



City of Biggs

Agenda Item Staff Report For the Regular City Council Meeting: December 9, 2014

TO: Honorable Mayor and Members of the City Council
FROM: City Administrator
SUBJECT: Rio Bonito Park Lease Expiration

The City's lease of Rio Bonito Park expires in May 2015. Council is asked to consider the terms of the lease, operation and maintenance costs, public benefit and to direct staff.

Background:

Rio Bonito Park is maintained by the City of Biggs. The land is owned by Biggs High School and is leased to the City. The original 25-year lease in 1980 called for certain improvements (as money was available) to be made by the City, and that the park site (including the Little League Field) be maintained by the City. The lease was later extended by a period of 10-years, and is currently scheduled to end in May 2015.

Recommendation:

Consider the terms of the lease, operation and maintenance costs, public benefit and to direct staff on how to respond to the expiring lease.

Mark Sorensen, City Administrator

BIGGS UNIFIED SCHOOL DISTRICT

BIGGS ELEMENTARY - RICHVALE ELEMENTARY - BIGGS HIGH

POST OFFICE BOX 397 - BIGGS, CALIFORNIA 95917 TELEPHONE (916) 868-1281

BOARD OF TRUSTEES

GENE C. HARRIS
PRESIDENT

KEITH ORME
V. PRESIDENT

TONY MATTOS, JR.
CLERK

ARTHUR BROWN
MEMBER

MAUREEN WAGNER
MEMBER

SUPERINTENDENT
JAMES W. WATKINS
ED. D.

August 6, 1980

Honorable William Callaway, Mayor
City of Biggs
Biggs, California 95917

SUBJECT: Biggs Recreation Project

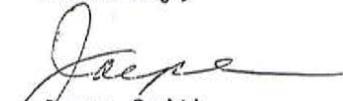
Dear Bill:

Enclosed is a fully executed copy of the lease agreement between the City and the District for development of recreational facilities on district property. Please observe on page 1, second paragraph of the lease that the site plan is made a part of the lease by reference. Dr. Fred Brooks had hoped to have a site plan reduction available in time for lease approval; however, no plan has yet been submitted. Also, please note that written project plans last furnished to the district do not agree completely with the superintendent's understanding of the project from latest verbal explanation. The Board also suggested some minor relocations of the planned softball field and tree planting area. You will notice on page 2, first paragraph of the lease that these plans are also made a part of the lease by reference.

Rather than cause any further delay to the project, the Board chose to approve the language of the lease with the stipulation that its final approval is subject to acceptable receipt of all lease attachments, and it appointed Messrs. Tony Mattos and Keith Orme to represent the district to the City. They are prepared to communicate the Board's suggestions at your request. The superintendent will appoint staff backup as may be needed for technical assistance to development of the playing fields.

At such time as the district is in receipt of final attachments, they will be submitted for final Board approval of the project. Please advise if this office can be of any further help.

Sincerely,


Joyce Smith
Administrative Assistant

JMS:jat

Att.

cc Dr. Fred Brooks, CSUC, w/2cc att.
Superintendent
Mattos & Orme

LEASE FOR DEVELOPMENT AND USE OF FACILITIES
BETWEEN BIGGS UNIFIED SCHOOL DISTRICT AND
THE CITY OF BIGGS

THIS INDENTURE OF LEASE, made and entered into this 4th day of August, 1980 by and between BIGGS UNIFIED SCHOOL DISTRICT, hereinafter referred to as "District", and CITY OF BIGGS, hereinafter referred to as "City",

W I T N E S S E T H :

The parties hereto, acting through their respective governing and legislative bodies, do hereby mutually covenant, promise and agree as follows: In consideration of the rents, covenants and agreements hereinafter mentioned and contained to be paid, kept and performed by the City, and subject to the said covenants and agreements and upon the condition that each and all of said covenants, agreements and/or conditions that are herein contained shall be fully and duly performed by the City, the District does, by these presents, lease, demise and let unto the said City and the said City does hire and take from the said District that portion of real property owned by the District at the site of Biggs High School, Butte County, California, and more particularly described in the site plan attached hereto as "Exhibit A", together with all the usual rights of ingress and egress to and from said property, to the City for the reasons set forth in District Resolution 1979/80-#21 attached hereto as "Exhibit B", and subject to the mutual covenants set forth hereinbelow.

