California, that: and

**WHEREAS**, this Council, acting as legislative body of the City of Suisun City Community Facilities District No. 2 (Municipal Services) (the “CFD”) has adopted “A Resolution of Intention to Annex Territory to Community Facilities District and to Authorize the Levy of Special Taxes Therein” (the “Resolution of Intention to Annex”) stating its intention to annex certain territory (the “Annexation Territory”) to the CFD pursuant to the Mello-Roos Community Facilities Act of 1982, as amended, commencing with Section 53311 of the Government Code of the State of California (the “Act”); and

**WHEREAS**, a copy of the Resolution of Intention to Annex, incorporating a description and map of the proposed boundaries of the Annexation Territory and stating the services (the “Services”) to be provided and the rate and method of apportionment of the special tax (the “Special Taxes”) to be levied within the Annexation Territory to pay for the Services, is on file with the City Clerk and the provisions thereof are fully incorporated herein by this reference as if fully set forth herein; and

**WHEREAS**, on the date hereof, this Council held a noticed public hearing as required by the Act and the Resolution of Intention to Annex relative to the proposed annexation of the Annexation Territory to the CFD and the levy of special taxes in the Annexation Territory; and

**WHEREAS**, at such hearing all interested persons desiring to be heard on all matters pertaining to the annexation of the Annexation Territory to the CFD and the levy of the Special Taxes within the Annexation Territory were heard and a full and fair hearing was held; and

**WHEREAS**, prior to the time fixed for the hearing, written protests had not been filed against the proposed annexation of the Annexation Territory to the CFD by (i) 50% of more of the registered voters, or six registered voters, whichever is more, residing in the existing CFD, or (ii) 50% or more of the registered voters, or six registered voters, whichever is more, residing in the Annexation Territory, (iii) owners of one-half or more of the area of land in the CFD not exempt from special taxes or (iv) owners of one-half or more of the area of land in the Annexation Territory not exempt from special taxes; and

**WHEREAS**, the Annexation Map of the captioned annexation has been filed with the City Clerk and recorded in the Solano County Recorder’s Office on September 11, 2023, in Book 26 at Page 86 of Maps of Assessment and Community Facilities Districts as Document Number 202300039307, which map shows the Annexation Territory.

1                   **NOW, THEREFORE, IT IS HEREBY ORDERED**, as follows:

2           **1. Recitals.** Each of the above recitals is true and correct and is adopted by the  
3 Council and incorporated herein.

4           **2. Prior Proceedings.** All prior proceedings taken by this Council with respect to  
5 the CFD and the proposed annexation of the Annexation Territory thereto have been duly  
6 considered and are hereby determined to be valid and in conformity with the Act, and the CFD  
7 has been validly established pursuant to the Act.

8           **3. Prior Resolutions.** The provisions of the Resolution of Intention to Annex and  
9 Resolution No. 2005-89, entitled “A Resolution of the Suisun City Council Forming  
10 Community Facilities District No. 2 (Municipal Services)” (the “Resolution of Formation”),  
11 previously adopted by this Council for the CFD, are by this reference incorporated herein, as if  
12 fully set forth herein.

13           **4. Voter Approval.** Pursuant to the provisions of the Act, the propositions of (i)  
14 the annexation of the Annexation Territory and (ii) the levy of the Special Taxes within the  
15 Annexation Territory shall be submitted to the voters of the Annexation Territory at an election  
16 called therefor as hereinafter provided.

17           **5. Electors Determined.** This Council hereby finds that fewer than 12 persons  
18 have been registered to vote within the Annexation Territory for each of the 90 days preceding  
19 the close of the hearing heretofore conducted and concluded by this Council for the purposes  
20 of these annexation proceedings. Accordingly, and pursuant to the Act, this Council finds that  
21 for purposes of these proceedings the qualified electors are the landowners within the  
22 Annexation Territory and that the vote shall be by said landowners, each having one vote for  
23 each acre or portion thereof such landowner owns in the Annexation Territory.

24           **6. Applicable Laws.** Pursuant the Act, the election shall be conducted by mail  
25 ballot under Section 4000 of the California Elections Code, provided, however, that for  
26 purposes of setting the date for the election, Sections 53326 and 53327 of the Act shall govern.

27           **7. Special Election Called.** On Tuesday, October 17, 2023, in the City Hall,  
28 Council Chambers, 701 Civic Center Boulevard, Suisun City, California, a special election is  
hereby called to consider the measure described in the ballot referred to below. This Council  
hereby further finds that the provision of the Act requiring a minimum of 90 days to elapse  
before said election is for the protection of voters, that the voters have waived such requirement  
and the date for the election herein specified is established accordingly.

Under Section 50075.1 of the Government Code, the following accountability  
provisions shall apply to the special taxes: (a) the provision and/or acquisition of the Services  
and the incidental costs thereof, all as defined in the Resolution of Intention to Annex and the  
Resolution of Formation, shall constitute the specific single purpose; (b) the proceeds shall be  
applied only to the specific purposes identified in (a) above; (c) there shall be created special  
account(s) or funds(s) into which the proceeds shall be deposited; and (d) there shall be caused  
to be prepared an annual audit and report of the CFD.

**8. Election Official.** The City Clerk is hereby appointed as the election official to  
conduct the election and shall cause to be provided to each landowner in the Annexation  
Territory a ballot substantially in the form of Exhibit A hereto (the “Ballot”), which form is

hereby approved. The City Clerk shall accept mailed or hand delivered Ballots of the qualified electors received prior to 5:30 o'clock p.m. on the date fixed above for the election.

**9. Effective.** This resolution shall take effect upon its adoption.

\* \* \* \* \*

**PASSED AND ADOPTED** at a Regular Meeting of the City Council of the City of Suisun City duly held on Tuesday, the 17<sup>th</sup> day of October 2023 by the following vote:

<b>AYES:</b>	Councilmembers:	_____
<b>NOES:</b>	Councilmembers:	_____
<b>ABSENT:</b>	Councilmembers:	_____
<b>ABSTAIN:</b>	Councilmembers:	_____

**WITNESS** my hand and the seal of said City this 17<sup>th</sup> day of October 2023.

\_\_\_\_\_  
Anita Skinner  
City Clerk

**EXHIBIT A**  
**CITY OF SUISUN CITY**  
**Community Facilities District No. 2**  
**(Municipal Services)**  
**Annexation No. 17 (Tractor Supply Co.)**  
**OFFICIAL BALLOT**  
**SPECIAL TAX ANNEXATION ELECTION**

This ballot is for a special, landowner election. This ballot is provided to Yuba Investments – E. ST. L.P., as sole owner or authorized representative of such sole owner of 3.17 acres of land within the territory proposed for annexation to City of Suisun City Community Facilities District No. 2 (Municipal Services) and represents 4 votes. You must return this ballot in the enclosed postage paid envelope to the office of the City Clerk of the City of Suisun City no later than 6:30 p.m. on Tuesday, October 17, 2023, either by mail or in person. The City Clerk’s office is located at 701 Civic Center Boulevard, Suisun City, California 94585.

To vote, mark a cross (X) on the voting line after the word “YES” or after the word “NO”. All marks otherwise made are forbidden. All distinguishing marks are forbidden and make the ballot void.

If you wrongly mark, tear, or deface this ballot, return it to the City Clerk of the City of Suisun City and obtain another.

The amount of money to be raised annually by the levy of the special tax on the property to be annexed to Community Facilities District No. 2 (Municipal Services) is \$22,579.76 in 2023/24 dollars and the rate and duration of the tax to be levied is as set forth in the rate and method of apportionment of special tax for Community Facilities District No. 2 (Municipal Services).

**BALLOT MEASURE NO. 1:** *Shall the measure authorizing the territory proposed for annexation, Annexation No. 17 (Tractor Supply Co), to be annexed to the City of Suisun City Community Facilities District No. 2 (Municipal Services) (the “CFD”), all as described in the City of Suisun City’s Resolution No. 2023-128, adopted on September 9, 2023, and Resolution calling election adopted on October 17, 2023, be adopted? The effectiveness of this Ballot Measure No. 1 is contingent upon the passage of Ballot Measure No. 2.*

YES: \_\_\_\_\_

NO: \_\_\_\_\_

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**BALLOT MEASURE NO. 2:** *Shall the measure authorizing City of Suisun City Community Facilities District No. 2 (Municipal Services) (the “CFD”) to levy a special tax of up to \$1,020.09 per 1,000 building square feet of taxable property, plus annual increases, as described in the rate and method of apportionment of the special taxes for the CFD, raising approximately \$22,579.76 annually, to pay directly the cost of the authorized services and incidental expenses, all as specified in the City of Suisun City’s Resolution No. 2023-128, adopted on September 9, 2023, and Resolution calling election adopted on October 17, 2023, be adopted? The effectiveness of this Ballot Measure No. 2 is contingent upon the passage of Ballot Measure No. 1.*

YES: \_\_\_\_\_

NO: \_\_\_\_\_

By execution in the space provided below, you also confirm your written waiver of the time limit pertaining to the conduct of the election and any requirement for analysis and arguments with respect to the ballot measure.

Assessor Parcel No(s).: 0173-390-190

YUBA INVESTMENTS -- E. ST. L.P.

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Name:

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**6. Prior Proceedings.** It is hereby found that all prior proceedings and actions taken by this Council pursuant to the CFD and the Annexation Territory were valid and in conformity with the Act.

**7. Amendment to Notice of Lien.** Within 15 days of the date of this Resolution, the City Clerk shall execute and cause to be recorded in the office of the County Recorder of the County of Solano an amendment to the Notice of Special Tax Lien as required by Section 3117.5 of the California Streets and Highways Code.

**8. Effective.** This resolution shall take effect upon its adoption.

\* \* \* \* \*

**PASSED AND ADOPTED** at a Regular Meeting of the City Council of the City of Suisun City duly held on Tuesday, the 17<sup>th</sup> day of October 2023, by the following vote:

**AYES:** Councilmembers:

**NOES:** Councilmembers:

**ABSENT:** Councilmembers:

**ABSTAIN:** Councilmembers:

**WITNESS** my hand and the seal of said City this 17<sup>th</sup> day of October 2023.

Anita Skinner  
City Clerk



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**EXHIBIT A**  
**CITY OF SUISUN CITY**  
**Community Facilities District No. 2**  
**(Municipal Services)**

**Annexation No. 17 (Tractor Supply Co.)**

**CANVASS AND STATEMENT OF RESULT OF ELECTION**

I hereby certify that on this date, I canvassed the returns of the election held on this date in the territory proposed for annexation to City of Suisun City Community Facilities District No. 2 (Municipal Services), which election is designated as the Special Tax Annexation Election, and the total number of ballots cast in the territory proposed to be annexed and the total number of votes cast for and against the measures are as follows and the totals as shown for and against the measures are full, true and correct:

**BALLOT MEASURE NO. 1:** *Shall the measure authorizing the territory proposed for annexation, Annexation No. 17 (Tractor Supply Co), to be annexed to the City of Suisun City Community Facilities District No. 2 (Municipal Services) (the “CFD”), all as described in the City of Suisun City’s Resolution No. 2023-128, adopted on September 9, 2023, and Resolution calling election adopted on October 17, 2023, be adopted? The effectiveness of this Ballot Measure No. 1 is contingent upon the passage of Ballot Measure No. 2.*

<b>Qualified Landowner Votes</b>	<b>Votes Cast</b>	<b>YES</b>	<b>NO</b>
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**BALLOT MEASURE NO. 2:** *Shall the measure authorizing City of Suisun City Community Facilities District No. 2 (Municipal Services) (the “CFD”) to levy a special tax of up to \$1,020.09 per 1,000 building square feet of taxable property, plus annual increases, as described in the rate and method of apportionment of the special taxes for the CFD, raising approximately \$22,579.76 annually, to pay directly the cost of the authorized services and incidental expenses, all as specified in the City of Suisun City’s Resolution No. 2023-128, adopted on September 9, 2023, and Resolution calling election adopted on October 17, 2023, be adopted? The effectiveness of this Ballot Measure No. 2 is contingent upon the passage of Ballot Measure No. 1.*

Qualified Landowner Votes	Votes Cast	YES	NO
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**IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND** this 17<sup>th</sup> day of October, 2023.

CITY OF SUISUN CITY

By: \_\_\_\_\_  
Anita Skinner, CMC, City Clerk

ORDINANCE NO. \_\_\_\_

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SUISUN  
CITY LEVYING SPECIAL TAX WITHIN CITY OF SUISUN CITY  
COMMUNITY FACILITIES DISTRICT NO. 2 (MUNICIPAL  
SERVICES), INCLUDING CERTAIN ANNEXATION TERRITORY  
(TRACTOR SUPPLY CO.)**

**Annexation No. 17 (Tractor Supply Co.)**

**WHEREAS**, the City of Suisun City (the “City”) has conducted proceedings pursuant to the Mello-Roos Community Facilities Act, Chapter 2.5 of Part 1 of Division 2 of Title 5, commencing with Section 53311, of the California Government Code (the “Act”) to establish “City of Suisun City Community Facilities District No. 2 (Municipal Services)” (the “CFD”) for the purpose of financing certain municipal services (the “Services”) as provided in the Act; and

**WHEREAS**, the rate and method of apportionment of special tax for the CFD (the “Original Rate and Method”) is set forth in Exhibit A to City Council Resolution 2005-89, which was adopted on November 15, 2005 (the “Resolution of Formation”); and

**WHEREAS**, the City has conducted proceedings to annex territory into the CFD and, in connection therewith, approved supplements to the Original Rate and Method (as supplemented, the “Rate and Method”); and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SUISUN CITY** as follows:

**SECTION ONE:** By the passage of this Ordinance, pursuant to the Act, the Council hereby authorizes and levies the Special Tax within the CFD, including all territory annexed into the CFD prior to the date hereof, at the rate and in accordance with method set forth in the Rate and Method, which rate and method are by this reference incorporated herein. The Special Tax has previously been levied in the original territory of the CFD beginning in fiscal year 2006-07 pursuant to Ordinance No. 684, passed and adopted by the City Council on December 6, 2005, and the Special Tax is hereby levied commencing in fiscal year 2023-24 in the territory annexed to the CFD subsequent to formation of the CFD, and in each fiscal year thereafter to pay for the Services for the CFD and all costs of administering the CFD.

The City Council hereby ratifies the levy of special taxes within the CFD pursuant to the Act, at the rate and in accordance with the Rate and Method, in fiscal years 2006-07 through 2023-24.

**SECTION TWO:** The City Manager or designee, or an employee or consultant of the City, is hereby authorized and directed each fiscal year to determine the specific Special Tax to be levied for the next ensuing fiscal year for each parcel of real property within the CFD, including all territory annexed to the CFD prior to the date hereof, in the manner and as provided in the Rate and Method.

**SECTION THREE:** Exemptions from the levy of the Special Tax shall be as provided in the Resolution of Formation, the Rate and Method and the applicable provisions of the Act. In no event shall the Special Tax be levied on any parcel within the CFD in excess of the maximum Special Tax specified in the Rate and Method.

**SECTION FOUR:** All of the collections of the Special Tax shall be used as provided in the Act and in the Resolution of Formation, including, but not limited to, the payment of costs of the Services, the payment of the costs of the City in administering the CFD, and the costs of collecting and administering the Special Tax.

**SECTION FIVE:** The Special Tax shall be collected in the same manner as ordinary ad valorem taxes are collected and shall have the same lien priority, and be subject to the same penalties and the same procedure and sale in cases of delinquency as provided for ad valorem taxes; provided, however, that the Council may provide for other appropriate methods of collection by resolution(s) of the Council. The City Manager of the City (or the City Manager's designee) is hereby authorized and directed to provide all necessary information to the auditor/tax collector of the County of Solano in order to effect proper billing and collection of the Special Tax, so that the Special Tax shall be included on the secured property tax roll of the County of Solano for fiscal year 2023-24 and for each fiscal year thereafter, as set forth above, until no longer required to pay for the Services or until otherwise terminated by the City.

**SECTION SIX:** If for any reason any portion of this Ordinance is found to be invalid, or if the Special Tax is found inapplicable to any particular parcel within the CFD, including all territory annexed to the CFD prior to the date hereof, by a court of competent jurisdiction, the balance of this Ordinance and the application of the Special Tax to the remaining parcels within the CFD, including all territory annexed to the CFD prior to the date hereof, shall not be affected.

