



REGULAR BOARD MEETING AGENDA
BOARD OF DIRECTORS MEETING
MALAGA COUNTY WATER DISTRICT
3580 SOUTH FRANK AVENUE
FRESNO, CALIFORNIA 93725
Tuesday, October 14, 2025 at 6:00PM

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in a District Board Meeting, please contact the District Office at 559-485-7353 at least 48 hours prior to the meeting, to ensure that reasonable arrangements can be made to provide accessibility to the meeting.

Please submit all written correspondence for the Board of Directors by 12:00 pm the Friday prior to the meeting. Please deliver or mail to the District Clerk.

1. Call to Order:

2. Roll Call: President Charles Garabedian, Jr.; Vice President Salvador Cerrillo; Director Irma Castaneda; Director Frank Cerrillo, Jr.; Director Carlos Tovar, Jr.

3. Certification: Certification was made that the Board Meeting Agenda was posted 72 hours in advance of the meeting.

4. Closed Session:

a. Personnel (Government Code Section 54957 (b)(1).) Employee evaluation; All positions.

5. Old Business:

a. **Resolution No. 10-14-2025.** A resolution approving updated job descriptions and organizational chart.

Recommended Action. Approve Resolution No. 10-14-2025.

Motion by: _____, **Second by:** _____

b. **Resolution No. 10-14-2025A.** A resolution approving the updated salary schedule.

Recommended Action. Approve Resolution No. 10-14-2025A.

Motion by: _____, **Second by:** _____

6. New Business:

a. **Consideration and necessary action to adopt a draft 2026-2027 budget.** The District is in the process of applying for several grants. Part of the process for most grant applications is to provide budgets for two fiscal years. District staff has prepared a draft 2026-2027 fiscal year budget as part of its long-term financial planning in co-ordination with the recent rate study and is seeking approval from the Board to provide the 2026-2027 fiscal year budget as presented in the agenda packet to support any and all grant applications.

Recommended Action: Authorize staff to provide the draft 2026-2027 fiscal year budget as necessary or required to support any and all grant applications.

Motion by: _____, **Second by:** _____

7. Recreation Reports:

8. Engineer Reports:

- a. District Engineer Report.
 - i. **Cross Connection Control Plan.** DDW has granted an extension to the deadline for the Cross Connection Control Plan, to the end of the year. Water Connection Inc. will begin the cross-connection survey on 10/24/25.
 - ii. **Comunidad Nuevo Lago (formerly Shady Lakes MHP) Sewer Consolidation.** CEQA documents have been circulated for public review. Adoption of CEQA documents is planned for November Board meeting. Self-Help Enterprises is preparing a construction funding application. MCWD would be the applicant. SHE has initiated discussions with Fresno County regarding LAFCO process for extending service to the MHP.
- b. CDBG Engineer Report:
 - i. Authorization to advertise for CDBG 24451 WWTF Screw Pump Replacement Project.
 - ii. The Pool Rehabilitation application that was submitted for CDBG 26/27 will be presented to the Housing and Community Development Citizens Advisory Committee for review on Wednesday, October 15.

9. General Manager's Report:

10. President's Report:

11. Vice President's Report:

- a. Solar project update.

12. Director's Reports:

13. Legal Counsel Report:

14. Communications:

- a. Written Communications:
 - 1. UHC. Notice of plan change.
- b. Public Comment: *The Public may address the Malaga County Water District Board on item(s) of interest within the jurisdiction of the Board, not appearing on the agenda. The Board will listen to comments presented; however, in compliance with the Brown Act, the Board cannot take action on items that are not on the agenda. The public should address the Board on agenda items at the time they are addressed by the Board. All speakers are requested to wait until recognized by the Board President. All Comments will be limited to three (3) minutes or less per individual/group per item per meeting, with a fifteen (15) minutes maximum.*

15. Consent Agenda. The items listed below in the Consent Agenda are routine in nature and are usually approved by a single vote. Prior to any action by the Board of Directors, any Board member may remove an item from the consent agenda for further discussion. Items removed from the Consent Agenda may be heard immediately following approval of the Consent Agenda or set aside for discussion and action after Regular Business.

- a. Minutes of the Special Board Meeting of September 23, 2025.
- b. Site Plan Review 8460 – 3525 Golden State Blvd
- c. 3570 S. Calvin – Residential Will Serve Letter

Recommended action: To approve the Consent Agenda as presented or amended.

Motion by: _____; **Second by:** _____

16. Closed Session:

- a. Potential Litigation (Government Code Section 54956.9).

17. Adjournment:

Motion by: _____, **Second by:** _____

Certification of Posting

I, Norma Melendez, District Clerk of the Malaga County Water District, do hereby certify that the foregoing agenda for the Regular Meeting of the Board of Directors of October 14, 2025 was posted for public view on the front window of the MCWD office at 3580 S. Frank Street, Fresno Ca 93725, at 5:00P.M. On 10/10/2025.

Norma Melendez, District Clerk

RESOLUTION NO. 10-14-2025

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE MALAGA COUNTY WATER DISTRICT APPROVING UPDATED JOB DESCRIPTIONS AND ORGANIZATIONAL CHART.

WHEREAS, the Board of Directors adopts, and amends, from time to time, Job Descriptions for the various positions at the Malaga County Water District ("District"); and

WHEREAS, the Board of Directors also adopts, and amends, from time to time, an organizational chart for the District; and

WHEREAS, the Board of Directors desires to adopt an amended organizational chart of the District; and

WHEREAS, the Board of Directors desires to adopt amended job descriptions consistent with the amended District organizational chart.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE MALAGA COUNTY WATER DISTRICT AS FOLLOWS:

1. That the foregoing recitals are true and correct and incorporated by this reference herein as though fully set forth at this point.

2. The Board of Directors hereby adopts and approves the amended organizational chart of the District as attached hereto and incorporated herein by this reference as Attachment A to this resolution.

3. The Board of Directors hereby adopts and approves the amended job descriptions of the District as attached hereto and incorporated herein by this reference as Attachment B to this resolution.

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Passed and adopted by the Board of Directors of the Malaga County Water District at their meeting held on this 14th day of October, 2025, by the following vote:

AYES:

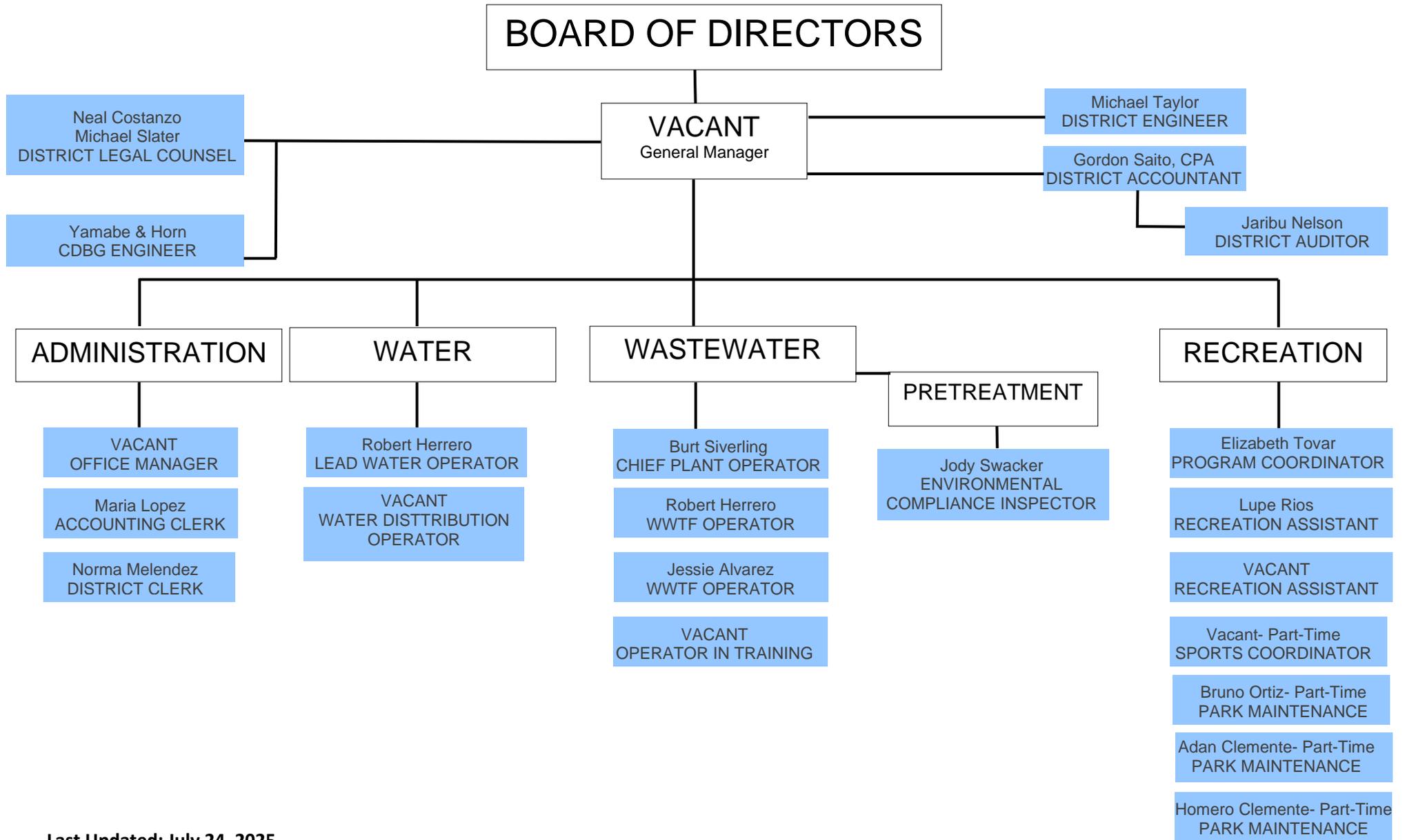
NOES:

ABSENT:

Charles Garabedian, Jr., President
Malaga County Water District

ATTEST:

Norma Melendez
Secretary of the Board of Directors
Malaga County Water District



RESOLUTION NO. 10-14-2025A

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE MALAGA COUNTY WATER DISTRICT APPROVING UPDATED THE DISTRICT SALARY SCHEDULE.

WHEREAS, the Board of Directors adopts, and amends, from time to time, a salary schedule for the various positions at the Malaga County Water District (“District”); and

WHEREAS, the Board of Directors desires to adopt an amended salary schedule consistent with the amended organizational chart and job descriptions.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE MALAGA COUNTY WATER DISTRICT AS FOLLOWS:

1. That the foregoing recitals are true and correct and incorporated by this reference herein as though fully set forth at this point.

2. The Board of Directors hereby adopts and approves the amended salary schedule as attached hereto and incorporated herein by this reference as Attachment A to this resolution.

Passed and adopted by the Board of Directors of the Malaga County Water District at their meeting held on this 14th day of October, 2025, by the following vote:

AYES:

NOES:

ABSENT:

Charles Garabedian, Jr., President
Malaga County Water District

ATTEST:

Norma Melendez
Secretary of the Board of Directors
Malaga County Water District

item 6.a.

	2025-2026 WATER	2025-2026 SEWER	2025-2026 COLLECTION SYSTEM	2025-2026 PRE- TREATMENT	2025-2026 RECREATION	SOLID WASTE	TOTAL
Expenses							
Labor							
52100-Salaries	95,000	290,991	11,466	32,438	137,826	7,540	\$575,261
52150-Pension Expense	9,500	29,099	1,147	3,244	0	754	\$43,743
56020-Employee Benefits	44,699	98,337	1,041	14,254	0	372	\$158,702
56024-Payroll Taxes	11,988	31,407	1,526	5,274	12,489	905	\$63,589
56025-Sick	1,022	1,491	57	162	689	38	\$3,460
Paid Time Off	1,900	5,820	229	649	0	151	\$8,749
56026-Overtime	5,000	18,050		0	250		\$23,300
Standby	18,050	26,152					\$44,202
Call-back	5,000	8,320					\$13,320
Workers Compensation	10,200	14,700	900	3,225	900	75	\$30,000
Right of Way Clean-up	7,227	7,227					\$14,454
Long Term Debt							\$0
Umpqua Bank	91,257	125,479	0	0	11,407		\$228,144
Zions Bank	8,954	17,907			17,907		\$44,767
LAIF Repayment	18,540	27,809					\$46,349
Sewer Refi		36,900					\$36,900
Solar Project		117,925			43,737		\$161,661
Operations Expenses							\$0
52300-Utlities	175,000	160,000			32,000		\$367,000
53210-Testing	2,650	11,800		11,000			\$25,450
Testing Supplies	500	4,600					\$5,100
Permit Fee	2,000	42,640					\$44,640
56060-Gas, Fuel, & Oil	2,000	16,000	1,050		1,000		\$20,050
56220-Education & Training	4,000	7,000					\$11,000
57120-Professional Services	15,000	54,000					\$69,000
57140-Rents & Leases	0						\$0
Community Outreach/Education	2,000	950		950	1,000		\$4,900
57150-Repair & Maint.							\$0
Lab Equipment		4,420					\$4,420
Testing Supplies				1,000			\$1,000
Pond Maintenance		51,300					\$51,300
Vehicle Replacement	10,000						\$10,000
Tool/Equip/Replacement	12,000	28,397					\$40,397
Vehicle Maint	2,000	16,640			1,000		\$19,640
Well Maintenance	75,000						\$75,000
Disptibution Maintenance	25,000						\$25,000
Water Meter Maint/Replace	29,451						\$29,451
Supplies	3,000						\$3,000
GIS	3,570	3,570	357				\$7,497
WWTF Plant Repairs		40,000					\$40,000
Site Maintenance	12,000						\$12,000

	2025-2026 WATER	2025-2026 SEWER	2025-2026 COLLECTION SYSTEM	2025-2026 PRE- TREATMENT	2025-2026 RECREATION	SOLID WASTE	TOTAL	
Biosolid Removal		20,000						
Groundwater Sustainability	39,312						\$39,312	
Backflow Prevention Program	11,711						\$11,711	
Collection System							\$0	
Camera			2,080				\$2,080	
System Repair			3,120				\$3,120	
Man Hole Maint/Repair			3,900				\$3,900	
Vac Trailer Maint			4,056				\$4,056	
Lift Station Repair/Maint			20,800				\$20,800	
Permit Issuance Admin Expense				1,791			\$1,791	
Recreation							\$0	
Recreation Bingo					1,200		\$1,200	
Senior Bingo					2,320		\$2,320	
Recreation Committee Meetings					600		\$600	
Events					600		\$600	
Field/Maintenance					29,700		\$29,700	
Restroom Maintenance					20,000			
Graffiti/Vandalism					10,000			
Community Center Maintenance					20,000			
Pool Chemicals					15,000		\$15,000	
Pool Maintenance					15,000		\$15,000	
Donations					5,000		\$5,000	
Water					8,000		\$8,000	
Unscheduled Maintenance/Repair Reserve	50,000	50,000	2,762		5,000		\$107,762	
Taxes/Assessments	184	933			765		\$1,882	
							\$0	
57170-Travel & Meetings							\$0	
Vandalism/Damage/Theft	10,000	5,000			8,000		\$23,000	
Solid Waste							\$0	
74060-Solid Waste-Colltn-Res						78,635	\$78,635	
74060-1 Solid Waste-Colltn-Bus						825,000	\$825,000	
Franchise Fee						69,849	\$69,849	
Diversion/Organic Waste Recycling Admin						1,967	\$1,967	
74065-Solid Waste-Dumping Fee	3,780	7,200					\$10,980	
98000-Grant Expenses							\$0	
98005-RCAC							\$0	
Well 3A Project							\$0	
Well 5A Project	10,000						\$10,000	
Solar Project		10,000			0		\$10,000	
SUB TOTAL	828,495	1,392,064	54,490	73,986	401,390	985,285	3,735,710	\$3,665,710
56030-Directors Comp.	16,320	23,520	1,440	1,440	5,160	120	\$48,000	

	2025-2026 WATER	2025-2026 SEWER	2025-2026 COLLECTION SYSTEM	2025-2026 PRE- TREATMENT	2025-2026 RECREATION	SOLID WASTE	TOTAL	
56036-Directors Benefits	60,790	87,609	5,364	5,364	19,220	447	\$178,794	
56070 Insurance SDRMA	33,320	48,020	2,940	10,535	2,940	245	\$98,000	
Administration	214,870	309,666	18,959	18,959	67,937	1,542	\$631,933	
TOTAL	1,153,795	1,860,879	83,193	110,284	496,647	987,640	\$4,692,437	\$4,692,437

Revenue

Water

Metered Water Service	832,148
Non-Residential Meter Surcharge	29,727
Supplimental GW Sus-Commercial	30,958
Fireline Service	452,942

Recovered Costs

Engineering	4,160
Legal	2,080
Connection	10,000

Sewer

Residential Service	258,180
41300 Commercial Service	1,545,455
41350-Capacity Expansion Surchg	97,541
Solar Project Rebate	
Recovered Costs	
Engineering	5,200
Legal	2,080
Solar Project Rebate	0
Connection	10,000

Collection System

Residential	12,096
Commercial	73,116

PreTreatment

Surcharge	54,131
Permit Fees	35,816
Admin	1,791
Recovered Costs	
Engineering	8,400
Legal	2,100
Testing	12,285