1. PURPOSE. The City is to have the non-exclusive use of said demised premises to support its Application for Local Assistance Grant for Biggs Recreation Area Project, and to qualify for funding under the Roberti-Z'berg Urban Open-Space & Recreation Program (SB-174), and the Nejedly-Hart State, Urban, and Coastal Park Bond Act of 1976, for construction, installation and use of specified recreation facilities and equipment.

2. CONSTRUCTION AND MODIFICATIONS. The City shall, as funds allow, and following the effective date of this agreement as specified in Section 3, construct

and install, or cause to be constructed and installed recreation facilities and equipment, and related appurtenances on said property, all at no cost to the District, as follows: construct new restroom facilities; improve the existing softball field, including installation of field lighting, bleachers, backstop, fencing and dugouts; install new Little League field, new landscaping and water, picnic tables and barbecues, bicycle paths, and new playground facilities; and improve existing parking, including new gravel surface and log bumpers in accordance with the Biggs Recreation Area Project Plans attached hereto as Exhibit C. Any additional agreements affecting the development of other specific facilities shall be accomplished by an agreement executed for each such facility and attached to this document as addenda. Each addendum shall become a part of this agreement and shall be subject to the general requirements specified herein. Any contract awarded by the City for construction and installation shall provide for labor and materials bond to be filed by the contractor.

3. FIXED/RENEWABLE TERM. In consideration of the construction on and improvements to its real property, the District shall, and does hereby lease to the City said premises with their appurtenances for a fixed term of TWENTY-FIVE (25) YEARS. The lease shall take effect upon commencement of the City's Project, "Biggs Recreation Area", as specified by the State of California, Department of Parks and Recreation. The City shall notify the District of the lease commencement date as soon as it shall become known, and each party shall cause to have entered herein the said commencement date as the effective date of the lease. The lease is revocable only in the event of and at termination of the City's project agreement. Following the fixed term hereof, the lease shall renew itself from year to year unless thirty (30) days before the end of any annual term either party gives written notice of termination to the other party. Should the City fail to renew the lease, all existing improvements shall become the property of the District. Lease Effective Date: 8-4-80.

4. ADMINISTRATION, SCHEDULING, AND USE. The City shall be the

agency responsible to administer the agreement, including the handling of all use permits and scheduling for recreational use of the facilities. The scheduling for use shall in no way interfere with any organized school activities of the District requiring use of the premises or surrounding grounds.

5. MAINTENANCE. The City will maintain the premises and all recreational equipment and facilities in a safe and serviceable condition throughout the life of this Agreement unless amended by mutual agreement of both parties, and except as otherwise herein provided. The City may develop rules and regulations which will cause the users of the facilities to assume maintenance responsibilities and to bear the costs for utilities and services. The District will maintain such portion of the leased premises as the District uses for its own school purposes.

6. ADVISORY COMMITTEE. The City may form an advisory committee to which representatives from each the City and the District may be appointed by their respective agencies, and to which the City may appoint private citizens, to make recommendations to the City regarding the coordination of recreational activities, scheduling, maintenance, upkeep and the development of rules and regulations.

7. SUPERVISION. The City shall be responsible to supervise all City-sponsored recreational activities on the leased premises.

8. INSURANCE/HOLD HARMLESS. The City agrees to keep said premises covered by the usual public liability coverage for injury or death occurring on or about the leased premises, and to indemnify and save the District harmless from any and all claims and/or suits for damages, loss and/or injury of every kind and description arising in, on or about, or from said leased property or any part or portion thereof while being used and occupied by the City, and shall file a certificate of insurance therefor with the District annually in an amount not less than \$300,000. The said certificate shall provide notice

to the District of any cancellation of such coverage, and shall name the District as an additional insured.

9. DAMAGES. The party using facilities or equipment of the other pursuant to this agreement will repair, or cause to be repaired, or will reimburse the other for the cost of repairing damage done to said facilities or equipment during the period of such use, other than that attributed to ordinary and reasonable use.

10. APPLICABLE CODES AND ORDINANCES. The City agrees to comply with all codes and ordinances applicable to the lease of the property, and at its own expense, to obtain all necessary permits and related items.