**SECTION SEVEN:** The Mayor shall sign this Ordinance and the City Clerk shall cause the same to be published immediately after its passage at least once in a newspaper of general circulation circulated in the City.

**SECTION EIGHT:** This Council affirms the provisions of Ordinance No. 684 except to the extent any terms of such Ordinance are inconsistent with the provisions of this Ordinance, in which case the terms of this Ordinance shall govern.

**SECTION NINE:** This Ordinance shall become effective (30) days following its passage and adoption and shall be published once within fifteen (15) days upon passage and adoption in a newspaper of general circulation in the City of Suisun City, County of Solano.

\* \* \* \* \*

**INTRODUCED** at a Regular Meeting of the City Council of the City of Suisun City duly held on Tuesday, the 17<sup>th</sup> day of October 2023, by the following vote:

**AYES:** Councilmembers: \_\_\_\_\_  
**NOES:** Councilmembers: \_\_\_\_\_  
**ABSENT:** Councilmembers: \_\_\_\_\_  
**ABSTAIN:** Councilmembers: \_\_\_\_\_

**WITNESS** my hand and the seal of said City this 17<sup>th</sup> day of October 2023.

\_\_\_\_\_  
Anita Skinner  
City Clerk

**PASSED AND ADOPTED** at a Regular Meeting of the City Council of the City of Suisun City duly held on Tuesday, the 7<sup>th</sup> day of November 2023, by the following vote:

**AYES:** Councilmembers: \_\_\_\_\_  
**NOES:** Councilmembers: \_\_\_\_\_  
**ABSENT:** Councilmembers: \_\_\_\_\_  
**ABSTAIN:** Councilmembers: \_\_\_\_\_

**WITNESS** my hand and the seal of said City this 7<sup>th</sup> day of November 2023.

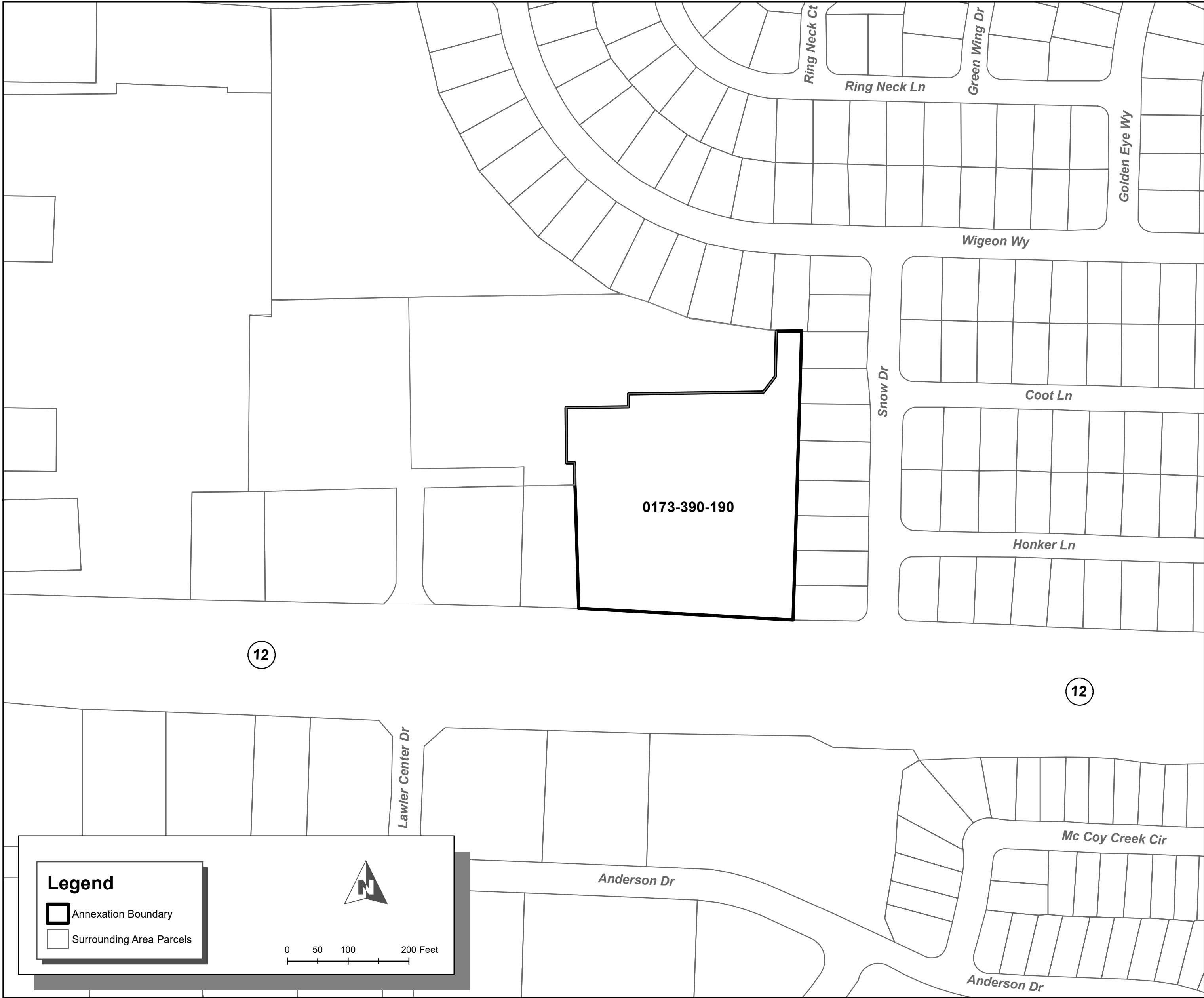
ATTEST:

\_\_\_\_\_  
Alma Hernandez  
Mayor

\_\_\_\_\_  
Anita Skinner  
City Clerk

Annexation Map No. 17 of City of Suisun City  
Community Facilities District No. 2 (Municipal Services)

COUNTY OF SOLANO  
STATE OF CALIFORNIA



REFERENCE IS HEREBY MADE TO THAT CERTAIN MAP ENTITLED "PROPOSED BOUNDARIES OF CITY OF SUISUN CITY, COMMUNITY FACILITIES DISTRICT NO. 2 (MUNICIPAL SERVICES), COUNTY OF SOLANO, STATE OF CALIFORNIA," FILED THE 27TH DAY OF OCTOBER, 2005, AT THE HOUR OF IN BOOK 23 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICT AT PAGE 60, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF SOLANO, STATE OF CALIFORNIA, WHICH THIS ANNEXATION MAP AFFECTS.

1. FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY OF SUISUN CITY THIS \_\_\_\_ DAY OF \_\_\_\_, 20\_\_.

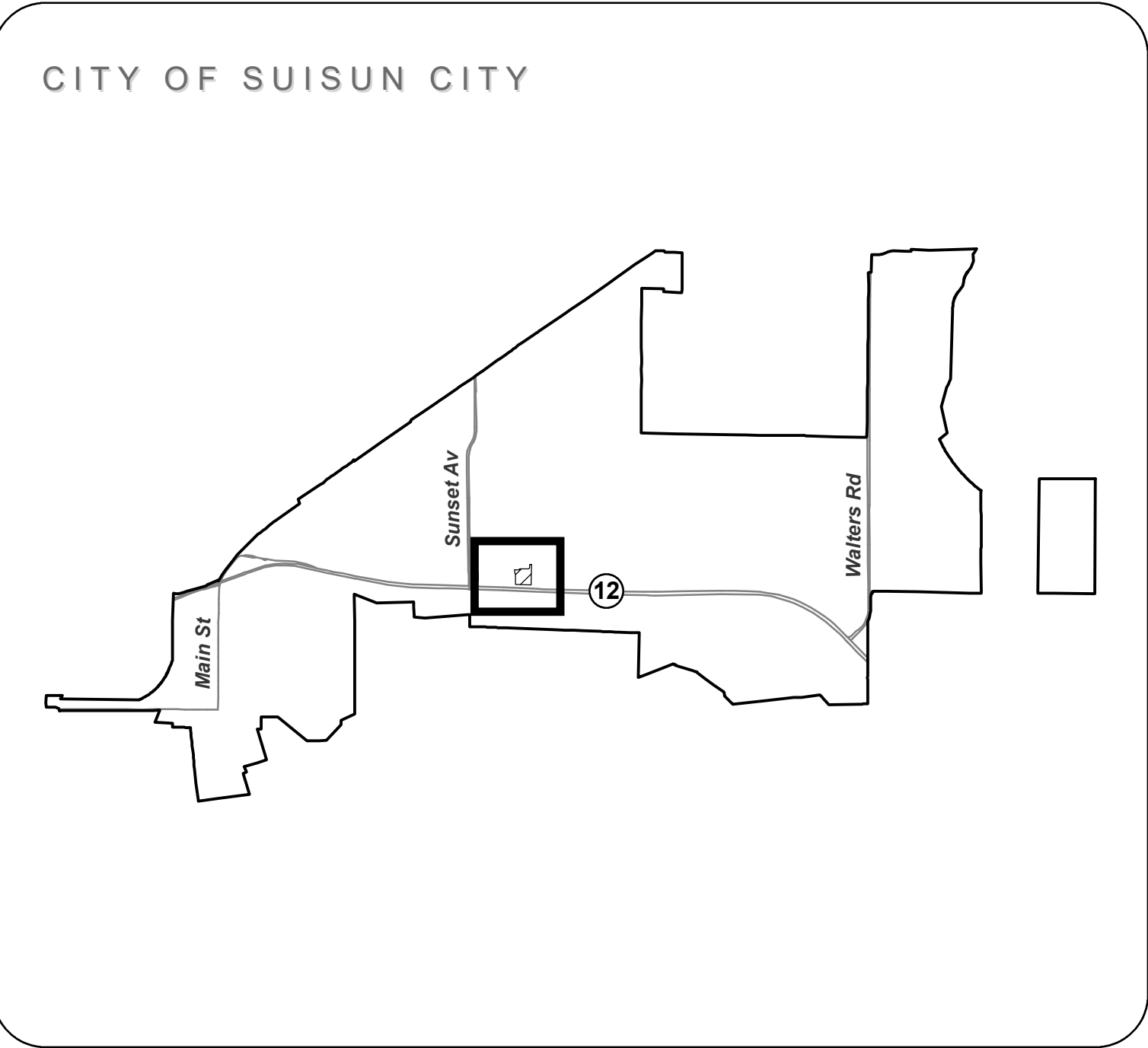
CITY CLERK

2. I HEREBY CERTIFY THAT THE WITHIN MAP SHOWING PROPOSED BOUNDARIES OF ANNEXATION NO. 17 TO CITY OF SUISUN CITY COMMUNITY FACILITIES DISTRICT NO. 2 (MUNICIPAL SERVICES), COUNTY OF SOLANO, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF SUISUN CITY, AT A MEETING THEREOF, HELD ON THE \_\_\_\_ DAY OF \_\_\_\_, 20\_\_, BY ITS RESOLUTION NO. \_\_\_\_.

CITY CLERK

3. FILED THIS \_\_\_\_ DAY OF \_\_\_\_, 20\_\_, AT THE HOUR OF \_\_\_\_ O'CLOCK \_\_.M., IN BOOK \_\_\_\_ OF MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICTS, AT PAGE \_\_\_\_ IN THE OFFICE OF THE COUNTY RECORDER IN THE COUNTY OF SOLANO, STATE OF CALIFORNIA.

COUNTY RECORDER,  
COUNTY OF SOLANO



Source: Solano County GIS  
Geographic Coordinate Reference: GCS North American 1983  
Projection: NAD 1983 StatePlane California II FIPS 0402 Feet



# Community Facilities District #2

ANNEXATION #17

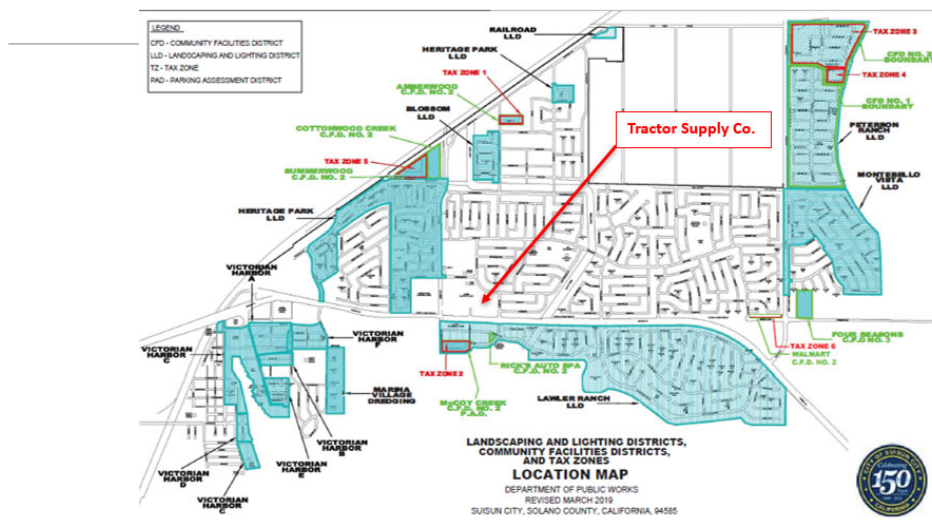
TRACTOR SUPPLY CO.

Public Hearing  
October 17, 2023

1

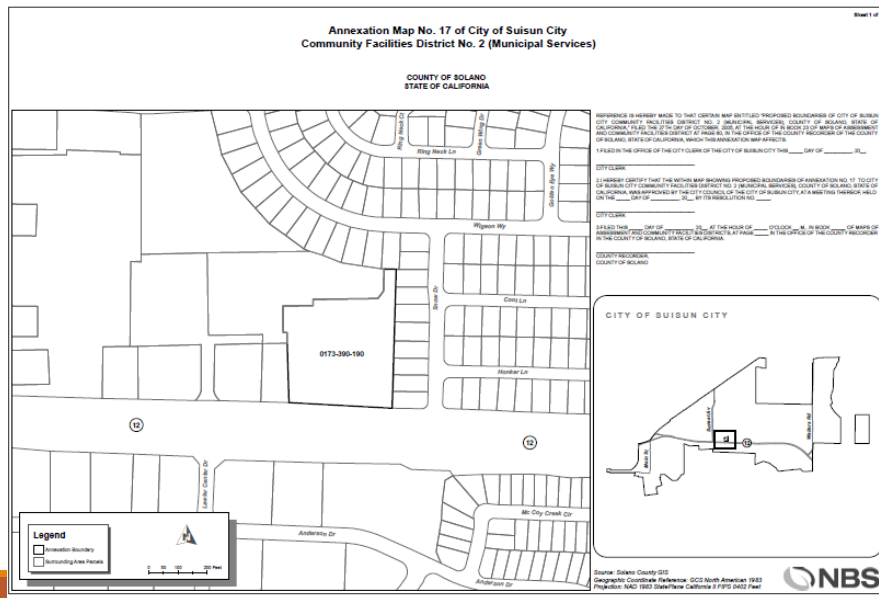
## Community Facilities District #2 – City-Wide

Majority of revenue from District goes to Safety Services (Police & Fire)



2

# Tractor Supply Co. Boundary Map



3

## Staff Recommendations

It is recommended that the City Council adopt the following:

- a. Adoption of Resolution No. 2023-\_\_\_\_: Submitting Annexation of Territory and Levy of Special Taxes to Qualified Electors; and
- a. Adoption of Resolution No. 2023-\_\_\_\_: Declaring Results of Special Annexation Election, Determining Validity of Prior Proceedings, and Directing Recording of Amended Notice of Special Tax Lien; and
- a. Council Introduction and Waive Reading of Ordinance No. \_\_\_\_: Levying Special Tax within City of Suisun City Community Facilities District No. 2 (Municipal Services), Including Certain Annexation Territory.

4



# Questions?

CONDUCT PUBLIC HEARING

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## **AGENDA TRANSMITTAL**

**MEETING DATE:** October 17, 2023

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**CITY AGENDA ITEM: HEARING:** Council Adoption of Resolution No. 2023-\_\_\_: Placing Liens for Unpaid Waste Collection Service Charges on Certain Lands Situated in the City of Suisun City, County of Solano, State of California.

