

**CALAVERAS COUNTY WATER DISTRICT
DA LEE / CASSIDY WATER SYSTEM ASSESSMENT DISTRICT**

EXHIBIT A

PRELIMINARY

ASSESSMENT ENGINEER'S REPORT

May 21, 2010

Prepared by:

Calaveras County Water District
P.O. Box 846
423 E. St. Charles Street
San Andreas, CA 95249
Phone: 209-754-3543
Fax: 209-754-1069

INTRODUCTION

Pursuant to the provisions of Part 7.5 of the "Special Assessment Investigation, Limitation and Majority Protest Act of 1931," being Division 4 of the Streets and Highways Code of the State of California, the "Municipal Improvement Act of 1913", being Division 12 of said Code (the "Improvement Act"), Article XIID of the State of California Constitution ("Article XIID") and the Proposition 218 Omnibus Implementation Act (commencing with Section 53750 of the California Government Code), and in accordance with Resolution of Intention (Resolution No. ___) adopted by the Board of Directors of the Calaveras County Water District (the "District"), Calaveras County, State of California, in connection with the proceedings for the DA LEE / CASSIDY WATER SYSTEM ASSESSMENT DISTRICT (hereinafter referred to as the "Assessment District"), the undersigned herewith submits the Engineer's Report for the Assessment District, consisting of seven (7) parts as follows:

PART A

Part A contains the general description of the proposed improvements to be constructed. Plans and specifications sufficient to describe the general nature, location and extent of the improvements are set forth in separate reports on file in the Office of the District Engineer and are herewith made a part of this report.

PART B

Part B contains a boundary map and a diagram showing the District, the boundaries and the dimensions of the subdivisions of land within said District, as the same existing at the time of the passage of the Resolution of Intention, is filed herewith and made a part hereof, and part of the assessment.

PART C

Part C contains an estimate of the cost of the proposed improvements, including incidental costs and expenses in connection therewith, is as set forth on the lists thereof, contained in Part B, and is on file in the Office of the District Engineer and made a part hereto.

PART D

This part shall consist of the following information:

A. A proposed assessment of the total amount of the costs and expenses of the proposed improvements upon the several subdivisions of land within the District, in proportion to the estimated special benefits to be received by such subdivisions, from said improvements, is set forth upon the assessment roll filed herewith and made a part hereof.

B. The total amount, as near as may be determined, of the total principal sum of all unpaid special assessments and special assessments required or proposed to be levied under any completed or pending assessment proceedings, other than that contemplated

for the District, which would require an investigation and report under the Investigations Act against the total area proposed to be assessed.

C. The total true value, as near as may be determined, of the parcels of land and improvements which are proposed to be assessed.

PART E

Part E contains the proposed maximum annual assessment to be levied upon any subdivision or parcel of land within the Assessment District to pay the costs incurred, and not otherwise reimbursed, resulting from the administration and collection of assessments and/or administration and registration of bonds and other funds.

PART F

Part F contains the information called for by Part 7.5 of the "Special Assessment Investigation, Limitation and Majority Protest Act of 1931," being Division 4 of the Streets and Highways Code of the State of California.

PART G

Part G contains the proposed assessment roll filed herewith and made a part hereof, with each proposed record representing the proposed assessment of a portion of the costs and expenses of the proposed project improvements in proportion to the estimated special benefits to be received by properties within the Assessment District, respectively, from said improvements. The assessment roll also includes the "Assessor APN" for each parcel which is the Assessor's Parcel Number corresponding to each property within the Assessment District as recorded in the Calaveras County Assessor's Office.

PART H

Part H contains the Certifications pertaining to the proper filings made by the District.

The undersigned, as Assessment Engineer, respectively submits the enclosed Assessment Engineer's Report as directed by the Board of Directors of the District.

DATED: April , 2010

ASSESSMENT ENGINEER

By: _____
Steve Hutchings, P.E.

PART A: GENERAL DESCRIPTION OF PROPOSED IMPROVEMENTS

Introduction

The Calaveras County Water District proposes to form an assessment district to finance treated water distribution system improvements in an area south of Valley Springs along Da Lee Road, Cassidy Road, Da Lee Court and Ricky Court (the "Project"). Property owners – some with failing groundwater wells and others with vacant lots – have petitioned the District to extend the existing water system to make water service available to the proposed Assessment District. The intent of the Project is to install water system facilities for fire protection and residential water service to all parcels within the proposed assessment area. The water system will consist of pipelines, fire hydrants, and an individual service line with a concrete box for a future meter to each parcel.

A Negative Declaration for the construction of the project was adopted by the Board at a public hearing held on May 19, 2010.

Pipelines

Water pipelines will be 8-inch and 6-inch in diameter and have a total length of 9,925 feet. There will be approximately 5,325 feet of 8-inch pipeline and 4,600 feet of 6-inch pipeline. The system will include gate valves, air valves, fire hydrants and service lines. Also, three tie-ins will be needed to connect the new facilities to the existing water system. A schematic of the proposed system is shown in Figure 1.