11. EQUIPMENT/UTILITIES/SERVICES. The City may tie in to District lines but will install its own meters and furnish its own utilities, and shall maintain all utility systems constructed as part of this project.

12. NONDISCRIMINATION. The parties hereto will not discriminate against any person on the basis of sex, race, color, national origin, age, religion, ancestry or physical handicap in the use of any property or facility acquired or developed pursuant to this Agreement. All facilities shall be open to members of the general public.

13. JOINT MEETINGS. Joint meetings between the City and the District may be held as necessary during the term of this Agreement to consider matters of mutual concern.

14. SUCCESSORS IN INTEREST. The terms and provisions of this lease and the conditions herein shall bind the parties hereto and their heirs, executors, administrators, successors, and assigns.

IN WITNESS WHEREOF the parties hereto have executed this Agreement as of the date first hereinabove written.

BIGGS UNIFIED SCHOOL DISTRICT

Gene O'Harris
President, Governing Board

ATTEST:

Tony Matto Jr.
Clerk, Governing Board

CITY OF BIGGS

William H. Callaway
Mayor, City of Biggs

ATTEST:

Luella A. Lamagni
Clerk 7-14-80

jms

APPROVED AS TO FORM:

Marianne Heenan
MARIANNE HEBNAN
Schools Attorney
Office of the Butte County
Superintendent of Schools

RESOLUTION 1979/80-#21
BY THE BOARD OF TRUSTEES
OF THE BIGGS UNIFIED SCHOOL DISTRICT
EXPRESSING ITS INTENTION TO ENTER INTO A
LEASE AGREEMENT WITH THE CITY OF BIGGS
FOR DEVELOPMENT AND USE OF FACILITIES

WHEREAS, EC 10905 of the State of California authorizes and empowers public school districts and municipalities to cooperate with each other and to that end enter into agreements with each other for the purpose of organizing, promoting and conducting programs of community, recreational and educational objectives for children and adults of the State; and

WHEREAS, the Board of Trustees of the Biggs Unified School District has a portion of real property at the site of Biggs High School unnecessary for school classroom buildings; and

WHEREAS, the City of Biggs wishes to apply for funding for its "Biggs Recreation Area Project" under the Roberti-Z'berg Urban Open-Space & Recreation Program (SB-174), and the Nejedly-Hart State, Urban, and Coastal Park Bond Act of 1976, for the construction, improvement and use of recreational facilities on the said unnecessary real property; and

WHEREAS, a condition, by the State, to qualify for funding for the said Biggs Recreation Area Project is execution of a 25-year lease between the City of Biggs and the Biggs Unified School District for the use of the said real property; and

WHEREAS, the Board of Trustees of the Biggs Unified School District desires to establish with the City of Biggs a basis for the development and use of recreational facilities on its unnecessary real property by entering into such a lease; and

WHEREAS, EC 39502 provides the Board of Trustees shall not enter into any such lease unless a resolution authorizing such action, and prescribing the terms of the lease has been adopted by the unanimous vote of all members of the Board, and such resolution has been published in a newspaper, published in the district and having a general circulation therein, no less than once a week for three weeks prior to the execution of the lease by the Board.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Biggs Unified School District as follows:

1. That it hereby declares its intent to enter into a 25-year lease with the City of Biggs for and in consideration of development, installation and improvement by the City of recreation facilities, equipment and related appurtenances on the unnecessary real property owned by the district.
2. That the superintendent is hereby directed to publish this resolution of intent in the Biggs News, a newspaper in the district having general circulation therein, once a week for three successive weeks, following which time the Board will execute the lease.

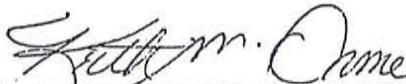
Passed and adopted this 23rd day of June, in a special meeting of the Board of Trustees of the Biggs Unified School District.