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**FISCAL IMPACT:** Republic Services, Inc. is requesting that the City Council place liens on 437 delinquent solid waste accounts representing approximately \$164,603.59 in uncollected solid waste collection service charges. The City's General Fund will receive twenty dollars per lien and 1.0 percent of the total levy amount to be used as the recording fee and to offset the administrative costs associated with the lien and levy process. Through the lien and levy process, the City will collect on outstanding franchise fees totaling 13.0 percent of the uncollected solid waste service charges when the money actually is received.

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**STRATEGIC PLAN:** Provide Good Governance, Ensure Fiscal Solvency.

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**BACKGROUND:** Republic Services, Inc. provides solid waste collection service for properties located in the City of Suisun City. The Suisun City Code (SCC) Section 8.08.015 requires subscribers to pay the collection charge directly to Republic Services, Inc. In the event that a customer does not pay the collection charges, Republic Services, Inc. must prepare delinquent notices to notify each customer that the account is delinquent and could be subject to a lien/levy process whereby charges would be recorded against the property.

Republic Services, Inc. began actively pursuing collection of delinquent accounts in December 2001. Republic Services, Inc. will request hearings three times per year in order for the Suisun City Council to consider enforcing the lien/levy process for delinquent waste charges

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**STAFF REPORT:** Republic Services, Inc. customers were compared with the owners of record to the parcel information database obtained from Solano County property records. Notification letters were mailed to all known property owners advising them of the lien and levy process. The letters informed the property owners that they could present their reasons for disputing the waste collection charges by either attending the hearing, or by sending letters to the Council prior to the hearing.

Republic Services, Inc. is asking that the City enforce SCC Section 8.08.170 by placing a special assessment/levying a lien on the properties that have delinquent charges. Republic Services, Inc. will verify accounts for payments prior to recording the special assessments.

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**STAFF RECOMMENDATION:** It is recommended that the City Council:

1. Conduct a Hearing on the proposed liens; and
  2. Adopt Resolution No. 2023-\_\_\_: Placing Liens for Unpaid Waste Collection Service Charges on Certain Lands Situated in the City of Suisun City, County of Solano, State of California.
- 

**DOCUMENTS ATTACHED:**

1. Resolution No. 2023-\_\_\_: Placing Liens for Unpaid Waste Collection Service Charges on Certain Lands Situated in the City of Suisun City, County of Solano, State of California.
2. Exhibit A - Preliminary Lien List for Waste Collection Service Charges (Exhibit A is a listing of delinquent accounts, as compiled by Republic Services, Inc., and will be updated and made available to the City Council in advance of the meeting.)

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**PREPARED BY:**

Lakhwinder Deol, Finance Director

**REVIEWED BY:**

Aaron Roth, Acting City Manager/Chief of Police

**APPROVED BY:**

Aaron Roth, Acting City Manager/Chief of Police

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**ATTACHMENTS:**

1. [Resolution Approving Placing Liens for Unpaid Waste Collection Service Charges on Certain Lands.pdf](#)
2. [Exhibit A Preliminary Lien List for Waste Collection Service Charges.pdf](#)

1 **RESOLUTION NO. 2023-**

2 **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SUISUN CITY**  
3 **PLACING LIENS FOR UNPAID WASTE COLLECTION SERVICE CHARGES**  
4 **ON CERTAIN LANDS SITUATED IN THE CITY OF SUISUN CITY,**  
**COUNTY OF SOLANO, STATE OF CALIFORNIA**

5 **WHEREAS**, pursuant to the Suisun City Code (SCC) Section 8.08.015 owners of all  
6 occupied premises must subscribe to and pay for weekly waste collection service; and

7 **WHEREAS**, the premises located in the City of Suisun City, County of Solano, State  
8 of California, and described in Exhibit A attached hereto and by this reference incorporated  
9 herein, were provided with waste collection service as required by the SCMC Section  
10 8.08.015; and

11 **WHEREAS**, pursuant to the provisions of SCC Section 8.08.015, all required notices  
12 were directed to owners of said properties and said owners failed to make payment for waste  
13 collection services as required; and

14 **WHEREAS**, as a result thereof, the City of Suisun City has incurred charges for  
15 delinquent waste collection charges and administrative costs, which amounts remain unpaid.

16 **NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Suisun  
17 City that pursuant to SCC Section 8.08.170, the City Council does hereby lien said premises, in  
18 the amounts applicable to each specific premise as identified in Exhibit A attached hereto and  
19 incorporated herein by this reference.

20 **BE IT FURTHER RESOLVED** that Exhibit A may be amended to delete any  
21 enumerated waste collection service charges and administrative costs paid before liens  
22 authorized hereby are forwarded to the County Recorder of Solano County, California.

23 **BE IT FURTHER RESOLVED** that the City Clerk is hereby directed to record this  
24 Resolution, together with Exhibit A as may be amended, with the Office of the County Recorder  
25 of Solano County, California.

26 **BE IT FURTHER RESOLVED** that the City Manager of the City of Suisun City is  
27 authorized to take such further actions as are necessary or appropriate to implement this  
28 Resolution and is also authorized to execute any other document(s) that may be necessary or  
appropriate to process or release said liens.

**PASSED AND ADOPTED** at a Regular Meeting of the City Council of the City of  
Suisun City held on Tuesday the 17<sup>th</sup> day of October 2023 by the following vote:

24 <b>AYES:</b>	Councilmembers:	_____
<b>NOES:</b>	Councilmembers:	_____
25 <b>ABSENT:</b>	Councilmembers:	_____
26 <b>ABSTAIN:</b>	Councilmembers:	_____

27 **WITNESS** my hand and the seal of said City this 17<sup>th</sup> day of October 2023.

28 \_\_\_\_\_  
Anita Skinner  
City Clerk

PRELIMINARY LIEN LISTS  
Hearing Dates  
Oct-23

Parcel No	Owners Name	Billing Address	Billing Address	No.	Service Address	Service Thr	RSS Charges	City Charge	Release Fee	Total Due
17418210	WILLIAMS JAMES M/WILLIAMS JAMES R	501 ACAPULCO CT	SUISUN CITY CA 94585	501	ACAPULCO COURT	23/04	54.89	25.00	20.00	99.89
3235421	ZHAO JIANG	PERRY DRIVE PRINCETON JUNCTIO	NEW JERSEY NJ 8550	62	ALEXANDER WAY	23/08	338.46	25.00	20.00	383.46
3210144	MAKIN JOHN/MAKIN SOLEIL	706-A ALMOND ST	SUISUN CITY CA 94585	706	ALMOND STREET	23/04	329.33	25.00	20.00	374.33
3735214	MYLES DEIRDRE L & BRYAN JT	1305 AMBER DR	SUISUN CITY CA 94585	1305	AMBER DRIVE	23/05	331.48	25.00	20.00	376.48
17353603	VELEZ JOSE	905 ANDERSON DR	SUISUN CA 94585	905	ANDERSON DRIVE	23/07	407.89	25.00	20.00	452.89
17438212	GOMEZ ADRIAN V	1777 ANDREWS CR	SUISUN CITY CA 94585	1777	ANDREWS CIRCLE	23/06	310.15	25.00	20.00	355.15
17438114	VAZQUEZ CESAR O & DOMINIQUE JT	1740 ANDREWS CR	SUISUN CITY CA 94585	1740	ANDREWS CIRCLE	23/07	336.20	25.00	20.00	381.20
17346213	ISAACS AARON D/ISAACS MELINDA M	490 ARMSBY WY	SUISUN CITY CA 94585	490	ARMSBY WAY	23/06	340.02	25.00	20.00	385.02
17346201	JONES DWAYNE	1078 ARMSBY WY	SUISUN CA 94585	1078	ARMSBY WAY	23/07	336.20	25.00	20.00	381.20
17346218	DULAY SYLVIA L	400 ARMSBY WY	SUISUN CITY CA 94585	400	ARMSBY WAY	23/07	336.20	25.00	20.00	381.20
17346215	MORRIS MICHAEL A	PO BOX 832	SUISUN CITY CA 94585	460	ARMSBY WAY	23/08	338.46	25.00	20.00	383.46
17346219	TAYLOR GUY B & NATIVIDAD N TR	390 ARMSBY WY	SUISUN CITY CA 94585	390	ARMSBY WAY	23/08	336.88	25.00	20.00	381.88
17424308	WARD ROCHELLE	505 ARROYO GRANDE LN	SUISUN CA 94585	505	ARROYO GRANDE LA	23/08	445.43	25.00	20.00	490.43
17350602	RANKIN JUAN LORENZO	205 ASHWOOD DR	SUISUN CA 94585	205	ASHWOOD DRIVE	23/08	338.46	25.00	20.00	383.46
3723203	REED ASHLEY E	407 AVALON WY	SUISUN CITY CA 94585	407	AVALON WAY	23/07	336.20	25.00	20.00	381.20
3723408	VILLASENOR ROBERTO P	516 AVALON WY	SUISUN CITY CA 94585	516	AVALON WAY	23/07	336.20	25.00	20.00	381.20
3723411	THOMPSON WAYNE L JR JT	510 AVALON WAY	SUISUN CITY CA 94585	510	AVALON WAY	23/08	338.46	25.00	20.00	383.46
17308504	COOK VORICE	3228 HORNBY ISLAND ST.	SACRAMENTO CA 95691	345	BALD PATE DRIVE	23/07	383.95	25.00	20.00	428.95
17312210	DYSART GESINE	118 CHAFFEY CT	VACAVILLE CA 95687-4619	606	BARNACLE WAY	23/06	207.53	25.00	20.00	252.53
17312204	DUNN CYNTHIA A	618 BARNACLE WY	SUISUN CITY CA 94585	618	BARNACLE WAY	23/07	336.20	25.00	20.00	381.20
17335413	SALINAS JOSEPH M & F J JT	1031 BARROWS DR	SUISUN CITY CA 94585	1031	BARROWS DRIVE	23/04	329.33	25.00	20.00	374.33
17335319	MOSQUEDA MARCO ANTONIO F	1024 BARROWS DR	SUISUN CITY CA 94585	1024	BARROWS DRIVE	23/07	336.20	25.00	20.00	381.20
17335406	IRVING TERRELL/DYSON KARWANNA	1017 BARROWS DR	SUISUN CA 94585	1017	BARROWS DRIVE	23/07	336.20	25.00	20.00	381.20
17354203	NEVAREZ MICHAEL	961 BAUMAN CT	SUISUN CITY CA 94585	961	BAUMAN COURT	23/07	336.20	25.00	20.00	381.20
3207516	DETTWILER DANIEL R & C L JT	727 BAY ST	SUISUN CA 94585	727	BAY STREET	23/07	336.20	25.00	20.00	381.20
3207404	YOUNG DERELLE A	724 BAY ST	SUISUN CITY CA 94585	724	BAY STREET	23/08	338.46	25.00	20.00	383.46
17437412	SINGH SIMMONS GENNARY S	4006 ROXBURY WAY	FAIRFIELD CA 94533	1744	BEALE CIRCLE	23/06	205.88	25.00	20.00	250.88
17437415	CARRILL O JOSE	1732 BEALE CR	SUISUN CITY CA 94585	1732	BEALE CIRCLE	23/06	638.10	26.38	20.00	684.48
17351231	JONES DAVID & DOROTHY JT	916 BEECHWOOD CR	SUISUN CITY CA 94585	916	BEECHWOOD CIRCLE	23/04	329.33	25.00	20.00	374.33
17350308	AYMAR PATRICK M	942 BEECHWOOD CIR	SUISUN CITY CA 94585-1762	942	BEECHWOOD CIRCLE	23/06	333.95	25.00	20.00	378.95
17429209	SMOTHERS LYNNE A	1518 BELLA VISTA DR	SUISUN CA 94585	1518	BELLA VISTA DRI	23/08	338.46	25.00	20.00	383.46
17430514	JINOE WARD T	727 BELLA VISTA DR	SUISUN CITY CA 94585	727	BELLA VISTA DRIV	23/07	336.20	25.00	20.00	381.20
17423307	CARLIS SHUKIMBA M	532 BELLA VISTA DR	SUISUN CITY CA 94585	532	BELLA VISTA DRIVE	23/08	338.46	25.00	20.00	383.46
3208103	FENNIE DANA	5221 LONGVIEW LANE	GREENWOOD CA 95635-9516	241	BENTON COURT	23/05	578.00	25.78	20.00	623.78
17337504	FITZGERALD NATHAN K & N L JT	1184 IRONWOOD CT	FAIRFIELD CA 94533	1005	BERING COURT	23/04	329.33	25.00	20.00	374.33
17337514	JOHNSTON MICHAEL/AGUILAR-JOHNSTON M	817 BERING WY	SUISUN CITY CA 94585	817	BERING WAY	23/06	333.95	25.00	20.00	378.95
17338406	MORABITO LOUIS J	832 BERING WY	SUISUN CA 94585	832	BERING WAY	23/07	336.20	25.00	20.00	381.20
3239150	MOORE ROBERT E & ALITA B JT	120 BIRCHWOOD CT	SUISUN CITY CA 94585	120	BIRCHWOOD COURT	23/04	329.33	25.00	20.00	374.33
3239137	LUCAS LINETTE	127 BIRCHWOOD CT	SUISUN CITY CA 94585	127	BIRCHWOOD COURT	23/05	331.48	25.00	20.00	376.48
3239140	HAWKINS SALLY	133 BIRCHWOOD CT	SUISUN CA 94585	133	BIRCHWOOD COURT	23/05	439.57	25.00	20.00	484.57
3239149	NETTAVONG VIENGSAVANH	122 BIRCHWOOD CT	SUISUN CITY CA 94585	122	BIRCHWOOD COURT	23/08	330.10	25.00	20.00	375.10
17349602	FINLEY MAURICE/FINLEY RAMONA	1203 BITTERN WY	SUISUN CITY CA 94585	1203	BITTERN WAY	23/06	330.67	25.00	20.00	375.67
17302901	MARIA OTERO	823 Blossom Ave	SUISUN CITY CA 94585	823	BLOSSOM AVENUE	23/05	331.48	25.00	20.00	376.48