Recreation

County Tax Share	403,780
Franchise Fee	70,789
Center Rentals	10,000

	2025-2026 WATER	2025-2026 SEWER	2025-2026 COLLECTION SYSTEM	2025-2026 PRE- TREATMENT	2025-2026 RECREATION	SOLID WASTE	TOTAL
Park Rentals					5,000		
Events					10,000		
Donations					5,000		
Solid Waste							
Residential Service						78,635	
Admin Recycling Program						1,967	
Commercial Service						825,000	
Franchise Fee						82,500	
Total Expenses	\$1,153,795	\$1,860,879	\$83,193	\$110,284	\$496,647	\$987,640	\$4,692,437
Reserve/Debt Service	\$208,220	\$ 57,578	\$2,018	\$ 4,240	\$ 7,922	\$ 462	\$ 280,440
Total Income	\$1,362,015	\$1,918,457	\$85,211	\$114,524	\$504,569	\$988,102	\$4,972,877
Enterprise Profit (Loss)	\$0	\$0	(\$0)	(\$0)	\$0	\$0	\$0

Administration

		Water	Sewer	Collection System	Pretreatment	Recreation	Solid Waste	
General Manager	\$ 120,000.00	\$ 214,869.94	\$ 309,665.50	\$ 18,959.11	\$ 18,959.11	\$ 67,936.82	\$ 1,542.43	\$ 631,932.91
Accounting Clerk	\$ 61,000.00	34.00%	49.00%	3.00%	3.00%	10.75%	0.25%	100.00%
Clerk	\$ 61,000.00							
Part time	\$ 5,000.00							
Sub Total	\$ 247,000.00	22%	37%	1%	2%	11%	26%	100%
Pension	\$ 24,700.00							
Benefits	\$ 107,276.40							
Payroll Tax	\$ 23,235.75							
Sick	\$ 1,235.00							
Paid Time Off	\$ 4,940.00	\$ 140,551.63	\$ 202,559.70	\$ 12,401.61	\$ 12,401.61	\$ 44,439.12		
Overtime	\$ 5,000.00							
Accounting								
Accounting	\$ 20,000.00							
Audit	\$ 15,000.00							
Bank Fees	\$ 1,500.00							
Legal								
Legal (General-unr	\$ 30,000.00							
Legal Litigation	\$ 32,000.00							
Dues								
NKGSA	\$ 4,200.00							
CSDA	\$ 8,187.00							
CRWA	\$ -							
CVCWA	\$ -							
CWEA	\$ -							
Chamber of Comm	\$ 634.00							
SWRCB	\$ 1,530.12							
KWA	\$ 5,837.00							
Engineering (General Uni	\$ 10,000.00							
Office Supplies	\$ 6,000.00							
Telephone	\$ 10,000.00							
Payroll Expense	\$ 11,000.00							
Computer	\$ 25,000.00							
Internet	\$ 3,600.00							
Conferences	\$ 20,000.00							
Annual Dinner	\$ 5,000.00							
Workers Compensation	\$ 9,095.14							
Total	\$ 631,970.41							

Pretreatment

		Full Hourly Cost of Program				Revenue					
		\$67.50									
Sub total		Permit Type	Hours/year	Costs	Permit Fee w/Admin	Number of Permits	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029
	CPO										
	ECO										
	Pension										
	Benefits	Class 1	\$43.50	\$995.90	\$2,982.02	7	\$20,874.11	\$21,500.34	\$22,145.35	\$22,809.71	\$23,494.00
	Payroll Tax	Class 2	\$43.50	\$995.90	\$2,982.02	1	\$2,982.02	\$3,071.48	\$3,163.62	\$3,258.53	\$3,356.29
	Sick	Class 3	\$8.00	\$183.15	\$548.42	1	\$548.42	\$564.87	\$581.82	\$599.27	\$617.25
	Paid Time Off	Class 4	\$4.70	\$107.60	\$322.19	10		\$3,318.61			\$3,626.33
	Overtime	Class 5	\$1.80	\$41.21	\$123.39	208		\$26,435.88			\$28,887.20
	Testing						\$24,404.54	\$54,891.17	\$25,890.78	\$26,667.51	\$59,981.06
	Commercial						Admin(Cost of issuance)				
	Residential				Every three years		\$1,220.23	\$2,744.56	\$1,294.54	\$1,333.38	\$2,999.05
	Gas				Increase 3% per year				Average Yearly Revenue		\$35,816.49
									Admin (Department)		\$1,790.82
	Education/Traini										
	Vehical Maint	Annual Hours	829.9								
		Monthly Hours	69.15833								
		weekly Hours	17.28958								
	Testing Supplie										
	Office Supplies										
	Professional Services										
	Legal										
	Engineering										
	Community Outreach										
	Commercial										
	Residential										
	GIS										

Residential ESU's	Charge	Revenue
223	\$0.22	\$588.72
Commercial		
1348.00	\$3.31	\$53,542.56
		\$54,131.28

Solid Waste

Residential

Customers		Rate		Revenue
Regular	208	\$	31.23	\$ 77,944.09
Small Container	2	\$	28.78	\$ 690.70
Admin Fee			1.4000%	

Commercial

Disposal and Recycling Fees				\$ 825,000.00
Franchise Fee				\$ 82,500.00
	Transfer to Recreation			\$ 70,788.68
	ECl Recycling Program			\$ 11,711.32

Environmental Compliance Officer

		Hourly Rate	Hours per week
		\$ 37.54	\$ 5.00
Base Pay	\$ 29.00		\$ 7,540.00
Pension	\$ 2.90		\$ 754.00
Benefits	\$ 1.43		\$ 372.13
Payroll Tax	\$ 3.48		\$ 904.80
Sick	\$ 0.15		\$ 37.70
Paid Time Off	\$ 0.58		\$ 150.80
	\$ 37.54		\$ 9,759.43
		With Admin*	\$ 1,951.89

*includes training, vehicle and other expenses related to the position

Water

2025-2026

Labor	Hours/week	Per Hour	Alley Clean-up				
	50	\$ 38.00	Hours	Hourly Rate	Total Cost		
			300	\$ 22.00	\$ 7,227.00		
Salaries	\$ 95,000.00						
Pension	\$ 9,500.00						
Benefits	\$ 44,698.50						
Payroll Tax	\$ 11,987.93						
Sick	\$ 1,022.27						
Paid Time	\$ 1,900.00						
Overtime	\$ 5,000.00						
Standby	\$ 18,050.00						
Call-back	\$ 5,000.00						
Solid Waste Disposal	\$ 3,600.00						
PG&E	\$ 295,000.00						
Community Clean-up	\$ 7,227.00						
Site Maintenance	\$ 12,000.00						
Testing	\$ 2,650.00						
Testing Supplies	\$ 500.00						
Tools and Equipment	\$ 12,000.00						
Well Maintenance	\$ 75,000.00						
Distribution System Maintenance	\$ 25,000.00						
Supplies	\$ 3,000.00						
Office/Storage Rent	\$ -						
Vehicle Maintenance	\$ 2,000.00						
Vehicle Fuel	\$ 2,000.00						
Vehicle Replacement	\$ 10,000.00						
Vandalism/Damage/Theft	\$ 10,000.00						
Meter replacement fund		Number	Present Value	Future Cost	Replacement cost based on 17 year life/16 year funding		
Residential		280	\$ 210.00	\$458.40	Total Replacement Cost	Per Year	Per Month
Industrial/Com. 2"		167	\$ 660.00	\$1,440.70	\$ 128,353.03	\$ 28.65	\$ 2.39
	3"	10	\$ 1,923.00	\$4,197.67	\$ 240,596.44	\$ 90.04	\$ 7.50
	4"	10	\$ 2,317.00	\$5,057.72	\$ 41,976.68	\$ 262.35	\$ 21.86
	8"	1	\$ 4,453.00	\$9,720.34	\$ 50,577.20	\$ 316.11	\$ 26.34
					\$ 9,720.34	\$ 607.52	\$ 50.63
			Residential Revenue			\$ 8,022.06	\$ 668.51
					\$ 471,223.69	\$21,429.42	

Battery Replacement	\$	75.00	\$105.53	\$	49,389.22	\$	8,231.54	Battery Replacement based on 8 year life, 6 year contribution (two years without funding)
Groundwater Sustainability		2024-2025	2025-2026		2026-2027		2027-2028	2028-2029
FID	\$	33,642.00	\$ 37,422.00	\$	41,202.00	\$	44,982.00	\$ 48,667.50
Flood Control	\$	1,512.00	\$ 1,890.00	\$	2,268.00	\$	2,646.00	\$ 3,024.00
	\$	35,154.00	\$ 39,312.00	\$	43,470.00	\$	47,628.00	\$ 51,691.50
Taxes/Assessments	\$	-						
GIS	\$	3,570.00						
Professional Services								
Legal	\$	3,000.00						
Engineering	\$	6,000.00						
Controls	\$	5,000.00						
Consulting	\$	1,000.00						
	\$	15,000.00						
Education and Training	\$	4,000.00						
Permit Fee	\$	2,000.00						
Community outreach/education.	\$	2,000.00						
Backflow Prevention Program								
Cost per hour	\$	37.54						
Hours per week		5						
	\$	9,759.43						
With Admin*	\$	11,711.32						

*includes training, vehicle and othe expenses related to the position

Insurance

		Water	Sewer	Pretreatment
SDRMA	\$ 98,000.00	\$ 33,320.00	\$48,020.00	\$ 2,940.00
SDRMA Workers Compensatic	\$ 30,000.00	\$ 10,200.00	\$14,700.00	\$ 900.00

Total Salaries

Water	\$ 95,000
Sewer	\$290,990.78
Recreation	\$137,826.00
Admin	\$247,000.00
Pretreatment	\$32,438
Collection System	\$11,466
	\$814,720.50

Recreation	Collection System	Solid Waste		
\$ 10,535.00	\$ 2,940.00	\$ 245.00	\$	98,000.00
\$ 3,225.00	\$ 900.00	\$ 75.00	\$	30,000.00

Recreation

Pool	Chemicals	\$	15,000.00				
	Maintenance	\$	10,000.00				
	Recreation Assistant	\$	39,864.00	\$	26,312.00	23 Hours /week	
	Recreation Assistant	\$	39,864.00	\$	31,900.00	23 Hours /week	
	Sub Total	\$	79,728.00	\$	58,212.00		
	Part time Maint Asst	\$	20,664.00	\$	20,664.00	20 Hours /week	
	Life Guards	\$	28,500.00	\$	28,500.00		
	Park Maintenance	\$	20,664.00	\$	30,450.00	29 Hours /week	
	Pension	\$	7,972.80	\$	-		
	Benefits	\$	-	\$	-		
	Payroll Tax	\$	13,760.85	\$	12,488.86		
	Sick	\$	747.78	\$	689.13		
	Paid Time Off	\$	1,594.56	\$	-		
	Overtime	\$	1,000.00	\$	250.00		
	Total	\$	174,631.99	\$	151,253.99		
Field Maintenance		\$	30,000.00	\$	30,000.00		
Fuel		\$	1,000.00	\$	1,000.00		
Vehicle Maintenance		\$	1,000.00	\$	1,000.00		
Taxes/Assessments		\$	-				
	Rec Bingo		Senior Bingo	Rec. Meeting	Events	Total	
7/2/2024	\$ 100.00						
7/3/2024		\$	40.00				
7/10/2024		\$	40.00	\$	50.00		
7/17/2024		\$	40.00				
7/20/2024					\$	1,400.00	Fifty's Dance
7/24/2024		\$	40.00				
7/26/2024					\$	100.00	Yard Sale
7/31/2024		\$	40.00				
July Totals	\$ 100.00	\$	200.00	\$	50.00	\$	1,850.00
8/2/2024					\$	200.00	Swim Party
8/7/2024	\$ 100.00	\$	40.00				
8/14/2024		\$	40.00	\$	50.00		
8/21/2024		\$	40.00				
8/23/2024					\$	100.00	Yard Sale
8/28/2024		\$	40.00				
August Totals	\$ 100.00	\$	160.00	\$	50.00	\$	610.00
9/4/2024	\$ 100.00	\$	40.00				
9/11/2024		\$	40.00	\$	50.00		
9/18/2024		\$	40.00				
9/25/2024		\$	40.00				
9/28/2024					\$	9,000.00	Fiesta Days
September Totals	\$ 100.00	\$	160.00	\$	50.00	\$	9,310.00
10/2/2024	\$ 100.00	\$	50.00				
10/9/2024		\$	50.00	\$	50.00		
10/16/2024		\$	50.00				
10/18/2024					\$	100.00	Haunted House
10/19/2024					\$	100.00	Trick or Trunk
10/23/2024		\$	50.00				
10/26/2024					\$	1,000.00	Halloween Dance

10/30/2024		\$		50.00				
October Totals	\$	100.00	\$	250.00	\$	50.00	\$	1,200.00 \$ 1,600.00
11/6/2024	\$	100.00	\$	50.00				
11/13/2024			\$	50.00	\$	50.00		
11/16/2024							\$	1,800.00 Thanksgiving
11/20/2024			\$	50.00				
11/22/2024							\$	100.00 Yard Sale
11/27/2024			\$	50.00				
November Totals	\$	100.00	\$	200.00	\$	50.00	\$	1,900.00 \$ 2,250.00
12/2/2024							\$	1,200.00 Tree Lighting
12/4/2024	\$	100.00	\$	50.00				
12/7/2024							\$	- Toy Drive
12/7/2024							\$	3,500.00 Recreation Dinner
12/11/2024			\$	50.00	\$	50.00		
12/14/2024							\$	2,000.00 Christmas Program
12/14/2024							\$	2,300.00 Christmas Parade /Decorating
12/15/2024								
12/18/2024			\$	50.00				
December Totals	\$	100.00	\$	150.00	\$	50.00	\$	9,000.00 \$ 9,300.00
1/8/2025	\$	100.00	\$	50.00				
1/15/2025			\$	50.00	\$	50.00		
1/22/2025			\$	50.00				
1/25/2025							\$	100.00 Yard Sale
1/29/2025			\$	50.00				
January Totals	\$	100.00	\$	200.00	\$	50.00	\$	100.00 \$ 450.00
2/5/2025	\$	100.00	\$	50.00				
2/7/2025							\$	2,500.00 Valentines Dance
2/12/2025			\$	50.00	\$	50.00		
2/19/2025			\$	50.00				
2/23/2025							\$	100.00 Yard Sale
2/26/2025			\$	50.00				
February Totals	\$	100.00	\$	200.00	\$	50.00	\$	2,600.00 \$ 2,950.00
3/5/2025	\$	100.00	\$	50.00				
3/12/2025			\$	50.00	\$	50.00		
3/14/2025							\$	200.00 Yard Sale
3/15/2025							\$	1,600.00 Easter Program
3/19/2025			\$	50.00				
3/24/2025							\$	200.00 Kids Program
3/26/2025			\$	50.00				
March Totals	\$	100.00	\$	200.00	\$	50.00	\$	2,000.00 \$ 2,350.00
4/2/2025	\$	100.00	\$	50.00				
4/9/2025			\$	50.00	\$	50.00		
4/16/2025			\$	50.00				
4/23/2025			\$	50.00				
4/25/2025							\$	100.00 Yard Sale
April Totals	\$	100.00	\$	200.00	\$	50.00	\$	100.00 \$ 450.00
5/7/2025	\$	100.00	\$	50.00				
5/14/2025			\$	50.00	\$	50.00		
5/17/2025							\$	1,400.00 Mothers/Fathers Day
5/21/2025			\$	50.00				
5/23/2025							\$	100.00 Yard Sale
5/28/2025			\$	50.00				

May Totals	\$	100.00	\$	200.00	\$	50.00	\$	1,500.00	\$	1,850.00
6/3/2025	\$	100.00								
6/4/2025			\$	50.00						
6/11/2025			\$	50.00	\$	50.00				
6/18/2025			\$	50.00						
6/20/2025						\$	400.00	Campout		
6/25/2025			\$	50.00						
6/27/2025						\$	100.00	Yard Sale		
June Totals	\$	100.00	\$	200.00	\$	50.00	\$	500.00	\$	850.00
Year Total	\$	1,200.00	\$	2,320.00	\$	600.00	\$	29,700.00	\$	33,820.00

Pool and Events

Pool	\$	56,207.50
Events	\$	29,700.00
Water	\$	8,000.00
Donations	\$	5,000.00
Vandalism/Damage/Theft		\$5,000