Ayes: Harris, Orme, Mattos, Wagner, Brown
Noes: None
Abstain: None
Absent: None

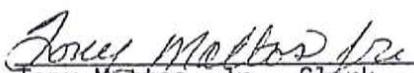
SIGNED:



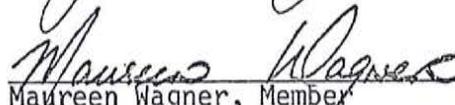
Gene C. Harris, President



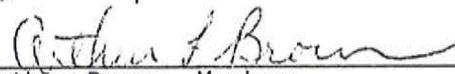
Keith M. Orme, Vice President



Tony Mattos, Jr., Clerk



Maureen Wagner, Member



Arthur Brown, Member

JMS:jat

ADDENDUM AND AMENDMENT

TO

SCHOOL/RECREATION AND PARK DISTRICT

LEASE AGREEMENT DATED AUGUST 4, 1980:

"JOINT USE OF FACILITIES/COMMUNITY RECREATION AGREEMENT"

The parties hereunto, acting through their respective governing and legislative bodies under the authority of "SECTION 2. CONSTRUCTION AND MODIFICATIONS" of lease agreement dated August 4, 1980, do hereby stipulate as follows:

WHEREAS, the Joint Exercise of Powers Act (GC 6500, etc. seq., and EC 10900-10915 and 40040-40057) of the State of California authorizes and empowers public school districts and municipalities to cooperate with each other, and to that end enter into agreements with each other for the purpose of organizing, promoting and conducting programs of community recreation and education objectives for children and adults; and

WHEREAS, there is in existence a lease agreement providing for joint use of a specified park area located on school district property, but it is the desire of the parties hereto to provide for the joint use of areas not included in the aforesaid leased area in the interest of promoting an organized community recreation program.

NOW, THEREFORE, IT IS AGREED AS FOLLOWS:

PURPOSE. The purpose of this agreement shall be to provide for the joint use and maintenance of school district facilities not a part of the leased premises, to be administered or coordinated by a single program coordinator for the mutual benefit of the School District and the City of Biggs.

JOINT USE: The use of facilities and equipment pursuant to this agreement shall be granted subject to existing rules and regulations of the respective agencies pertaining to their use. All effort shall be made to ensure reasonable conformity in such rules and regulations between respective agencies.

SCHOOL SITE INVOLVEMENT: It shall be the sole option of the respective school district building principal to determine whether his/her school sites or areas shall be involved in any particular program or activity. The recreation program shall otherwise embrace all of the schools of the district.

ADMINISTRATION: The City of Biggs shall furnish the program coordinator and shall be the agency which shall administer the agreement in accordance with all others terms and conditions of the aforesaid lease agreement and respective agency regulations. The City shall furnish all personnel, equipment and supplies for the program; however, any of the parties hereto may mutually exchange such services without payment of any consideration other than such services.

PROGRAM COORDINATOR'S FUNCTION: The program coordinator shall serve as the channel through which all community requests for use of school facilities will be communicated in a manner and at times least interruptive to the building principal; the program coordinator will

schedule all community activities, collect all fees and forward appropriate, prorated portions, as/when collected, to the school district business office, all in accordance with district and city fee schedules, and shall be responsible to secure necessary certificates of liability insurance naming the school district as an additional insured.

SCHEDULING: Dates and hours for the use of the public areas and facilities will be scheduled in advance. This schedule will be arranged as to avoid any conflict between schools, community education and recreation use. In the scheduling of said facilities, school events and programs shall have the first priority, the community education and recreation program shall have second priority, and any other events by other groups or agencies shall have third priority.

FEES. Fees to be charged shall be those established by the District and the City; the school district shall be paid from any fees collected its costs of making such facilities available in accordance with its own fee schedule, plus one third of any fees established over and above such costs.

SUPERVISION: The agency using facilities or equipment owned by the other pursuant to this agreement shall furnish qualified personnel deemed necessary by the respective owners for the proper conduct and supervision of the activity.

MAINTENANCE AND REPAIR: The party using facilities or equipment of the other pursuant to this agreement will repair or cause to be repaired or will reimburse the owner for the cost of repairing damage done to said facilities or equipment during the period of such use, other than that attributed to ordinary and reasonable use.

EFFECTIVE DATE OF ADDENDUM AND AGREEMENT: This contract shall take effect upon its mutual execution by the parties hereto, at which time its effective date shall be entered herein, and shall continue throughout the life of the lease agreement. **EFFECTIVE DATE OF AGREEMENT:-----**

This addendum shall become a part of the lease agreement and shall be subject to the general requirements therein specified.