17304510	PEREZ JOSE M	802 BLOSSOM AV	SUISUN CITY CA 94585	802	BLOSSOM AVENUE	23/08	338.46	25.00	20.00	383.46
17309204	HUEY WILLIE JT	507 BLUE WING DR	SUISUN CITY CA 94585	507	BLUE WING DRIVE	23/04	329.33	25.00	20.00	374.33
17314116	GAVGAVIAN BOGHOS & WILMA JT	522 BLUE WING DR	SUISUN CITY CA 94585	522	BLUE WING DRIVE	23/04	329.33	25.00	20.00	374.33
17349319	OLIVER JOYCE V	1002 BLUEJAY DR.	SUISUN CITY CA 94585	1002	BLUEJAY DRIVE	23/05	331.48	25.00	20.00	376.48
17349414	BURTON GLORIA SWANSON	433 MEEHAN CT	SUISUN CITY CA 94585-4148	1013	BLUEJAY DRIVE	23/06	641.48	26.76	20.00	688.24
17418120	SWISHER EDUARDO TR	604 BONITA CT	SUISUN CITY CA 94585-3002	604	BONITA COURT	23/07	332.84	25.00	20.00	377.84
3247220	VU CUONG & JULIE	718 BREAKWATER CR	SUISUN CITY CA 94585	718	BREAKWATER CIRCL	23/04	329.33	25.00	20.00	374.33
3247305	SOSSAMAN JERAMY & SHARON	719 BREAKWATER CR	SUISUN CITY CA 94585	719	BREAKWATER CIRCL	23/07	336.20	25.00	20.00	381.20
17356102	CRATER THOMAS & LATWAN A JT	223 BRIDGEWATER CR	SUISUN CITY CA 94585	223	BRIDGEWATER CIRC	23/04	329.33	25.00	20.00	374.33
17356127	TAH 2017-1 BORROWER L L C	1 KAISER PLAZA STE. 1450	OAKLAND CA 94612	245	BRIDGEWATER CIRC	23/06	116.48	25.00	20.00	161.48
17356206	WASONGA PETER O & AGRIPPINA A	224 BRIDGEWATER CR	SUISUN CITY CA 94585	224	BRIDGEWATER CIRC	23/07	336.20	25.00	20.00	381.20
17356231	VALDEZ MARIO	268 BRIDGEWATER CR	SUISUN CITY CA 94585	268	BRIDGEWATER CIRC	23/07	336.20	25.00	20.00	381.20
17356302	BOLDEN EDWARD & DEIRDRE	217 BRIDGEWATER CIR	SUISUN CITY CA 94585-1774	217	BRIDGEWATER CIRCLE	23/05	388.49	25.00	20.00	433.49
17356116	ARENAS LINDA E	3322 GRAND LAKE DR	FREMONT CA 94555	253	BRIDGEWATER CIRCLE	23/07	42.11	25.00	20.00	87.11
17356103	RYBURG CHRISTOPHER A	225 BRIDGEWATER CIR	SUISUN CITY CA 94585	225	BRIDGEWATER CIRCLE	23/08	338.46	25.00	20.00	383.46
3245401	JARVIS MELVIN D JR JT	227 BROOKSIDE DR	SUISUN CA 94585	227	BROOKSIDE DRIVE	23/07	336.20	25.00	20.00	381.20
32383100	JIN GUOBING JT	3317 ONSLOW WAY	SAN JOSE CA 95132	61	BUENA VISTA AVE	23/08	170.57	25.00	20.00	215.57
3236216	GONZALEZ DAVID	75 BUENA VISTA AVE	SUISUN CA 94585	75	BUENA VISTA AVENU	23/04	329.33	25.00	20.00	374.33
3236405	IRUCUTA ROBERTO & CATALINA JT	64 BUENA VISTA AV	FAIRFIELD CA 94533	64	BUENA VISTA AVENU	23/04	56.26	25.00	20.00	101.26
3236213	TAH 2018-1 BORROWER LLC	1508 BROOKHOLLOW DR	SANTA ANA CA 92705	69	BUENA VISTA AVENU	23/06	128.30	25.00	20.00	173.30
3238202	MOHAMED ALI & SUSANA O JT	47 BUENA VISTA AV	SUISUN CITY CA 94585	47	BUENA VISTA AVENU	23/06	118.38	25.00	20.00	163.38
3236108	JOHNSON HEATHER - LYNETTE M	86 BUENA VISTA AVE	SUISUN CITY CA 94585	86	BUENA VISTA AVENU	23/08	386.08	25.00	20.00	431.08
17418212	NICHOLAS ARMSTRONG	502 CABANA CT	SUISUN CITY CA 94585	502	CABANA COURT	23/05	259.99	25.00	20.00	304.99
17311201	DAVID BROWN	825 CACKLING DR	SUISUN CITY CA 94585	825	CACKLING DRIVE	23/08	57.85	25.00	20.00	102.85
17312408	WALKER TONJI	3130 3BIRMINGHAM DR	RICHMOND CA 94806-2635	807	CACKLING DRIVE	23/08	338.46	25.00	20.00	383.46
3215117	CRATZ ANTHONY L TR	215 CALIFORNIA ST	SUISUN CITY CA 94585	215	CALIFORNIA STREE	23/04	329.33	25.00	20.00	374.33
3731221	BARKER STEVEN KENT	PO BOX 802	HEALDSBURG CA 95448	1150	CAMELLIA LANE	23/06	113.92	25.00	20.00	158.92
17330107	SMITH CHERYL D	910 CANADA GOOSE DR	SUISUN CA 94585	910	CANADA GOOSE DRI	23/04	329.33	25.00	20.00	374.33
17318308	PEREZ-GONZALO MARIA O	1105 CANARY CT	SUISUN CITY CA 94585	1105	CANARY COURT	23/06	269.29	25.00	20.00	314.29
17318104	MAY WILLIAM D JR & E J	37 WILLOTTA DR.	FAIRFIELD CA 94534-1449	808	CANARY DRIVE	23/05	331.48	25.00	20.00	376.48
17317204	MELGOZA SERGIO/MELGOZA ALICIA	1110 CANARY DR	SUISUN CITY CA 94585	1110	CANARY DRIVE	23/06	333.95	25.00	20.00	378.95
17317215	CUNNINGHAM ADAM M	816 CANARY DR	SUISUN CITY CA 94585	816	CANARY DRIVE	23/06	142.54	25.00	20.00	187.54
17347321	ROLETTO JOSEPH TR	461 CANFIELD CT	SUISUN CITY CA 94585	461	CANFIELD COURT	23/04	328.13	25.00	20.00	373.13
17311310	BARNETT CHARLES DVA	621 CANVASBACK DR	SUISUN CA 94585	621	CANVASBACK DRIVE	23/06	212.33	25.00	20.00	257.33
17311222	GATEWOOD GEORGE L & N J JT	604 CANVASBACK DR	SUISUN CITY CA 94585	604	CANVASBACK DRIVE	23/07	336.20	25.00	20.00	381.20
17302210	LESSER ADAM	326 CANVASBACK DR	SUISUN CITY CA 94585	326	CANVASBACK DRIVE	23/08	338.46	25.00	20.00	383.46
17422411	JOSEPH TOMLINSON	710 CAPISTRANO DR	SUISUN CA 94585	710	CAPISTRANO DRIVE	23/06	325.80	25.00	20.00	370.80
17429118	MICHAEL COSGAYON	806 CAPISTRANO DR.	SUISUN CITY CA 94585	806	CAPISTRANO DRIVE	23/07	336.20	25.00	20.00	381.20
17449108	COZENS BENJAMIN R	1749 CARSWELL CT	SUISUN CITY CA 94585	1749	CARSWELL COURT	23/04	259.03	25.00	20.00	304.03
17449208	RUSSELL EWAN C	1700 CARSWELL LN	SUISUN CITY CA 94585	1700	CARSWELL LANE	23/06	333.95	25.00	20.00	378.95
17449101	MCCARVER TERRILL	1721 CARSWELL LN	SUISUN CITY CA 94585	1721	CARSWELL LANE	23/08	338.46	25.00	20.00	383.46
3247205	BUIE SAMUEL & ALANA JT	711 CATALINA CR	SUISUN CITY CA 94585	711	CATALINA CIRCLE	23/04	156.46	25.00	20.00	201.46
3247207	ACKMAN JAMES A	715 CATALINA CR	SUISUN CITY CA 94585	715	CATALINA CIRCLE	23/07	336.20	25.00	20.00	381.20
17357208	FULLEN STEVE/FULLEN CRISTINA	311 CHILDS CT	SUISUN CITY CA 94585	311	CHILDS COURT	23/06	333.95	25.00	20.00	378.95
17428107	MARIBEL ORTEGA	728 CHULA VISTA WY	SUISUN CA 94585	728	CHULA VISTA WAY	23/07	336.20	25.00	20.00	381.20
17428104	WAYNE LAGETTA B TR	734 CHULA VISTA WY	SUISUN CITY CA 94585	734	CHULA VISTA WAY	23/08	338.46	25.00	20.00	383.46
3723516	MORRIS HULDAH D	512 CHYRL WY	SUISUN CA 94585	512	CHYRL WAY	23/05	331.48	25.00	20.00	376.48
3723211	LOVELAND ESTHER G	412 CHYRL WY	SUISUN CITY CA 94585	412	CHYRL WAY	23/06	325.80	25.00	20.00	370.80
3724212	SANCHEZ WILLIAM	623 CHYRL WAY	SUISUN CITY CA 94585	623	CHYRL WAY	23/07	336.20	25.00	20.00	381.20
3723213	BALANDRAN JUAN C & ADRIANA JT	408 CHYRL WY	SUISUN CITY CA 94585	408	CHYRL WAY	23/08	338.46	25.00	20.00	383.46

3723306	YOUNG LORRAINE M	409 CHYRL WY	SUISUN CITY CA 94585	409	CHYRL WAY	23/08	338.46	25.00	20.00	383.46
17307209	RODRIGUEZ JESUS M C/HERNANDEZ GABRI	406 CINNAMON WY	SUISUN CITY CA 94585	406	CINNAMON WAY	23/07	137.54	25.00	20.00	182.54
17356223	BROWN MIKEL R	202 CLEARBROOK CT	SUISUN CITY CA 94585	202	CLEARBROOK COURT	23/06	328.25	25.00	20.00	373.25
17356212	CANTU RUBEN	209 CLEARBROOK CT	SUISUN CITY CA 94585	209	CLEARBROOK COURT	23/07	336.20	25.00	20.00	381.20
17373313	SAUCEDO MANUEL/SAUCEDO REGINA	251 CLOVERLEAF CR	SUISUN CA 94585	251	CLOVERLEAF CIRCL	23/04	329.33	25.00	20.00	374.33
17374305	BOTRO LEA	260 CLOVERLEAF CR	SUISUN CITY CA 94585	260	CLOVERLEAF CIRCL	23/05	38.48	25.00	20.00	83.48
17373107	RAMOND & M E WILLIS III	224 CLOVERLEAF CIR	SUISUN CITY CA 94585	224	CLOVERLEAF CIRCL	23/06	333.95	25.00	20.00	378.95
17374307	WATSON DANIELLE	268 CLOVERLEAF CR	SUISUN CITY CA 94585	268	CLOVERLEAF CIRCL	23/06	333.95	25.00	20.00	378.95
17374302	MOUTON MARTISHA	248 CLOVERLEAF CR	SUISUN CITY CA 94585	248	CLOVERLEAF CIRCL	23/07	336.20	25.00	20.00	381.20
3234216	HAYES OCTAVIA C	92 CORAL LN	SUISUN CITY CA 94585	92	CORAL LANE	23/06	665.57	26.65	20.00	712.22
3234214	JOHNSON VAUGHN T	96 CORAL LN	SUISUN CITY CA 94585	96	CORAL LANE	23/08	338.46	25.00	20.00	383.46
17321103	SWH 2017-1 BORROWER LP	8665 E HARTFORD DR. #200	SCOTTSDALE AZ 85255	1214	CRANE DRIVE	23/06	357.41	25.00	20.00	402.41
17320509	SAEZ ARISTIDE	618 CRANE DR	SUISUN CITY CA 94585	618	CRANE DRIVE	23/07	336.20	25.00	20.00	381.20
17321101	PAL RAVINDER	1218 CRANE DR	SUISUN CA 94585	1218	CRANE DRIVE	23/08	338.46	25.00	20.00	383.46
17321221	ALEXANDER ROBERT	1302 CRANE DR	SUISUN CITY CA 94585	1302	CRANE DRIVE	23/08	338.46	25.00	20.00	383.46
17324221	ANZUETO LUIS E & FRANCIS M JT	1211 CRANE DR	SUISUN CA 94585	1211	CRANE DRIVE	23/08	552.40	25.52	20.00	597.92
17355105	RIO WAYNE I JR	949 CRAVEN DR	SUISUN CA 94585	949	CRAVEN DR	23/06	333.95	25.00	20.00	378.95
17355209	KIRK ARTHUR A & SUSIE V	920 CRAVEN DR	SUISUN CITY CA 94585	920	CRAVEN DRIVE	23/04	433.39	25.00	20.00	478.39
17353604	YOLANGCO DANIEL G & IRENE R JT	307 CRAVEN WY	SUISUN CITY CA 94585	307	CRAVEN WAY	23/05	164.25	25.00	20.00	209.25
17353504	MALDONADO, JOSE JUAN	308 CRAVEN WY	SUISUN CITY CA 94585	308	CRAVEN WAY	23/06	382.38	25.00	20.00	427.38
17421003	DELGADILLO MARIA GUADALUPE TR	2011 OLIVE AV	ST. HELENA CA 94574	5059	CREED ROAD	23/05	276.10	25.00	20.00	321.10
17337531	CARROLL LOLITA A	806 CRESTED DR	SUISUN CA 94585	806	CRESTED DRIVE	23/04	329.33	25.00	20.00	374.33
17336702	MCCLARTY LAWRENCE CHRISTOPHER	803 CRESTED DR.	SUISUN CITY CA 94585	803	CRESTED DRIVE	23/06	406.15	25.00	20.00	451.15
17335423	MOORE MEGAN/MOORE RYAN	504 CRESTED DR	SUISUN CITY CA 94585	504	CRESTED DRIVE	23/07	209.00	25.00	20.00	254.00
17337613	WHITEMON SANDRA A	831 CRESTED DR	SUISUN CITY CA 94585	831	CRESTED DRIVE	23/07	336.20	25.00	20.00	381.20
17336805	ROMERO ALFREDO	605 CRESTED DR	SUISUN CITY CA 94585	605	CRESTED DRIVE	23/08	140.05	25.00	20.00	185.05
17337612	BAILEY KENNETH W & BILLIE J JT	829 CRESTED DR	SUISUN CITY CA 94585	829	CRESTED DRIVE	23/08	338.46	25.00	20.00	383.46
17353104	WILSON LOIS E	407 DICKEY CT	SUISUN CITY CA 94585	407	DICKEY COURT	23/07	336.20	25.00	20.00	381.20
17353106	WENDY FARJAT	403 DICKEY CT	SUISUN CITY CA 94585	403	DICKEY COURT	23/07	336.20	25.00	20.00	381.20
17347507	RODRIGUEZ ANGELIC JT	409 DONALDSON CT	SUISUN CITY CA 94585	409	DONALDSON COURT	23/06	98.95	25.00	20.00	143.95
17331401	GONZALEZ JOSE	1406 DONNER CT	SUISUN CITY CA 94585	1406	DONNER COURT	23/08	338.46	25.00	20.00	383.46
3229310	JACKSON PARIS C	1018 DRIFTWOOD DR	SUISUN CITY CA 94585	1018	DRIFTWOOD DRIVE	23/05	346.12	25.00	20.00	391.12
17313202	GORBY LINDA L	577 E WIGEON WY	SUISUN CITY CA 94585	577	EAST WIGEON WAY	23/04	329.33	25.00	20.00	374.33
17314312	THPI ACQUISITION HOLDINGS LLC	1292 LINCOLN AVE	SAN RAFAEL CA 94901	544	EAST WIGEON WAY	23/04	329.33	25.00	20.00	374.33
17314402	2012-C PROPERTY HOLDINGS LLC	1292 LINCOLN AVE	SAN RAFAEL CA 94901	551	EAST WIGEON WAY	23/04	253.74	25.00	20.00	298.74
17314307	LEE LISA & DANIEL	554 E WIGEON WY	SUISUN CITY CA 94855	554	EAST WIGEON WAY	23/05	436.22	25.00	20.00	481.22
17331205	CREGETT ANTHONY & MARIAN	1403 EBBETTE CT	SUISUN CA 94585	1403	EBBETTS COURT	23/08	338.46	25.00	20.00	383.46
17351207	ELLINGSON DARLA	926 EDGEWOOD CR	SUISUN CITY CA 94585	926	EDGEWOOD CIRCLE	23/04	329.33	25.00	20.00	374.33
17351204	ANTONIO MENDOZA	932 EDGEWOOD CR	SUISUN CITY CA 94585	932	EDGEWOOD CIRCLE	23/07	336.20	25.00	20.00	381.20
17309310	KIBBLE WHITE JAMES	503 EIDER LN	SUISUN CA 94585	503	EIDER LANE	23/07	350.83	25.00	20.00	395.83
17418245	PUCCI JOSEPH P & DEBRA JT	518 EL MAR CT	SUISUN CITY CA 94585	518	EL MAR COURT	23/05	276.23	25.00	20.00	321.23
17418250	DAVID L WELLER / WELLER P	509 EL MAR CT	SUISUN CA 94585	509	EL MAR COURT	23/05	447.04	25.00	20.00	492.04
17344329	ARMANDO LOPEZ	911 EMPEROR DR.	SUISUN CITY CA 9458525	911	EMPEROR DRIVE	23/06	333.95	25.00	20.00	378.95
17344331	ZHAO BINGYAN	1312 TULANE DR	DAVIS CA 95616	915	EMPEROR DRIVE	23/06	406.13	25.00	20.00	451.13
17329306	MITCHELL CATHEREAN/MITCHELL TAISHAW	502 EMPEROR DR	SUISUN CITY CA 94585	502	EMPEROR DRIVE	23/08	338.46	25.00	20.00	383.46
17357403	DUEY DENNIS REY T	311 ENGELL CT	SUISUN CITY CA 94585	311	ENGELL COURT	23/04	329.33	25.00	20.00	374.33
17365110	ESSANGEDET O & PATIENCE JT	204 FAIRBROOK CT	SUISUN CITY CA 94585	204	FAIRBROOK COURT	23/06	333.95	25.00	20.00	378.95
17358205	ALLEN RAHSAAN	1059 FENNIE CT	SUISUN CITY CA 94585	1059	FENNIE COURT	23/05	402.35	25.00	20.00	447.35
17358104	SUM LARRY C Y/HUANG WEI H	130 EASTMOOR AVE	DALY CITY CA 94015	1054	FENNIE COURT	23/06	553.21	25.53	20.00	598.74
17375116	THORNTON CAROL & BERNARD JT	350 FLAGSTONE CR	SUISUN CITY CA 94585	350	FLAGSTONE CIRCLE	23/04	329.33	25.00	20.00	374.33