Long Term Debt

	Principle	Annual Debt Service	Water	Sewer	Comme	Recreation	Collection Syst	Pretreatment	
Umpqua Bank		\$ 228,143.56	\$ 91,257.42	\$ 125,478.96		\$ 11,407.18	\$ -	\$ -	#####
Zions Bank		\$ 44,767.00	\$ 8,953.40	\$ 17,906.80		\$ 17,906.80			
Sewer Refi				\$ 36,900.00					
LAIIF Repayment (10 year)		\$ 46,349.16	\$ 18,539.66	\$ 27,809.49					
Solar Project	\$ 2,777,732.00	\$ 161,661.48		\$ 117,924.75		\$ 43,736.73			
Payment	Amount	Principle	Interest	Balance		3% Interest Rate			
						10 Years			
						12 Payments Per Year			
1	\$3,862.43	(\$2,862.43)	(\$1,000.00)	\$ 397,137.57		\$ 400,000.00	Amount		
2	\$3,862.43	(\$2,869.59)	(\$992.84)	\$ 394,267.98					
3	\$3,862.43	(\$2,876.76)	(\$985.67)	\$ 391,391.22					
4	\$3,862.43	(\$2,883.95)	(\$978.48)	\$ 388,507.27					
5	\$3,862.43	(\$2,891.16)	(\$971.27)	\$ 385,616.11					
6	\$3,862.43	(\$2,898.39)	(\$964.04)	\$ 382,717.72					
7	\$3,862.43	(\$2,905.64)	(\$956.79)	\$ 379,812.09					
8	\$3,862.43	(\$2,912.90)	(\$949.53)	\$ 376,899.19					
9	\$3,862.43	(\$2,920.18)	(\$942.25)	\$ 373,979.00					
10	\$3,862.43	(\$2,927.48)	(\$934.95)	\$ 371,051.52					
11	\$3,862.43	(\$2,934.80)	(\$927.63)	\$ 368,116.72					
12	\$3,862.43	(\$2,942.14)	(\$920.29)	\$ 365,174.58					
13	\$3,862.43	(\$2,949.49)	(\$912.94)	\$ 362,225.09					
14	\$3,862.43	(\$2,956.87)	(\$905.56)	\$ 359,268.22					
15	\$3,862.43	(\$2,964.26)	(\$898.17)	\$ 356,303.96					
16	\$3,862.43	(\$2,971.67)	(\$890.76)	\$ 353,332.29					
17	\$3,862.43	(\$2,979.10)	(\$883.33)	\$ 350,353.20					
18	\$3,862.43	(\$2,986.55)	(\$875.88)	\$ 347,366.65					
19	\$3,862.43	(\$2,994.01)	(\$868.42)	\$ 344,372.64					
20	\$3,862.43	(\$3,001.50)	(\$860.93)	\$ 341,371.14					
21	\$3,862.43	(\$3,009.00)	(\$853.43)	\$ 338,362.13					
22	\$3,862.43	(\$3,016.52)	(\$845.91)	\$ 335,345.61					
23	\$3,862.43	(\$3,024.07)	(\$838.36)	\$ 332,321.54					
24	\$3,862.43	(\$3,031.63)	(\$830.80)	\$ 329,289.92					
25	\$3,862.43	(\$3,039.20)	(\$823.22)	\$ 326,250.71					
26	\$3,862.43	(\$3,046.80)	(\$815.63)	\$ 323,203.91					
27	\$3,862.43	(\$3,054.42)	(\$808.01)	\$ 320,149.49					
28	\$3,862.43	(\$3,062.06)	(\$800.37)	\$ 317,087.43					
29	\$3,862.43	(\$3,069.71)	(\$792.72)	\$ 314,017.72					
30	\$3,862.43	(\$3,077.39)	(\$785.04)	\$ 310,940.34					
31	\$3,862.43	(\$3,085.08)	(\$777.35)	\$ 307,855.26					
32	\$3,862.43	(\$3,092.79)	(\$769.64)	\$ 304,762.47					
33	\$3,862.43	(\$3,100.52)	(\$761.91)	\$ 301,661.94					
34	\$3,862.43	(\$3,108.27)	(\$754.15)	\$ 298,553.67					
35	\$3,862.43	(\$3,116.05)	(\$746.38)	\$ 295,437.62					
36	\$3,862.43	(\$3,123.84)	(\$738.59)	\$ 292,313.79					
37	\$3,862.43	(\$3,131.65)	(\$730.78)	\$ 289,182.14					
38	\$3,862.43	(\$3,139.47)	(\$722.96)	\$ 286,042.67					
39	\$3,862.43	(\$3,147.32)	(\$715.11)	\$ 282,895.34					
40	\$3,862.43	(\$3,155.19)	(\$707.24)	\$ 279,740.15					
41	\$3,862.43	(\$3,163.08)	(\$699.35)	\$ 276,577.07					
42	\$3,862.43	(\$3,170.99)	(\$691.44)	\$ 273,406.09					
43	\$3,862.43	(\$3,178.91)	(\$683.52)	\$ 270,227.17					
44	\$3,862.43	(\$3,186.86)	(\$675.57)	\$ 267,040.31					
45	\$3,862.43	(\$3,194.83)	(\$667.60)	\$ 263,845.48					
46	\$3,862.43	(\$3,202.82)	(\$659.61)	\$ 260,642.67					
47	\$3,862.43	(\$3,210.82)	(\$651.61)	\$ 257,431.84					
48	\$3,862.43	(\$3,218.85)	(\$643.58)	\$ 254,212.99					
49	\$3,862.43	(\$3,226.90)	(\$635.53)	\$ 250,986.09					
50	\$3,862.43	(\$3,234.96)	(\$627.47)	\$ 247,751.13					
51	\$3,862.43	(\$3,243.05)	(\$619.38)	\$ 244,508.08					
52	\$3,862.43	(\$3,251.16)	(\$611.27)	\$ 241,256.92					
53	\$3,862.43	(\$3,259.29)	(\$603.14)	\$ 237,997.63					
54	\$3,862.43	(\$3,267.44)	(\$594.99)	\$ 234,730.20					
55	\$3,862.43	(\$3,275.60)	(\$586.83)	\$ 231,454.59					
56	\$3,862.43	(\$3,283.79)	(\$578.64)	\$ 228,170.80					
57	\$3,862.43	(\$3,292.00)	(\$570.43)	\$ 224,878.79					
58	\$3,862.43	(\$3,300.23)	(\$562.20)	\$ 221,578.56					
59	\$3,862.43	(\$3,308.48)	(\$553.95)	\$ 218,270.08					
60	\$3,862.43	(\$3,316.75)	(\$545.68)	\$ 214,953.32					
61	\$3,862.43	(\$3,325.05)	(\$537.38)	\$ 211,628.28					
62	\$3,862.43	(\$3,333.36)	(\$529.07)	\$ 208,294.92					
63	\$3,862.43	(\$3,341.69)	(\$520.74)	\$ 204,953.23					
64	\$3,862.43	(\$3,350.05)	(\$512.38)	\$ 201,603.18					
65	\$3,862.43	(\$3,358.42)	(\$504.01)	\$ 198,244.76					
66	\$3,862.43	(\$3,366.82)	(\$495.61)	\$ 194,877.94					
67	\$3,862.43	(\$3,375.23)	(\$487.19)	\$ 191,502.70					
68	\$3,862.43	(\$3,383.67)	(\$478.76)	\$ 188,119.03					
69	\$3,862.43	(\$3,392.13)	(\$470.30)	\$ 184,726.90					
70	\$3,862.43	(\$3,400.61)	(\$461.82)	\$ 181,326.29					
71	\$3,862.43	(\$3,409.11)	(\$453.32)	\$ 177,917.17					
72	\$3,862.43	(\$3,417.64)	(\$444.79)	\$ 174,499.54					
73	\$3,862.43	(\$3,426.18)	(\$436.25)	\$ 171,073.35					
74	\$3,862.43	(\$3,434.75)	(\$427.68)	\$ 167,638.61					
75	\$3,862.43	(\$3,443.33)	(\$419.10)	\$ 164,195.28					
76	\$3,862.43	(\$3,451.94)	(\$410.49)	\$ 160,743.33					
77	\$3,862.43	(\$3,460.57)	(\$401.86)	\$ 157,282.76					
78	\$3,862.43	(\$3,469.22)	(\$393.21)	\$ 153,813.54					

79	\$3,862.43	(\$3,477.90)	(\$384.53)	\$ 150,335.64
80	\$3,862.43	(\$3,486.59)	(\$375.84)	\$ 146,849.05
81	\$3,862.43	(\$3,495.31)	(\$367.12)	\$ 143,353.75
82	\$3,862.43	(\$3,504.05)	(\$358.38)	\$ 139,849.70
83	\$3,862.43	(\$3,512.81)	(\$349.62)	\$ 136,336.89
84	\$3,862.43	(\$3,521.59)	(\$340.84)	\$ 132,815.31
85	\$3,862.43	(\$3,530.39)	(\$332.04)	\$ 129,284.92
86	\$3,862.43	(\$3,539.22)	(\$323.21)	\$ 125,745.70
87	\$3,862.43	(\$3,548.07)	(\$314.36)	\$ 122,197.63
88	\$3,862.43	(\$3,556.94)	(\$305.49)	\$ 118,640.70
89	\$3,862.43	(\$3,565.83)	(\$296.60)	\$ 115,074.87
90	\$3,862.43	(\$3,574.74)	(\$287.69)	\$ 111,500.13
91	\$3,862.43	(\$3,583.68)	(\$278.75)	\$ 107,916.45
92	\$3,862.43	(\$3,592.64)	(\$269.79)	\$ 104,323.81
93	\$3,862.43	(\$3,601.62)	(\$260.81)	\$ 100,722.19
94	\$3,862.43	(\$3,610.62)	(\$251.81)	\$ 97,111.56
95	\$3,862.43	(\$3,619.65)	(\$242.78)	\$ 93,491.91
96	\$3,862.43	(\$3,628.70)	(\$233.73)	\$ 89,863.21
97	\$3,862.43	(\$3,637.77)	(\$224.66)	\$ 86,225.44
98	\$3,862.43	(\$3,646.87)	(\$215.56)	\$ 82,578.57
99	\$3,862.43	(\$3,655.98)	(\$206.45)	\$ 78,922.59
100	\$3,862.43	(\$3,665.12)	(\$197.31)	\$ 75,257.47
101	\$3,862.43	(\$3,674.29)	(\$188.14)	\$ 71,583.18
102	\$3,862.43	(\$3,683.47)	(\$178.96)	\$ 67,899.71
103	\$3,862.43	(\$3,692.68)	(\$169.75)	\$ 64,207.03
104	\$3,862.43	(\$3,701.91)	(\$160.52)	\$ 60,505.12
105	\$3,862.43	(\$3,711.17)	(\$151.26)	\$ 56,793.95
106	\$3,862.43	(\$3,720.44)	(\$141.98)	\$ 53,073.51
107	\$3,862.43	(\$3,729.75)	(\$132.68)	\$ 49,343.76
108	\$3,862.43	(\$3,739.07)	(\$123.36)	\$ 45,604.69
109	\$3,862.43	(\$3,748.42)	(\$114.01)	\$ 41,856.27
110	\$3,862.43	(\$3,757.79)	(\$104.64)	\$ 38,098.48
111	\$3,862.43	(\$3,767.18)	(\$95.25)	\$ 34,331.30
112	\$3,862.43	(\$3,776.60)	(\$85.83)	\$ 30,554.70
113	\$3,862.43	(\$3,786.04)	(\$76.39)	\$ 26,768.65
114	\$3,862.43	(\$3,795.51)	(\$66.92)	\$ 22,973.15
115	\$3,862.43	(\$3,805.00)	(\$57.43)	\$ 19,168.15
116	\$3,862.43	(\$3,814.51)	(\$47.92)	\$ 15,353.64
117	\$3,862.43	(\$3,824.05)	(\$38.38)	\$ 11,529.59
118	\$3,862.43	(\$3,833.61)	(\$28.82)	\$ 7,695.99
119	\$3,862.43	(\$3,843.19)	(\$19.24)	\$ 3,852.80
120	\$3,862.43	(\$3,852.80)	(\$9.63)	\$ (0.00)

Collection System Maintenance

Operator 150 hrs	\$	5,550.00
Operator 150 hrs	\$	5,550.00
	\$	11,100.00
Pension	\$	1,110.00
Benefits	\$	5,149.27
Payroll Tax	\$	1,473.98
Sick	\$	55.50
Paid Time Off	\$	222.00
Camera	\$	2,000.00
Repairs	\$	3,000.00
Man Hole Repair	\$	3,750.00
	\$	27,860.74
Vac Trailer Maint	\$	3,900.00
Vac Trailer Fuel	\$	1,000.00
Lift Station Repair/Maint	\$	20,000.00
GIS	\$	357.00

Benefits

Average Cost per Employee	2979.9
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item 8.a.i.

From: [Michael Slater](#)
To: [Norma Melendez](#)
Subject: FW: URGENT: Request for Extension- Cross-Connection Control Plan- Malaga County Water District
Date: Friday, October 10, 2025 3:07:00 PM
Attachments: [image001.png](#)

From: Jafarzadeh Ghehi, Tahereh@Waterboards <Tahereh.JafarzadehGhehi@Waterboards.ca.gov>
Sent: Friday, October 10, 2025 1:02 PM
To: Robert Herrero <rherrero@malagacwd.org>
Cc: WB-DWPDIST12 <DWPDIST12@waterboards.ca.gov>; : Maija Madec <mmadec@ppeng.com>; Michael Slater <mike@costanzolaw.com>; sacerrillo@gmail.com
Subject: RE: URGENT: Request for Extension- Cross-Connection Control Plan- Malaga County Water District

Good afternoon Robert,

Please use this email as approval for the extension of the Cross Connection Control Plan deadline to December 31, 2025 for Malaga CWD (1010042).

Best regards,



Tahereh “Sami” Jafarzadeh Ghehi, EIT
Water Resource Control Engineer

DIVISION OF DRINKING WATER
Southern California Drinking Water Field Operations Branch | Central CA / Visalia District

Email: Tahereh.JafarzadehGhehi@Waterboards.ca.gov
Phone: +1 (559) 445 5975

State Water Resources Control Boards
265 West Bullard Avenue, Suite 101, Fresno CA 93704
Website: www.waterboards.ca.gov

Follow: [X](#) | [Instagram](#) | [Facebook](#) | [LinkedIn](#)

From: Robert Herrero <RHerrero@malagacwd.org>
Sent: Friday, October 3, 2025 7:27 AM
To: WB-DWPDIST12 <DWPDIST12@waterboards.ca.gov>
Cc: Maija Madec <mmadec@ppeng.com>; Michael Slater <mike@costanzolaw.com>; sacerrillo@gmail.com
Subject: URGENT: Request for Extension- Cross-Connection Control Plan- Malaga County Water



item 8.b.i.

County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING
STEVEN E. WHITE, DIRECTOR

October 9, 2025

Josh Rogers
Yamabe & Horn Engineering, Inc.
2985 N Burl Ave., Ste 101
Fresno, CA 93727

Dear Mr. Rogers:

Subject: Malaga Wastewater Treatment Plant Screw Pump Replacement,
Community Development Block Grant Project No. 24451

Upon review of the plans and specifications for the above-referenced project by the Department of Public Works and Planning, it has been determined that the project may now be advertised, subject to the following revisions which must be made to the plans and specifications prior to advertisement:

- On Sheet G-1, update the Designation of Applicable Code to list:
 - 2022 CA Electrical Code
 - 2022 CA Plumbing Code
 - Fresno County Ordinance Title 15
- Executive Order 11246 was revoked earlier this year. Please remove the Standard Federal Equal Employment Opportunity Construction Contract Specifications insert which relied upon it.
- All contract documents (plans, specifications & estimate) must have the correct CDBG #24451.
- The specifications must state specifically which Federal wage decision applies to the contract during bidding.
- Update Section 00 45 34 of the specifications with the enclosed current Statement of Work Force Needs and Contract and Subcontract Reporting forms.

Please note that the Plan Check and Permit fee of \$3,988.46 is due when pulling permits from Fresno County Development Services. A dummy permit and invoice are enclosed. **Concurrent with the submission of the first construction progress payment request, the District shall provide documentation demonstrating that all construction-related required permits have been issued by the County.**

Your attention is directed to Preliminary Review Attachments A, B, C, D, and E (enclosed). The final specifications must adhere to these requirements.

The specifications must include the applicable Federal Wage Decision via reference. An example follows:

*"The Federal minimum wage rates for this project as predetermined by the United States Secretary of Labor are set forth in **General Decision Number _____ with Modification _____, Dated _____**, which is incorporated in these Specifications by this reference as if fully set forth herein and which can be viewed at <https://sam.gov/content/wage-determinations>. Said Federal Wage Decision, may also be examined at **(Fill in appropriate address of City/District Office)**. Addenda to modify the reference to Federal minimum wage rates to reflect revisions thereto, if necessary, will be issued to planholders of record."*

The project may still be advertised so long as these revisions have been made to the plans and specifications. Any other modifications to the plans and/or specifications will require prior written approval from the County.

The project must be advertised in accordance with all Federal, State, and local laws and regulations, including that it be advertised in a newspaper of wide circulation. The project must be advertised for a period of time at least equal to that required by applicable regulations and under no circumstances should the advertising period be less than two weeks. Notices should also be sent to the publications, associations, and Disadvantaged Business Enterprise (DBE) contractors listed in the database at <https://californiaucp.dbesystem.com/>.

Ten days prior to the bid opening, please notify Jared Nimer, the project representative, of the bid opening date, time, and location. Pursuant to the executed project agreement, the construction contract must be awarded to the lowest responsible bidder.

Please remember that a "Ten-Day" wage check is required. If modifications have been made to the Federal Wage Decision prior to 10 days before bid opening, notification of bidders is required by Addendum to the Specifications.

Lastly, please review Final Review Attachments J, K, L, and M which are enclosed for further information.

DO NOT AWARD WITHOUT WRITTEN APPROVAL BY THE COUNTY

Prior to awarding the contract, please submit one (1) printed copy plus an electronic copy in PDF format by email to me at javedian@fresnocountyca.gov and to Jared Nimer at jnimer@fresnocountyca.gov of the following documents: the plans (11x17 preferred) and specifications as advertised, copies of any addenda issued, the summary of bids, the low bidder's entire proposal including certifications and bid bond, and the proof of publication.

Josh Rogers
October 9, 2025
Page 3

Should you have any questions, please contact Jared Nimer, the project representative, at (559) 600-4292.