All construction will be preformed by a licensed and bonded contractor according to the Calaveras County Water District Construction Standards. The water mains will be buried within road corridors by conventional open-cut trench and backfill methods using a backhoe, excavator or other heavy equipment. Construction along the roads will be governed by the encroachment permit issued by Calaveras County. The pipe bedding and backfill will be imported (non-native) aggregate base. All excavated material will be hauled away and disposed of off site.

Damage to the road will be repaired to an as good or better condition. The existing asphalt paving above the trench will be saw cut and removed. After installation of the water main, the paving will be replaced where damaged. The new paving will be placed with a paving machine, compacted and rolled smooth to match the adjacent road surface.

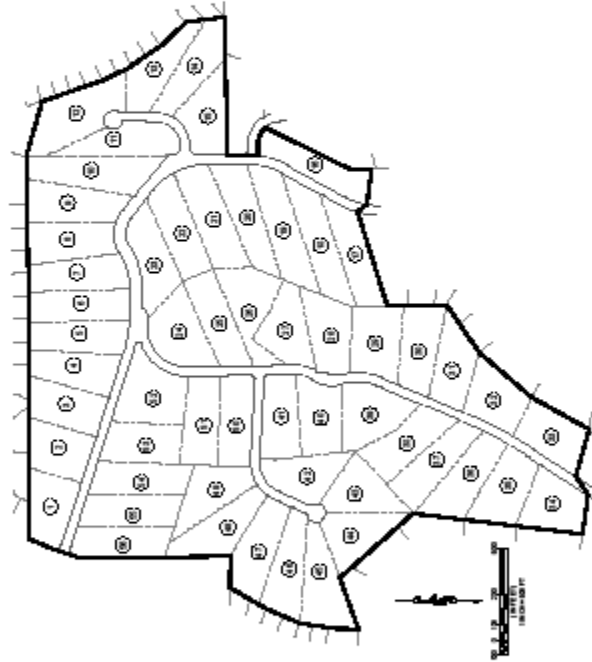
PART B: BOUNDARY MAP AND ASSESSMENT DIAGRAM

The following boundary map and diagram map show the boundaries and the dimensions of the subdivisions of land within the District and each parcel to be assessed.

**MAP OF PROPOSED BOUNDARIES OF
CALAVERAS COUNTY WATER DISTRICT
DA LEE / CASSIDY WATER SYSTEM
ASSESSMENT DISTRICT**

CALAVERAS COUNTY WATER DISTRICT
COUNTY OF CALAVERAS
STATE OF CALIFORNIA

ASSESSMENT ID	APN
1	07A023-000
2	07A023-002
3	07A023-003
4	07A023-004
5	07A023-005
6	07A023-006
7	07A023-007
8	07A023-008
9	07A023-009
10	07A023-010
11	07A023-011
12	07A023-012
13	07A023-013
14	07A023-014
15	07A023-015
16	07A023-016
17	07A023-017
18	07A023-018
19	07A023-019
20	07A023-020
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28	07A023-028
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36	07A023-036
37	07A023-037
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41	07A023-041
42	07A023-042
43	07A023-043
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LEGEND
 ——— PROPOSED ASSESSMENT DISTRICT BOUNDARY
 - - - - - PARCEL LINES

FILED IN THE OFFICE OF THE SECRETARY OF THE BOARD OF CALAVERAS COUNTY WATER DISTRICT THIS _____ DAY OF _____, 20____.

SECRETARY OF THE BOARD OF DISTRICT
 CALAVERAS COUNTY, CALIFORNIA

HEREBY CERTIFY THAT THE WITHIN MAP SHOWS THE PROPOSED BOUNDARIES OF THE ASSESSMENT DISTRICT OF CALAVERAS COUNTY WATER DISTRICT, COUNTY OF CALAVERAS, STATE OF CALIFORNIA, AS APPROVED BY THE BOARD OF DIRECTORS OF CALAVERAS COUNTY WATER DISTRICT, AT A MEETING THEREOF, HELD ON THE _____ DAY OF _____, 20____, BY ITS RESOLUTION NO. _____.

SECRETARY OF THE BOARD
 CALAVERAS COUNTY WATER DISTRICT
 CALAVERAS COUNTY, CALIFORNIA

FILED THIS _____ DAY OF _____, AT THE HOUR OF _____ O'CLOCK, _____, IN BOOK _____ MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICTS THAT ARE IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CALAVERAS, STATE OF CALIFORNIA.