17373205	SIMMONS GENNARY S	334 FLAGSTONE CR	SUISUN CITY CA 94585	334	FLAGSTONE CIRCLE	23/07	226.42	25.00	20.00	271.42
17373209	NICARAGUA NELLY	328 FLAGSTONE CR	SUISUN CITY CA 94585	328	FLAGSTONE CIRCLE	23/07	336.20	25.00	20.00	381.20
17440105	MEI QUIZHEN	1717 FORT ORD CT	SUISUN CITY CA 94585	1717	FORT ORD COURT	23/06	621.08	26.67	20.00	667.75
17418405	TORRES VERONICA L	511 FORTUNA DR	SUISUN CITY CA 94585	511	FORTUNA DRIVE	23/06	333.95	25.00	20.00	378.95
17423406	MOODY ROBERT E & LISA R JT	530 FORTUNA DR	SUISUN CITY CA 94585	530	FORTUNA DRIVE	23/08	338.46	25.00	20.00	383.46
3231104	WHITE CARLTON C & JOYCE M JT	916 FRANCISCO DR	SUISUN CITY CA 94585	916	FRANCISCO DRIVE	23/05	303.47	25.00	20.00	348.47
3231107	PCL PROPERTIES I LP	1682 E ST	NAPA CA 94559	910	FRANCISCO DRIVE	23/08	51.95	25.00	20.00	96.95
3229410	AMORELLO PATRICIA E	1014 FREEDOM DR	SUISUN CITY CA 94585	1014	FREEDOM DRIVE	23/07	336.20	25.00	20.00	381.20
3229602	AYERS JAMES M	907 FREEDOM DRIVE	SUISUN CITY CA 94585	907	FREEDOM DRIVE	23/08	338.46	25.00	20.00	383.46
3719245	GALLARDO JAVIER & LETICIA JT	603 FREIDA DR	SUISUN CITY CA 94585	603	FRIEDA DRIVE	23/04	329.33	25.00	20.00	374.33
17325326	STUBBS TIMOTHY & BONNIE JT	504 FULMAR DR	SUISUN CITY CA 94585	504	FULMAR DRIVE	23/08	338.46	25.00	20.00	383.46
17303224	AUSTIN TRESANDRA C & T L JT	502 GADWALL DR	SUISUN CITY CA 94585	502	GADWALL DRIVE	23/07	336.20	25.00	20.00	381.20
17305311	ULRICH DAN & JULIA	2104 TWIN SISTERS RD.	FAIRFIELD CA 94534	800	GOLDEN EYE WAY	23/05	331.48	25.00	20.00	376.48
17305417	LEBLANC THOMAS W & DONNA M JT	811 GOLDEN EYE WY	SUISUN CA 94585	811	GOLDEN EYE WAY	23/07	230.26	25.00	20.00	275.26
17305309	RAZO HECTOR	3538 CROWNRIDGE DR.	FAIRFIELD CA 94534	804	GOLDEN EYE WAY	23/08	338.46	25.00	20.00	383.46
17305419	BRITTON MICHAEL R	815 GOLDEN EYE WY	SUISUN CITY CA 94585	815	GOLDEN EYE WAY	23/08	267.66	25.00	20.00	312.66
17353203	ANGELA STEVENS	409 GOODAIR CT	SUISUN CITY CA 94585	409	GOODAIR COURT	23/04	329.33	25.00	20.00	374.33
17353201	JANEA CHAPMAN	413 GOODAIR CT	SUISUN CITY CA 94585	413	GOODAIR COURT	23/08	338.46	25.00	20.00	383.46
17381209	WALKER VALENTINO	1237 GRAY HAWK LANE	SUISUN CITY CA 94585	1237	GRAY HAWK LANE	23/06	333.95	25.00	20.00	378.95
17381107	KOLBY THOMAS	1256 GRAY HAWK LANE	SUISUN CITY CA 94585	1256	GRAY HAWK LANE	23/08	38.46	25.00	20.00	83.46
17304103	FROST PAULINE A	818 GREENHEAD WY	SUISUN CA 94585	818	GREENHEAD WAY	23/04	433.39	25.00	20.00	478.39
17304401	MONROY ILLUMINADA JT	8675 FALMOUTH AVE #312	PLAYA DEL REY CA 90293	801	GREENHEAD WAY	23/07	143.26	25.00	20.00	188.26
17304213	NICHOLAS JOHNSON	821 GREENHEAD WY	SUISUN CITY CA 94585	821	GREENHEAD WAY	23/08	330.10	25.00	20.00	375.10
17423212	LENNON LAWRENCE A & H E JT	529 HACIENDA LN	SUISUN CA 94585	529	HACIENDA LANE	23/05	331.48	25.00	20.00	376.48
17423103	STROUD KEARIN	512 HACIENDA LN	SUISUN CITY CA 94585	512	HACIENDA LANE	23/06	270.20	25.00	20.00	315.20
17424206	IH6 PROPERTY WEST LP	1717 MAIN ST #2000	DALLAS TX 75201	503	HACIENDA LANE	23/06	521.46	25.21	20.00	566.67
17360202	GARVEY LAURA	1300 HAMMOND LN	SUISUN CITY CA 94585	1300	HAMMOND LANE	23/07	336.20	25.00	20.00	381.20
17329117	FUQUAY LESLIE G & V C JT	927 HARLEQUIN WY	SUISUN CA 94585	927	HARLEQUIN WAY	23/05	331.48	25.00	20.00	376.48
17329124	GRCIA MARTINEZ JAIME	913 HARLEQUIN WY	SUISUN CITY CA 94585	913	HARLEQUIN WAY	23/08	338.46	25.00	20.00	383.46
17450208	BARRETT JOHN N JR & D E JT	1628 HARRISBURG LN	SUISUN CITY CA 94585	1628	HARRISBURG LANE	23/06	333.95	25.00	20.00	378.95
17318502	BLANCO ALONZO N	808 HERON DR	SUISUN CITY CA 94585	808	HERON DRIVE	23/04	329.33	25.00	20.00	374.33
17318610	NARANJO ANGELICA	1207 HERON DR.	SUISUN CA 94585	1207	HERON DRIVE	23/06	394.24	25.00	20.00	439.24
17436204	HEARD CHARLES & TAMYRA JT	1685 HICKAM CR	SUISUN CITY CA 94585	1685	HICKAM CIRCLE	23/04	329.33	25.00	20.00	374.33
17344122	BOLDEN BRADLEY ADAMS TR	902 HIDDEN COVE WY	SUISUN CITY CA 94585	902	HIDDEN COVE WAY	23/07	336.20	25.00	20.00	381.20
17361222	WORSHAM JEANETTE	789 HILLBORN CT	SUISUN CITY CA 94585	789	HILLBORN COURT	23/04	274.44	25.00	20.00	319.44
17361228	JON BURK	802 HILLBORN CT	SUISUN CITY CA 94585	802	HILLBORN COURT	23/07	327.95	25.00	20.00	372.95
17310343	WYDERMYER BILLY R JR	402 HONKER LANE	SUISUN CITY CA 94585	402	HONKER LANE	23/06	406.15	25.00	20.00	451.15
17310341	GRASSO CHARLENE S	406 HONKER LN	SUISUN CA 94585	406	HONKER LANE	23/07	336.20	25.00	20.00	381.20
17310415	HOLOCHUCK RICHARD & MONA JT	529 HONKER LN	SUISUN CITY CA 94585	529	HONKER LANE	23/07	442.45	25.00	20.00	487.45
17315110	FONG WESLEY/FONG WILLIS	541 HONKER LN	SUISUN CA 94585	541	HONKER LANE	23/07	336.20	25.00	20.00	381.20
17353507	HERTADO ALEJANDRO	303 HOYT CT	SUISUN CITY CA 94585	303	HOYT COURT	23/05	323.65	25.00	20.00	368.65
17323404	MAROULAS MICHAEL & P L TR	515 HUMMINGBIRD WY	SUISUN CITY CA 94585	515	HUMMINGBIRD WAY	23/08	338.46	25.00	20.00	383.46
3731309	MALDONADO LOURDES	390 JACARANDA DR	SUISUN CITY CA 94585	390	JACARANDA DRIVE	23/05	331.48	25.00	20.00	376.48
3731315	WOODARD, EDWARD & GRACIE	360 JACARANDA DR	SUISUN CITY CA 94585	360	JACARANDA DRIVE	23/06	133.95	25.00	20.00	178.95
17338101	LOPEZ XAVIER A	901 JAVAN WY	SUISUN CA 94585	901	JAVAN WAY	23/08	338.46	25.00	20.00	383.46
3724126	AQUINO RUBEN	1101 JEANNE CT	SUISUN CA 94585	1101	JEANNE COURT	23/05	323.65	25.00	20.00	368.65
3724137	CHUNG ANNA M/HEMRY JUANITA J	1100 JEANNE CT	SUISUN CITY CA 94585	1100	JEANNE COURT	23/07	280.42	25.00	20.00	325.42
3229123	MANZANERO EDUARDO & ROSA I JT	1926 FLORIDA ST	VALLEJO CA 94590	206	JOSIAH CIRCLE	23/05	356.33	25.00	20.00	401.33
17440224	LANG LUKE CHUNG KUANG	21365 RUMFORD DR	CUPERTINO CA 95014	1712	KEESLER CIRCLE	23/07	165.05	25.00	20.00	210.05
17440304	RODGERS CARLOS PERNELL	1775 KEESLER CR	SUISUN CITY CA 94585	1775	KEESLER CIRCLE	23/07	265.14	25.00	20.00	310.14

32172160	COOPER GINA	1124 KELLOGG ST	SUISUN CA 94585	1124	KELLOGG ST	23/06	333.95	25.00	20.00	378.95
17360306	MORALES CARLOS/MORALES KIMBERLY L	320 KEYES CT	SUISUN CITY CA 94585	320	KEYES COURT	23/05	331.48	25.00	20.00	376.48
17360419	SENDEJAS ARMANDO F/GARCIA ARMANDO F	329 KEYES CT.	SUISUN CITY CA 94585	329	KEYES COURT	23/08	338.46	25.00	20.00	383.46
17361315	GLANDT BLAINE P & ROSE M JT	205 KEYES LN	SUISUN CITY CA 94585	205	KEYES LANE	23/04	329.33	25.00	20.00	374.33
17361314	TIMOTEO REFUERZO	201 KEYES LN	SUISUN CA 94585	201	KEYES LANE	23/08	338.46	25.00	20.00	383.46
17348218	WIGGINS PAUL & LILLIAN JT	1317 KIMBERLY CT	SUISUN CITY CA 94585	1317	KIMBERLY COURT	23/08	338.46	25.00	20.00	383.46
17321401	ALSBAUGH HOLLIS E TR	609 KINGLET ST	SUISUN CA 94585	609	KINGLET STREET	23/05	331.48	25.00	20.00	376.48
17321313	LEUNG MICHAEL & HELEN W TR	40 ANGUIDO CT	HILLSBOROUGH CA 94010	622	KINGLET STREET	23/07	290.84	25.00	20.00	335.84
3718072	COMEZ MIGUEL A & SANDRA	408 KINGS WY	SUISUN CA 94585	408	KINGS WAY	23/05	188.52	25.00	20.00	233.52
3723118	CLAY JOHN ELLIOT KINDEL	407 KINGS WY	SUISUN CITY CA 94585	407	KINGS WAY	23/05	265.80	25.00	20.00	310.80
3723103	S/S INVESTS	34234 RED CEDAR LN	UNION CITY CA 94587	405	KINGS WAY	23/08	3,602.63	56.02	20.00	3,678.65
17352402	MOTA CLEOF E A & ROBERTO III JT	MCR 475 BOX 825	APO AE 09036-1008	402	KINSMILL COURT	23/07	336.20	25.00	20.00	381.20
17352304	MORENO FRANCISCO M & LUZ AIDA	5213 TUSCANY DR.	FAIRFIELD CA 94584	419	KINSMILL COURT	23/08	410.52	25.00	20.00	455.52
17322103	FONTAINE HILARY P	602 KLAMATH DR	SUISUN CITY CA 94585	602	KLAMATH DRIVE	23/05	436.22	25.00	20.00	481.22
17322203	TOLBERT KENNETH E	611 KLAMATH DR	SUISUN CITY CA 94585	611	KLAMATH DRIVE	23/08	338.46	25.00	20.00	383.46
17326204	MENDEZ JUAN R G/TAPIA ADALBERTO P	1405 KLAMATH DR	SUISUN CA 94585	1405	KLAMATH DRIVE	23/08	233.70	25.00	20.00	278.70
17331409	THRESA MURPHY	626 KLAMATH DR	SUISUN CITY CA 94806	626	KLAMATH DRIVE	23/08	338.46	25.00	20.00	383.46
17329225	SPRENGELMEYER R J & JAN L JT	907 LABRADOR WY	SUISUN CA 94585	907	LABRADOR WAY	23/04	329.33	25.00	20.00	374.33
17330206	GUINASSO LAURA A	904 LABRADOR WAY	SUISUN CITY CA 94585	904	LABRADOR WAY	23/04	329.33	25.00	20.00	374.33
17329312	CHAVARRIA GREGORIO	509 LABRADOR WY	SUISUN CITY CA 94585	509	LABRADOR WAY	23/05	402.30	25.00	20.00	447.30
17343509	CHADWICK DAVE & DEBRA JT	1412 LANGLEY WY	SUISUN CITY CA 94585	1412	LANGLEY WAY	23/07	336.20	25.00	20.00	381.20
17362153	MOLAKE HABIDEEN ADEMOLA JR	1344 LAWLER RANCH PARKWAY	SUISUN CITY CA 94585	1344	LAWLER RANCH PA	23/07	165.05	25.00	20.00	210.05
3243204	ENTRUST ADMIN INC FBO D R HILL	180 GRAND AV STE 1030	OAKLAND CA 94612	227	LEAFWOOD COURT	23/08	229.86	25.00	20.00	274.86
3240214	STEPHEN ABRAHAM K	5453 VICTORIA LN	EL SOBRANTE CA 94803	58	LEMONWOOD WAY	23/06	135.75	25.00	20.00	180.75
3229323	YOUNG WILLIAM T & ALICE V JT	1014 LIBERTY DR	SUISUN CITY CA 94585	1014	LIBERTY DRIVE	23/04	329.33	25.00	20.00	374.33
17439207	COVINGTON JERMAINE A JT	816 RICH CIR	VACAVILLE CA 95687	1655	LITTLE ROCK CIR	23/05	156.46	25.00	20.00	201.46
3730116	COOK CORY R/COOK ANNETTE	1320 LOIS LN	SUISUN CA 94585	1320	LOIS LANE	23/06	333.95	25.00	20.00	378.95
3730204	LEE LIVING TRUST	5626 MOUNT DAY DR	LIVERMORE CA 94551	1311	LOIS LANE	23/06	239.29	25.00	20.00	284.29
3730205	BATYE DENNIS D SR	944 STONEPINE CT	FAIRFIELD CA 94533	1313	LOIS LANE	23/06	678.19	26.78	20.00	724.97
3730119	SIMON LINDA	1314 LOIS LN	SUISUN CITY CA 94585	1314	LOIS LANE	23/08	338.46	25.00	20.00	383.46
3224312	BENDER OSCAR	245 LONG ST	SUISUN CA 94585	245	LONG STREET	23/04	326.28	25.00	20.00	371.28
3224304	CAMPBELL MICHAEL & LEAH TR	213 LONG ST	SUISUN CITY CA 94585	213	LONG STREET	23/07	336.20	25.00	20.00	381.20
3224215	GEMJMF LLC	PO BOX 806	NOVATO CA 94948	228	LONG STREET	23/08	126.22	25.00	20.00	171.22
17338503	PILLAY CHANDRA & MOHINI	1015 LONGSPUR DR	SUISUN CITY CA 94585	1015	LONGSPUR DRIVE	23/04	329.33	25.00	20.00	374.33
17338133	SAMAYOA OTTO & ROSA JT	918 LONGSPUR DR	SUISUN CA 94585	918	LONGSPUR DRIVE	23/07	336.20	25.00	20.00	381.20
32164470	CHAVEZ ERNESTO	1104 MAIN ST.	SUISUN CITY CA 94585	1104	MAIN ST	23/08	364.34	25.00	20.00	409.34
3208401	PROPERTIES FOR THE FUTURE LLC	330 REIS AVE	VALLEJO CA 94591	501	MAIN STREET	23/05	2,849.02	48.49	20.00	2,917.51
3217109	SILVA SHANE L/SILVA CATHERINE R	1012 MAIN ST	SUISUN CITY CA 94585	1012	MAIN STREET	23/07	336.20	25.00	20.00	381.20
3224418	MARTINEZ JOSE A	224 MAPLE ST.	SUISUN CITY CA 94585	224	MAPLE STREET	23/06	333.95	25.00	20.00	378.95
3724110	COATES JEFFREY J JT	617 MARCIA LN	SUISUN CITY CA 94585-5821	617	MARCIA LANE	23/07	536.81	25.36	20.00	582.17
3724104	WARREN ROBERT M JT	605 MARCIA LN	SUISUN CA 94585	605	MARCIA LANE	23/08	338.46	25.00	20.00	383.46
32301120	ESGEM LLC	PO BOX 806	NOVATO CA 94948	423	MARINA BLVD	23/06	333.95	25.00	20.00	378.95
17440507	SORIANO VALENTIN R & H M JT	1621 MAXWELL LN	SUISUN CITY CA 94585	1621	MAXWELL LANE	23/05	331.48	25.00	20.00	376.48
17440603	JONES ERIC & MASHON JT	1608 MAXWELL LN	SUISUN CITY CA 94585	1608	MAXWELL LANE	23/05	331.48	25.00	20.00	376.48
17440509	VILALON JOSE/ARGUELLES PRISCILA	414 SEAHORSE DR	VALLEJO CA 94591	1613	MAXWELL LANE	23/08	338.46	25.00	20.00	383.46
17359203	JOHNSON KURT	1200 MAYFIELD CR	SUISUN CITY CA 94585	1200	MAYFIELD CIRCLE	23/05	111.56	25.00	20.00	156.56
17347215	KOUBA LONDON J	1227 MAYFIELD CR	SUISUN CITY CA 94585	1227	MAYFIELD CIRCLE	23/07	336.20	25.00	20.00	381.20
17360210	KING JANET A	2497 INEZ WAY	ANTIOCH CA 94531	329	MAYFIELD CIRCLE	23/07	36.03	25.00	20.00	81.03
17360211	HUMPHREY WILLIE B & J M JT	333 MAYFIELD CR	SUISUN CITY CA 94585	333	MAYFIELD CIRCLE	23/07	381.62	25.00	20.00	426.62
17360215	PEARSON SABRINA	349 MAYFIELD CR	SUISUN CITY CA 94585	349	MAYFIELD CIRCLE	23/07	336.20	25.00	20.00	381.20