Sincerely,



Jonathan Avedian, Senior Staff Analyst
Community Development Division

Enclosures

- c: Mohammad Alimi, Design Division (via email)
- Design Consultants (via email)
- Jennifer Parks, Construction Division (via email)
- Jiovonni Ruiz, Construction Division (via email)
- Michael Granat, Supervisor Building Inspector, Development Services (via email)
- Charles Garabedian, President, Malaga County Water District (via email)

JA:JN
G:\7205comdev\CDBG And GRANT PERM FILES\CDBG\Projects\Open Projects\24451 Malaga WWTP Screw Pump Replacement\Docs\24451 Authorization To Advertise.Docx
October 9, 2025

Invoice
 County of Fresno
 Department of Public Works & Planning
 Mailing Address: 2220 Tulare Street, 6th Floor Fresno, CA 93721
 24-HR REQUEST LINE: 600-4131 LOCAL: 600-4560
 TOLL FREE: 800742-1011 FAX: 600-4201



INVOICE TO:

INVOICE NO: 358863

INVOICE DATE: September 30, 2025

PERMIT #: Folder 2025 012760 000 00 FC

REFERENCE #:

PROJECT LOCATION: 2200 TULARE FRESNO CA

PROJECT DESCRIPTION: DUMMY PERMIT FOR SCREW PUMP REPLACEMENT

FEE DESCRIPTION	AMOUNT	COMMENT
------------------------	---------------	----------------

Workers Comp.	\$8.20	
CA Bldg Standards Comm. Fee (SB-1473)	\$13.00	
Call-In, Fax, Email or Internet	\$21.85	
SMI	\$84.18	
Building Plan Check	\$1,521.00	
Building Construction Permit	\$2,340.23	\$0 Valuation

	TOTAL	\$3,988.46
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SUMMARY

BUILDING PERMIT		\$2,340.23
OTHER		\$127.23
PLAN CHECK		\$1,521.00

	TOTAL	\$3,988.46
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	Total Billed:	\$3,988.46
--	----------------------	------------

	Payment Received:	\$0.00
--	--------------------------	--------

	Balance Due:	\$3,988.46
--	---------------------	-------------------

FORM OF PAYMENT:

_____ Check

_____ Credit Card

_____ Cash

_____ DrawDown-Acct#

Roads Charge-Use Acct# _____

Submitted by: _____ Ext: _____



County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING
STEVEN E. WHITE, DIRECTOR

October 7, 2025

item 8.b.ii.

Norma Melendez, District Clerk
Malaga County Water District
3580 S. Frank Ave.
Fresno, CA 93625

Dear Ms. Melendez:

Subject: Housing and Community Development Citizens Advisory Committee Meeting

The Malaga County Water District Community Center Pool Rehabilitation application that was submitted requesting 2026-2027 Community Development Block Grant funds will be presented to the Housing and Community Development Citizens Advisory Committee (CAC) for review on **Wednesday, October 15, 2025**. The project briefing report and the meeting agenda are enclosed. Please post a copy of this agenda at a public place for viewing.

The meeting will begin at 6:00 p.m., in Conference Room "A" on the 8th floor of the Fresno County Plaza Building, located at 2220 Tulare Street, Fresno. Free parking, which is available at the County Plaza Parking Garage, may be accessed from "L" Street.

All interested persons from the community are welcome to speak on behalf of, or opposed to, the project. **To encourage public participation, the meeting will also be conducted via teleconference. The call-in number is: (559) 494-4226 - Conference ID: 288 987 38#** or on Microsoft Teams, using Teams or a web browser at <https://tinyurl.com/3nm4mv6k>.

In November 2025 the CAC will consider the proposed Community Development Block Grant (CDBG) infrastructure projects submitted for 2026-2027 CDBG funds, staff's presentations, and public testimony and will rank the projects for recommendation to the Board of Supervisors. Funding commitments will take place at a later date in the spring by the Board of Supervisors.

If you have any questions, please call me at (559) 600-4292.

Sincerely,

Jonathan Avedian, Senior Staff Analyst
Community Development Division

Enclosures

C: Josh Rogers, Yamabe & Horn Engineering, Inc.

JA:JN
G:\7205ComDev\CAC & CPC Minutes & Agendas\2025-2026 Agenda & Minutes\10-15-25 Packet Materials\CAC Meeting Notice, Biola.doc
October 7, 2025



County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING
STEVEN E. WHITE, DIRECTOR

AGENDA

Housing & Community Development
Citizens Advisory Committee (CAC) Meeting
Wednesday, October 15, 2025, 6:00 p.m.

Location: Fresno County Plaza Building
Conference Room "A", 8th Floor
2220 Tulare Street, Fresno, CA

Members of the public may listen and participate via teleconference by calling:
(559) 494-4226 - Conference ID: #288 987 38
Microsoft Teams Link: <https://tinyurl.com/3nm4mv6k>

	<u>ENCLOSURE/ACTION</u>
I. Call to Order (Chair)	No/No
II. Roll Call (Secretary-Designee)	No/No
III. Election of Officers (Chair)	No/Yes
IV. Approve CAC Minutes of August 6, 2025 (Chair)	Yes/Yes
V. Review of Applications for 2026-2027 Unincorporated Area CDBG Projects	
A. Biola Community Services District – Fire Hydrant Replacement (Nimer)	Yes/No
B. Caruthers Community Services District – Emergency Generator (Nimer)	Yes/No
C. Del Rey Community Services District – Water Valve Improvements (Nimer)	Yes/No
D. Fresno County Fire Protection District – Fire Station 94 Water Tender (Nimer)	Yes/No
E. Malaga County Water District – Community Center Pool Rehabilitation (Nimer)	Yes/No
F. Riverdale Public Utility District – Accessibility and Drainage Improvements (Nimer)	Yes/No
G. Tranquillity Public Utility District – Sewer System Improvements (Nimer)	Yes/No
VI. Application Scoring Instructions (Nimer)	Yes/No
VII. Other Business	No/No
VIII. Public Comments (on non-agenda items)	No/No
IX. Adjournment (Chair)	No/Yes

COMMUNITY DEVELOPMENT BLOCK GRANT
HOUSING AND COMMUNITY DEVELOPMENT
CITIZENS ADVISORY COMMITTEE
PROJECT BRIEFING REPORT

I. **PROJECT NAME:** Malaga Community Center Pool Rehabilitation

II. **APPLICANT:** Malaga County Water District

III. **PROJECT DESCRIPTION:**

The project consists of improvements to the existing community pool, including mechanical improvements and equipment replacements or upgrades, as well as the removal and replacement of the existing concrete pool deck. The proposed improvements will address existing deficiencies present at the community pool.

IV. **FUNDING PROPOSAL:**

A. Total Funding Breakdown:

1. CDBG Funds Requested:		<u>\$300,000</u>
	TOTAL	\$300,000

B. Projected Completion Date: June 2028

V. **CDBG COMMITMENTS:**

A. Current CDBG Funding Obligations:

1. Malaga WWTP Nitrogen Reduction (2021)	\$ 630,000	
2. Malaga WWTP Screw Pump (2024)	\$ 300,000	
3. Malaga WWTP Disposal Pond (2025)	<u>\$ 300,000</u>	
	TOTAL	\$1,230,000

B. Previous CDBG Commitments:

Community Center Improvements (2017)	\$ 250,000	
Public Works Improvements (1976, 1977, 1980, 1983, 1994, 1996, 1999, 2000, 2003, 2004)	\$ 685,318	
Sewer & Water Improvements (1975, 1982, 1986, 1987, 1990, 1991, 1992, 1993, 1995, 1998, 1999, 2000, 2004, 2006, 2012, 2014, 2016, 2019)	\$2,766,162	
Street & Drainage Improvements (1979, 1980)	<u>\$ 947,201</u>	
	TOTAL	\$4,648,681

VI. CONFORMANCE WITH FEDERAL FUNDING REQUIREMENTS:

- A. The proposed project is eligible for CDBG funding as a (Public Facility and Infrastructure Improvement project) as defined by Section (570.201(c)).
- B. This activity meets the Federal objective of (benefiting low- and moderate-income persons as an area-benefit activity under Section 570.208(a)(1)(i) because 73.1% of the residents meet the low-and moderate-income threshold for eligibility.

Service Area

- a. Low- and Moderate-Income Persons: 73.1%
Basis: 2016-2020 American Communities Survey (ACS)
- b. Population in service area: 1,170 (2016-2020 ACS, updated August 2024)
- c. Census Tract 15, Block Group 2
- d. See attached site map

VII. RATES/REVENUES/RESERVES:

A. RESIDENTIAL SERVICE RATES (effective August 1, 2024):

- 1. Water Service (Metered):
 - a. Residential: \$13.38 per month + usage
- 2. Sewer Service:
 - a. Residential: \$65.75 per month
- 3. Garbage:
 - a. Residential: \$29.46 per month

B. METHOD OF FINANCING BUDGET (2026-27):

Total Available Cash & Reserves	\$	0
Tax Revenues	\$	403,780
Interest	\$	0
Charges for Services		\$4,415,808
Other Revenues		\$ 153,289
	TOTAL	\$4,972,877

C. DISTRICT BUDGET (2026-27):

Budget Expenditures		\$4,584,675
Contingencies	\$	107,762
General Reserves	\$	280,440
Other Reserves		\$ 0
	TOTAL	\$4,972,877

VIII. CONFORMANCE WITH COUNTY PLANS AND POLICIES:

- A. Maintenance Agency: Malaga County Water District
Adopted Maintenance Plan: Yes
- B. County General Plan Conformance: Conforms
- C. Zoning Conformance: Conforms
- D. Adopted Board of Supervisors' Priority Classification:
Low (Neighborhood Facilities)
- E. Consolidated Plan Conformance: Conforms

IX. OUTCOME MEASUREMENTS:

Total number of persons that will receive a service or benefit that is no longer substandard: 1,170

X. BACKGROUND INFORMATION:

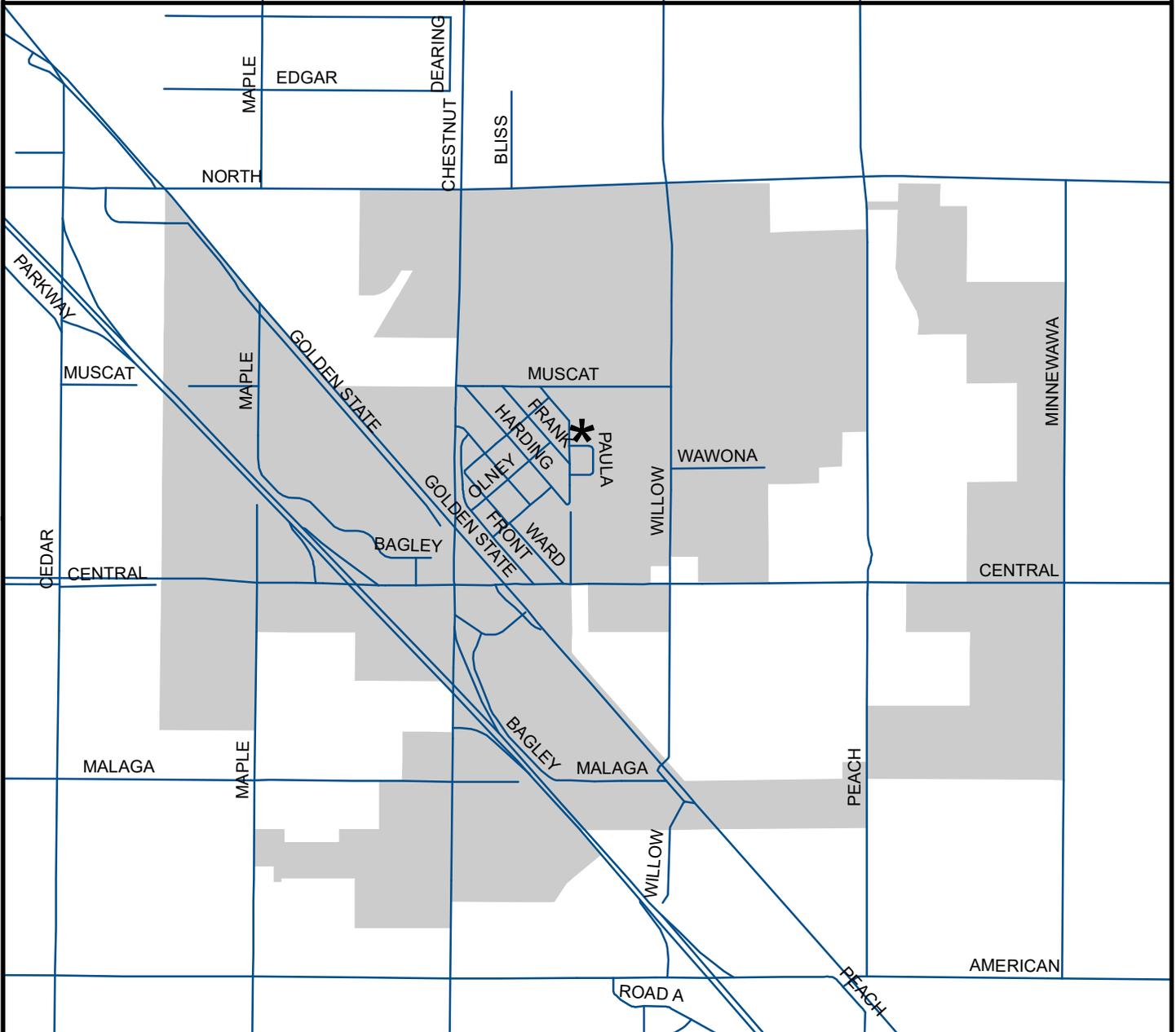
- A. The proposed project involves the rehabilitation and improvement of the public swimming pool. In recent years the age and lack of reliability of the existing pool equipment have caused a strain on District maintenance staff and their service contractors as several of the components have reached the end of their useful life and require constant oversight to ensure they are functioning properly. This includes equipment to maintain chemical levels and provide consistent and adequate flows across filtration components. Additionally, the existing pool deck concrete has begun to degrade with cracking and settling and must be rehabilitated to enable the community pool's continued use.
- B. This District's current project, the Malaga Wastewater Treatment Plant Nitrogen Reduction, was funded in June 2022. The use of an additional \$250,000 in CDBG funds was approved by the Board of Supervisors in November 2022, merging components of the Malaga WWTP Nitrogen Reduction, Phase II project which was the next project on the 2022-23 back-up list. The use of an additional \$130,000 in CDBG funds was approved by the Board of Supervisors in December 2024, due to increased project costs based on the construction bids received for the project. The project consists of various aeration, flow, and control system modifications, upgrades, and improvements at the Malaga wastewater treatment plant, to improve treatment efficiency and reduce effluent nitrogen count, to meet regulatory requirements and reduce groundwater contamination. The project is anticipated to be completed by March 2026.

- C. The District's other current project, the Malaga Wastewater Treatment Plant Screw Pump, was funded in October 2024. The project consists of the replacement of one wastewater screw pump in order to maintain current operations at the wastewater treatment plant. The existing influent screw pump has exceeded its useful life and is corroded beyond repair. The project is anticipated to be completed by May 2026.

- D. The District's Malaga Wastewater Treatment Plant Disposal Pond project was included in the 2025-2026 Action Plan. A project agreement is being prepared and is expected to be presented to the Board of Supervisors in December 2025 or January 2026. The project will make improvements to the percolation capability of the disposal ponds at the Malaga County Water District Wastewater Treatment Plant. The pond soil material would first be tested to determine the constituency of the material and the required method of disposal, followed by excavation and removal of any percolation-inhibiting material. The project is anticipated to be completed by May 2027.

- D. The most recently completed project in the District, the Malaga Fire Hydrant Improvements, was funded in April 2020. The District was granted an additional \$200,000 in CDBG funds in July 2022, due to increased construction costs. The Notice of Completion was recorded on September 30, 2022. The project required one time extension, extending the completion of the project by thirteen months.

Malaga County Water District Malaga Community Center Pool Rehabilitation 2026-27 CDBG Application



Legend



Project Site



Malaga County Water District



September 16, 2025

Customer Name: MALAGA COUNTY WATER DISTR
Customer Number: 423273
Term Date: 12/31/2025

MALAGA COUNTY WATER DISTRICT

3580 S FRANK AVE
FRESNO, CA 93725



Dear CUSTOMER:

RE: Notice of Cancellation, Rescission, or Non-Renewal

Important: Your UnitedHealthcare of California plan will not be offered next year

Thank you for choosing UnitedHealthcare. We understand how important your experience is, and we will continue to work hard to provide the best service possible.

Next year, your current plan will not be offered so we have recommended a similar plan with similar benefits. If you are happy with the plan we recommended, you do not need to do anything. We will enroll your group members in this new plan unless you choose a different option. We appreciate your assistance with informing anyone who enrolls with UnitedHealthcare during the 90-day notice of non-renewal period that the contract is terminating on the date listed above.

The primary changes between your UnitedHealthcare of California 2025 plan and the new recommended plan will be included in the materials you will receive shortly. Any premium or coverage changes, including whether the plan is a different metal level from the previous plan will be explained in your renewal materials.

You can also review more specific details about the recommended plan's copay and coinsurance amounts in the Summary of Benefits and Coverage (SBC), which you will receive soon. The SBC will give you information to better understand the recommended plan or plans and allow you to compare coverage options across different types of plans and products.

What other options do I have?

- You may choose a new health plan, offer a different plan through different health plan carriers, or through Covered California.

Questions?

- If you have questions, please call UnitedHealthcare at **1-866-432-5992**.
- Visit Covered California to learn more about coverage or call 1-800-300-1506. TTY users: 1-888-889-4500.