IN WITNESS WHEREOF the parties hereto have executed this Addendum/Agreement as of the date hereinabove established.

CITY OF BIGGS

BIGGS UNIFIED SCHOOL DISTRICT

Mayor, City of Biggs

President, Governing Board

Fitch M. Orme
Vice President

Arthur J. Brown
Clerk

William H. Callaway
Member

Gene L. Davis
Member

Stoney Fowler

JMS

F-1



MEMORANDUM

TO: Biggs Family Park Consultant Proposal Review Committee:

Sharleta Callaway, Mayor
Bill Thebach, Councilmember-Parks Commissioner
Tom Harter, Planning Commissioner
Scott Friend, City Planner
Dave Swartz, City Engineer
Mike Seeley, DVM-Community Representative

FROM: John Dougherty, Interim City Administrator/Finance Director

RE: Family Park Consultant Proposal Review Process

1. First, on behalf of Mayor Callaway and the City Council, thank you for agreeing to serve as a member of the Family Park Consultant Proposal Review Committee. Your participation is valued.
2. At the closing date and time for receiving Proposals – 4 PM, Monday, March 24, 2003 – Proposals were received from the following consultants. A copy of each consultant's Proposal is enclosed with this memo.
 - Carter – Burgess, Sacramento CA
 - Land Image Landscape Architects, Chico CA
 - Purkiss.Rose – RSI, Landscape Architecture/Recreation and Park Planning, Fullerton CA
 - Ralph J. Alexander & Associates, Novato CA
 - RRM Design Group, San Luis Obispo CA
3. As you know, the Committee is scheduled to meet, discuss and evaluate the Proposals and submit a recommendation to the City Council for the selection of a consultant on Thursday, April 3, 2003 @ 2 PM in the City Council Chamber. I would estimate that the meeting will last approximately 1 to 2 hours.
4. In the interim, please review and evaluate the proposals from your perspective so that you will be able to share your thoughts and comments regarding them with your fellow Committee members on Thursday. I've enclosed an Evaluation Matrix for each consultant. Please fill it out and bring it with you to the meeting.
5. I'll bring to the meeting a project funding budget for your information, as well as another matrix which will assist in preparing a summary ranking at the end of our meeting. I will also prepare a cost summary for each of the proposals.
6. Again, thanks for your cooperation and assistance. If you have questions or need further information, please feel free to contact City Planner Scott Friend or me.

CC: Binder
TF (Chico Office) 3/28/03 – Prepare corollary documents (5. above)

**Addendum to Lease for Development and Use of Facilities
Between Biggs Unified School District and the City of Biggs: (1)
Increase Leased Premises; (2) Installation of a Bike Path; (3)
Extension of Lease Term**

Effective May 4, 1980, the Biggs Unified School District (BUSD), as lessor, and the City of Biggs (City), as lessee, entered into a lease by which the BUSD leases to the City school property in exchange for the City's construction of various improvements upon the leased property. That lease enumerates specific facilities to be constructed (or caused to be constructed) by the City.

The lease also contemplates that additional improvements may be made by the City, from time to time during the lease, and that such improvements be encompassed by and within the lease terms though lease addenda. See section 2 of the lease.

The City wishes to install a bike path upon property not included within the leased premises.

By this addendum, and pursuant to the lease, the City and the District agree as follows:

1. The leased premises shall be modified to include the area for the bike path referenced below in addition to the premises described in the lease. The increased area for the bike path to be included in the lease is as described and shown in the attached map. The newly leased property and the originally leased property shall be deemed the "Leased Premises."
2. The City agrees to install a bike path upon the "Leased Property" to service the existing Little League field. This bike path shall be a facility included within the lease.
3. In addition to the above, the parties to this lease hereby mutually agree to extend the term of said lease, and all terms and conditions therein, and all addenda thereto, including, but not limited to this addendum, as follows. The term of the lease shall be extended an additional 10 years, such that the term of this lease shall be to May 4, 2015. All other terms of the lease shall remain in place, including the holdover provisions therein.

This addendum shall be attached to the original(s) of the lease and shall be a part thereof and incorporated therein.

IN WITNESS WHEREOF, this Agreement is effective as of the latest date set forth below.