COUNTY RECORDER
 CALAVERAS COUNTY, CALIFORNIA

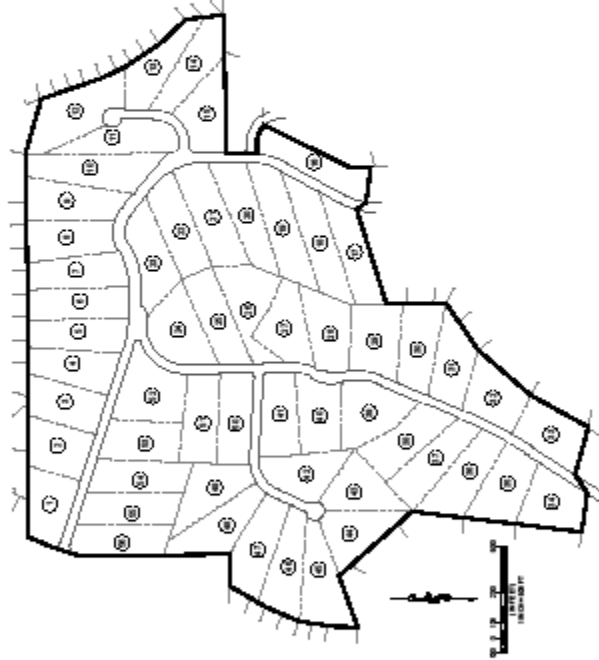
NOTE FOR THE BETTER DESCRIPTION OF THE LINES AND DIMENSIONS OF EACH PARCEL WITHIN THE DISTRICT REFER TO THE 2009 COUNTY OF CALAVERAS ASSESSOR'S MAPS.



425 S. ST. CHARLES ST.
 SAN ANTONIO, CA 95326

ASSESSMENT DIAGRAM
CALAVERAS COUNTY WATER DISTRICT
DA LEE / CASSIDY WATER SYSTEM
ASSESSMENT DISTRICT
CALAVERAS COUNTY WATER DISTRICT
COUNTY OF CALAVERAS
STATE OF CALIFORNIA

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100	07A022-100



FILED IN THE OFFICE OF THE SECRETARY OF THE BOARD OF CALAVERAS COUNTY WATER DISTRICT THIS _____ DAY OF _____, 20__.

SECRETARY OF THE BOARD
 CALAVERAS COUNTY WATER DISTRICT
 CALAVERAS COUNTY, CALIFORNIA

AN ASSESSMENT WAS LEVIED BY THE BOARD OF DIRECTORS OF THE CALAVERAS COUNTY WATER DISTRICT ON THE LOTS, PLACES AND PARCELS OF LAND SHOWN ON THIS ASSESSMENT DIAGRAM. THIS ASSESSMENT WAS LEVIED ON THE _____ DAY OF _____, 20__ AS ASSIGNED TO THE EXACT AMOUNT OF EACH ASSESSMENT LEVIED AGAINST EACH PARCEL OF LAND SHOWN ON THIS ASSESSMENT DIAGRAM.

SECRETARY OF THE BOARD
 CALAVERAS COUNTY WATER DISTRICT
 CALAVERAS COUNTY, CALIFORNIA

FILED THIS _____ DAY OF _____, 20__ AT THE HOUR OF _____ O'CLOCK _____ IN BOOK _____ IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF CALAVERAS, STATE OF CALIFORNIA.

COUNTY RECORDER
 CALAVERAS COUNTY, CALIFORNIA

NOTE: FOR THE EXACT DESCRIPTION OF THE LINES AND DIMENSIONS OF EACH PARCEL, WITHIN THESE PLATS REFER TO THE 2008 COUNTY OF CALAVERAS AERIAL PHOTO MAPS.



425 E ST. CHANESSET
 SAN FRANCISCO CA 94104

PART C: COST ESTIMATES

The following costs are estimates and will be adjusted when actual costs are finalized.

PROJECT COST ESTIMATES

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST
<u>Construction</u>				
8-in Water Main	5,325	feet	41.5	\$220,988
6-inch Water Main	4,600	feet	35.5	\$163,300
DaLee Tie-in's	2	each	4,000	\$8,000
Cassidy Tie-in	1	each	4,600	\$4,600
8-in Gate Valves	6	each	1,275	\$7,650
6-inch Gate valves	6	each	955	\$5,730
Fire Hydrant assembly	15	each	4,500	\$67,500
Air Valve Assembly	7	each	3,500	\$24,500
Blow-Off Assembly	4	each	2,000	\$8,000
Service Lines with Box	56	each	975	\$54,600
Pavement Replacement	5,760	LF	13	\$74,880
Sheeting, Shoring & Bracing	1	LS	2500	<u>\$2,500</u>
Subtotal				\$642,248
 <u>Contingencies</u>				
Construction		10% (rounded)		<u>\$65,000</u>
Subtotal				\$65,000
 <u>Engineering & Administration</u>				
Legal				\$39,000
Environmental/CEQA				\$4,000
Engineering/Design				\$20,000
Surveying				\$10,000
Construction Management				\$20,000
Project Administration				\$10,000
County Permits & Inspection				<u>\$25,000</u>
Subtotal				\$128,000
Total Project Cost				\$835,248
 <u>Financing Costs</u>				
Cost of Issuance				\$31,000
 <u>Meter & Connection Fees (optional)</u>				
Capacity Fee (Standard Residential 5/8" meter) ¹	1	each		\$9,139
Materials & Account set up	1	each		<u>\$500</u>
Total				\$9,639

¹ Capacity fees increase on July 1 of each year based on the construction cost index.