- Open enrollment for Covered California starts November 1, 2025 and goes through December 15, 2025. You must enroll in a health insurance plan during this period unless you qualify for a Special Enrollment Period.
- There are two (2) Special Enrollment Periods - from October 15, 2025 through October 31, 2025 and from December 15, 2025 through January 15, 2026.

This information is also available in other languages and formats. Free language interpreter services are also available. Please call **1-866-432-5992**. TTY **711**, 8:00 am to 8:00 pm local time, Monday through Friday.

Para obtener asistencia en Español, por favor llame al **1-866-432-5992**.

若需要中文协助, 请拨打**1-866-432-5992**.

*Para sa tulong sa Tagalog, tawagan ang **1-866-432-5992**.*

Dine k'ehji shich'i' hadoodzih ninizingo, koji' hodiilnih **1-866-432-5992**.

RIGHT TO SUBMIT GRIEVANCE REGARDING CANCELLATION, RESCISSION, OR NONRENEWAL OF YOUR PLAN ENROLLMENT, SUBSCRIPTION, OR CONTRACT.

If you believe your health care coverage has been, or will be, improperly cancelled, rescinded, or not renewed, you have the right to file a grievance with the plan and/or the Department of Managed Health Care.

OPTION (1) — YOU MAY SUBMIT A GRIEVANCE TO YOUR PLAN.

- You may submit a grievance to UnitedHealthcare of California by calling **1-866-432-5992**, online at **www.uhc.com**, or by mailing your written grievance to 9700 Health Care Lane, Minnetonka, MN 55343
- You may want to submit your grievance to UnitedHealthcare of California first if you believe your cancellation, rescission, or nonrenewal is the result of a mistake. Grievances should be submitted as soon as possible.
- UnitedHealthcare of California will resolve your grievance or provide a pending status within three (3) calendar days. If you do not receive a response from the plan within three (3) calendar days, or if you are not satisfied in any way with the plan's response, you may submit a grievance to the Department of Managed Health Care as detailed under Option 2 below.

OPTION (2) — YOU MAY SUBMIT A GRIEVANCE DIRECTLY TO THE DEPARTMENT OF MANAGED HEALTH CARE.

- You may submit a grievance to the Department of Managed Health Care without first submitting it to the plan or after you have received the plan's decision on your grievance.
- You may submit a grievance to the Department of Managed Health Care online at: **WWW.HEALTHHELP.CA.GOV**

You may submit a grievance to the Department of Managed Health Care by mailing your written grievance to:

HELP CENTER DEPARTMENT OF MANAGED HEALTH CARE
980 NINTH STREET SUITE 500
SACRAMENTO, CALIFORNIA 95814-2725



REGULAR BOARD MEETING MINUTES
BOARD OF DIRECTORS MEETING
MALAGA COUNTY WATER DISTRICT
3580 SOUTH FRANK AVENUE
FRESNO, CALIFORNIA 93725
Tuesday, September 23, 2025 at 6:00PM

item 15.a.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in a District Board Meeting, please contact the District Office at 559-485-7353 at least 48 hours prior to the meeting, to ensure that reasonable arrangements can be made to provide accessibility to the meeting.

Please submit all written correspondence for the Board of Directors by 12:00 pm the Friday prior to the meeting. Please deliver or mail to the District Clerk.

1. Call to Order: 6:00pm

2. Roll Call: President Charles Garabedian, Jr.; Vice President Salvador Cerrillo; Director Irma Castaneda; Director Frank Cerrillo, Jr.; Director Carlos Tovar, Jr.

Not present at roll call: Vice President Cerrillo.

Also present: Norma Melendez and Michael Slater.

3. Certification: Certification was made that the Board Meeting Agenda was posted 72 hours in advance of the meeting.

4. Consent Agenda. The items listed below in the Consent Agenda are routine in nature and are usually approved by a single vote. Prior to any action by the Board of Directors, any Board member may remove an item from the consent agenda for further discussion. Items removed from the Consent Agenda may be heard immediately following approval of the Consent Agenda or set aside for discussion and action after Regular Business.

- a. Minutes of the Regular Board Meeting of September 9, 2025.
- b. Minutes of the Special Board Meeting of September 16, 2025.

Recommended action: To approve the Consent Agenda as presented or amended.

Motion by Director Cerrillo, Jr.; Second by Director Tovar, Jr. and by a 5-0 vote to approve the consent agenda as presented.

Vice President Cerrillo arrived after the motion for the consent agenda. 6:02pm.

5. Old Business:

- a. **Resolution No. 09-23-2025-- CDBG 26-27 Project Proposal.** Project applications for CDBG Projects in FY 2026-27 are due to Fresno County Planning by September 26, 2025. A public hearing was conducted on September 16 where the board and members of the community made suggestions for consideration. Project listed included: pool revitalization, replacing the floor at the recreation center, kitchen remodel and replacing or repairing the padding at the playground. Staff recommend that the District submit a project proposal to revitalize the pool to improve pump efficiency, improve filtration system, and to continue promoting social equity.

Recommended action: Select project and approve submission of the application for CDBG 2026-2027 funding and designate the Board President as signing authority for the project.

Motion by Vice President Cerrillo; Second by Director Tovar, Jr. and by a 5-0 vote to select the following projects for consideration for the 26/27 CDBG projects: 1. Pool Revitalization 2. Kitchen upgrades 3. Recreation Center Floor replacement.

- b. **Public Hearing on Proposed New Water Rates and Consideration and Necessary Action on Resolution No. 9-23-2025A, Approving the Proposed New Rates.** Pursuant to the requirements of Proposition 218 (California Constitution Article XIII(D)), notice of this public hearing was given by mail on or about August 1, 2025, in English and Spanish. A copy of the Notice and the rate study are included in the agenda packet. Resolution No. 9/23/2025A would approve the proposed water and sewer rates as set forth in the public notice effective October 1, 2025.

Public comments opened at 6:13pm and closed at 6:30pm.

Recommended action: to hold public hearing and approve resolution 09-23-2025A.

Motion by Vice President Cerrillo, Second by Director Cerrillo, Jr. and by a 5-0 vote to approve Resolution No. 9-23-2025A, approving the proposed rates which will come to effect October 1, 2025. No written protest received.

- c. **Resolution No. 09-23-2025B.** A resolution adopting and amending the District's Master Fee Schedule of Fees, Charges, Penalties and Recovered Costs.

Recommended action: To approve resolution 09-23-2025B as presented or amended.

Motion by Vice President Cerrillo, Second by Director Castaneda and by a 5-0 vote to approve resolution 09-23-2025B, adopting and amending the District's Master Fee Schedule.

6. New Business: None for this meeting.

7. Recreation Reports:

Director Castaneda reported that the recreation department received various donations for the Fiesta Day raffle. The recreation committee are wrapping up plans for Fiesta Days.

8. Engineer Reports:

- a. District Engineer Report.

- b. CDBG Engineer Report:

- i. Progress Payment No. 1 for the WWTP Nitrogen Reduction Project.

9. General Manager's Report:

Vice President Cerrillo reported that lights have been installed at Well 3A. The security camera agreement was modified to 6 months of use. The blower at the WWTF has been installed. The next step is working on the electrical. Shady Lakes project (Comunidad Nuevo Lago) is under environmental review.

10. President's Report: None for this meeting.

11. Vice President's Report: report under GM report.

12. Director's Reports: None for this meeting.

13. Legal Counsel Report: None for this meeting.

14. Communications:

a. Written Communications: **None for this meeting.**

b. Public Comment: *The Public may address the Malaga County Water District Board on item(s) of interest within the jurisdiction of the Board, not appearing on the agenda. The Board will listen to comments presented; however, in compliance with the Brown Act, the Board cannot take action on items that are not on the agenda. The public should address the Board on agenda items at the time they are addressed by the Board. All speakers are requested to wait until recognized by the Board President. All Comments will be limited to three (3) minutes or less per individual/group per item per meeting, with a fifteen (15) minutes maximum.*

15. Closed Session: None for this meeting.

16. Adjournment:

Motion by Director Castaneda, Second by Director Cerrillo, Jr. and by a 5-0 vote to adjourn the meeting at 6:56pm.

Certification of Posting

I, Norma Melendez, District Clerk of the Malaga County Water District, do hereby certify that the foregoing minutes for the Regular Meeting of the Board of Directors of September 23, 2025, was posted for public view on the front window of the MCWD office at 3580 S. Frank Street, Fresno Ca 93725, on 10/15/2025.

Norma Melendez, District Clerk

PROVOST&PRITCHARD
CONSULTING GROUP

455 W Fir Ave • Clovis, CA 93611 • (559) 449-2700
www.provostandpritchard.com

DETAILS FOR
AGENDA
ITEMS b &c

MEMORANDUM

To: MCWD – Norma Melendez, Michael Slater

From: Maija Madec

Subject: Agenda items for October 14, 2025

Date: October 9, 2025

DEVELOPMENTS

Site Plan Review 8460 – 3525 Golden State Blvd

Site Plan Review requested by Fresno County. The project proposes to change use of the site to a ready-mix concrete facility.

The site has existing water and sewer service for the previous use as a wrecking yard.

Demands are not clearly defined but are expected to be significantly greater than the previous use.

A draft response is attached.

Recommended Action: Provide any edits to the comment letter. Direct staff to send the comment letter to the County.

3570 S. Calvin – Residential Will Serve Letter

This is a proposed single-family residence to be built on the property of a home that burned down last year.

Water and sewer services exist to the property. No additional water or sewer services are proposed.

A draft conditional will serve letter is provided for consideration.

Recommended Action: Provide any edits to the will serve letter. Direct staff to send the will serve letter to the applicant.

PROVOST & PRITCHARD
CONSULTING GROUP

455 W Fir Ave, Clovis, CA 93611 • (559) 449-2700
www.provostandpritchard.com

item 15.b.

October 14, 2025

Board of Directors
Malaga County Water District
3580 S. Frank St.
Fresno, CA 93725

RE: Site Plan Review No. 8460
3525 Golden State Blvd
APN 330-090-52
Malaga County Water District

If acceptable, it is suggested that this letter is forwarded to the County of Fresno and the applicant on behalf of Malaga County Water District (MCWD). The following are comments concerning the subject application:

1. The County of Fresno has requested comments regarding Site Plan Review No. 8460. MCWD provided comments in November 2023 related to the subject property, Conditional Use Permit 3774.
2. The subject parcel is within the MCWD Service Area and receives water and sewer service from MCWD.
3. The project proposes to change use of the 12-acre parcel from a wrecking yard to a ready-mix concrete facility.
4. The Application states that water and sewer services are to be received from the City of Fresno systems. This is not correct. The MCWD water system and MCWD sewer system are along the frontage of the property and provided service for the prior use.
5. Water demand needs to be clarified. Based on the operational statement, it is understood that the potable (office) demands are anticipated to be approximately 75-200 gallons per day. However, the process water and landscape irrigation water demands need to be better defined. The operational statements says that the project would “process and recycle its own water, estimated 10,000 gallons per day on average.” Clarify what this entails, such as operation of a water storage tank on site, etc.
6. The plans show 36” proposed irrigation pipe, per separate plans (separate plans not included). Indicate what the irrigation line is serving, and whether this will be source from MCWD or Fresno Irrigation District. If irrigation demands are proposed to be served by the MCWD system, define the anticipated irrigation demands.
7. Sewer demands for the proposed development are not defined. The Security Paving Company letter provided with the application states that equipment fueling and maintenance will be done on site. Clarify whether that will include washdown activities, or any discharge to the sewer system, and estimated discharge flows.

C:\Users\nmelendez\Desktop\Board Meetings\2. Agenda Attachments\2025\10 October\2025-1014 Response to MCWD - SPR 8460.docx

8. Until water and sewer demands are defined, the capital improvements required to accommodate the proposed development cannot be defined.
9. The site may require a Non-Residential Waste Discharge Permit for sewer service. The site may require pretreatment facilities in accordance with current ordinances. The applicant must submit an application for a Non-Residential Waste Discharge Permit prior determination of the requirements that may be necessary to meet the regulatory requirements of the Malaga County Water District. Specific information regarding all waste streams that are planned for the site will be required for review. Review and approval of the information and the applicant's proposed pretreatment facilities will be required prior to allowing the development to proceed.
10. The proposed development would be required to submit an application for service and follow the steps outlined in the MCWD development checklist to obtain the required permits and services. The application will require a site plan with definition of onsite and offsite utilities. The applicant may obtain a copy of the checklist from the District Office at 3580 S. Frank Street, Fresno, CA 93725.
11. The developer shall be responsible for constructing any improvements to MCWD's sewer and water system in accordance with District requirements and standards. The applicant must submit utility plans that clearly identify the location of existing and proposed water, sewer, and landscaping facilities, and drainage areas.
12. MCWD facilities shall be protected and accessible at all times.
13. Storm water shall not be discharged to the sanitary sewer system.
14. Fees associated with District review of the construction of improvements shall be determined upon receipt of the plans for construction and an engineer's opinion of probable construction cost for the water and sewer improvements.
15. Storm water is under the jurisdiction of the Fresno Metropolitan Flood Control District (FMFCD).
16. Building permits, traffic control, roadway improvements, and public safety issues are in the jurisdiction of the County of Fresno.
17. The applicant is responsible for determining if there are requirements of the fire department.

Sincerely,

Maija Madec, P.E.
District Engineer



item 15.c.

MALAGA COUNTY WATER DISTRICT

3580 SOUTH FRANK STREET, FRESNO, CALIFORNIA 93725

PHONE: 559-485-7353

BOARD OF DIRECTORS

CHARLES E. GARABEDIAN, JR. PRESIDENT SALVADOR CERRILLO VICE-PRESIDENT IRMA CASTANEDA DIRECTOR FRANK CERRILLO, JR. DIRECTOR CARLOS TOVAR, JR. DIRECTOR

October 14, 2025

Mr. Richard Fernandez
3570 S. Calvin Avenue
Fresno, CA 93725

RE: New Single Family Residence
 3570 S. Calvin Avenue
 APN 331-152-16
 Malaga County Water District
 Conditional Will Serve

As requested, this letter serves as a response to your request for a will-serve letter for a new single family residence located at 3570 S. Calvin Avenue. The Malaga County Water District (MCWD) took action at a regular Board Meeting of October 14, 2025, to provide a will-serve letter for the proposed project. This will-serve letter is valid through October 13, 2026.

There are conditions associated with the will-serve letter as identified below:

1. The property is within the boundaries of the Malaga County Water District. Water and sewer services already exist to the property.
2. An existing 6-inch water main exists along the frontage of the property in S. Calvin Avenue. An existing 6-inch sewer main exists along the alley behind the property.
3. The proposed development is an approximately 2,300 square foot single family residence with attached two car garage, covered patio and covered porch. It is understood that the previous house on the property burned down, and this is a rebuild.
4. Plumbing Notes on Plan Sheet A2 (enclosed) indicate a new ADU. Developer shall confirm that an ADU is not proposed. If an ADU is proposed to be constructed, this will serve letter shall be invalidated, and plans shall be submitted which include both the proposed residence and ADU.
5. There is an existing 1-inch diameter water service and meter to the property. An existing sewer lateral exists on the property. The developer shall confirm the existing sewer service lateral size.
6. No additional water or sewer services are proposed.

7. Improvement plans, prepared by a Civil Engineer, are required for review and approval by the MCWD. The improvement plans shall identify all existing and proposed water and sewer improvements.
8. MCWD facilities shall be protected and accessible at all times.
9. The developer shall be required to pay all applicable District fees in accordance with the rates in effect at the time of payment.
10. The developer shall provide a schedule for proposed construction.
11. The applicant is responsible to determine fire department requirements.
12. Storm water shall not be discharged to the sanitary sewer system. The Fresno Metropolitan Flood Control District is the responsible entity for storm drainage facilities, therefore responsible for any conditions that will be placed on the development with respect to those services.
13. The County of Fresno is the entity responsible for building permits and public safety services (Fire and Sheriff), and any conditions that will be placed on the development with respect to those services.

Sincerely,

Maija Madec, P.E.
District Engineer

cc: Malaga County Water District
Michael Slater, Costanzo and Associates

Enclosures: Comments on Building Plans
General Notes for Plans

item 15.c.

