

Those persons wishing to speak on any item, whether or not it is included on the agenda, are requested to fill out and submit to the Clerk of the Board a "Request to Speak" form. Thank you.

It is the intention of the Chino Valley Independent Fire District to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the Chino Valley Independent Fire District will attempt to accommodate you in every reasonable manner. Please contact the Administration Office (909) 902-5260 at least forty-eight (48) hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection at the District's Administrative Headquarters, 14011 City Center Drive, Chino Hills, CA 91709.

CHINO VALLEY INDEPENDENT FIRE DISTRICT

Board of Directors Special Meeting

Administrative Headquarters
14011 City Center Drive
Chino Hills, CA 91709

Monday, August 5, 2024

4:00 p.m. - Open Session
Closed Session to Follow

AGENDA

ROLL CALL

OPEN SESSION

FLAG SALUTE

INVOCATION

Chaplain Adam Houde

PUBLIC COMMUNICATIONS

This is the time and place for the general Public to address the Board of Directors about subjects that do not appear elsewhere on the agenda. The Public may address items on the agenda at the time addressed by the Board.

Due to Board policy and Brown Act requirements, action may not be taken on any issue not on the agenda. When you address the Board, please state your name and address (optional) prior to making your remarks. Please limit your comments to 3 minutes.

ASSESSMENT HEARING

1. RESOLUTION NO. 2024-14 CONFIRMATION AND RECOVERY OF COSTS

FOR WEED ABATEMENT SERVICES

Purpose of this report is for the Board of Directors to review, approve and adopt Resolution No. 2024-14 allowing the Fire District to recover costs for weed abatement services for round-two and round-three of Spring 2023, Fall 2024, and round-one and round-two inspections for Spring 2024.

Report By: Fire Marshal Danielle O'Toole

RECOMMENDATION: It is recommended that the Board of Directors review, approve and adopt Resolution No. 2024-14 allowing the Fire District to recover costs for weed abatement services for round-two and round-three of Spring 2023, Fall 2024, and round-one and round-two of Spring 2024.

PC _____ M _____ S _____ RC _____

CLOSED SESSION

CONFERENCE WITH LABOR NEGOTIATORS

Pursuant to Government Code Section 54957.6

Agency Negotiators: Special Legal Counsel John Bakhit, Atkinson Andelson Loya Ruud & Romo; Fire Chief Dave Williams; Human Resources Director Anthony Arroyo; and Finance Director Mark Shaker.

Employee Organizations: Chino Valley Professional Firefighters Local 3522 Safety Unit; Teamsters Local 1932 Non-Safety Unit; and Unrepresented Management, Confidential, and Part-Time employees.

RE-OPEN TO OPEN SESSION

BOARD COMMITTEE REPORTS/BOARD COMMENTS

ADJOURNMENT

The meeting will be adjourned to a Special Meeting of the Board of Directors of the Chino Valley Independent Fire District to be held on Wednesday, August 21, 2024, at 6:00 p.m. at the Fire District Administrative Headquarters Office located at 14011 City Center Drive, Chino Hills, CA, 91709.

I, Angela Robles, Clerk of the Board, on behalf of the Board of Directors, do hereby certify that a copy of this agenda was posted by 6:00 p.m., on Friday, August 2, 2024.

Angela Robles

Angela Robles, Clerk of the Board

ASSESSMENT HEARING

CHINO VALLEY INDEPENDENT FIRE DISTRICT STAFF REPORT

DATE: AUGUST 5, 2024

TO: HARVEY LUTH, BOARD PRESIDENT
ALL MEMBERS OF THE BOARD

FROM: DAVE WILLIAMS, FIRE CHIEF

**SUBJECT: 1. RESOLUTION NO. 2024-14 CONFIRMATION AND RECOVERY OF
COSTS FOR WEED ABATEMENT SERVICES**

PURPOSE:

Purpose of this report is for the Board of Directors to review, approve and adopt Resolution No. 2024-14 allowing the Fire District to recover costs for weed abatement services for round-two and round-three of Spring 2023, Fall 2024, and round-one and round-two inspections for Spring 2024.

DISCUSSION:

The Fire District has concluded abatement of weeds and combustible vegetation in the community. Attached are the cost reports for all parcels that were identified by Fire District staff as requiring abatement and which have not paid incurred fees. These property owners are given the opportunity to pay the Fire District directly for these costs but have not done so as of the date of this report. The fees are for Fire District administrative costs and actual costs for abatement by our private contractor.

Under the authority of the California Health and Safety Code (Division 12, Part 5, Chapter 4, Article 1 [14905-14906]), Resolution No. 2014-14 allows the posting of a cost report and assessment hearing regarding the report and the ability to collect costs owed to the Fire District through assessment of said properties. The cost reports are attached and were posted, as required, for at least three (3) days prior to the meeting of the Board of Directors at the Fire District Administrative Office, as well as the Fire District's website.

Once adopted, Resolution No. 2024-14 will be forwarded to the County Auditor/Controller Recorder so the Fire District's costs may be placed on this year's tax roll.