Water Service

A 1" service line will be installed from the water main to each parcel. The service line will terminate in a concrete box that will be plumbed for a future 5/8" water meter. The purchase of a water meter and capacity fees are optional and can be included in the assessment. The plumbing of the house to the meter box is the responsibility of the property owner. In addition to the house plumbing, the District recommends that the property owner install a pressure regulating valve, at the meter, to prevent damage from potential high pressures in the area.

PART D: METHOD OF ASSESSMENT

Background

Proposition 218, the "Right to Vote on Taxes Act" was approved by California voters in 1996. It added Articles XIIC and XIID to the California State Constitution. The primary results of Proposition 218 were stricter definitions of assessments, special taxes, fees, and charges, and a general mandate for some type of voter approval for any new or increased tax, assessment, or property-related fee. The Proposition 218 Omnibus Implementation Act was approved July 1, 1997, and provides procedures throughout the notice, protest and hearing process.

The Assessment District is formed under the authority of the Municipal Improvement Act of 1913. The assessment of parcels within the Assessment District is also subject to the provisions of Article XIID of the California Constitution ("Article XIID"), which requires that local agencies levy assessments according to the special benefits conferred. Section 4 of Article XIID requires that a parcel's assessment may not exceed the reasonable cost of the proportional special benefit conferred on that parcel. Section 4 provides that only special benefits are assessable and that the local agency levying the assessment must separate the general benefit from the special benefit. It also precludes exempting from the assessment publicly owned property that receives special benefit from the improvements.

The responsibility for determining the apportionment of costs to properties which specially benefit from the improvements rests with the Assessment Engineer. The Assessment Engineer is appointed for the purpose of making an analysis of facts and determining the correct apportionment of assessment obligations. Therefore, the costs and expenses of improvements will be apportioned against the properties by a formula or method that distributes the costs in direct proportion to the estimated special benefits these parcels receive from the improvements. The Calaveras County Water District's Board of Directors has directed the District Engineer to serve as Assessment Engineer, for purposes of preparing this Assessment Engineer's Report.

Assessment ballots are mailed to all record owners of property within the Assessment District at least 45 days prior to the public hearing. Only ballots delivered to the Board Secretary prior to the close of the public hearing are tabulated. A majority protest results if the assessment ballots submitted in opposition exceed those assessment ballots submitted in favor of the assessment. The assessment ballots are weighted by the amount of the proposed special assessment to be imposed upon the parcel.

The approval of the assessments rests with the Board of Directors that renders its decision after hearing testimony and evidence presented at a public hearing and tabulating the assessment ballots upon conclusion of the hearing. The Board of Directors' findings must include whether or not the assessment spread has been made in direct proportion to the estimated special benefits received by each parcel.

Special Benefit

Per Proposition 218, or more specifically Section 2 of Article XIID, "special benefit" means a particular and distinct benefit over and above general benefits conferred on real property located in the district or to the public at large. General enhancement of property value does not constitute "special benefit."

The Assessment Engineer makes the analysis and recommendation of the application of special benefit to the parcels within the Assessment District based on the following process: 1) defining the proposed improvements; 2) identifying the special benefit from the proposed improvements and the amount of the special benefit each parcel receives; 3) apportioning the cost of the proposed improvements to each parcel based on the special benefit that each parcel receives.

The purpose of this Assessment District is to fund construction of water pipelines and appurtenances for conveyance of treated water to the properties being assessed. Upon completion of the proposed improvements, the new water system will have capacity to provide fire flows and serve treated water to all parcels within the Assessment District.

None of the parcels within the Assessment District have treated water available to them nor is there a system that delivers water for fire protection. The special benefit that accrues to each parcel in the Assessment District is fire protection and the availability of treated water for domestic use.

The total project cost of the water system is included in the proposed assessment. Property owners are not required to connect to the system for domestic use. As an option, the property owner can include the cost for the meter and the capacity connection fees in the assessment as an additional special benefit. Only those properties that have an existing residence or a valid building permit are eligible for a connection. All District policies and ordinances regarding the furnishing of a water service will be in effect within the Assessment District.

Method of Apportionment of Assessment

The new treated water system will be available to all 56 parcels in the Assessment District. All parcels will have frontage on one of the water mains that will be installed, and all will have the opportunity to connect to the main. Residential water service will be available to each parcel within the Assessment District boundaries.