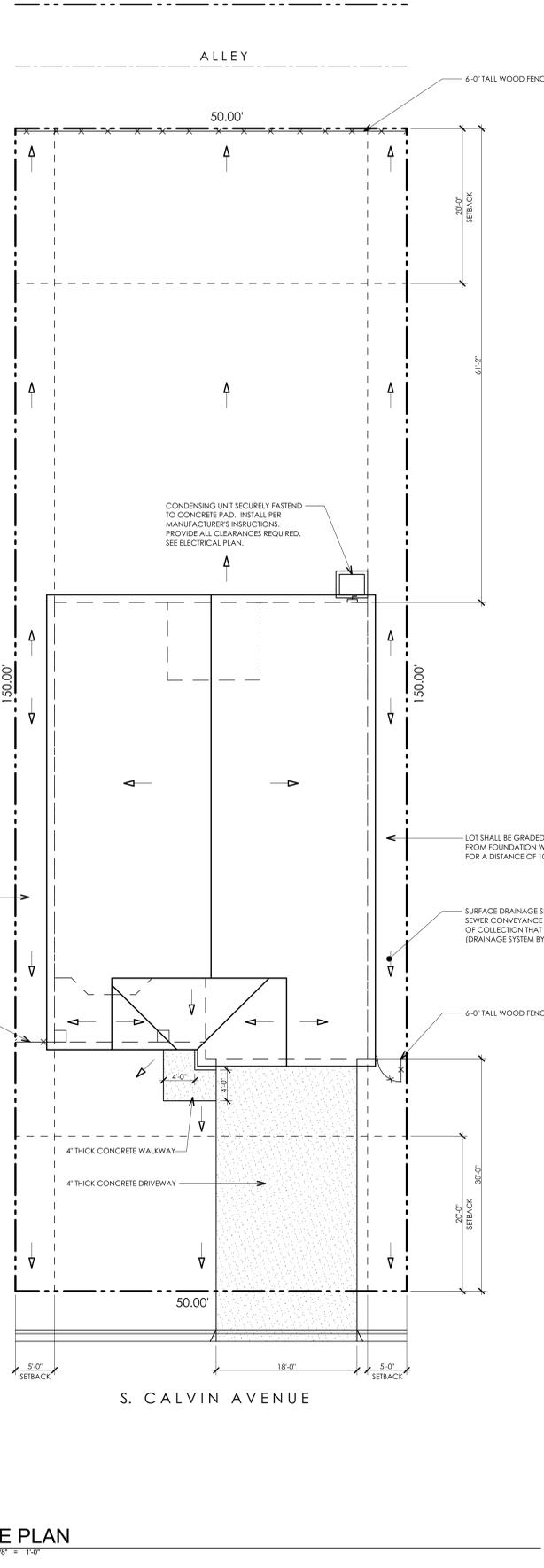
Malaga County Water District

General Notes

1. The Contractor shall notify Malaga County Water District two (2) working days prior to construction. Contractor shall contact District Manager at 559-485-7353 for coordination.
2. The Contractor shall obtain an encroachment permit from Fresno County Road Maintenance Department prior to starting construction.
3. Malaga County Water District facilities shall be protected and accessible at all times.
4. Disinfection and testing of water lines shall be in conformance with Malaga County Water District and AWWA C-651 Standards. Note: Conformance with Section 4-3.9 of AWWA C-651 is required.
5. All work shall be done in accordance with Malaga County Water District Standards.
6. Attention of the Contractor is directed to the requirements of the construction safety order issued by the Division of Industrial Safety for Trenches and Excavations. Contractor shall comply with California Code of Regulations, Section 7081 (b), Title 17, regarding required separation between water mains and sanitary sewer.
7. Initial compaction tests required by the Malaga County Water District shall be paid by the Developer. Any retests required by the Malaga County Water District shall be paid for by the Contractor.
8. The Developer shall be responsible for construction improvements to the Malaga County Water District's water and sewer system in accordance with the District's requirements and standards.

NEW SINGLE-FAMILY RESIDENCE FOR
MR. RICHARD FERNANDEZ
 3570 S. CALVIN AVENUE
 FRESNO, CALIFORNIA 93725
 A.P.N. No. 331-152-16

item 15.c.
 General notes & plan



Add MCWD General Notes for Plans

Show Existing and Proposed Water and Sewer service line locations



BUILDING:
 OCCUPANCY GROUP: R-3
 ZONE: R-2 NB
 CONSTRUCTION TYPE: V-B
 FIRE SPRINKLER SYSTEM: NFPA 13D
 SOIL: 1500 PSF BEARING PRESSURE
 CONCRETE: Fc 2500 PSI IN 28 DAYS
 SEISMIC DESIGN CATEGORY: D
 EXPOSURE: D
 WIND SPEED: 100 MPH
 RISK CATEGORY: 2

SEISMIC DESIGN INFORMATION
 SEISMIC DESIGN CATEGORY 'D'
 LATITUDE: 36.7730
 LONGITUDE: -119.7707
 SEISMIC IMPORTANCE FACTOR: 1.0
 SPECTRAL RESPONSE ACCELERATIONS: S₁ = 0.630 S₁ = 0.256
 SPECTRAL RESPONSE COEFFICIENTS: S_{0.1} = 0.816 S_{0.2} = 0.483
 SITE COEFFICIENT: F₀ = 1.296 F_v = 1.888

FOOTAGE

RESIDENCE	1,475 S.F.
2 CAR GARAGE	440 S.F.
COVERED PATIO	236 S.F.
COVERED PORCH	142 S.F.
TOTAL	2,313 S.F.

LOT:
 LOT SIZE: 7,500 S.F.
 TOTAL LOT COVERAGE: 1,950 S.F.
 ALLOWABLE LOT COVERAGE: 40%
 LOT COVERAGE: 26.00% < 40% O.K.
 SCOPE OF WORK: NEW SINGLE FAMILY RESIDENCE WITH ATTACHED TWO CAR GARAGE, COVERED PATIO, AND COVERED PORCH.

MATERIAL LOADS:

EXTERIOR WALLS: STUCCO	10.0	2x STUDS	0.9	GYP BOARD	2.5
FRAMING ASSEMBLIES:		INSULATION	0.5	MISC.	1.5
ROOF LOADS:		ROOFING	4.0	TOTAL	15.4
		SHEATHING	3.0		
		FRAMING	4.0		
		INSULATION	1.0		
		CEILING/MISC	1.5		
		TOTAL	13.5		
CEILING LOADS:		ROOFING	1.1		
		SHEATHING	2.5		
		FRAMING	0.5		
		INSULATION	0.7		
		TOTAL	4.8		

THE CONSTRUCTION WASTE MANAGEMENT PLAN MUST BE FINALIZED PRIOR TO OCCUPANCY.

CALIFORNIA GREEN BUILDING STANDARDS

- AT THE TIME OF FINAL INSPECTION, A MANUAL, COMPACT DISK, WEB-BASED REFERENCE OR OTHER ECEPTEABLE MEDIA SHALL BE PLACED IN THE BUILDING CONTAINING THE FOLLOWING:
 - DIRECTIONS TO THE OWNER THAT THE MANUAL SHALL REMAIN WITH THE BUILDING THROUGHOUT THE LIFE OF THE STRUCTURE.
 - OPERATION AND MAINTENANCE INSTRUCTIONS FOR:
 - EQUIPMENT AND APPLIANCES, INCLUDING WATER SAVING DEVICES AND SYSTEMS HVAC SYSTEMS, WATER HEATING SYSTEMS AND OTHER MAJOR APPLIANCES AND EQUIPMENT.
 - ROOF AND YARD DRAINAGE, GUTTERS AND DOWNSPOUTS.
 - SPACE CONDITIONING SYSTEMS, INCLUDING CONDENSORS AND AIR FILTERS, LANDSCAPE IRRIGATION SYSTEMS.
 - WATER REUSE SYSTEMS.
 - INFORMATION FROM LOCAL UTILITY, WATER AND WASTE RECOVERY PROVIDERS ON METHODS TO FURTHER REDUCE RESOURCE CONSUMPTION, INCLUDING RECYCLE PROGRAMS AND LOCATIONS.
 - PUBLIC TRANSPORTATION AND / OR CARPOOL OPTIONS AVAILABLE IN THE AREA.
 - EDUCATIONAL MATERIAL ON THE POSITIVE IMPACTS OF AN INTERIOR RELATIVE HUMIDITY BETWEEN 30-60% AND WHAT METHODS AN OCCUPANT MAY USE TO MAINTAIN THAT RANGE.
 - INFORMATION ABOUT WATER-CONSERVING LANDSCAPE AND IRRIGATION DESIGN AND CONTROLLERS WHICH CONSERVE WATER.
 - INSTRUCTIONS FOR MAINTAINING GUTTERS AND DOWNSPOUTS AND THE IMPORTANCE OF DIVERTING WATER AT LEAST 5 FEET AWAY FROM THE FOUNDATION.
 - INFORMATION ON REQUIRED ROUTINE MAINTENANCE MEASURES INCLUDING, CAULKING, PAINTING, GRADING AROUND THE BUILDING, ETC.
 - INFORMATION ABOUT STATE SOLAR ENERGY AND INCENTIVE PROGRAMS AVAILABLE.
- AT ROUGH INSTALLATION OR DURING STORAGE ON THE SITE AND UNTIL FINAL STARTUP OF THE HEATING AND COOLING EQUIPMENT, ALL DUCT AND OTHER RELATED AIR DISTRIBUTION OPENINGS SHALL BE COVERED WITH TAPE, PLASTIC, SHEET METAL OR OTHER ACCEPTABLE METHODS TO REDUCE DUST OR DEBRIS WHICH MAY COLLECT IN THE SYSTEM.
- ALL FINISH MATERIALS, SUCH AS ADHESIVES, SEALANTS, CAULKS, PAINTS, AEROSOL PAINTS, COATINGS, CARPET SYSTEMS, RESILIENT FLOORING SYSTEMS AND COMPOSITE WOOD PRODUCTS SHALL CONFORM TO THE VOC AND FORMALDEHYDE LIMITS SET FORTH IN SECTION 4.504.2, 4.504.3, 4.504.4, 4.504.5 AND TABLES 4.504.1, 4.504.2, 4.504.3, AND 4.504.5.
- ANNUAL SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN SOLE / BOTTOM PLATES AT EXTERIOR WALLS SHALL BE PROTECTED AGAINST THE PASSAGE OF ROBOBOTS BY CLOSING SUCH OPENINGS WITH CEMENT MORTAR, CONCRETE MASONRY OR SIMILAR METHOD.
- WALL AND FLOOR FRAMING MEMBERS SHALL NOT BE ENCLOSED WHEN MOISTURE CONTENT EXCEEDS 19%. DOCUMENTATION SHALL BE PROVIDED AT THE TIME OF INSULATION INSPECTION, CERTIFYING MOISTURE CONTENT OF FRAMING MEMBERS, FOLLOWING THE PROCEDURES OUTLINED IN CALGREEN 4.505.3.
- INSULATION PRODUCTS WHICH ARE VISIBLY WET OR HAVE HIGH MOISTURE CONTENT SHALL BE REPLACED OR ALLOWED TO DRY PER THE MANUFACTURER'S DRYING RECOMMENDATIONS, PRIOR TO ENCLOSURE OF WALL AND FLOOR CAVITIES.
- BATHROOM EXHAUST FANS THAT ARE NOT A COMPONENT OF THE WHOLE HOUSE VENTILATION SYSTEM MUST BE CONTROLLED BY A HUMIDISTAT WHICH IS READILY ACCESSIBLE. HUMIDISTAT CONTROLS SHALL BE CAPABLE OF ADJUSTMENT BETWEEN A RELATIVE HUMIDITY RANGE LESS THAN OR EQUAL TO 50 PERCENT TO A MAXIMUM OF 80 PERCENT.

CALGREEN NOTES

- PROVIDE CERTIFICATION FOR THE FOLLOWING CALGREEN COMPONENTS. DOCUMENTATION SHALL BE REQUIRED PRIOR TO CITY INSPECTION AS NOTED BELOW:
- INDOOR WATER USE (FINAL INSPECTION).
 - MOISTURE CONTENT OF BUILDING MATERIALS BY THIRD PARTY SPECIAL INSPECTOR (INSULATION INSPECTION).
 - ADHESIVE AND SEALANT VOC LIMITS (FINAL INSPECTION).
 - PAINTS AND COATINGS VOC LIMITS (FINAL INSPECTION).
 - COMPOSITE WOOD PRODUCTS (FRAME INSPECTION).
 - CARPET AND FLOORING CERTIFICATION (FINAL INSPECTION).

GENERAL NOTES

- APPLICATIONS FOR WHICH NO PERMITS IS ISSUED WITHIN 180 DAYS FOLLOWING THE DATE OF APPLICATION SHALL AUTOMATICALLY EXPIRE.
- EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS WORK AUTHORIZED IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE OR IF THE WORK AUTHORIZED IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS. A SUCCESSFUL INSPECTION MUST BE OBTAINED WITHIN 180 DAYS. A PERMIT MAY BE EXTENDED IF A WRITTEN REQUEST STATING JUSTIFICATION FOR EXTENSION AND A \$250 APPLICATION FEE IS RECEIVED PRIOR TO EXPIRATION OF THE PERMIT AND GRANTED BY THE BUILDING OFFICIAL. NO MORE THAN TWO (2) EXTENSIONS MAY BE GRANTED. PERMITS WHICH HAVE BECOME INVALID SHALL PAY A RENEWAL FEE OR 50% OF THE ORIGINAL PERMIT FEE AMOUNT WHEN THE PERMIT HAS BEEN EXPIRED FOR UP TO ONE (1) YEAR. WHEN A PERMIT HAS BEEN EXPIRED FOR A PERIOD IN EXCESS OF ONE (1) YEAR, THE RENEWAL FEE SHALL BE 100% OF THE ORIGINAL PERMIT FEE.
- WATER CLOSETS SHALL HAVE AN AVERAGE WATER CONSUMPTION OF NOT MORE THAN 1.28 GALLONS PER FLUSH.
- SHOWERHEADS:
 - SINGLE HEAD SHALL HAVE A WATER FLOW NOT TO EXCEED 1.28 GALLONS PER MINUTE AT 80psi.
 - MULTIPLE HEADS SERVING ONE SHOWER SHALL HAVE A COMBINED RATE NOT TO EXCEED 1.8 GALLONS PER MINUTE AT 80psi.
- FAUCETS IN KITCHENS SHALL HAVE A WATER FLOW NOT TO EXCEED 1.8 GALLONS PER MINUTE AT 60psi. EXCEPTION: KITCHEN FAUCETS MAY TEMPORARILY INCREASE THE FLOW RATE ABOVE THE MAXIMUM, BUT NOT TO EXCEED 2.2 GALLONS PER MINUTE AT 60psi. AND MUST DEFAULT TO A MAXIMUM FLOW RATE OF 1.8 GALLONS PER MINUTE.
- LAVATORY FAUCETS SHALL HAVE A MINIMUM FLOW RATE OF 0.8 GALLONS PER MINUTE AT 20psi AND A MAXIMUM OF 1.2 GALLONS PER MINUTE AT 60psi.
- WATER PIPING MATERIALS WITHIN A BUILDING SHALL BE IN ACCORDANCE WITH SEC. 604.1 OF THE CALIFORNIA PLUMBING CODE. PER. CPVC AND OTHER PLASTIC WATER PIPING SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF SEC. 604 OF THE CPC. INSTALLATION STANDARDS OF APPENDIX I OF THE CPC AND MANUFACTURERS RECOMMENDED INSTALLATION STANDARDS. CPVC WATER PIPING REQUIRES A CERTIFICATION OF COMPLIANCE AS SPECIFIED IN SEC. 604.1.1 OF THE CPC PRIOR TO PERMIT ISSUANCE.

PV SOLAR SYSTEM NOTES

- THE REQUIRED PHOTOVOLTAIC (PV) SOLAR SYSTEM IS TO BE UNDER A DEFERRED SUBMITTAL. THE PROPOSED BUILDING CANNOT BE FINALIZED UNTIL THE REQUIRED PV SOLAR SYSTEM IS APPROVED BY THE COUNTY OF FRESNO.

SHEET INDEX

- | | |
|-----|---|
| A1 | SITE PLAN, GENERAL NOTES, SITE NOTES AND VICINITY MAP |
| A2 | FLOOR PLAN, KEYNOTES AND NOTES |
| A3 | REFLECTED CEILING PLAN AND DETAILS |
| A4 | EXTERIOR ELEVATIONS AND FINISH SCHEDULE |
| A5 | BUILDING SECTIONS |
| S1 | FOUNDATION PLAN, SCHEDULES AND NOTES |
| S2 | ROOF FRAMING PLAN, SCHEDULES AND NOTES |
| S3 | FOOTING / FRAMING DETAILS |
| S4 | STANDARD STRUCTURAL DETAILS |
| P1 | WATER ISOMETRIC |
| EC1 | ENERGY COMPLIANCE (CF-1R) |
| EC2 | ENERGY COMPLIANCE (CF-1R) |
| E1 | ELECTRICAL PLAN, LEGEND AND NOTES |

CODES, RULES, AND REGULATIONS

- ALL WORK AND MATERIAL ON THIS PROJECT SHALL BE IN CONFORMANCE WITH THE FOLLOWING CODES AS ADOPTED AND AMENDED BY THE BUILDING DEPARTMENT. NOTHING IN THESE PLANS IS TO BE CONSTRUED AS TO PERMIT ANY WORK OR PRODUCT NOT IN ACCORDANCE WITH THESE CODES.
- CALIFORNIA BUILDING STANDARDS ADMINISTRATIVE CODE (2022 EDITION)
 - CALIFORNIA BUILDING CODE (2022 EDITION)
 - CALIFORNIA RESIDENTIAL BUILDING CODE (2022 EDITION)
 - CALIFORNIA ELECTRIC CODE (2022 EDITION)
 - CALIFORNIA MECHANICAL CODE (2022 EDITION)
 - CALIFORNIA PLUMBING CODE (2022 EDITION)
 - CALIFORNIA ENERGY CODE (2022 EDITION)
 - CALIFORNIA FIRE CODE (2022 EDITION)
 - CALIFORNIA GREEN BUILDING STANDARDS CODE (2022 EDITION)
 - COUNTY OF FRESNO ORDINANCE CODE, TITLE 15

THE CONSTRUCTION DOCUMENTS HAVE BEEN PREPARED IN CONFORMANCE WITH THE ABOVE REGULATIONS AND CODES. THE CONTRACTOR AND SUB-CRONTACTORS MUST BE FAMILIAR WITH ALL REGULATIONS AND CODES AFFECTING THEIR PORTION OF THE WORK. TORRES RESIDENTIAL DESIGNS ASSUMES NO LIABILITY FOR CONTRACTOR, SUB-CRONTACTOR, OR SUB-SUB CONTRACTOR REGULATION AND CODE CONFORMANCE.

