

PETITION TO THE CITY COUNCIL OF THE CITY OF MERCED  
REQUESTING INITIATION OF PROCEEDINGS FOR THE  
ESTABLISHMENT OF A COMMUNITY FACILITIES DISTRICT  
OF THE CITY OF MERCED FOR THE PROVISION OF  
SERVICES AND THE LEVY OF SPECIAL TAXES

1. As of the date hereof, CBCP Assets, LLC, a California Limited Liability Company (the "Owner") is the owner of the property located in the City of Merced described in Exhibit "A" attached hereto (the "Property") and as shown on the map on Exhibit "B" attached hereto.

2. The Owner, in fulfillment of the conditions of approval of Owner's development, Owner hereby petition the City Council of the City of Merced (the "City") requesting the initiation of proceedings pursuant to the Mello-Roos Community Facilities Act of 1982, as amended, Chapter 2.5 (commencing with Section 53311), Part 1, Division 2, Title 5 of the Government Code of the State of California (the "Act") to include the property in the formation of or annexation to one or more community facilities districts (the "CFD") pursuant to the Act for the provision of services as set forth below to development on the property.

3. The City of Merced requires that new development provide for the funding of certain public services and maintenance, including, but not limited to, public safety services, landscape maintenance, park and parkway maintenance, and flood control services. ("Services"), through the formation of a community facilities district or the annexation to an existing community facilities district sufficient to support the provision of Services to the development on the property.

4. The Owner represents to the City Council that it is the owner of all of the Property.

5. In the event the proposed formation of or annexation to the CFD is not completed, the undersigned shall be responsible for the reasonable costs and expenses incurred by the City in the preparation of such formation or annexation.

///

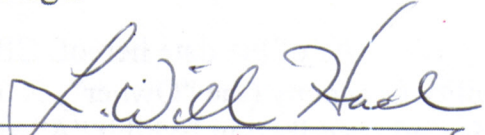
///

///

DATED: 6/26/17

OWNER:

CBCP ASSETS, LLC,  
A California Limited Liability Company,  
By: Common Bond Capital Partners, LLC,  
A California Limited Liability Company,  
Its Manager

By:   
~~Ellen E. Jamason~~ L. William Huck

Title: ~~Vice President and Secretary~~ manager

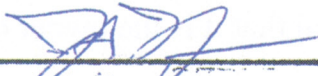
TAX PAYER ID: 80-0951898

ADDRESS: 720 Glorietta Blvd, Ste. 200  
Coronado, CA 92118

TELEPHONE: (858) 232-4894

EMAIL: [bhuck@commonbondcap.com](mailto:bhuck@commonbondcap.com)

**APPROVED AS TO FORM:**

  
Jeffrey B. Kaufman  
Interim City Attorney

**Exhibit A**  
**Legal Description**

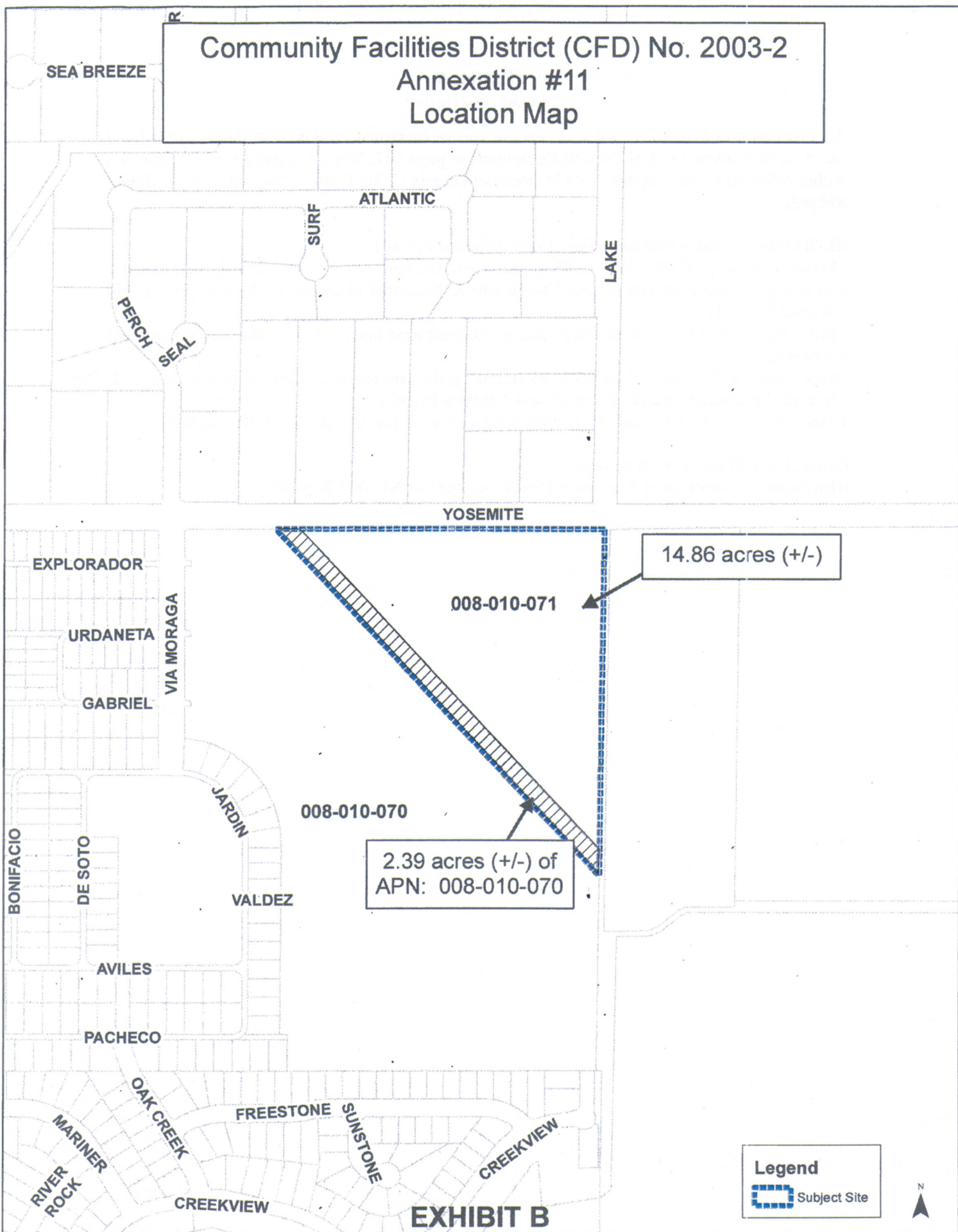
All that portion of the 62.5 foot wide Pacific Gas & Electrical Easement as described in Deed recorded in Volume 1423 of Official Documents at page 507, Merced County Records, that lies within Adjusted Parcel 1 as described in Document number 2006-079691, Merced County Official Records.