The basis for apportioning the assessment to each parcel within the Assessment District is based upon each parcel's water needs, required fire flow rates and distances to fire hydrants as it relates to each parcel's individual land use. The current land use

classification for all of the 56 parcels within the Assessment District is residential. Since the new water system will deliver to every parcel, at a minimum, water for a single residential service, and will provide the fire flow rate and the fire hydrant spacing as required by the local fire district for protection to every parcel, the special benefit conferred to each parcel is determined to be equal. Therefore, the total project costs of the special benefits to each parcel in the Assessment District are apportioned equally to each parcel.

Payment Options for the Assessment

Once the Board approves the final assessment, a notice will be mailed to every property owner informing them of the assessment amount. The property owner will have 30 days to pay the assessment with the following options:

- Direct cash payment of the total assessment. Payment can also be provided by using the property owners own private financing.
- Payment over time through the Assessment District finance plan.

Calculation of Direct Cash Payment

A direct payment in cash will permanently satisfy the assessment obligation. During the cash payment period the parcel's assessment is discounted (without reserve fund and some of the financing costs associated with the issuance of debt) and the payment amount will include only the parcel's portion of the construction costs from Table 1.

**Table 2
Discounted Assessment for Cash Prepayment**

Total Project Costs	\$835,248
Number of Parcels to be Equally Assessed	56
Assessment Cash Prepayment Amount per Parcel	\$ 14,915

Calculation of Assessment Payment with Financing Costs

If a property owner chooses not to satisfy their assessment with cash, a lien against the property for unpaid assessments will be recorded with the County's tax roles. The assessment will be financed and an amount will be placed on the County secured property tax bill each year until paid in full. CCWD is evaluating options for financing. The amount of the yearly assessment will depend of the terms of the financing. The assessment calculated in this report is currently modeled to be amortized over a period of 25 years at an interest rate of 6%.

A reserve fund for the Assessment District and an amount to pay the financing costs associated with the issuance of debt will be added to the construction amount. This total is the maximum assessment amount. The reserve fund is an account established for the security of the Assessment District and used if assessment collections from property owners are not sufficient to make scheduled debt service payments. The

financing costs are necessary to issue debt. The assessment amount including the construction cost, reserve fund and financing costs is shown in Table 3.

The annual assessment amount will be comprised of the parcel's annual principal and interest amount as well as an amount for administrative costs (\$150). For the 25-year loan, this totals approximately \$1,460 annually. The administrative costs are those costs related to the ongoing administration of the Assessment District which can include county collection fees for placing the annual assessment on the tax roll, CCWD related expenses and any other costs authorized by law.

**Table 3
Assessment with Reserve Fund & Financing Costs**

Total Project Costs	\$835,248
Reserve Fund (~10%)	\$83,000
Financing Costs	\$31,000
Total Costs to be Assessed	\$949,248
Number of Parcels to be Assessed	56
Assessment with Reserve Fund & Financing Costs (per parcel)	\$16,950
25-year Financing Estimated Annual Assessment to be applied to each parcel on the Calaveras County secured property tax role, including annual administrative cost (\$150)	\$1,460

The Assessment Roll, found at the end of this report, will have the maximum amount the assessment may be and assumes the inclusion of financing costs. This amount will be shown in the 'Assessments Preliminarily Approved' column once the Board adopts the draft report. Assessments that will be paid in full will be deducted from the total project cost to be financed.

Optional Increase in Assessments to Finance Capacity Charges

During the 30 day period allowed for the cash payment and prior to the issuance of any debt, property owners will have the opportunity to choose to finance the CCWD capacity charges and connection fees. The capacity charges are for the treatment plants, storage tanks, and pump stations that deliver water to the system. The connection fees are for the purchase and installation of the meter, and account set up costs. Property owners who choose this option will have these costs added to the assessment roll thereby increasing the assessment amount, as indicated in Table 4. A financing and reserve fund cost item for the meter and connection costs are also added. This increase shall apply solely to the respective parcel whose owner chooses this financing option.

Table 4 Assessment with capacity fees included	
Assessment with Reserve Fund & Financing Costs (per parcel)	\$16,950
Meter Cost & Connection Fees	\$9,639
Reserve Fund & Financing Cost	\$1,111
Total	\$27,700
Estimated Annual Assessment to be applied to each parcel on the Calaveras County secured property tax role, including \$150 for annual administrative cost	\$2,291

Method Of Future Apportionment Of Assessment

The proportional special benefit to each residential parcel is found to be equal, with the exception of those property owners choosing to include the capacity connection fees in the assessment. Future splitting of the parcels in the Assessment District is not anticipated to occur given existing zoning and land development potential. However, there may be parcel splits or other changes which will necessitate the apportionment of the assessment.