PROJECT NOTES

SPECIFICALLY OMITTED FROM THE SERVICES OF TORRES RESIDENTIAL DESIGNS ARE ALL DESIGN AND REVIEW SERVICES RELATING TO THE CONTRACTORS', SUB-CRONTACTORS', OR SUB-SUB CONTRACTORS' SAFETY PRECAUTIONS OR TO THE MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES REQUIRED FOR THE CONTRACTOR TO PERFORM HIS OR HER WORK, BUT NOT RELATING TO THE FINAL OR COMPLETED STRUCTURE. OMITTED SERVICES INCLUDE, BUT NOT LIMITED TO: SHORING, SCAFFOLDING, UNDERPINNING, TEMPORARY RETAINMENT OF EXCAVATIONS AND ANY ERECTION METHODS AND BRACING. IT IS THE INTENTION OF THE CONSTRUCTION DOCUMENTS AND SPECIFICATIONS TO COVER ALL AREAS REQUIRED TO FORM COMPLETE AND OPERATIVE SYSTEMS. THE CONTRACTOR IS REQUIRED TO FURNISH ALL LABOR, MATERIALS, TRANSPORTATION, EQUIPMENT AND MISCELLANEOUS SERVICES, ETC., REQUIRED TO ACCOMPLISH THIS TASK. ITEMS OR WORK WHICH MAY BE REASONABLY CONSTRUED AS A NECESSARY PART OF THE INSTALLATION ARE TO BE INCLUDED, WHETHER OR NOT SPECIFICALLY SHOWN OR MENTIONED.

DRAWING ORGANIZATION

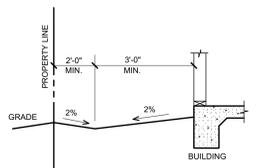
THE ORGANIZATION OF THE CONSTRUCTION DOCUMENTS IS NOT INTENDED TO CONTROL THE DIVISION OF WORK AMONG SUB-CRONTACTORS', SUB-SUB CRONTACTORS' OR TRADES. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO DIVIDE THE WORK.

THE CONSTRUCTION DOCUMENTS COVER MOST ANTICIPATED CONSTRUCTION CONDITIONS AND CONDITIONS DEEMED UNUSUAL. IF CONDITIONS ARISE OR ARE DISCOVERED DURING THE COURSE OF CONSTRUCTION THAT ARE NOT ADDRESSED IN THE CONSTRUCTION DOCUMENTS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGNER PRIOR TO PROCEEDING.

COPIES OF THE CONSTRUCTION DOCUMENTS, SPECIFICATIONS, STRUCTURAL CALCULATIONS, ENERGY ANALYSIS AND OTHER ANCILLARY ITEMS ARE SUPPLIED TO THE OWNER AND CONTRACTOR FOR USE IN THE CONSTRUCTION OF THIS SPECIFIC PROJECT ONLY. SEE SITE PLAN FOR LOCATION. DOCUMENTS ARE NOT TO BE REPRODUCED, COPIED OR CHANGED IN ANY FORM OR MATTER AND SHALL NOT BE ASSIGNED TO ANY THIRD PARTY WITHOUT THE EXPRESS WRITTEN PERMISSION OF RICHARD TORRES RESIDENTIAL DESIGNS. DOCUMENTS PREPARED BY RICHARD TORRES RESIDENTIAL DESIGNS ARE AND SHALL REMAIN THE SOLE PROPERTY OF RICHARD TORRES RESIDENTIAL DESIGNS.

SITE NOTES

- SITE TO BE GRADED SO AS TO MEET THE FOLLOWING:
 - LOT SHALL BE GRADED TO DRAIN WATER AWAY FROM ALL FOUNDATIONS AT A SLOPE OF 5% WITHIN 10 FEET OF THE BUILDING.
 - IMPERVIOUS SURFACES WITHIN 10 FEET OF THE BUILDING FOUNDATION SHALL SLOPE A MINIMUM OF 0.5% DIRECTED TOWARDS THE STREET.
 - ALL SITE GRADING OUTSIDE OF THE BUILDING ENVELOPE IS REQUIRED TO BE A MINIMUM OF 0.5% DIRECTED TOWARDS THE STREET.
 - CONFORM TO THE CRC AS AMENDED BY THE LOCAL BUILDING AUTHORITY.
 - GRADE DIFFERENTIALS GREATER THAN 12" SHALL BE SUPPORTED BY AN APPROVED RETAINING WALL.
 - 0.5% MINIMUM SLOPE FOR THE ENTIRE SITE.
 - FINISH FLOOR TO BE 4" ABOVE FLOWLINE OF GUTTER.
 - DRIVEWAYS AND PRIVATE ROADS SHALL HAVE A MAXIMUM SLOPE OF 12%. THE GRADE MAY BE INCREASED TO A MAXIMUM OF 20% FOR PAVED SURFACES.
- CONTRACTOR SHALL VISIT THE SITE AND VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES TO THE DESIGNER BEFORE SUBMITTING BID.
- CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS AND DEPTHS AS INDICATED HEREIN AND SHALL BE RESPONSIBLE FOR REPORTING TO THE DESIGNER ANY DISCREPANCIES WITH THE EXISTING CONDITIONS PRIOR TO SUBMITTING BID.
- IF UNUSUAL SOIL CONDITIONS ARE ENCOUNTERED DURING CONSTRUCTION, THE CONTRACTOR IS TO CONSULT A REGISTERED CIVIL ENGINEER FOR REMEDIAL ACTION.
- LAYOUT FORMS FOR WALKS AND EXTERIOR SLABS FOR OWNER'S APPROVAL PRIOR TO POURING CONCRETE.
- ANY SURVEY MONUMENTS WITHIN THE AREA OF CONSTRUCTION SHALL BE PRESERVED OR RESET BY A PERSON LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF CALIFORNIA.
- STREET ADDRESS SHALL BE POSTED AT JOB SITE. PROVIDE STREET ADDRESS NUMERALS, AT LEAST 4 INCHES HIGH WITH A MINIMUM 1/2-INCH STROKE, MOUNTED ON A CONTRASTING BACKGROUND CLEARLY VISIBLE FROM THE STREET.
- A CHEMICAL TOILET IS REQUIRED ON SITE DURING CONSTRUCTION.
- 2 DAYS BEFORE COMMENCING EXCAVATION OPERATIONS WITHIN PUBLIC STREET OR UTILITY EASEMENTS, ALL EXISTING UNDERGROUND FACILITIES SHALL HAVE BEEN LOCATED BY UNDERGROUND SERVICES ALERT (USA) PHONE: 1-800-642-2444.
- REPAIR ALL DAMAGED AND/OR OFF-GRADE CONCRETE STREET IMPROVEMENTS AS DETERMINED BY THE CONSTRUCTION MANAGEMENT ENGINEER PRIOR TO OCCUPANCY.
- EXISTING SIDEWALK IN EXCESS OF 2% MAXIMUM CROSS SLOPE MUST BE BROUGHT INTO COMPLIANCE PRIOR TO ACCEPTANCE BY PUBLIC WORKS.
- CONTACT THE PUBLIC WORKS DEPARTMENT AT (559) 621-8800, 10 WORKING DAYS PRIOR TO ANY OFFSITE CONCRETE CONSTRUCTION.
- GATE TO SLIDE OR SWING ONTO PRIVATE PROPERTY. THE PUBLIC RIGHT OF WAY SHALL REMAIN UNOBSTRUCTED AT ALL TIMES.
- THE PERFORMANCE OF ANY WORK WITHIN THE PUBLIC STREET RIGHT-OF-WAY (INCLUDING PEDESTRIAN AND PUBLIC UTILITY EASEMENTS) REQUIRES A STREET WORK PERMIT PRIOR TO COMMENCEMENT OF WORK. ALL REQUIRED STREET IMPROVEMENTS MUST BE COMPLETED AND ACCEPTED BY THE CITY PRIOR TO OCCUPANCY.
- PROVIDE A 4'-0" MINIMUM PATH OF TRAVEL ALONG THE PUBLIC SIDEWALK DIRECTLY IN FRONT OF THE PROPERTY. TO MEET CURRENT ACCESSIBILITY REGULATIONS, A PEDESTRIAN EASEMENT MAY BE REQUIRED IF REQUIREMENTS ARE NOT MET.



SWALE
 SCALE: 1/4" = 1'-0"

CONSULTANTS:

STRUCTURAL ENGINEER:
CHER YANG
 C.Y. ENGINEERING
 229 S. LEAD AVENUE
 FRESNO, CALIFORNIA 93704
 (559) 840-5333

MECHANICAL ENGINEER:

FIRE SPRINKLER:

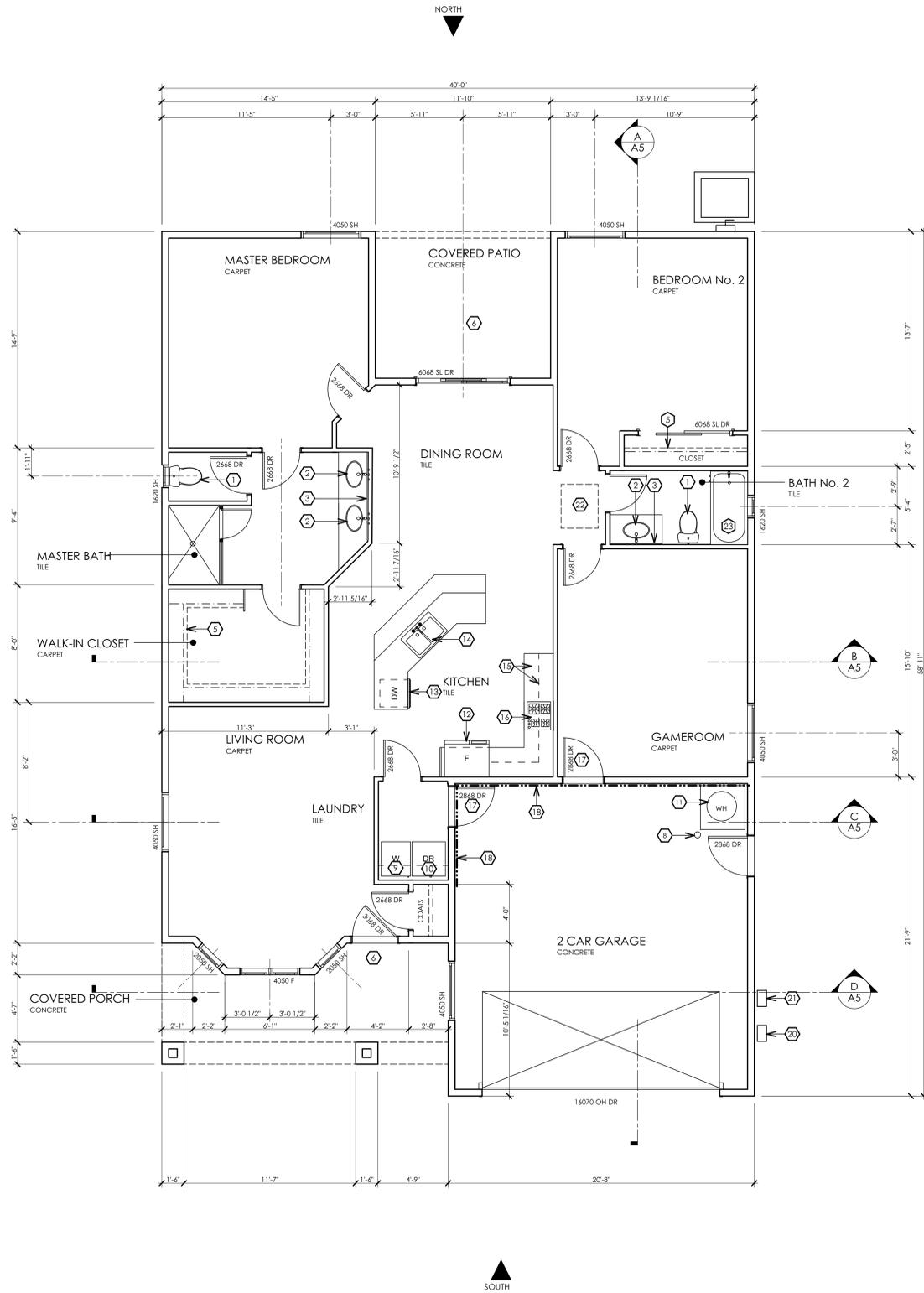
CONTRACTOR:

PROJECT: NEW SINGLE-FAMILY RESIDENCE
 MR. RICHARD FERNANDEZ
 3570 S. CALVIN AVENUE
 FRESNO, CALIFORNIA 93725
 APR. 30, 2025
 OWNER: MR. RICHARD FERNANDEZ
 3570 S. CALVIN AVENUE
 FRESNO, CALIFORNIA 93725
 (559) 365-9967
 mtg@pdrtdesigns.com



REV	DATE	DESCRIPTION

MODEL FILE: RT24029.CD
 DRAWN BY: RICHARD A. TORRES
 CHECK BY: RICHARD A. TORRES
 DATE: 4/25/2025



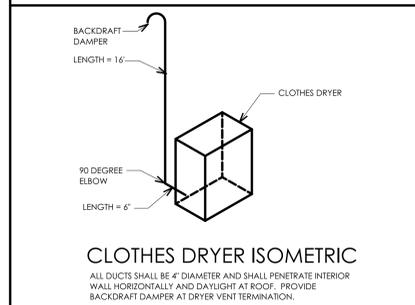
FLOOR PLAN
SCALE: 1/8" = 1'-0"

KEY NOTES

1. LOW FLOW WATER CLOSET WITH MAXIMUM FLUSH OF 1.6 GALLONS PER FLUSH. TYPICAL WATER CLOSETS SHALL HAVE 15" CLR. TO ANY WALL OR OBSTRUCTION ON EACH SIDE OF ITS CENTERLINE AND 24" CLR. SPACE IN FRONT.
2. LAVATORY
3. VANITY MIRROR
4. NOT USED
5. CLOSET SHELF AND POLE, TYPICAL
6. CONCRETE DOOR LANDING WITH BROOM FINISH. SEE GENERAL NOTE NO. 7
7. TILE SHOWER OVER FIBER-REINFORCED GYPSUM BACKER BOARD UP TO 72" FROM SHOWER DRAIN. SHOWER COMPARTMENTS SHALL NOT BE LESS THAN 1.024 SQ. IN. AND ALSO BE CAPABLE OF ENCOMPASSING A 30" DIA. CIRCLE. INSTALL FULL HEIGHT TEMPERED GLASS ENCLOSURE. TEMPERED GLASS DOOR SHALL BE 24" WIDE MINIMUM.
8. 6" DIAMETER STD. WT. STEEL PIPE FILLED SOLID WITH CONCRETE. EMBED INTO 1-1/2" DIAMETER (2'-6" MINIMUM EMBEDMENT). BOTTOM OF CONCRETE TO BE 6" BELOW STEEL PIPE.
9. WASHER (N.I.C.)
10. ELECTRIC DRYER (N.I.C.) EXHAUST DUCTING FROM DRYER SHALL BE EQUIPPED WITH A LISTED BACKDRAFT DAMPER AT OUTSIDE TERMINATION (ONE 90 DEGREE ELBOW, TERMINATE TO OUTSIDE THRU FURRED WALL AND EXTERIOR WALL). SEE CLOTHES DRYER ISOMETRIC FOR LENGTHS AND FLOOR PLAN FOR ROUTING.
11. ELECTRIC 50 GALLON WATER HEATER: XXXXX (XXXXX - XXXXXX BTU - ULTRA-LOW NOX). INSTALL PER MANUFACTURER'S INSTALLATION INSTRUCTIONS. PROVIDE AN ISOLATION VALVE ON COLD WATER SUPPLY AND HOT WATER LEAVING THE WATER HEATER. EACH VALVE NEEDS A HOSE BIBB OR OTHER FITTING ALLOWING FOR FLUSHING THE WATER HEATER WHEN VALVES ARE CLOSED. THE BOTTOM OF WATER HEATER SHALL BE XX INCHES ABOVE GROUND. SEE NOTE #XX ON SHEET E1.
12. 36" WIDE REFRIGERATOR (N.I.C.). PROVIDE COLD WATER TUB.
13. DISHWASHER.
14. 36" WIDE DOUBLE SINK WITH GARBAGE DISPOSAL.
15. BASE CABINETS (TOP AT 36" A.F.F.) AND WALL CABINETS. BOTTOM OF WALL CABINETS AT 18" ABOVE BASE CABINETS.
16. 30" S BURNER GAS RANGETOP (FRIGIDAIRE #FCR3052AS - 52,500 BTU) WITH HOOD (PROVIDE ELECTRICAL OUTLET FOR ELECTRICAL COOKTOP OPTION). KITCHEN EXHAUST OUTLETS SHALL TERMINATE AT LEAST 2'-0" ABOVE THE ROOF AND 10'-0" MINIMUM OF PARTS OF THE SAME CONTIGUOUS BUILDINGS AND SHALL TERMINATE 10'-0" FROM ANY AIR INTAKE INTO THE BUILDING.
17. 1 3/8" THICK TIGHT FITTING SOLID CORE DOOR WITH (3) SELF-CLOSING HINGES AND SELF LATCHING WHEN BOTH THE GARAGE AND RESIDENCE ARE PROTECTED BY AN AUTOMATIC RESIDENTIAL FIRE SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION R309.4 AND R313 (CRC R302.5.1).
18. ONE LAYER OF 5/8" GYPSUM BOARD TYPE 'X' AT CEILING AND FULL HEIGHT FROM BOTTOM OF SILL PLATE UP TO BOTTOM OF ROOF SHEATHING. USE 3M FIRE BARRIER SEALANT (CP 25WB+) AT ALL JOINTS AND PENETRATIONS.
19. CONDENSING UNIT SECURELY FASTENED TO CONCRETE. INSTALL PER MANUFACTURER'S INSTRUCTIONS. CONDENSATE LINES FROM MECHANICAL EQUIPMENT SHALL DISCHARGE TO A PLUMBING FIXTURE OR STORM DRAIN BY MEANS OF AN INDIRECT WASTE PIPE. CONDENSATE LINES SHALL NOT TERMINATE OVER A PUBLIC WAY. PROVIDE DISCONNECT.
20. ELECTRICAL MAIN SERVICE. SEE SITE PLAN ELECTRICAL PLANS. COORDINATE WITH PG&E FOR SERVICE TO ELECTRICAL MAIN.
21. GAS METER. SEE SITE PLAN. COORDINATE WITH PG&E FOR SERVICE TO METER.
22. 30" x 36" ATTIC ACCESS. PERMANENTLY ATTACH INSULATION (SAME R-VALUE AS ENTIRE ATTIC USING ADHESIVE. SEE ATTIC EQUIPMENT CLEARANCE ON SHEET S2.
23. TUB / SHOWER.