17360102	CAZARES LUIS MENDEZ	340 MAYFIELD CIR	SUISUN CITY CA 94585	340	MAYFIELD CIRCLE	23/08	338.46	25.00	20.00	383.46
17378112	HOFMANN HOLDINGS	PO BOX 787	CONCORD CA 94522	908	MCCOY CREEK COUR	23/07	59.98	25.00	20.00	104.98
17381106	CHENIER JOSEPH J JR	PO BOX 1853	TRAVIS AFB CA 94535	1239	MCCOY CREEK WAY	23/06	333.95	25.00	20.00	378.95
17359505	VO DINH	429 MCFALL CT	SUISUN CITY CA 94585	429	MCFALL COURT	23/07	336.20	25.00	20.00	381.20
17443209	MAXIE RUSSELL D/MAXIE SINAMI R	1665 MCGUIRE CR	SUISUN CITY CA 94585	1665	MCGUIRE CIRCLE	23/06	333.95	25.00	20.00	378.95
17443216	TOBOLA IRENE & EUGENIO P JT	1617 MCGUIRE CR	SUISUN CITY CA 94585	1617	MCGUIRE CIRCLE	23/06	350.10	25.00	20.00	395.10
17360505	RANSOM CHARLES SR & D P JT	312 MCNABE CT	SUISUN CITY CA 94585	312	MCNABE COURT	23/08	338.46	25.00	20.00	383.46
17380416	CONSE HOLLY & RENE	421 MEEHAN CT	SUISUN CITY CA 94585	421	MEEHAN COURT	23/08	338.46	25.00	20.00	383.46
3719218	BOND CHARLES L & NORA J TR	1201 MICHAEL CT	SUISUN CA 94585	1201	MICHAEL COURT	23/08	338.46	25.00	20.00	383.46
17342302	BROWN T ORIANO D	1663 KIRKWOOD AV	SAN FRANCISCO CA 94124	1423	MONITOR AVENUE	23/07	336.20	25.00	20.00	381.20
17343314	HILL GWENDOLYN A	1480 MONITOR AV	SUISUN CA 94585	1480	MONITOR AVENUE	23/08	60.52	25.00	20.00	105.52
17430404	FLORES MICHAEL J & PAULA J JT	721 MONTE CARLO DR	SUISUN CA 94585	721	MONTE CARLO DRIV	23/05	331.48	25.00	20.00	376.48
17430501	RODRIGUEZ OSCAR M	754 MONTE CARLO DR	SUISUN CITY CA 94585	754	MONTE CARLO DRIVE	23/06	308.53	25.00	20.00	353.53
3237105	GUEVARA TERESITA	50 MONTEGO CT	SUISUN CITY CA 94585	50	MONTEGO COURT	23/04	52.15	25.00	20.00	97.15
3215112	WADDELL ANEKKA	210 MORGAN ST	SUISUN CITY CA 94585	210	MORGAN STREET	23/05	208.31	25.00	20.00	253.31
3240102	BRANDON SPHAR	50 MOSSWOOD DR.	SUISUN CITY CA 94585-1718	50	MOSSWOOD DRIVE	23/04	329.33	25.00	20.00	374.33
3239102	CARTER CHESTER L & LORRAINE G	4705 LINDA VISTA	NAPA CA 94558	96	MOSSWOOD DRIVE	23/07	56.03	25.00	20.00	101.03
3240104	OCHOA JOSETIONAL MTG ASSC	814 MOSSWOOD DR.	SUISUN CITY CA 94585	814	MOSSWOOD DRIVE	23/08	410.26	25.00	20.00	455.26
3240108	CARLISLE ROUNAL C & MARIA E JT	806 MOSSWOOD DR	SUISUN CITY CA 94585	806	MOSSWOOD DRIVE	23/08	338.46	25.00	20.00	383.46
17349303	TONGA TEVITA	1005 MURRE WY	SUISUN CITY CA 94585	1005	MURRE WAY	23/07	336.20	25.00	20.00	381.20
17317606	CORTESE JEFF	904 MURRE WY	SUISUN CITY CA 94585	904	MURRE WAY	23/08	178.46	25.00	20.00	223.46
17313408	VELASQUEZ AIDALILA & W JT	908 MUSCOVY CT	SUISUN CA 94585	908	MUSCOVY COURT	23/08	444.00	25.00	20.00	489.00
3234106	WELCH NANCY & JIM JT	508 NADEL DR	SUISUN CITY CA 94585	508	NADEL DRIVE	23/04	354.18	25.00	20.00	399.18
3724152	LEDBETTER TAMI JT	1100 NANCY CT	SUISUN CITY CA 94585	1100	NANCY COURT	23/08	338.46	25.00	20.00	383.46
3230315	SETTEMBRINO RALPH N	1002 NEPTUNE CT	SUISUN CITY CA 94585	1002	NEPTUNE COURT	23/07	336.20	25.00	20.00	381.20
3239201	PHIPPS KEVIN M	114 CORRINNE CT	SAN RAMON CA 94583	98	NEWPORT WAY	23/04	399.77	25.00	20.00	444.77
3239202	CHUATAKON RYAN	96 NEWPORT WY	SUISUN CITY CA 94585	96	NEWPORT WAY	23/06	333.95	25.00	20.00	378.95
3240411	OCHOA JUAN	67 REDONDO AVE	SUISUN CA 94585	67 R	ODONDO AVENUE	23/05	325.30	25.00	20.00	370.30
17345409	DRISKELL RONALD A	822 OSPRAY WY	SUISUN CA 94585	822	OSPREY WAY	23/06	105.85	25.00	20.00	150.85
17340206	CHAAR JOE	896 ANTIQUITY DR.	SUISUN CA 94585	810	OSPREY WAY	23/07	442.45	25.00	20.00	487.45
17345408	LOPEZ JOSE LUIS/LOPEZ MARTHA	PO BOX 42	OAKVILLE CA 94562-0042	824	OSPREY WAY	23/07	53.78	25.00	20.00	98.78
17431401	CADDELL DALE JAMES JR	730 PALERMO DR	SUISUN CITY CA 94585	730	PALERMO DRIVE	23/04	329.33	25.00	20.00	374.33
17431408	NATIONSTAR MORT LLC	350 HIGHLAND DR.	LEWISVILLE TX 75067	716	PALERMO DRIVE	23/07	311.48	25.00	20.00	356.48
3231313	BOBO, JAMES	507 PAULA DR	SUISUN CITY CA 94585	507	PAULA DRIVE	23/08	338.46	25.00	20.00	383.46
17326229	JOSE PALMA	1412 PELICAN WY	SUISUN CITY CA 94585	1412	PELICAN WAY	23/05	331.48	25.00	20.00	376.48
17363210	ANDERSON ROBERT W	36 COPENHAGEN CT	ALAMO CA 94507	906	PEPPERWOOD STREE	23/04	40.64	25.00	20.00	85.64
17362145	WILLIAMS LOUISE TR	607 PEYTONIA CT	SUISUN CITY CA 94585	607	PEYTONIA COURT	23/06	333.95	25.00	20.00	378.95
17323321	CLARK TINA JT	1123 PHEASANT DR	SUISUN CITY CA 94585	1123	PHEASANT DRIVE	23/08	399.59	25.00	20.00	444.59
17323325	DAY OLLIE JT	1203 PHEASANT DR	SUISUN CITY CA 94585	1203	PHEASANT DRIVE	23/08	338.46	25.00	20.00	383.46
37331090	TODD HOGLUND	1339 PHILLIP WAY	SUISUN CITY CA 94585	1339	PHILIP WAY	23/05	331.48	25.00	20.00	376.48
3733103	BURTON MONICA	1327 PHILLIP WY	SUISUN CITY CA 94585	1327	PHILIP WAY	23/06	162.90	25.00	20.00	207.90
3733111	JACKSON MELVORA	736 MORISSETTE WAY	VACAVILLE CA 95687	1343	PHILIP WAY	23/08	345.89	25.00	20.00	390.89
3733303	ROBINSON PATRICK R & P JT	1326 PHILIP WY	SUISUN CA 94585	1326	PHILIP WAY	23/08	338.46	25.00	20.00	383.46
37141160	LINDA BARNET/PRISKE & BARBARA BARNE	1312 PHILLIP WAY	SUISUN CITY CA 94585	1312	PHILLIP WAY	23/07	336.20	25.00	20.00	381.20
17318720	GONZALEZ JOSE/GONZALEZ SANDRA	1117 PINTAIL DR	SUISUN CITY CA 94585	1117	PINTAIL DRIVE	23/05	303.23	25.00	20.00	348.23
17304438	JOVIAN COLBERT	318 PINTAIL DR	SUISUN CITY CA 94585	318	PINTAIL DRIVE	23/06	333.95	25.00	20.00	378.95
17319408	JOHNSON BRENT/JOHNSON JULIE A	16491 ISOM LN	SONORA CA 95370	1311	PINTAIL DRIVE	23/06	508.73	25.08	20.00	553.81
17306205	DOMINEC K ARTHUR JR & K R JT	PO BOX 1103	SUISUN CA 94585	337	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20
17306211	LYLES THOMAS R	403 PINTAIL DR	SUISUN CA 94585	403	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20
17318717	HALL ARBEE TEQUILA J	1111 PINTAIL DR.	SUISUN CITY CA 94585	1111	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20