BEGINNING at the northeast corner of said Adjusted Parcel 1;  
Thence South 43° 17' 08" East, 1,598.62 feet along the northeast line of said Adjusted Parcel 1 also being the northeast line of said Pacific Gas & Electrical Easement to the east line of said Adjusted Parcel 1;  
Thence South 00° 44' 59" West, 89.93 feet to the southwest line of said Pacific Gas & Electrical Easement;  
Thence North 43° 17' 08" West, 1,721.95 feet along the said southwest line of the Pacific Gas & Electrical Easement to the north line of said Adjusted Parcel 1;  
Thence North 89° 54' 08" East, 85.72 feet along said north line to POINT OF BEGINNING.

Containing 2.39 acres, more or less.

Also known as a portion of Assessor's Parcel Number (APN): 008-010-070

Community Facilities District (CFD) No. 2003-2  
Annexation #11  
Location Map



14.86 acres (+/-)

008-010-071

008-010-070

2.39 acres (+/-) of  
APN: 008-010-070

**Legend**  
 Subject Site



**EXHIBIT B**

PETITION TO THE CITY COUNCIL OF THE CITY OF MERCED  
REQUESTING INITIATION OF PROCEEDINGS FOR THE  
ESTABLISHMENT OF A COMMUNITY FACILITIES DISTRICT  
OF THE CITY OF MERCED FOR THE PROVISION OF  
SERVICES AND THE LEVY OF SPECIAL TAXES

1. As of the date hereof, Fagundes Dairy, a General Partnership (the “Owner”) is the owner of the property located in the City of Merced described in Exhibit “A” attached hereto (the “Property”) and as shown on the map on Exhibit “B” attached hereto.

2. The Owner, in fulfillment of the conditions of approval of Owner’s development, Owner hereby petition the City Council of the City of Merced (the “City”) requesting the initiation of proceedings pursuant to the Mello-Roos Community Facilities Act of 1982, as amended, Chapter 2.5 (commencing with Section 53311), Part 1, Division 2, Title 5 of the Government Code of the State of California (the “Act”) to include the property in the formation of or annexation to one or more community facilities districts (the “CFD”) pursuant to the Act for the provision of services as set forth below to development on the property.

3. The City of Merced requires that new development provide for the funding of certain public services and maintenance, including, but not limited to, public safety services, landscape maintenance, park and parkway maintenance, and flood control services. (“Services”), through the formation of a community facilities district or the annexation to an existing community facilities district sufficient to support the provision of Services to the development on the property.

4. The Owner represents to the City Council that it is the owner of all of the Property.

5. In the event the proposed formation of or annexation to the CFD is not completed, the undersigned shall be responsible for the reasonable costs and expenses incurred by the City in the preparation of such formation or annexation.