BIGGS UNIFIED SCHOOL DISTRICT

Elhel Byers 4/8/02
President, Governing Board Date

ATTEST:

Jan Meyer 4/8/02
Clerk, Governing Board Date

CITY OF BIGGS

Art B. Bellamy 4/11/02
Mayor, City of Biggs Date

ATTEST:

Reanna Carlomagno 4-15-02
Deputy City Clerk Date

Approved as to Form:

Schools Attorney

City of Biggs

City Administrator/Finance Director action item requests for the next

(X) Regular () Adjourned Regular () Special Meeting

Meeting: April 21, 2003

Please print the following information

Date: April 18, 2003
To: City Clerk
From: Interim City Administrator/Finance Director
Subject: Selection of Design Consultant-Biggs Family Park

1. Proposals were received on Monday, March 21, 2003 from five consultants for the design, preparation of cost estimates and preparation of contract plans and specifications for Biggs Family Park. Attached for the Council's information is a summary of the proposals received.
2. The Family Park Consultant Review Committee (Mayor Callaway, Council Member Thebach, Planning Commissioner Harter, Mike Seeley, DVM, City Planner Friend, City Engineer Swartz and I) met on Thursday, April 3, 2003 to review the proposals. Following discussion, the Committee decided to schedule interviews with the three consultants deemed best qualified.
3. On Thursday, April 17, 2003, the Committee interviewed the following consultants.
 - Land Image Landscape Architects, Chico CA
 - Carter – Burgess, Sacramento CA
 - Purkiss.Rose – RSI, Fullerton CA
4. Members of the Committee will be in attendance at this evening's meeting and will be prepared to discuss with the Council the results of the interview process and recommend selection of a consultant to undertake the project.
5. Following discussion, the Council is requested to:

- Select a consultant;
 - Authorize staff to negotiate a professional services agreement between the city and the selected consultant; and
 - Authorize the Mayor to execute the agreement on behalf of the city.
6. If the Council has questions or desires further information, staff and/or the Committee Members will be prepared to respond.

Signature

Regular Meetings are on the third Monday of each month (except January and February; then they are on the fourth Monday) at 7:00 p.m. at City Hall.

All requests must be received by the Second Monday of each month before 9:30 a.m., (allows 4 days to prepare agenda/packets).



MEMO

To: Don C. Shapiro, Project Officer
CALIFORNIA DEPARTMENT OF PARKS AND RECREATION

From: Scott Friend

Cc: John Dougherty, City of Biggs

Date: May 1, 2003

Re: Biggs Family Park: DPR PProject # RN-04-005

- SACRAMENTO
10461 Old Placerville Road
Suite 110
Sacramento, CA 95827
(916) 361-8384
Fax (916) 361-1574
- MONTEREY
225K Cannery Row
Monterey, CA 93940
(831) 644-9174
Fax (831) 644-7696
- MT. SHASTA
612 N. Mt. Shasta Blvd.
Suite D
Mt. Shasta, CA 96067
(530) 926-4059
Fax (530) 926-4279
- CHICO
140 Independence Circle
Suite C
Chico, CA 95973
(530) 894-3469
Fax (530) 894-6459
- DAVIS
231 G Street
Suite 22
Davis, CA 95616
(530) 750-7076
Fax (530) 750-2811

Per your letter dated April 18, 2003, regarding the Roberti-Z'berg Harris Grant award for the Biggs Family Park, enclosed please find the supporting documentation you requested.