In the event that parcel changes occur, the assessment will be redistributed in accordance with District Policy.

PART E: MAXIMUM ANNUAL ADMINISTRATIVE ASSESSMENT

Pursuant to subparagraph (f) of Section 10204 of the Improvement Act, an annual administrative assessment shall be levied upon each of the several parcels of land in the district to pay costs incurred by CCWD and not otherwise reimbursed which result from the administration and collection of assessments or from the administration or registration of any associated bonds and reserve or other related funds. Without limiting the foregoing, such annual administrative assessment shall be in addition to any amounts collected pursuant to Sections 8682 and 8682.1 of the Streets and Highways Code.

The maximum annual administrative assessment shall be set for the first year of installment collections at \$150 per parcel, and said maximum amount shall be increased each year thereafter at the rate of 2% per year over the maximum amount for the previous year.

PART F: VALUATION REPORT CERTIFICATION

Pursuant to Section 2960 and 2961 of the Streets and Highways Code, the County Assessor has stated that the assessed value of land plus improvements for all parcels being assessed within the assessment district, as shown on the last equalized tax roll of the County of Calaveras, is \$10,038,518. Furthermore, there are no existing unpaid assessments against any of the parcels being assessed within the assessment district. On this basis, the condition specified by Section 2961, which is that the sum of (a) the

principal amount of all existing unpaid assessments, and (b) the principal amount of the proposed assessments of this assessment district shall not exceed one-half of the total true value of the parcels proposed to be assessed in this assessment district, is satisfied.

CERTIFICATION OF ASSESSMENT ENGINEER

I, the undersigned Assessment Engineer, by signing this Report, do hereby certify that the total amount of the principal sum of the assessments proposed to be levied for the Assessment District, together with the principal amount of all other assessments levied or proposed to be levied on the properties within the Assessment District, as set forth above, does not exceed one-half of the total true value of the parcels proposed to be assessed for the Assessment District.

WATER USAGE RATES

CCWD water rates are presented here as information and not to be part of the assessment. Upon installation of a meter, water base rates will begin to be billed to the property. These rates **are not** included with the assessment and are to be paid bi-monthly. Rates are subject to change. The base rate for a 5/8" meter will be \$72.00, bi-monthly, beginning on July 1, 2010 for usage up to 1,000 cubic feet (7,480 gallons). Usage above 1,000 cubic feet will be charged by a tiered rate structure. For a 5/8" meter the tiered rate structure is:

Meter Size	Tier 1 - \$1 / 100cf		Tier 2 - \$1.25 / 100cf		Tier 3 - \$1.60 / 100 cf
	Min	Max	Min	Max	
5/8"	1,001	6,000	6,001	12,000	12,000 +

PART G: ASSESSMENT ROLL

The following is a list of names and addresses of the owners of all parcels, and the description of each lot or parcel within the Assessment District as shown on the last equalized Property Tax Roll of the Calaveras County Assessor, which by reference is hereby made part of this report. Each parcel of land assessed is described in the within Assessment Roll by reference to its parcel number as shown on the Assessor's Maps of the County of Calaveras for the fiscal year 2009-10 and includes all of such parcel excepting those portions thereof within existing public roads. This list is keyed to the Assessor's Parcel Numbers as shown on the Assessment Roll, which includes the proposed amount of assessment apportioned to each lot or parcel and the parcel's assessment number

For a more particular description of said property, reference is hereby made to the deeds and maps on file and of record in the office of the County Recorder of said County.

**Calaveras County Water District
Final Engineer's Report
Da Lee / Cassidy Assessment District
Names and Addresses of Property Owners**