17331233	PITRE ROSHANDA M	1423 PINTAIL DR	SUISUN CITY CA 94585	1423	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20
17336303	JACKSON JONATHAN A	1030 PINTAIL DR	SUISUN CITY CA 94585	1030	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20
17336306	ECHOLS VERIES JR & BRENDA J JT	1024 PINTAIL DR	SUISUN CA 94585	1024	PINTAIL DRIVE	23/07	336.20	25.00	20.00	381.20
17306204	MARTINEZ LERMA	335 PINTAIL DR	SUISUN CITY CA 94585	335	PINTAIL DRIVE	23/08	88.46	25.00	20.00	133.46
17331230	HERMESCH JOEL & CELIA JT	1417 PINTAIL DR	SUISUN CITY CA 94585	1417	PINTAIL DRIVE	23/08	330.10	25.00	20.00	375.10
17336101	WILLIAMS BARRY R	907 PINTAIL DR	SUISUN CITY CA 94585	907	PINTAIL DRIVE	23/08	197.64	25.00	20.00	242.64
17319603	SHI MING	631 PLACER LN	SUISUN CITY CA 94585	631	PLACER LANE	23/04	120.00	25.00	20.00	165.00
17341230	MUERLE DAVID & HEATHER TRUST	218 OAK VALLEY CT	VACAVILLE CA 95687-5195	1425	PLUMAS DRIVE	23/06	333.95	25.00	20.00	378.95
17313303	BERDAK, SALVATORE D	813 POCHARD WAY	SUISUN CITY CA 94585	813	POCHARD WAY	23/04	329.33	25.00	20.00	374.33
17312503	VALENZUELA JOSE	825 POCHARD WY	SUISUN CITY CA 94585	825	POCHARD WAY	23/07	407.89	25.00	20.00	452.89
17337106	GORDON WALTER S IV TR	816 POCHARD WY	SUISUN CITY CA 94585	816	POCHARD WAY	23/08	338.46	25.00	20.00	383.46
17359108	DOELGER ROSSANNA & HENRY	1207 POTRERO CIRCLE	SUISUN CITY CA 94585	1207	POTRERO CIRCLE	23/04	85.44	25.00	20.00	130.44
17359410	DUNN RONALD	1212 POTRERO CIR.	SUISUN CITY CA 94585	1212	POTRERO CIRCLE	23/07	350.83	25.00	20.00	395.83
17372212	BURRIS CARLA	1410 POTRERO ST	SUISUN CITY CA 94585	1410	POTRERO STREET	23/04	336.30	25.00	20.00	381.30
17335512	MCELROY PATRICK H & JAN M JT	1013 PRAIRIE DR	SUISUN CA 94585	1013	PRAIRIE DRIVE	23/04	329.33	25.00	20.00	374.33
17335432	KAREN MILES	1022 PRAIRIE DR	SUISUN CA 94585	1022	PRAIRIE DRIVE	23/05	331.48	25.00	20.00	376.48
17335525	WHITEMON SANDRA A	1039 PRAIRIE DR	SUISUN CA 94585	1039	PRAIRIE DRIVE	23/07	336.20	25.00	20.00	381.20
17335523	DODSON MARK	130 WEST A ST	DIXON CA 95620	1035	PRAIRIE DRIVE	23/08	357.00	25.00	20.00	402.00
17375305	SMITH WILLIE CLAUDETTE TR	317 PROMENADE CR	SUISUN CITY CA 94585	317	PROMENADE CIRCLE	23/07	336.20	25.00	20.00	381.20
17341208	JACKSON ERNEST N & BETTY A JT	1418 PROSPECT WY	SUISUN CITY CA 94585	1418	PROSPECT WAY	23/05	331.48	25.00	20.00	376.48
17341209	COTTRILL CECILIA J & J A TR	1416 PROSPECT WY	SUISUN CITY CA 94585	1416	PROSPECT WAY	23/06	220.30	25.00	20.00	265.30
17341216	CARLINO YETSEMANITH C/CARRASCO AGUS	1402 PROSPECT WAY	SUISUN CA 94585	1402	PROSPECT WAY	23/06	330.67	25.00	20.00	375.67
17341312	JAWIAN HARRISON	1423 PROSPECT WY	SUISUN CITY CA 94585	1423	PROSPECT WAY	23/06	213.95	25.00	20.00	258.95
3709006	VFS 2 LLC	750 BATTERY ST #5TH	SAN FRANCISCO CA 94111-1525	605	RAILROAD AVENUE	23/04	656.06	26.56	20.00	702.62
17349508	VALENCIA GERMAYNE	1217 REBECCA DR	SUISUN CA 94585	1217	REBECCA DRIVE	23/06	692.52	26.92	20.00	739.44
17345205	VIRAY JOSEPHINE A & ROGER T JT	1311 REBECCA DR	SUISUN CITY CA 94585	1311	REBECCA DRIVE	23/08	338.46	25.00	20.00	383.46
17345208	GERMANY EUGENE & LILLIE R JT	1317 REBECCA DR	SUISUN CA 94585	1317	REBECCA DRIVE	23/08	338.46	25.00	20.00	383.46
17304303	TAH 20174 BORROWER LLC	1508 BROOKHOLLOW DR.	SANTA ANA CA 92705-5433	815	REDHEAD WAY	23/07	336.20	25.00	20.00	381.20
17304203	KING HARVEY L JT	818 REDHEAD WY	SUISUN CITY CA 94585	818	REDHEAD WAY	23/08	214.62	25.00	20.00	259.62
17374219	HOLMES RHONDA	269 REDSTONE CR	SUISUN CITY CA 94585	269	REDSTONE CIRCLE	23/04	329.33	25.00	20.00	374.33
17374217	CRAIG KEVIN C	277 RESTONE CR	SUISUN CITY CA 94585	277	REDSTONE CIRCLE	23/05	331.48	25.00	20.00	376.48
17374110	MCELROY KENNETH S/MCELROY G A	278 REDSTONE CR	SUISUN CA 94585	278	REDSTONE CIRCLE	23/06	381.62	25.00	20.00	426.62
17374202	COREA SUSANA	249 REDSTONE CR	SUISUN CA 94585	249	REDSTONE CIRCLE	23/06	500.87	25.00	20.00	545.87
17374320	NAZARENO BRYAN J/NAZARENO M P	236 REDSTONE CR	SUISUN CITY CA 94585	236	REDSTONE CIRCLE	23/06	333.95	25.00	20.00	378.95
17374112	WADE ANTOINETTE	286 REDSTONE CR	SUISUN CITY CA 94585	286	REDSTONE CIRCLE	23/07	336.20	25.00	20.00	381.20
17374104	WASHINGTON PAULA K & C M JT	254 REDSTONE CIR.	SUISUN CITY CA 94585	254	REDSTONE CIRCLE	23/08	338.46	25.00	20.00	383.46
17374105	PITRE NETTA	258 REDSTONE CR	SUISUN CITY CA 94585	258	REDSTONE CIRCLE	23/08	338.46	25.00	20.00	383.46
17365205	STEWART DEBRA J & GLENN K JT	328 RIDGECREST CIRCLE	SUISUN CITY CA 94585	328	RIDGECREST CIRCL	23/04	329.33	25.00	20.00	374.33
17364503	VIDRIO MARIO	471 CARNATION DR	FAIRFIELD CA 94533	345	RIDGECREST CIRCLE	23/05	331.48	25.00	20.00	376.48
17308408	TUBBS TEANETA	700 RING NECK LN	SUISUN CITY CA 94585	700	RING NECK LANE	23/04	329.33	25.00	20.00	374.33
17308417	SIMS CLARA ELIZABETH TR	PO BOX 1185	SUISUN CITY CA 94585	600	RING NECK LANE	23/04	329.33	25.00	20.00	374.33
17308424	GREER YVONNE M	5237 SUNRIDGE DR.	FAIRFIELD CA 94534	413	RING NECK LANE	23/06	516.13	25.16	20.00	561.29
17308523	CONNELL SCOTT D	609 RING NECK LN	SUISUN CITY CA 94585	609	RING NECK LANE	23/06	295.39	25.00	20.00	340.39
3237206	CHEN RUOZHEN	8 PERRY DR.	PRINCETON JUNCTION NJ 08551	513	RIO VERDE	23/08	338.46	25.00	20.00	383.46
3247216	GAMBOA FRANKIE & YVETTE Y JT	733 ROCKY POINT COVE	SUISUN CITY CA 94585	733	ROCKY POINT COVE	23/08	338.46	25.00	20.00	383.46
3240508	ABAD RAFAEL G & KIKU O JT	85 RODONDO AV	SUISUN CA 94585	85	RODONDO AVENUE	23/04	329.33	25.00	20.00	374.33
3211302	BRYAN JAY M & GAIL E TR	PO BX 18304	SOUTH LAKE TAHOE CA 96151	205	SACRAMENTO STREE	23/06	1,001.83	30.01	20.00	1,051.84
3718032	GUADALUPE CASTRO	419 SARAH WY	SUISUN CITY CA 94585	419	SARAH WAY	23/08	46.19	25.00	20.00	91.19
17448205	OSBURN DANIEL	474 BRADLEY CT	VACAVILLE CA 95687	1621	SAVANNAH LANE	23/06	333.95	25.00	20.00	378.95
17303503	TAYLOR ROBERT J & PAULINE M JT	827 SCAUP LN	SUISUN CITY CA 94585	827	SCAUP LANE	23/04	329.33	25.00	20.00	374.33

3215406	CRUZ RUTH L	912 SCHOOL ST	SUISUN CA 94585	912	SCHOOL STREET	23/04	329.33	25.00	20.00	374.33
17324411	BUONCRISTIANI AARON	513 SEAGULL DR	SUISUN CITY CA 94585	513	SEAGULL DRIVE	23/05	529.39	25.29	20.00	574.68
17319402	MASSEY CLEAVER & LISA JT	703 SEAGULL DR	SUISUN CA 94585	703	SEAGULL DRIVE	23/08	338.46	25.00	20.00	383.46
17321125	WOODS LAWRENCE W & L D JT	606 SEAGULL DR	SUISUN CITY CA 94585	606	SEAGULL DRIVE	23/08	338.46	25.00	20.00	383.46
17364526	PURVIS LA TAMEINIA JANEAN	940 SHADYWOOD CR	SUISUN CITY CA 94585	940	SHADYWOOD CIRCLE	23/05	331.48	25.00	20.00	376.48
17363311	MOORE WANDA	918 SHADYWOOD CR	SUISUN CITY CA 94585	918	SHADYWOOD CIRCLE	23/07	336.20	25.00	20.00	381.20
17322524	DEBORAH HUNTER	1408 SHASTA ST	SUISUN CITY CA 94585	1408	SHASTA STREET	23/06	180.10	25.00	20.00	225.10
17330130	WASHINGTON JAMIE S	909 SHELDUCK CT	SUISUN CITY CA 94585	909	SHELDUCK COURT	23/07	336.20	25.00	20.00	381.20
17306311	MOORE YONE	403 SHOVELLER DR	SUISUN CITY CA 94585	403	SHOVELLER DRIVE	23/05	331.48	25.00	20.00	376.48
17307202	TURNER CHAUNCY	407 SHOVELLER DR	SUISUN CA 94585	407	SHOVELLER DRIVE	23/06	342.16	25.00	20.00	387.16
17307102	CLARK DEONNA NICOLE JT	418 SHOVELLER DR	SUISUN CITY CA 94585	418	SHOVELLER DRIVE	23/07	139.53	25.00	20.00	184.53
17307109	CHAVEZ GUILLERMO JT	404 SHOVELLER DR	SUISUN CITY CA 94585	404	SHOVELLER DRIVE	23/07	336.20	25.00	20.00	381.20
3732207	FORTIN CHRIS D	369 SILK OAK DR	SUISUN CITY CA 94585	369	SILK OAK DRIVE	23/05	331.48	25.00	20.00	376.48
3732116	TERRIS ROBERT B & ROSARIO S JT	1210 SILK OAK DR	SUISUN CA 94585	1210	SILK OAK DRIVE	23/08	338.46	25.00	20.00	383.46
17320501	RYAN FENNIE	605 SKYLARK DR	SUISUN CITY CA 94585	605	SKYLARK DRIVE	23/04	329.33	25.00	20.00	374.33
17320411	HOLMES SANDRA F & WILLIAM R JT	608 SKYLARK DR	SUISUN CITY CA 94585	608	SKYLARK DRIVE	23/05	331.48	25.00	20.00	376.48
17320505	WALLER MICHAEL E II	613 SKYLARK DR	SUISUN CITY CA 94585	613	SKYLARK DRIVE	23/06	135.75	25.00	20.00	180.75
32113120	CAMPOS DANIEL RUEDA	177 MOLINA ST	VALLEJO CA 94591	204	SOLANO ST	23/06	516.84	25.16	20.00	562.00
3211509	JOEL SILVA	301 SOLANO ST	SUISUN CITY CA 94585 ]	301	SOLANO STREET	23/07	336.20	25.00	20.00	381.20
17358136	LEPEZ EMMA S	205 SPINNEY WY	SUISUN CITY CA 94585	205	SPINNEY WAY	23/06	503.12	25.03	20.00	548.15
17358142	LOVELY BRIAN	229 SPINNEY WAY	SUISUN CITY CA 94585	229	SPINNEY WAY	23/06	500.87	25.00	20.00	545.87
17304430	NYLA HECKNANN	800 SPOONBILL	SUISUN CITY CA 94585	800	SPOONBILL LANE	23/04	329.33	25.00	20.00	374.33
17304425	ROBINSON DILLAN/DAVIS TRENT	810 SPOONBILL LN	SUISUN CITY CA 94585	810	SPOONBILL LANE	23/07	336.20	25.00	20.00	381.20
17338123	JOHN A & NANCY K FORD	916 STELLER WY	SUISUN CA 94585	916	STELLER WAY	23/04	329.33	25.00	20.00	374.33
17338114	CABALLERO MARISELA	929 STELLER WY	SUISUN CITY CA 94585	929	STELLER WAY	23/06	372.66	25.00	20.00	417.66
17338127	ALEMU DEREJE	908 STELLER WY	SUISUN CA 94585	908	STELLER WAY	23/06	333.95	25.00	20.00	378.95
17338122	REPARD WAYNE A	918 STELLER WY	SUISUN CITY CA 94585	918	STELLER WAY	23/08	410.57	25.00	20.00	455.57
17451304	DAVID KNOTT	1702 STONEMAN	SUISUN CA 94585	1702	STONEMAN	23/06	325.80	25.00	20.00	370.80
17451406	CLEMONS TI-YANNA	515 MORGAN ST #A	SUISUN CITY CA 94585		STONEMAN	23/07	56.03	25.00	20.00	101.03
17451114	DATARIO ROBERT I,DATARIO A D	1793 STONEMAN DR	SUISUN CA 94585	1793	STONEMAN DR SUISUN CA 94585	23/08	383.88	25.00	20.00	428.88
17451418	STAFFER GORDON N/STAUFFER AMY C	1742 STONEMAN DR	SUISUN CA 94585	1742	STONEMAN DR SUISUN,CA 94585	23/06	334.61	25.00	20.00	379.61
3738025	PERION BRIAN & KAMMY	1161 STRAWBERRY LANE	SUISUN CITY CA 94585	1161	STRAWBERRY LANE	23/06	333.95	25.00	20.00	378.95
3215814	KUDSK MARK STEVEN	47 RUNNELLS RD	CONCORD CA 03303	1012	SUISUN STREET	23/05	240.00	25.00	20.00	285.00
3736020	MOORE DERICKA	121 SUMMERTIME LN	SUISUN CITY CA 94585	121	SUMMERTIME LANE	23/04	686.95	26.86	20.00	733.81
3736016	JOSE CASTRO	113 SUMMERTIME LN	SUISUN CITY CA 94585	113	SUMMERTIME LANE	23/07	336.20	25.00	20.00	381.20
3737017	VENCES J XEKI PONCE	161 SUMMERTIME LANE	SUISUN CITY CA 94585	161	SUMMERTIME LANE	23/08	140.35	25.00	20.00	185.35
3736002	ABRAM KARTIEA/ABRAM MARKEL	116 SUNSHINE ST	SUISUN CITY CA 94585	116	SUNSHINE STREET	23/07	336.20	25.00	20.00	381.20
3737006	RAMOS JESUS	147 SUNSHINE ST	SUISUN CITY CA 94585	147	SUNSHINE STREET	23/08	338.46	25.00	20.00	383.46
17323216	LANI BUENAVENTURA	1105 SWALLOW LN	SUISUN CITY CA 94585	1105	SWALLOW LANE	23/08	346.67	25.00	20.00	391.67
17325501	MOZQUEDA LETICIA/VELAZQUEZ ROBERTO	1401 SWIFT CT	SUISUN CITY CA 94585	1401	SWIFT COURT	23/05	306.67	25.00	20.00	351.67
17377118	JUSTIN PHILLIP	203 TAMARISK CR	SUISUN CITY CA 94585	203	TAMARISK CIRCLE	23/07	267.29	25.00	20.00	312.29
17376112	RIVERS SIMONE	298 TAMARISK CR	SUISUN CA 94585	298	TAMARISK CIRCLE	23/08	338.46	25.00	20.00	383.46
17376304	CALIZ IDALIA M	254 TAMARISK CR	SUISUN CITY CA 94585	254	TAMARISK CIRCLE	23/08	338.46	25.00	20.00	383.46
17377205	RIZALADO ROBERTINO S & H N JT	208 TAMARISK CR	SUISUN CITY CA 94585	208	TAMARISK CIRCLE	23/08	338.46	25.00	20.00	383.46
17377217	CRAWLEY MARISSA L	232 TAMARISK CIR	SUISUN CITY CA 94585	232	TAMARISK CIRCLE	23/08	338.46	25.00	20.00	383.46
3246303	ELLIOTT JAY W	40 TEA ROSE WY	SUISUN CITY CA 94585	40	TEA ROSE WAY	23/04	329.33	25.00	20.00	374.33
3730306	OLVERA MIGUEL A	518 THOMAS CR	SUISUN CITY CA 94585	518	THOMAS CIRCLE	23/04	79.33	25.00	20.00	124.33
17370306	REGINALD WELLS	1438 TILLMAN ST.	SUISUN CITY CA 94585	1438	TILLMAN STREET	23/07	60.16	25.00	20.00	105.16
17349208	SANDOVAL VICTOR E	1015 TOWHEE WY	SUISUN CITY CA 94585	1015	TOWHEE WAY	23/07	332.84	25.00	20.00	377.84
17305507	ALLISON TOMMY LEE	813 TREE DUCK WY	SUISUN CA 94585	813	TREE DUCK WAY	23/07	348.53	25.00	20.00	393.53