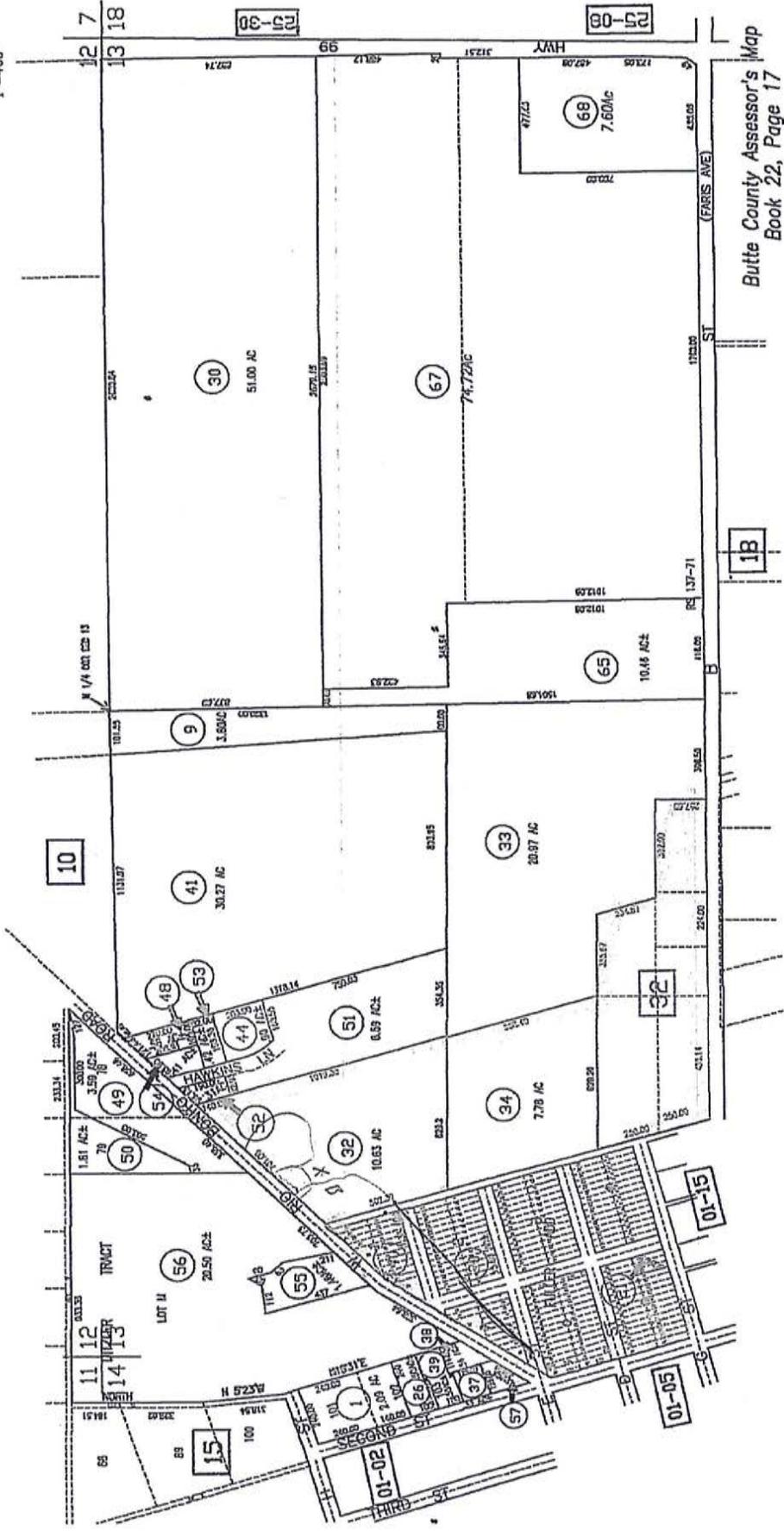
I am enclosing the Notice of Exemption filed with, and stamped by, the Butte County Clerk. I am also enclosing the California Department of Fish and Game Certificate of Fee Exemption.

Please let me know if you need anything further, or if you have questions regarding the enclosed materials.

22-17

N 1/2 SEC 13 T.18N. E. M.D.B.&M.
PTN. SEC. 12 T.18N. R.2E. M.D.B.&M.

1"=400'