PLUMBING NOTES

1. INSTANTANEOUS WATER HEATERS WITH AN INPUT RATING OF 6.8BTU/HR (2kW) OR GREATER NEED AN ISOLATION VALVE ON COLD WATER SUPPLY AND HOT WATER LEAVING WATER HEATER.
2. EACH VALVE NEEDS A HOSE BIBB OR OTHER FITTING ALLOWING FOR FLUSHING THE WATER WHEN THE VALVES ARE CLOSED.
3. ALL HOSE BIBBS SHALL BE EQUIPPED WITH NON-REMOVABLE BACK FLOOR PREVENTERS.
4. NEW 1 1/2" DIAMETER WATER MAIN THAT WILL SERVE THE NEW ADU SHALL BE CONNECTED TO EXISTING WATER MAIN. POINT-OF-CONNECTION SHALL BE PLACED AND INSTALLED TO NOT IMPERE WATER SERVICE TO THE EXISTING RESIDENCE. THE ADU SHALL HAVE ITS OWN WATER MAIN SHUT-OFF VALVE. SEE SHEET A1 (SITE PLAN) FOR SCHEMATIC.
5. THE MAXIMUM HOT WATER TEMPERATURE DISCHARGE SHALL BE LIMITED FOR THE FOLLOWING: BATHUBS AND WHIRLPOOL BATHUBS SHALL BE LIMITED TO 120 DEGREES FAHRENHEIT BY A DEVICE THAT CONFORMS TO ASSE 1070 OR CSA B125.3 (CPC SECTION 409.4). THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A CONTROL FOR MEETING THIS PROVISION.
6. BIDS SHALL BE LIMITED TO 110 DEGREES FAHRENHEIT BY A DEVICE THAT CONFORMS TO ASSE 1070 OR CSA B125.3 (CPC SECTION 410.3). THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A CONTROL FOR MEETING THIS PROVISION.
7. SHOWERS AND TUB/SHOWER COMBINATION SHALL BE PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE, THERMOSTATIC, OR COMBINATION PRESSURE BALANCE/THERMOSTATIC MIXING VALVES TYPE THAT PROVIDE SCALD AND THERMAL SHOCK PROTECTION FOR THE RATED FLOW RATE OF THE INSTALLED SHOWERHEAD. THESE VALVES SHALL BE INSTALLED AT THE POINT OF USE AND IN ACCORDANCE WITH ASSE 1016 OR ASME A112.18.1/CSA125.1 (CPC SECTION 408.3).
8. ALL HOSE BIBBS SHALL BE EQUIPPED WITH NON-REMOVABLE BACK FLOOR PREVENTERS.



COMBUSTION APPLIANCES:

1. ALL COMBUSTION APPLIANCES SHALL BE PROPERLY VENTED, AND AIR SYSTEMS SHALL BE DESIGNED TO PREVENT BACK DRAFTING PER ASHRAE SECTION 4.6.8.
2. COMBUSTION BURNING APPLIANCES MUST BE PROVIDED WITH ADEQUATE COMBUSTION VENTILATION AIR AND INSTALLED IN ACCORDANCE WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS.
3. WHERE ATMOSPHERICALLY VENTED COMBUSTION APPLIANCES ARE LOCATED INSIDE THE PRESSURE BOUNDARY, THE TOTAL NET EXHAUST FLOW OF THE TWO LARGEST EXHAUST FANS (NOT INCLUDING A SUMMER COOLING FAN INTENDED TO BE OPERATED ONLY WHEN WINDOWS OR OTHER AIR INTAKES ARE OPEN) SHALL NOT EXCEED 15 CFM PER 100 SQUARE FOOT OF OCCUPIABLE SPACE WHEN IN OPERATION AT FULL CAPACITY. IF THE DESIGNED TOTAL NET FLOW EXCEEDS THIS LIMIT, THE NET EXHAUST FLOW MUST BE REDUCED BY REDUCING THE EXHAUST FLOW OR PROVIDING COMPENSATING OUTDOOR AIR.

GENERAL NOTES

1. PROVIDE FIRE BLOCKING AT 10-FOOT INTERVALS MAX HORIZONTALLY AND VERTICALLY IN WALL FRAMING.
2. WINDOWS LABELED PER CRC AND BUILDING ENERGY EFFICIENCY STANDARDS.
3. WALL CEILING AND FLOOR INSULATION SHALL HAVE A FLAME SPREAD RATING NOT TO EXCEED 25 AND A SMOKE DENSITY RATING NOT TO EXCEED 450.
4. CABLE DOOR AND WINDOW OPENINGS, SILL PLATES AND PENETRATIONS PER CALIFORNIA ENERGY CODE REQUIREMENTS.
5. DOOR LANDINGS SHALL BE DOOR WIDTH (MINIMUM 36") BY 36" DEEP. A 3/4" MAXIMUM STEP-DOWN FOR OUT SWINGING DOORS FROM TOP OF THRESHOLD. AN 1/4" MAXIMUM STEP-DOWN FOR SLIDING AND IN SWINGING DOORS FROM TOP OF FLOOR.
6. DEAD BOLT AT EXTERIOR DOORS / USE STEEL STRIKE PLATES / SOLID SHM 6" ABOVE AND BELOW STRIKES WITH (2) #8 x 2" WOOD SCREWS.
7. THE ATTIC ACCESS DOOR SHALL HAVE PERMANENTLY ATTACHED INSULATION USING ADHESIVE OR MECHANICAL FASTENERS. THE ATTIC ACCESS SHALL BE GASERETED TO PREVENT AIR LEAKAGE.
8. EXTERIOR DOOR ASSEMBLIES SHALL CONFORM TO BE PERFORMANCE REQUIREMENTS OF STANDARD SFM 12-7A-1 OR SHALL BE OF APPROVED NON-COMBUSTIBLE CONSTRUCTION, OR SOLID CORE WOOD HAVING TILES AND RAILS NOT LESS THAN 1-3/8 INCHES THICK WITH INTERIOR FELD PANEL THICKNESS NO LESS THAN 1-1/4 INCHES THICK. OR SHALL HAVE A FIRE RESISTANCE RATING OF NOT LESS THAN 20 MINUTES WHEN TESTED ACCORDING TO ASTM 2074.
9. THE MAXIMUM HOT WATER TEMPERATURE DISCHARGE SHALL BE LIMITED FOR THE FOLLOWING:
 - A. SHOWERS AND TUB/SHOWER COMBINATION SHALL BE PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE, THERMOSTATIC, OR COMBINATION PRESSURE BALANCE/THERMOSTATIC MIXING VALVES TYPE THAT PROVIDE SCALD AND THERMAL SHOCK PROTECTION FOR THE RATED FLOW RATE OF THE INSTALLED SHOWERHEAD. THESE VALVES SHALL BE INSTALLED AT THE POINT OF USE AND IN ACCORDANCE WITH ASSE 1016 OR ASME A112.18.1/CSA125.1.
10. GALVANIZED MALLEABLE IRON, GALVANIZED WROUGHT IRON, OR GALVANIZED STEEL ARE PROHIBITED MATERIALS FOR WATER SUPPLY AND BUILDING WATER PIPING BOTH UNDERGROUND AND IN BUILDINGS.
11. ALL PLUMBING CONVEYING OR DISPENSING WATER FOR HUMAN CONSUMPTION SHALL COMPLY WITH AB 1953 FOR LEAD CONTENT.
12. WATER HAMMER ARRESTORS SHALL BE INSTALLED AT THE FOLLOWING QUICK-ACTING SHUT-OFF VALVES:
 - i. AUTOMATIC WASHING MACHINE (HOT AND COLD WATER)
 - ii. ICE MAKER
 - iii. DISHWASHER
 - iv. FRONT AND REAR SPRINKLER OUTLETS.
13. EXTERIOR WINDOWS, WINDOW WALLS, GLAZED DOORS, AND GLAZED OPENINGS WITHIN EXTERIOR DOORS SHALL BE INSULATING-GLASS UNITS WITH A MINIMUM OF ONE TEMPERED PANE, OR GLASS BLOCK UNITS, OR HAVE A FIRE RESISTANCE RATING OF NOT LESS THAN 20 MINUTES, WHEN TESTED ACCORDING TO ASTM E 2010, OR CONFORM TO THE PERFORMANCE REQUIREMENTS OF SFM 12-7A-2 (CRC 327).
14. ALL EXTERIOR WALL OPENINGS SHALL BE IN ACCORDANCE WITH SECTION (CRC R337.7.3.1).

FINISHES

FLOORING	CARPET AND PADDING
WALLS	1/2" GYP. BD. / TAPE, SMOOTH TROWEL FINISH AND PAINT / PROVIDE BULLNOSE CORNER BEADS
CEILING	5/8" (CEILING RATED) GYP. BD. / TAPE, SMOOTH TROWEL FINISH AND PAINT

FINISH NOTES

1. OWNER SHALL SELECT ALL FINISHES, DOORS AND DOOR HARDWARE, WINDOWS AND WINDOW COVERINGS, TRIMS, BASES, MOLDINGS, CABINERY, SHELVING, ACCESSORIES, ETC., WHETHER SPECIFIED IN THESE PLANS OR NOT.
2. ALL MATERIALS AND PRODUCTS SHALL BE INSTALLED PER MANUFACTURER'S INSTALLATION INSTRUCTIONS AND WHERE APPLICABLE SHALL CONFORM TO THE REQUIREMENTS OF THE GOVERNING CODES.
3. ALL PAINTED SURFACES SHALL BE PROPERLY PREPARED PRIOR TO THE APPLICATION OF A BASE COAT PRIMER.
4. GIVEN HEAD HEIGHTS ARE NOMINAL, CONTRACTOR SHALL DETERMINE ROUGH OPENINGS AND SHALL TAKE CARE TO ALIGN DOOR AND WINDOW HEADS.
5. FINISH EXTERIOR PLYWOOD SHALL BE MIN. C-C-X.

TITLE 24 ENERGY REQUIREMENTS

MILGARD® FOR EQUAL STYLE LINE SERIES, SUNCAT LOW-E2 GLASS, VINYL FRAME. ALL EXTERIOR WINDOWS SHALL HAVE TEMPERED GLASS.

NEW TYPE	U-VALUE	R-VALUE
SINGLE HUNG (SH)	0.30 U-VALUE	0.23 SHGC
ATTIC ROOF	R-30	
CEILING	R-38	
WALL INSULATION:	R-21	
HEATING/COOLING SYSTEM	HEAT PUMP SYSTEM (19.0 SEER2, 12.48 EER2, 21.000 BTU)	
SUPPLY DUCTS	R-8 (SUPPLY AND RETURN)	
50 GALLON WATER HEATER	.98 ENERGY FACTOR (200,000 BTU)	

INSPECTION:

- THE ENFORCEMENT AGENCY SHALL INSPECT NEWLY CONSTRUCTED BUILDINGS AND ADDITIONS, AND ALTERATIONS TO EXISTING BUILDINGS TO DETERMINE WHETHER THE CONSTRUCTION OR INSTALLATION IS CONSISTENT WITH THE AGENCY'S APPROVED PLANS AND SPECIFICATIONS, AND COMPLIES WITH PART 6. FINAL CERTIFICATE OF OCCUPANCY SHALL NOT BE ISSUED UNTIL SUCH CONSISTENCY AND COMPLIANCE IS VERIFIED. FOR OCCUPANCY GROUP R-3, FINAL INSPECTION SHALL NOT BE COMPLETE UNTIL CONSISTENCY AND COMPLIANCE IS VERIFIED. SUCH VERIFICATION SHALL INCLUDE DETERMINATION THAT:
- A. ALL INSTALLED FEATURES, MATERIALS, COMPONENTS OR MANUFACTURED DEVICES, REGULATED BY THE APPLIANCE EFFICIENCY REGULATIONS OR PART 6 ARE INDICATED, WHEN APPLICABLE, ON THE CERTIFICATE(S) OF INSTALLATION, CERTIFICATE(S) OF ACCEPTANCE AND CERTIFICATE(S) OF VERIFICATION, AND ARE CONSISTENT WITH SUCH FEATURES, MATERIALS, COMPONENTS OR MANUFACTURED DEVICES GIVEN IN THE PLANS AND SPECIFICATIONS AND THE CERTIFICATE(S) OF COMPLIANCE APPROVED BY THE LOCAL ENFORCEMENT AGENCY.
 - B. ALL REQUIRED CERTIFICATES OF INSTALLATION ARE POSTED, OR MADE AVAILABLE WITH THE BUILDING PERMITS ISSUED FOR THE BUILDING, AND ARE MADE AVAILABLE TO THE ENFORCEMENT AGENCY FOR ALL APPLICABLE INSPECTIONS, AND THAT ALL REQUIRED CERTIFICATES OF INSTALLATION CONFORM TO THE SPECIFICATIONS OF SECTION 10-10310(i)3.
 - C. ALL REQUIRED CERTIFICATES OF ACCEPTANCE ARE POSTED, OR MADE AVAILABLE WITH THE BUILDING PERMITS ISSUED FOR THE BUILDING, AND ARE MADE AVAILABLE TO THE ENFORCEMENT AGENCY FOR ALL APPLICABLE INSPECTIONS, AND THAT ALL REQUIRED CERTIFICATES OF ACCEPTANCE CONFORM TO THE SPECIFICATIONS OF SECTION 10-10310(i)4.
 - D. ALL REQUIRED CERTIFICATES OF VERIFICATION ARE POSTED, OR MADE AVAILABLE WITH THE BUILDING PERMITS ISSUED FOR THE BUILDING, AND ARE MADE AVAILABLE TO THE ENFORCEMENT AGENCY FOR ALL APPLICABLE INSPECTIONS, AND THAT ALL REQUIRED CERTIFICATES OF VERIFICATION CONFORM TO THE SPECIFICATIONS OF SECTION 10-10310(i)5.

REQUIRED SPECIAL FEATURES PER CF-1R:

1. PV SYSTEM 2.84 kWdc
2. PV POWER ELECTRONICS: MICROINVERTERS
3. WHOLE HOUSE FAN
4. INSULATION BELOW ROOF DECK

HERS FEATURE SUMMARY PER CF-1R:

1. INDOOR AIR QUALITY VENTILATION
2. KITCHEN RANGE HOOD
3. WHOLE HOUSE FAN AIR FLOW AND FAN EFFICACY
4. MINIMUM AIR FLOW
5. VERIFIED SEER / SEER2
6. VERIFIED REFRIGERANT CHARGE
7. FAN EFFICACY WATTS / CFM
8. VERIFIED HSPF2
9. VERIFIED HEAT PUMP RATED HEATING CAPACITY
10. DUCT LEAKAGE TESTING

LEGEND

NEW 2 x STUD WALLS.
SEE FLOOR PLAN AND FRAMING SCHEDULE ON SHEET S2.

THE CONSTRUCTION WASTE MANAGEMENT PLAN MUST BE FINALIZED PRIOR TO OCCUPANCY.

Is there an ADU proposed?
Any new service needs to be in conformance with MCWD standards
Existing water service is 1" diameter

CONSULTANTS:

STRUCTURAL ENGINEER:
CHER YANG
CY ENGINEERING
229 S. LEAD AVENUE
FRESNO, CALIFORNIA 93706
(559) 840-5333

MECHANICAL ENGINEER:

FIRE SPRINKLER:

CONTRACTOR:

PROJECT: NEW SINGLE-FAMILY RESIDENCE
DRAWN BY: RICHARD A. TORRES
CHECKED BY: RICHARD A. TORRES
DATE: 4/25/2025



REV	DATE	DESCRIPTION

MODEL FILE: RT24029.CD

DRAWN BY: RICHARD A. TORRES

CHECKED BY: RICHARD A. TORRES

DATE: 4/25/2025

HERS FEATURE SUMMARY PER CF-1R:

1. INDOOR AIR QUALITY VENTILATION
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3. WHOLE HOUSE FAN AIR FLOW AND FAN EFFICACY
4. MINIMUM AIR FLOW
5. VERIFIED SEER / SEER2
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LEGEND

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THE CONSTRUCTION WASTE MANAGEMENT PLAN MUST BE FINALIZED PRIOR TO OCCUPANCY.