RECOMMENDATION:

It is recommended that the Board of Directors review, approve and adopt Resolution No. 2024-14 allowing the Fire District to recover costs for weed abatement services for round-two and round-three of Spring 2023, Fall 2024, and round-one and round-two of Spring 2024.

ATTACHMENTS:

RESOLUTION 2024-14 CONFIRMATION AND RECOVERY OF COSTES FOR WEED ABATEMENT SERVICES

2024 WEED ABATEMENT LIEN LIST

RESOLUTION NO. 2024-14

**RESOLUTION OF THE BOARD OF DIRECTORS OF THE
CHINO VALLEY INDEPENDENT FIRE DISTRICT
FOR CONFIRMATION AND RECOVERY OF COSTS
FOR WEED ABATEMENT SERVICES**

WHEREAS, having identified weeds located upon the streets, sidewalks and private property within the Chino Valley Independent Fire District; and

WHEREAS, said weeds constitute a public nuisance, and/or potential or existing fire hazard; and

WHEREAS, notices were sent to all property owners needing weed abatement; and

WHEREAS, a private contractor was used to abate weeds and/or vegetation constituting a fire hazard from such properties specifically referenced in the attached cost report; and

WHEREAS, in addition as allowed by law and due to personnel time and expertise needed to direct the abatement process, separate fees are charged for administrative procedures and for services, for the remaining parcels referenced in the attached cost report; and

NOW, THEREFORE, the Board of Directors of the Chino Valley Independent Fire District does hereby resolve as follows:

SECTION I. As provided by statute, the Fire District has kept an itemized account of the costs of abatement for each parcel, including, but not limited to direct and indirect costs (such as actual removal, investigation, boundary determination, measurement, clerical, administrative and overhead).

SECTION II. The cost reports have been posted for at least three (3) days prior to this meeting, at the Chino Valley Independent Fire District Administrative Office , at which they are submitted to the Board for approval. Those to be assessed were notified by a Notice to Destroy Weeds, delivered or postmarked between the dates of June 21, 2023 through August 9, 2023 for round two and round three of Spring cycle 2023; September 15, 2023 through October 25, 2023 for Fall cycle 2023; and May 14, 2024 through July 10, 2024 for round-one and round two inspections for Spring cycle 2024. In addition, this assessment hearing was published in a newspaper of general circulation in the District, as required.

SECTION III. The cost reports have been considered at a public meeting. The objections of any property owners liable for the procedural abatement cost has been heard and considered and the Board of Directors made such modifications as necessary.

SECTION IV. The cost reports, as modified, are hereby confirmed and shall be adopted by resolution and recorded in the County Auditor/Controller-Recorder's Office. The costs thereafter shall constitute special assessments against that property and become

a lien against that property at the time of recordation of the resolution of confirmation (Attachment A).

SECTION V. Special assessments, when recorded, shall become a lien against that property and will be collected at the same time and in the same manner as county property taxes are collected and subject to the same penalties and procedures in the event of delinquency including foreclosure except that if any real property to which such lien would attach has been transferred or conveyed to a bona fide purchaser for value, or if a lien of a bona fide encumbrance for value has been created and attached thereon, prior to the date on which the first installment of such taxes would become delinquent, then the lien which would otherwise be imposed by this section shall not attach to such real property and the costs of abatement and the costs of enforcing abatement, as confirmed, relating to such property shall be transferred to the unsecured roll for collection.

REVIEWED, APPROVED AND ADOPTED this 5th day of August, 2024.

AYES:	BOARD MEMBERS:
NOES:	BOARD MEMBERS:
ABSTAIN:	BOARD MEMBERS:
ABSENT:	BOARD MEMBERS:

Harvey Luth , President

Attest:

Angela Robles, Clerk of the Board

PARCEL NO.	PROPERTY OWNER	AMOUNT	INSPECTION CYCLE
102061206	ACOSTA, FERNANDO Z	\$ 1,595.50	SPRING 2023
102543127	JG & AV LLC	\$ 651.00	SPRING 2023
102513207	A&B CHINO HOTELS LLC	\$ 720.00	SPRING 2023
102402215	PU ZHAO CHAN SI TEMPLE AMERICA	\$ 2,735.00	SPRING 2023
100006112	ALVAREZ, ANA MARIA	\$ 428.00	SPRING 2023
101310113	SPSSM INVESTMENTS-IX LP	\$ 2,591.80	SPRING 2023
100008340	SABOUR, SARA	\$ 548.50	SPRING 2023
102543129	FERNANDEZ, SAMUEL	\$ 651.00	SPRING 2023
102543128	ZAPATA, ALFONSO	\$ 812.50	SPRING 2023
102543130	ZAPATA, ALFONSO	\$ 812.50	SPRING 2023
102543125	ZAPATA, ALFONSO	\$ 651.00	SPRING 2023
102543126	ZAPATA, ALFONSO	\$ 651.00	SPRING 2023
102571131	ZAPATA, ALFONSO	\$ 1,972.00	SPRING 2023
102306108	CROSSROAD CAPITAL LLC	\$ 1,210.00	SPRING 2023
100011146	DIAZ, RAFAEL	\$ 720.00	SPRING 2023
100007131	HASSAN, SOMER	\$ 1,063.00	SPRING 2023
100009311	MAS, LUIS P TR, MAS	\$ 548.50	SPRING 2023
100009312	MAS, LUIS P TR, MAS	\$ 548.50	SPRING 2023
100051137	PALM INVESTMENT GROUP LLC	\$ 4,640.00	SPRING 2023
101557211	SOUTHLANDS CHURCH INTERNATIONAL	\$ 1,364.00	SPRING 2023
100011105	YAN, YUN	\$ 622.00	SPRING 2023
100011106	YAN, YUN	\$ 622.00	SPRING 2023
101768304	ARTISAN AT CHINO HILLS MAINTENANCE ASSOC	\$ 2,520.00	FALL 2023
101951107	CRP/LOVETT CHINO INDUSTRIAL OWNER LLC	\$ 3,397.53	FALL 2023
101950101	CRP/LOVETT CHINO INDUSTRIAL OWNER LLC	\$ 4,712.00	FALL 2023
102102121	DCT CHINO LLC	\$ 426.00	FALL 2023
102301151	SUMMERLAND AVISTA CHINO HOLDINGS LLC	\$ 3,304.00	FALL 2023
103032103	CHING-CHU KAO LEE PERSONAL TRUST ETAL	\$ 1,150.00	FALL 2023
102571131	ZAPATA, ALFONSO	\$ 1,972.00	FALL 2023
102543130	ZAPATA, ALFONSO	\$ 524.00	FALL 2023
102804212	WHITEHEAD, PATRICK	\$ 916.00	FALL 2023
102006117	FUENTES, CHRISTIAN	\$ 524.00	FALL 2023
101916106	GLOBAL WOOD SOLUTIONS INVESTMENTS	\$ 2,246.00	FALL 2023
102114113	MONJARAS, JORGE	\$ 778.00	FALL 2023
103101149	WELL VANTAGE GROUP LLC	\$ 4,908.00	FALL 2023
102061202	ZU, HUI MIN	\$ 890.50	FALL 2023
102848105	ANUSAYA FRESH UNITED STATES LLC	\$ 602.00	FALL 2023
102870112	LI, YANYING	\$ 426.00	FALL 2023
101791305	SCHLOSSER, MAXWELL	\$ 1,444.00	FALL 2023
101951107	CRP/LOVETT CHINO INDUSTRIAL OWNER LLC	\$ 1,130.00	SPRING 2024
101950101	CRP/LOVETT CHINO INDUSTRIAL OWNER LLC	\$ 2,875.25	SPRING 2024
102571131	ZAPATA, ALFONSO	\$ 1,502.00	SPRING 2024
102543130	ZAPATA, ALFONSO	\$ 548.50	SPRING 2024
102804212	WHITEHEAD, PATRICK	\$ 842.50	SPRING 2024
102304124	CHINO HILLVIEW INVESTMENT INC	\$ 3,536.00	SPRING 2024
103142101	AUSMAS PROPERTIES LLC	\$ 1,003.00	SPRING 2024
103142102	AUSMAS PROPERTIES LLC	\$ 876.00	SPRING 2024
103142103	AUSMAS PROPERTIES LLC	\$ 622.00	SPRING 2024
103142105	AUSMAS PROPERTIES LLC	\$ 905.00	SPRING 2024
103142106	AUSMAS PROPERTIES LLC	\$ 876.00	SPRING 2024
103142107	AUSMAS PROPERTIES LLC	\$ 1,003.00	SPRING 2024
103101169	AUSMAS PROPERTIES LLC	\$ 7,770.75	SPRING 2024
102402215	PU ZHAO CHAN SI TEMPLE AMERICA	\$ 2,912.00	SPRING 2024
101428103	GRAND WEST COAST INVESTMENT LLC	\$ 665.50	SPRING 2024
101428108	GRAND WEST COAST INVESTMENT LLC	\$ 1,003.00	SPRING 2024
100008427	DALATI, OMAR	\$ 818.00	SPRING 2024
100011106	YAN, YUN	\$ 818.00	SPRING 2024

PARCEL NO.	PROPERTY OWNER	AMOUNT	INSPECTION CYCLE
100007131	HASSAN, SOMMER	\$ 1,210.00	SPRING 2024
100030105	PENARUBIA, ANNABELLE	\$ 1,561.00	SPRING 2024
100018114	YBARRA, JOHN	\$ 1,013.00	SPRING 2024
100009314	RACHAL CHRISTOPHER A	\$ 695.50	SPRING 2024
100012231	ZHANG, BIN/WU, WEINI	\$ 622.00	SPRING 2024
100032106	WEBSTER COURT TRUST	\$ 890.50	SPRING 2024
101603301	BRECKENRIDGE PROPERTY FUND	\$ 769.00	SPRING 2024
101645101	ZANG, BOYU / DENG, JULIA SITING	\$ 524.00	SPRING 2024
101766216	PIECHOTA, JOHN L	\$ 475.00	SPRING 2024
TOTAL		\$ 94,364.33	