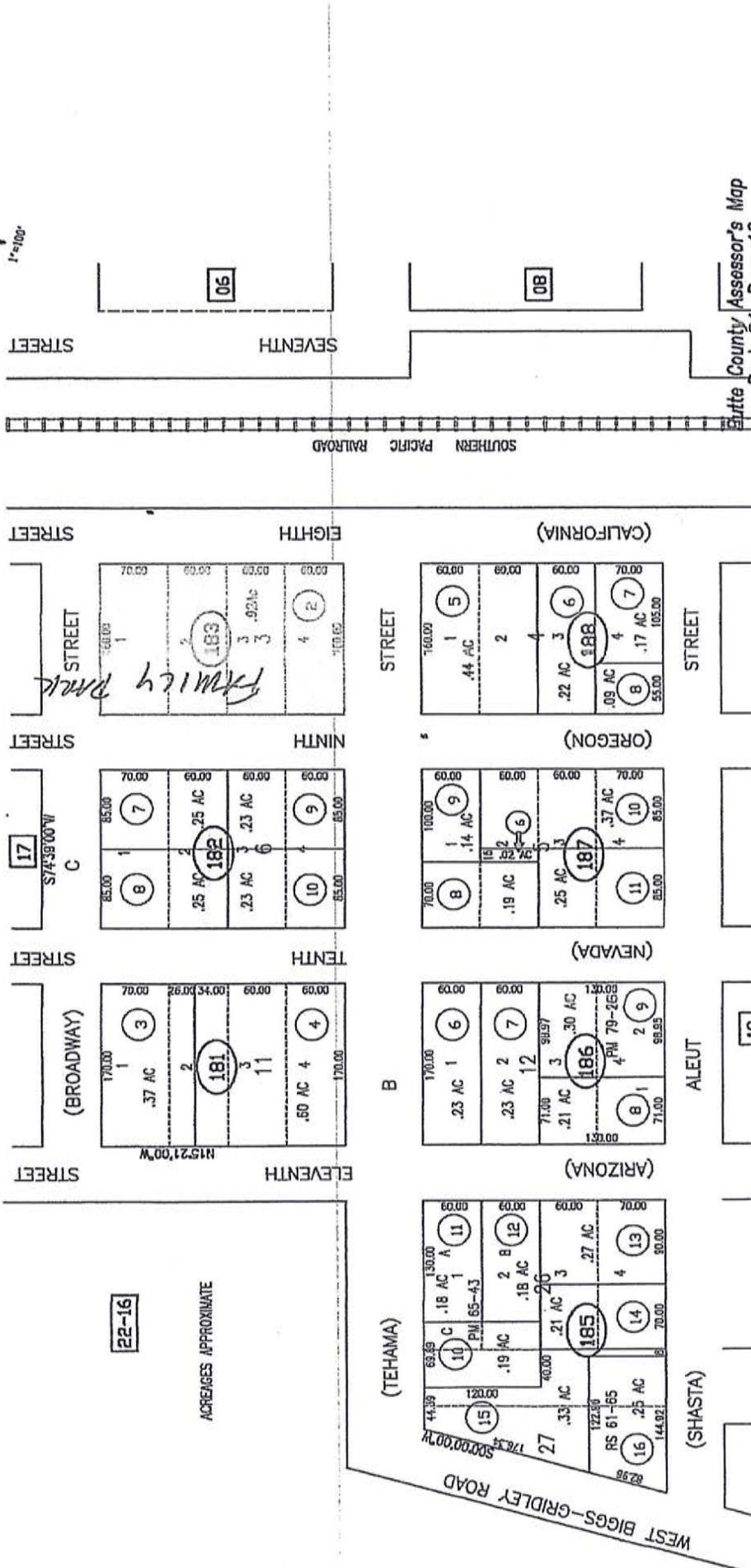
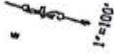
Butte County Assessor's Map
Book 22, Page 17

CREATED BY	12-1983
REVISED BY	SOT REVISED ON 4-17-2003
FILE NAME	22-17 EFFORTS 2003-04 BOLL
Previous Book, Portion Of Page	
Completed By The Butte County Assessor's Office	

NOTE: ALL INFORMATION SHOWN ON THIS MAP IS FOR INFORMATION ONLY AND IS NOT A GUARANTEE OF ACCURACY. THE BUTTE COUNTY ASSESSOR'S OFFICE IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS. THE USER ASSUMES ALL LIABILITY FOR THE ACCURACY OF THIS DATA SHEET.

School Property

DITZLER TRACT 6 M.D.B. 106/107 7-12-1904
FULLER ACRES 6 M.D.B. 104 3-3-1904



Butte County Assessor's Map
Book 01, Page 18

NOTE: These parcels are for assessment purposes only and may not constitute legal parcels.

CREATED BY	JAB	CREATED ON	8-30-1999
REVISED BY	JAB	REVISED ON	8-30-1999
EFFECTIVE	98-99	ROLL	

Compiled By The Butte County Assessor's Office