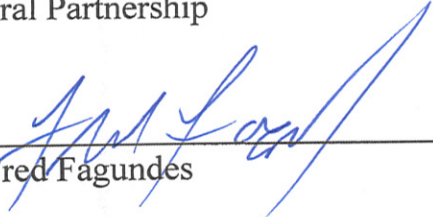
///

///

///

DATED: 6/30/17

OWNER:  
FAGUNDES DAIRY,  
A General Partnership

  
\_\_\_\_\_  
Fred Fagundes

Title: Managing Partner


TAX PAYER ID: 77-0303810

ADDRESS: P.O. Box 2717  
Merced, CA 95344

TELEPHONE: (209) 383-6046

EMAIL: [ehaygood@fagundesdairy.com](mailto:ehaygood@fagundesdairy.com)

**APPROVED AS TO FORM:**

  
\_\_\_\_\_  
Jeffrey S. Kaufman  
Interim City Attorney

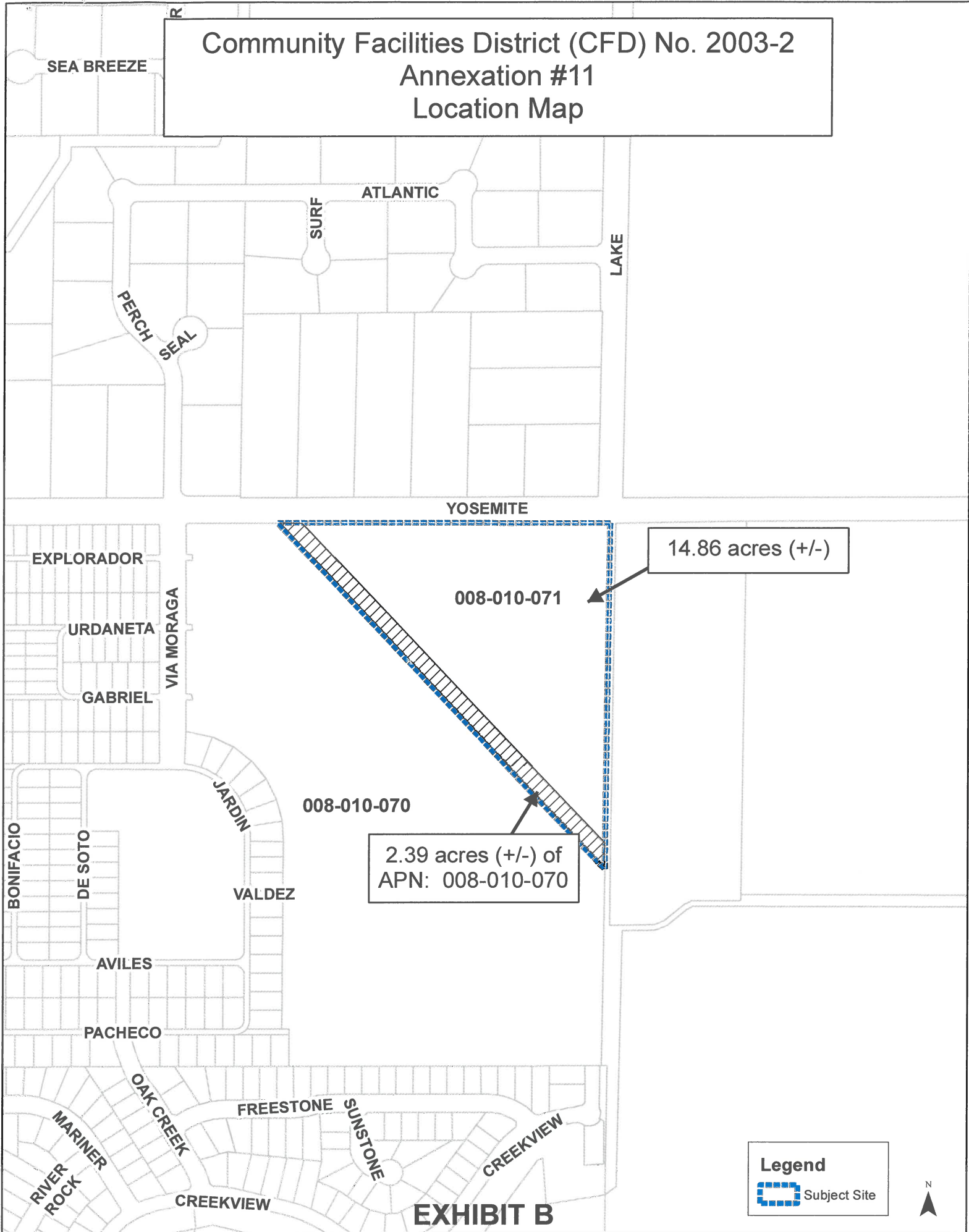
**EXHIBIT A**  
**Legal Description**

Adjusted Parcel 2 as shown in Resolution #898 for Boundary Adjustment #06-04, recorded November 27, 2006 as Series No. 2006-079691 of Official Records, Merced, County.

Containing 14.86 acres, more or less

Also known as Assessor's Parcel Number (APN): 008-010-071

# Community Facilities District (CFD) No. 2003-2 Annexation #11 Location Map



**Legend**

 Subject Site



**EXHIBIT B**