17329216	COLBERT TAMARA J	908 TRUMPETER CT	SUISUN CITY CA 94585	908	TRUMPETER COURT	23/06	333.95	25.00	20.00	378.95
17447305	ANTHONY EDDIE & ATRESE	516 SKYLARK DR.	SUISUN CITY CA 94585	1616	TUCSON CIRCLE	23/06	333.95	25.00	20.00	378.95
17343502	DENISE YAP	831 TULARE CR	SUISUN CA 94585	831	TULARE CIRCLE	23/06	333.95	25.00	20.00	378.95
17343117	CLUTTS GLENDA L	838 TULARE CR	SUISUN CITY CA 94585	838	TULARE CIRCLE	23/08	338.46	25.00	20.00	383.46
17311408	DANG VANTRUONG	607 TULE GOOSE DR	SUISUN CITY CA 94585	607	TULE GOOSE DRIVE	23/05	332.78	25.00	20.00	377.78
17425410	SMITH JOE R & EUNICE M	1714 VENTURA WY	SUISUN CITY CA 94585	1714	VENTURA WAY	23/04	329.33	25.00	20.00	374.33
17424517	CLARK WILLIAM M	1744 VENTURA WY	SUISUN CA 94585	1744	VENTURA WAY	23/05	331.48	25.00	20.00	376.48
3243110	MONTELONGO KENNETH D & N R JT	935 KING RICHARDS CT	EL DORADO HILLS CA 95672	402	VINEWOOD COURT	23/06	98.96	25.00	20.00	143.96
3224202	FAGAN JEFFREY M/FAGAN BRIANNE L	205 WALNUT ST	SUISUN CITY CA 94585	205	WALNUT STREET	23/07	332.84	25.00	20.00	377.84
3224210	BELL GEORGE A	237 WALNUT ST	SUISUN CITY CA 94585	237	WALNUT STREET	23/08	338.46	25.00	20.00	383.46
17320227	GUTIERREZ SARED	1201 WAXWING LN	SUISUN CA 94585	1201	WAXWING LANE	23/05	402.35	25.00	20.00	447.35
17318804	OLLISON ELEZA	1213 WAXWING LN	SUISUN CA 94585	1213	WAXWING LANE	23/08	338.46	25.00	20.00	383.46
17344402	WALLACE NEVELL & ANGELA G	1002 WESTWIND WY	SUISUN CITY CA 94585	1002	WESTWIND WAY	23/07	336.20	25.00	20.00	381.20
17344412	LOFTON MARTEL/LOFTON MELISSA	1022 WESTWIND WY	SUISUN CITY CA 94585	1022	WESTWIND WAY	23/07	165.05	25.00	20.00	210.05
17320204	HUKILL WILLIAM M	1114 WHIPPORWILL WY	SUISUN CITY CA 94585	1114	WHIPPORWILL WAY	23/06	333.95	25.00	20.00	378.95
3231203	TREIMAN MICHAEL ANDREW	703 WHISPERING BAY LN	SUISUN CA 94585	703	WHISPERING BAY L	23/06	55.66	25.00	20.00	100.66
3232303	MORGAN VALENTINA	722 WHISPERING BAY LN	SUISUN CITY CA 94585	722	WHISPERING BAY L	23/06	333.95	25.00	20.00	378.95
32321040	BARANCO BIBB LYNN	731 WHIPERING BAY LN	SUISUN CITY CA 94585	731	WHISPERING BAY LN	23/08	225.46	25.00	20.00	270.46
17335210	SCHMALTZ ROY E & JULIA M JT	1020 WHISTLER DR	SUISUN CA 94585	1020	WHISTLER DRIVE	23/04	329.33	25.00	20.00	374.33
17335103	MAGANA PABLOE	1002 WHISTLER DR	SUISUN CITY CA 94585	1002	WHISTLER DRIVE	23/07	350.83	25.00	20.00	395.83
17370129	US BANK NATIONAL ASSC TR	999 N W GRAND BL STE 100	OKLAHOMA CITY OK 73118-611	1436	WHITBY WAY	23/07	381.62	25.00	20.00	426.62
17312309	ANDREDE RODOLFO G & C M JT	83646 MATTERHORN DR.	INDIO CA 92203	617	WHITE WING COURT	23/06	66.34	25.00	20.00	111.34
17312318	MURPHY SJON	388 PUEBLO WAY	VALLEJO CA 94591-8242	606	WHITE WING COURT	23/07	336.20	25.00	20.00	381.20
17341401	HOBSON RITA D	805 WHITNEY AV	SUISUN CA 94585	805	WHITNEY AVENUE	23/07	336.20	25.00	20.00	381.20
17343302	DALLIN LLC	1999-HARRISON ST	OAKLAND CA 94612	907	WHITNEY AVENUE	23/07	336.20	25.00	20.00	381.20
17336521	STEWART SHARON/STEWART JOHN T	1030 WHOOPER WY	SUISUN CITY CA 94585	1030	WHOOPER WAY	23/06	39.48	25.00	20.00	84.48
17336602	SMITH MARCIA JT	1003 WHOOPER WY	SUISUN CITY CA 94585	1003	WHOOPER WAY	23/08	445.43	25.00	20.00	490.43
17308201	ROSALES JORGE R C/ARANGO NATHALIE M	626 WIGEON WY	SUISUN CITY CA 94585	626	WIGEON WAY	23/04	321.50	25.00	20.00	366.50
17308208	RUTH STEVEN	41763 CHILTERN DR	FREMONT CA 94539	612	WIGEON WAY	23/06	369.06	25.00	20.00	414.06
17310208	GREENWAY JENNIFER	415 WIGEON WY	SUISUN CITY CA 94585	415	WIGEON WAY	23/06	333.95	25.00	20.00	378.95
17308202	WILSON WENDY J	624 WIGEON WY	SUISUN CITY CA 94585	624	WIGEON WAY	23/08	338.46	25.00	20.00	383.46
17344305	CARRBRIDGE LLC	PO BOX 1226	OAKLAND CA 94604-1226	1018	WINTERS WAY	23/06	273.10	25.00	20.00	318.10
17313102	WAKEFIELD REGINA	536 WOOD DUCK DR	SUISUN CITY CA 94585	536	WOOD DUCK DRIVE	23/04	329.33	25.00	20.00	374.33
17318204	GIVENS, GREGORY R	704 WOODLARK DR	SUISUN CITY CA 94585-2246	704	WOODLARK DRIVE	23/04	345.12	25.00	20.00	390.12
3719241	ORENIA LIBERTY	1213 WORLEY RD	SUISUN CITY CA 94585	1213	WORLEY ROAD	23/04	129.33	25.00	20.00	174.33
3719110	CHURCHWELL NICKOLAUS A	1301 WORLEY RD	SUISUN CITY CA 94585	1301	WORLEY ROAD	23/06	333.95	25.00	20.00	378.95
3719242	SCHULT GLORIA L	1215 WORLEY WY	SUISUN CA 94585	1215	WORLEY ROAD	23/06	333.95	25.00	20.00	378.95
3724156	MERKERSON CALLIE	1101 WORLEY RD	SUISUN CA 94585	1101	WORLEY ROAD	23/08	338.46	25.00	20.00	383.46
17376213	DILES CALVIN & ROBYN JT	201 YARROW CT	SUISUN CITY CA 94585	201	YARROW COURT	23/06	333.95	25.00	20.00	378.95
17341116	GIL SAMUEL	833 KENTUCKY ST	VALLEJO CA 94590	819	YOSEMITE WAY	23/04	291.05	25.00	20.00	336.05
17340319	TAH 2017-1 BORROWER LLC	1508 BROOKHOLLOW DR.	SANTA ANA CA 92705-5433	810	YOSEMITE WAY	23/08	330.10	25.00	20.00	375.10
17345501	LAWSON LINDA SUE	832 YOSEMITE WY	SUISUN CITY CA 94585	832	YOSEMITE WAY	23/08	338.46	25.00	20.00	383.46
17345617	CAREY EMILY OLEVIA	833 YOSEMITE WY	SUISUN CITY CA 94585	833	YOSEMITE WAY	23/08	338.46	25.00	20.00	383.46
17326224	SMITH BENJAMIN/SMITH CAMILLA	6300 FACTOR AVE	SUISUN CITY CA 94585	505	YUBA COURT	23/06	333.95	25.00	20.00	378.95
TOTAL LEVIES = 437							144,862.37	11,001.22	8,740.00	164,603.59



## **SUISUN CITY MAYOR INFORMATIONAL REPORT**

### **OCTOBER 17, 2023**

#### **REGIONAL BOARDS / COMMISSIONS / COMMITTEES:**

- ✓ Solano Transportation Authority Board Member (STA)
- Solano County Water Agency Board Member (SCWA)
- Capitol Corridor Joint Powers Authority (CCJPA)
- SolTrans Board of Directors
- Local Agency Formation Commissioner (Alternate) (LAFCO)
- ✓ CAP2 Solano JPA (Solano Regional Homelessness Board)
- Solano Economic Development Center Board Member
- Napa-Solano Area Agency on Aging
- Solano County Mayor's Committee
- City-County Coordinating Committee

#### **Suisun City Committees / Ad-Hoc:**

- ✓ Suisun-Solano Water Authority Executive Committee
- ✓ Suisun-Solano Water Authority Board
- Fairfield-Suisun Sewer District Executive Committee
- Fairfield-Suisun Sewer District Board
- Suisun City Environment and Climate Committee Chair
- Suisun City / Fairfield-Suisun Unified School District Joint Advisory Committee
- 30 Acre Parcel Highway 12 and Marina Mixed Use Ad-Hoc Committee
- City Manager Evaluation 2023 Ad-Hoc Committee
- Suisun City Economic Vitality Ad-Hoc Committee

#### **Other:**

- ✓ Travis Air Force Base Civic Leaders Breakfast
- ✓ Consolidated Transportation Plan Committee
- ✓ Shelter Solano Community Hall Opening
- ✓ National Walk or Roll to School Day
- ✓ National Coffee with A Cop Day
- ✓ Suisun City Transportation Summit
- ✓ Leaven Kids visit to City Hall
- ✓ Travis Community Consortium Board Meeting
- ✓ Suisun City Waterfront Festival
- ✓ Kids Chess Night at the Bear
- ✓ Active Transportation Plan Board Meeting

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#### **Travis Air Force Base (TAFB) Civic Leaders Breakfast (September 28, 2023)**

- Attended the TAFB Civic Leaders Breakfast and received updates regarding a potential government shut down due to Congress not passing annual budget. Since this meeting, Congress passed a stop gap spending bill that funds federal agencies at last year's levels for 45 days.
- TAFB would be directly affected by a government shutdown and stated there would be no entrance to the base by civilians or reserves. Only active service members would be able to continue to access the base and work, although their pay would be affected and would be paid retroactively.

- TAFB is still monitoring this situation and until a budget passes are working to be ready in case a government shutdown takes place. They indicated service members and their families would benefit from learning about various programs available to support them in case their pay is affected.

### **Consolidated Transportation Plan (CTP) Committee Meeting (September 28, 2023)**

- Attended the CTP Committee meeting at the Solano Transportation Authority building.
- The meeting consisted of all bus transportation service providers in Solano County, including Suisun City Microtransit.
- The goal of this committee is to understand the services being provided throughout Solano County and what opportunities are available to consolidate services or build stronger connections between services. For example, Suisun City Train Depot provides accessibility to SolTrans (Solano County), the Vine (Napa), Greyhound (long distance), Delta Breeze (Rio Vista), Solano Mobility (including paratransit), and Suisun Microtransit.
- The committee indicated that there needs to be greater marketing and education to the general public about all the services that were available and how each connected to each other.
- This committee will meet again in January 2024.

### **CAP(2) Solano JPA (Homeless Regional Board (September 28, 2023)**

- Attended the Cap(2) Solano JPA board meeting alongside Councilmember Dawson.
- The meeting included updates regarding Resource Connect and the Family Justice Center. Suisun City is serviced by both agencies and are currently working with individuals and/or families needing assistance.
- Resource Connect provided an update regarding Coordinated Entry in which individuals seeking housing assistance are first connected to Resource Connect and provided an assessment. The staff then coordinate assistance through their system. There is a need for additional staffing to support these efforts throughout Solano County. The board approved funding to add two additional staff members.
  - I noted that I have been working with Resource Connect directly regarding a couple living in their car in Suisun City. The process takes time for placement to transitional housing or long-term housing due to a shortage in housing inventory.
- The board received a presentation from California State Association of Counties (CSAC). They presented an initiative on how cities and counties in California can work towards advocating for legislation changes on issues that address homelessness.

### **Shelter Solano Community Hall Opening (September 29, 2023)**

- Attended the opening of the Community Hall at Shelter Inc.
- Shelter Solano serves as the contracted partner for Suisun City for emergency shelter for homeless individuals.
- The Community Hall will serve as the main cafeteria, community meetings, and space for education and assistance can be provided to individuals who currently reside at Shelter Solano.



- Additional work is taking place at Shelter Solano for culinary work stations that will provide individuals an opportunity to earn a culinary certificate and be able to seek work in the food and hospitality industry.

### **Suisun-Solano Water Authority (SSWA) Executive Committee Meeting (October 2, 2023)**

- The executive committee meeting took place at Suisun City Hall Chambers and consisted of Suisun City staff, Solano Irrigation District staff, and voting members.
- The committee reviewed and approved the Agenda for the general SSWA board meeting.
- An introduction to Acting City Manager Roth was made to support the transition of work taking place with SSWA.

### **National Walk or Roll to School Day (October 4, 2023)**

- Attended the walk to school day coordinated with Safe Routes to Schools, Suisun Elementary, and the Suisun City Police Department.
- Students, parents, community members, and Suisun City Police Department met at Heritage Park and walked to Suisun Elementary School.
- Students learned about pedestrian safety and were encouraged to make walking to school a regular practice.

### **National Coffee with A Cop Day (October 4, 2023)**

- Attended National Coffee with A Cop Day with Suisun City Police Department at Café Warao located in the Suisun Marina Center.
- Café Warao is a family owned business and has been operating in Suisun City for approximately two months.
- Community members had the opportunity to interact with the Suisun City Police Department, ask questions, and learn about ways to stay engaged.

### **Suisun City Transportation Summit (October 5, 2023)**

- Co-hosted a transportation summit for Seniors alongside SolTrans, Suisun Microtransit, Solano Mobility, and Suisun City at the Joseph Nelson Community Center.
- The event provided an opportunity for Seniors to learn about all the available transportation services available to them.
- They learned about Go-Go Grandparent, Microtransit, paratransit, ferry, train, and about how to plan their trips.
- Solano Mobility is a central location that can assist with helping community members plan their trips using public transportation and can be reached at (800) 535-6883.

### **Leaven Kids visit to City Hall (October 5, 20023)**

- Hosted a visit for Leaven Kids to Suisun City Hall in coordination with the Leaven Kids site manager.
- Children had the opportunity to meet Suisun City department heads and learn a little bit about their departments.
- Children had the opportunity to participate in a mock city council meeting and learned how to make a decision and practiced how to vote on the Dias.
- Parents also participated in this visit and also had the opportunity to learn alongside their children.

### **Travis Community Consortium (TCC) board meeting (October 6, 2023)**

- Attended the TCC board meeting at the Solano County building.
- The TCC is comprised of Solano County, its seven cities, the Economic Development Corporation, Solano Community College, and the Travis Regional Armed Forces Committee.
- The board discussed the sensitivity around what a government shutdown would do to our local communities, how to support TAFB and service members, and received reports regarding various potential encroachment projects to the base.

### **Suisun City Waterfront Festival (October 7, 2023)**

- Volunteered to help set-up the Suisun City Waterfront Festival in coordination with the Business Improvement District.
- Worked alongside business community members to help set-up the wine tent area, place signage, ADA parking, and place tables and chairs.
- Had the opportunity to learn more about the logistics regarding this event and opportunities to support in the future.

### **Kids Chess Night at the Bear (October 10, 2023)**

- Attended a community led event that supports chess for youth.
- The event took place a Black Bear Diner located in the Sunset Shopping Center.
- The event was well attended by youth and their families.
- October is National Chess Month and this event provided a great way for community members to come together to play chess.

### **Suisun-Solano Water Authority (SSWA) Board Meeting (October 10, 2023)**

- Attended the SSWA board meeting at Suisun City Hall Chambers.
- The board received a SSWA information binder that helps onboard all members to the history, role, and significance of SSWA.

- The board received information reports on Capital Improvement Projects, Cathodic Protection Testing, and a presentation on the new Utilities Billing System through Tyler Technologies, Inc. and Water Shut Off Information from January -September 2023.
- The board approved the September 2023 minutes and approved a Resolution Authorizing the FY23-24 CIP Budget Amendment and Allocating funds from the Replacement Reserve to replace tow (2) HVAC Units a the Cement Hill Water Treatment Plant.

### **Active Transportation Committee (ATP) Board Meeting (October 11, 2023)**

- Attended the ATP meeting at the Solano Transportation Authority building.
- The meeting included a presentation of transportation projects for Solano County and all seven cities.
- Many of the projects are currently unfunded and the ATP committee will help prioritize which of the projects presented will be recommended for future funding.
- Nick Lozano, Suisun City Engineer, presented the McCoy Creek Trail Phase 3 project which is currently unfunded. The trail will connect McCoy Creek Trail Phase 2 to Sunset Avenue.
- The committee received all presentations and will reconvene in April 2024

### **Solano Transportation Authority (STA) Board Meeting (October 11, 2023)**

- Attended the STA board meeting.
- The board approved the Executive Director to enter into a funding agreement with the City of Suisun City for an amount not-to-exceed \$75,000 for Suisun City Police Department for a School Safety Traffic Officer.
- The board received an updated regarding a completed Traffic Calming project at Crystal Middle School
- Suisun City was highlighted as an active participant in the Safe Routes to Schools activities and supporting patrolling during peak times to educate and reinforce traffic/parking laws & encourage safe walking and biking to school.
- The board was updated about an upcoming 2023 Nexus Study Update. Suisun City is identified on studies for Railroad Avenue Realignment at Sunset Avenue and Railroad Avenue Widening from Laurel Creek to Olive Road/East Tabor Avenue.