Assessment I.D.	APN	Owner	Mailing Address	Mailing City	Mailing State	Mailing Zip
1	070-022-001	Xiong Xou	6463 Da Lee Road	Valley Springs	California	95252
2	070-022-002	Mattical Frank R and Mercedes L	6633 Da Lee Road	Valley Springs	California	95252
3	070-022-003	Fugit Michael	6665 Da Lee Road	Valley Springs	California	95252
4	070-022-004	Domondom Luis E Jr and Toni M Trustees	6631 Da Lee Road	Valley Springs	California	95252
5	070-022-005	Kane Christine	6671 Da Lee Road	Valley Springs	California	95252
6	070-022-006	Tracy Colleen	6687 Da Lee Road	Valley Springs	California	95252
7	070-022-007	Welsh Michael ETAL	1834 W Cape Cod Way	Valley Springs	California	95252
8	070-022-008	BeeKhuizen Steven	6797 Da Lee Road	Litleton	Colorado	80120
9	070-022-009	Weathers Dal and Karen R	6683 Da Lee Road	Valley Springs	California	95252
10	070-022-010	Murillo Benjamin Jr and Deborah E	6628 Da Lee Road	Valley Springs	California	95252
11	073-021-008	Gaspers Gerald M and Dana M	6628 Da Lee Road	Valley Springs	California	95252
12	073-021-007	Gaspers Gerald M and Dana M	6628 Da Lee Road	Valley Springs	California	95252
13	073-023-003	Sadowski David	6851 Da Lee Court	Valley Springs	California	95252
14	073-023-002	Korolekias Tom C and Vivian C	1325 W T Street	Wilmington	California	90744
15	073-023-001	Kirby Bernie J ETAL	6903 Da Lee Road	Valley Springs	California	95252
16	070-021-011	Hasbrock William B and Linda	7043 Da Lee Road	Valley Springs	California	95252
17	070-023-039	Chapple Lee M and Marlene F	8581 Siegel Street	Valley Springs	California	95252
18	070-023-040	Chapple Lee M and Marlene F	8581 Siegel Street	Valley Springs	California	95252
19	070-023-041	Perez Laurent E Jr ETAL	3038 Dunn Road	Valley Springs	California	95252
20	070-022-014	Moore Larry	6954 Da Lee Road	Valley Springs	California	95252
21	070-022-013	Orlippo Kevin K and Katherine W Trustees	6904 Da Lee Road	Valley Springs	California	95252
22	070-022-012	Cardenas Salvador and Alma	6862 Da Lee Road	Valley Springs	California	95252
23	070-022-011	Johnson Robert A Jr and Theresa	Po Box 366	Linden	California	95236
24	070-022-017	Matsuoka Edward and Laurie	6753 Cassidy Road	Valley Springs	California	95252
25	070-022-016	Blair Leslie	6837 Cassidy Road	Valley Springs	California	95252
26	070-022-028	Gimble Dale	6873 Cassidy Road	Valley Springs	California	95252
27	070-023-043	Baptista Christine C Trustee	3835 Camer Ferry Road APT 24	Conning	California	96021
28	070-023-032	Remus Ross and Monica	6835 Cassidy Road	Valley Springs	California	95252
29	070-023-033	Creson Keith ETAL	6877 Cassidy Road	Valley Springs	California	95252
30	070-023-034	Brown Richard L and Debra S	7023 Cassidy Road	Valley Springs	California	95252
31	070-023-035	Weber Steven Allen and Robbie Ann	Po Box 1579	Montebello	California	90840
32	070-024-033	Rose Donna	2826 Tepee Drive	Stockton	California	95205
33	070-024-034	Yip Doreen ETAL	3601 Lawton Street	San Francisco	California	94122
34	070-024-031	Iseyyama Aiko TR	7208 Cutting Boulevard	El Cerrito	California	94530
35	070-024-032	Murillo Benjamin and Deborah	6963 Da Lee Road	Valley Springs	California	95252
36	070-023-023	Ellis James L and Dorey Trustees	3062 Ross Drive	Valley Springs	California	95252
37	070-023-024	Hill Paul P and Soheyla	4 Bellflower Lane	San Carlos	California	94070
38	070-023-025	Beal Edwin S and Lorraine	66 Colton Road	Watsonville	California	95076
39	070-023-026	Powlesland Don A and Dixie L Trustees	Po Box 1676	Valley Springs	California	95252
40	070-023-029	Lamson Thomas D and Sonny Trustees	1723 Tahoe Drive	Milpitas	California	95035

**Calaveras County Water District
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Da Lee / Cassidy Assessment District
Names and Addresses of Property Owners**

Assessment I.D.	APN	Owner	Mailing Address	Mailing City	Mailing State	Mailing Zip
41	070-023-030	McGary Michael	6901 Ricky Court	Valley Springs	California	95252
42	070-023-028	Nakano Sam S and Eva M	1468 Arroyo Road	Livermore	California	94550
43	070-023-027	LGC Properties 2 LLC	8268 W Zayante Road	Felton	California	95018
44	070-023-020	Taylor Clyde	7060 Ricky Court	Valley Springs	California	95252
45	070-023-018	Bullington Elvira A	415 Donner Road	Lodi	California	95240
46	070-023-017	Grohe Family Trust	5760 Tamarac Way	Clayton	California	94517
47	070-023-016	Hammon Patrick and Kathy	7008 Ricky Court	Valley Springs	California	95252
48	070-022-023	Breneman Dale Robert and Zenaida Z	6886 Ricky Court	Valley Springs	California	95252
49	070-022-024	Armstrong John	6968 Ricky Court	Valley Springs	California	95252
50	070-022-026	Sul David and Charlene	5633rd Avenue S	Saint Cloud	Minnesota	56301
51	070-022-025	Lillie Jerry P and Carol	9849 Shady Oaks Drive	Stockton	California	95208
52	070-022-018	Ramirez Salvador Jr ETAL	6632 Da Lee Road	Valley Springs	California	95252
53	070-022-019	Soo Hoo Mae Leun Fong Trustee	183 10th Street	Oakland	California	94607
54	070-022-020	Soo Hoo Mae Leun Fong Trustee	183 10th Street	Oakland	California	94607
55	070-022-021	R & M Jones Revocable	6480 Da Lee Road	Valley Springs	California	95252
56	070-022-022	Sanchez Moses Lamas	6410 Da Lee Road	Valley Springs	California	95252

