PETITION TO FORM PERMANENT ROAD DIVISION 1000, ZONE NO. 010 FOR MAINTENANCE OF ROAD FOR WASHINGTON TERRACE SUBDIVISION

The undersigned hereby petitions the Humboldt County Board of Supervisors to form Humboldt County Permanent Road Division 1000, Zone No. 010 pursuant to Article 3 (commencing with Section 1160) of Chapter 4 of Division 2 of the Streets and Highways Code (the Permanent Road Division Law).

The name of the proposed division shall be Humboldt County Permanent Road Division 1000, Zone No. 010 known as Washington Terrace Subdivision.

This petition is signed by the landowners within the proposed zone area.

The boundaries of the proposed division are set forth in Exhibit A, attached hereto and incorporated herein by reference, and shall consist of the following parcels of the Washington Terrace Subdivision:

Assessor Parcel Number	Lot #	Owner
508-243-001	1	*J.L.F. Construction, Inc.
508-243-002	2	*J.L.F. Construction, Inc.
508-243-003	3	*J.L.F. Construction, Inc.
508-243-004	4	*J.L.F. Construction, Inc.
508-243-005	5	*J.L.F. Construction, Inc.
508-243-006	6	*J.L.F. Construction, Inc.
508-243-007	7	*J.L.F. Construction, Inc.
508-243-008	8	*J.L.F. Construction, Inc.
508-243-009	9	*J.L.F. Construction, Inc.
508-243-010	10	*J.L.F. Construction, Inc.
508-243-011	11	*J.L.F. Construction, Inc.
508-243-012	12	*J.L.F. Construction, Inc.
508-243-013	13	*J.L.F. Construction, Inc.
508-243-014	14	*J.L.F. Construction, Inc.
508-243-015	15	*J.L.F. Construction, Inc.
508-243-016	16	*J.L.F. Construction, Inc.
508-243-017	17	*J.L.F. Construction, Inc.
508-243-018	18	*J.L.F. Construction, Inc.
508-243-019	19	*J.L.F. Construction, Inc.
508-243-020	20	*J.L.F. Construction, Inc.
508-243-021	21	*J.L.F. Construction, Inc.
508-243-022	22	*J.L.F. Construction, Inc.
508-243-023	23	*J.L.F. Construction, Inc.
508-243-024	24	*J.L.F. Construction, Inc.
508-243-025	25	*J.L.F. Construction, Inc.
508-243-026	26	*J.L.F. Construction, Inc.
508-243-027	27	*J.L.F. Construction, Inc.
508-243-028	28	*J.L.F. Construction, Inc.
508-243-029	29	*J.L.F. Construction, Inc.
508-243-030	30	*J.L.F. Construction, Inc.
508-243-031	31	*J.L.F. Construction, Inc.

Assessor Parcel Number	Lot #	Owner
508-243-032	32	*J.L.F. Construction, Inc.
508-243-033	33	*J.L.F. Construction, Inc.
508-243-034	34	*J.L.F. Construction, Inc.
508-243-035	35	*J.L.F. Construction, Inc.
508-243-036	36	*J.L.F. Construction, Inc.
508-243-037	37	*J.L.F. Construction, Inc.
508-243-038	38	*J.L.F. Construction, Inc.
508-243-039	39	*J.L.F. Construction, Inc.
508-243-040	40	*J.L.F. Construction, Inc.

*A California Corporation

Approximately 7.56 acres of real property will be included within the proposed division, with an assessed valuation of $452,005 according to the last equalized assessment roll.

The total value of the improvements on the real property within the proposed division is $-0- according to the last equalized assessment roll. The total value of the personal property within the proposed division is $-0- according to the latest equalized assessment roll. As nearly as can be ascertained, -0- persons reside within the boundaries of the proposed division.

It is proposed that the division be formed for the purposes of maintaining the surface of Washington Court and Ascent Place, within the boundaries of the Washington Terrace Subdivision and rehabilitation of the storm drain system within the internal boundaries of the Washington Terrace Subdivision. The storm drain system outside of the internal boundaries that reside along Washington Avenue, an existing County maintained road, is not included in this division as maintenance is currently responsibility of the County. All facilities are located within the boundaries of the area proposed for the division. The area proposed for division is described in Exhibit A.

Maintenance is defined for the purpose of this petition as:

- Funding the resurfacing of Washington Court and Ascent Place, serving 40 lots. The cost of maintenance of the roads is based upon a repetitive 25-year cycle of resurfacing of the roads with a year-12 slurry seal, a year-25 asphalt concrete overlay, and a year-25 concrete crossing replacement. The maintenance cycle is as follows:

Cycle Period	Year	Activity
	12	slurry
	25	overlay
	25	concrete replacement

- Funding the rehabilitation of the storm drain system located within the overall internal boundaries of the Washington Terrace Subdivision is based upon an estimated 50-year life of the storm drain system. The cycle will repeat for subsequent 50-year cycles. This annexation will equitably spread the cost of the storm drain system across all of the lots in the Subdivision. The storm drain system outside of the internal boundaries that reside

along Washington Avenue, an existing County maintained road, are not included in this division as maintenance is currently the responsibility of the County.

It is estimated that the costs of maintenance will be based upon the benefits received by each parcel. The method for determining the costs is shown in the engineer's report on file with the Department of Public Works.

It is further proposed that, in order to raise the necessary funds to pay for the maintenance activities, the Board of Supervisors impose a special assessment per parcel per year, with a provision for a compounded inflation factor based upon the Consumer Price Index. The assessment shall recur annually until changed by a new law or a vote of the property owners or a special election by all voters of PRD 1000, Zone No. 010. Any such special tax shall only become effective upon approval by the voters in compliance with all applicable statutory and constitutional requirements.

The undersigned respectfully requests that the Board of Supervisors consider the foregoing petition at a hearing held in accordance with Streets and Highways Code Section 1165.

Dated 6/10/2024

PETITIONER:
J.L.F. Construction, Inc.,
A California Corporation

By: _____
JAMES L. FURTADO, PRESIDENT

Attachments:

- Exhibit A (Legal Description)

EXHIBIT A
(Legal Description)

FORMATION OF ZONE NO. 010 TO PERMANENT ROAD DIVISION 1000 FOR ROAD MAINTENANCE

All that real property situated in the County of Humboldt, State of California, described as follows:

That portion of the Southwest Quarter of the Northeast Quarter of Section 6, Township 6 North, Range 1 East, Humboldt Meridian, described as follows:

Lots 1 through 40 as shown on Tract No. 0676 of the Washington Terrace Subdivision, as filed in Book 26 of Maps, pages 18, 19, 20, 21, in the Office of the County Recorder of said County.

Dated: 3/12/2024

By: Max A. Schillinger

Max Schillinger
LS 7969