**Calaveras County Water District
Final Engineer's Report
Da Lee / Cassidy Assessment District
Assessment Roll**

Assessment I.D.	APN	Site Address	Assessments Preliminarily Approved	Assessment as Confirmed and Recorded	Assessment as Modified After Recordation
1	070-022-001	6463 Da Lee Road			
2	070-022-002	6533 Da Lee Road			
3	070-022-003	6585 Da Lee Road			
4	070-022-004	6631 Da Lee Road			
5	070-022-005	6671 Da Lee Road			
6	070-022-006	6687 Da Lee Road			
7	070-022-007	6723 Da Lee Road			
8	070-022-008	6763 Da Lee Road			
9	070-022-009	6797 Da Lee Road			
10	070-022-010	6863 Da Lee Road			
11	073-021-008	6828 Da Lee Court			
12	073-021-007	6797 Da Lee Court			
13	073-023-003	6815 Da Lee Court			
14	073-023-002	6841 Da Lee Court			
15	073-023-001	6903 Da Lee Road			
16	070-021-011	7043 Da Lee Road			
17	070-023-039	7090 Da Lee Road			
18	070-023-040	7042 Da Lee Road			
19	070-023-041	6996 Da Lee Road			
20	070-022-014	6954 Da Lee Road			
21	070-022-013	6904 Da Lee Road			
22	070-022-012	6862 Da Lee Road			
23	070-022-011	6738 Da Lee Road			
24	070-022-017	6753 Cassidy Road			
25	070-022-016	6837 Cassidy Road			
26	070-022-028	6873 Cassidy Road			
27	070-023-043	6887 Cassidy Road			
28	070-023-032	6935 Cassidy Road			
29	070-023-033	6977 Cassidy Road			
30	070-023-034	7023 Cassidy Road			
31	070-023-035	7085 Cassidy Road			
32	070-024-033	7115 Cassidy Road			
33	070-024-034	7189 Cassidy Road			
34	070-024-031	7220 Cassidy Road			
35	070-024-032	7170 Cassidy Road			
36	070-023-023	7136 Cassidy Road			
37	070-023-024	7100 Cassidy Road			
38	070-023-025	7060 Cassidy Road			
39	070-023-026	6982 Cassidy Road			
40	070-023-029	6920 Cassidy Road			
41	070-023-030	6901 Ricky Court			

Calaveras County Water District
 Final Engineer's Report
 Da Lee / Cassidy Assessment District
 Assessment Roll

Assessment I.D.	APN	Site Address	Assessments Preliminarily Approved	Assessment as confirmed and Recorded	Assessment as Modified After Recordation
42	070-023-028	7005 Ricky Court			
43	070-023-027	7053 Ricky Court			
44	070-023-020	7060 Ricky Court			
45	070-023-018	7090 Ricky Court			
46	070-023-017	7034 Ricky Court			
47	070-023-016	7008 Ricky Court			
48	070-022-023	6986 Ricky Court			
49	070-022-024	6968 Ricky Court			
50	070-022-026	6708 Ricky Court			
51	070-022-025	6906 Cassidy Road			
52	070-022-018	6632 Da Lee Road			
53	070-022-019	6556 Da Lee Road			
54	070-022-020	6516 Da Lee Road			
55	070-022-021	6480 Da Lee Road			
56	070-022-022	6410 Da Lee Road			

PART H: CERTIFICATIONS

I HEREBY CERTIFY that the enclosed Engineer's Report, together with Assessment and Assessment Diagram thereto attached, was filed with me on the ___ day of _____, 2010.

_____, Secretary of the Board,
Calaveras County Water District

By:_____

I HEREBY CERTIFY that the enclosed Engineer's Report, together with Assessment and Assessment Diagram thereto attached, received Preliminary approval by the Board of Directors of the Calaveras County Water District, California, on the ___ day of _____, 2010.

_____, Secretary of the Board,
Calaveras County Water District

By:_____

I HEREBY CERTIFY that the enclosed Engineer's Report, together with Assessment and Assessment Diagram thereto attached, received Final approval and confirmation by the Board of Directors of the Calaveras County Water District, California, on the ___ day of _____, 2010.

_____, Secretary of the Board,
Calaveras County Water District

By:_____

I HEREBY CERTIFY that the enclosed Engineer's Report, together with Assessment and Assessment Diagram thereto attached, was filed in my office on the _____ day of _____, 2010.

Steve Hutchings, P.E., District Engineer,
Calaveras County Water District

By:_____