D-2

City of Imperial

CFD Disbursement Approval Procedure

CFD 2006-1 (Monterrey Park)

Payment Request No. 1-2017

Date Requested: July 5, 2017

Request Information: Payment Request No. 3-2016 is for construction, engineering and related costs incurred for an Acquisition Agreement Exhibit "A" facilities/fees as shown in Attachment 1. The request is to reimburse the advanced amount as follows: **$1,808,509.01**

Actions required and steps taken in approving this request:

1. ***Special Tax Consultant:*** *Confirms that the facilities/fees are per the Acquisition Agreement dated November 1, 2005, includes confirmation of three (3) bids, contracts to perform the work, invoices or cancelled checks, and lien releases.*
   Special Tax Consultant Recommendations: To submit to the Director of Administrative Services the request to pay as requested from Surplus Funds. The Request lists the facilities/fees and meets the requirements for reimbursement that include the submittal of support documents in the form of contracts, invoices, cancelled checks, and lien releases, so that it can be processed for submission to the City Finance Director for payment under the Acquisition Agreement. This request should be paid from Surplus Funds (less retention if applicable) as follows:

   $1,808,509.01 representing pre-paid impact fees.

   Scott Koppel

   City Special Tax Consultant Approval

2. ***City Public Works Director:*** *Confirm that the improvements have been completed, inspected, and meet the conditions set out in the Acquisition Agreement. Sign the original copy of the request and below.*

City Public Works Director Approval | **City Community Development Director Approval**

3. ***Director of Administrative Services:*** *Review, submit to Council if appropriate, and approve the request for disbursement.*

APPROVED

City Director of Administrative Services Approval

4. ***City Administrative Service Department:*** *Please prepare and send these payments (wire instructions on file):*

Wells Fargo Bank
32881 Temecula PKWY
Temecula, CA 92592

Juniper Ventures I, LP

Routing No.

Account No.

From: Surplus Funds (with 5% retention of **0.00** to be held) **$1,808,509.01**

City of Imperial
Community Facilities District
No. 2006-1
(Monterrey Park)

CFD Reimbursement Package

for

School Fees

Submitted By:
Pacific West Development
32823 Temecula Pkwy, Suite A
Temecula, CA 92592

Date Submitted:
July 5, 2017

City of Imperial
Community Facilities District
No. 2006-1
(Monterrey Park)

Table of Contents for School Fee Reimbursement

TAB 1

Pacific West
development

July 5, 2017

AJ Gaddis
City of Imperial
420 South Imperial Ave.
Imperial, CA 92251

Re: City of Imperial Community Facilities District No. 2006-1 Request for Reimbursement

In 2010, Jupiter Ventures I, LP ("Jupiter") acquired the remaining lots in the subdivision known as Monterrey Park, located in Imperial California, and replaced CRV Imperial-Worthington, L.P ("CRV"). as the owner and developer of that land. Pursuant to the attached Assignment of Contracts & Interests In Real Property, dated May 17, 2010 (included in Tab 2), Jupiter has been assigned all of CRV's rights, including its rights under the Funding, Construction and Acquisition Agreement, dated December 6, 2006, for the City of Imperial Community Facilities District No. 2006-1, between the City of Imperial and CRV. As such, Jupiter has right to all future CFD reimbursements that would have been paid to CRV.

In 2011 and 2012, Jupiter sold a total of 30 lots to VDV Homes, LLC ("VDV"). However, Jupiter maintained the right of all CFD reimbursements associated with the VDV lots. Furthermore, the owners of Jupiter maintained ownership in VDV. Both Jupiter and VDV hired Pacific West Development, LP to manage the construction and city submittals associated with its lots.

Pursuant to Exhibit C-2 Form of Payment Request (Authorized Fees) of that Funding, Construction and Acquisition Agreement, we are pleased to provide the following payment request on behalf of Jupiter ("Developer") for the reimbursement of school fees paid by CRV, VDV, and Jupiter to the Imperial Unified School District. Please instruct the Trustee to wire transfer the following amount, to Developer, from the Improvement Fund:

Payment Request	$1,808,509.01
<u>Please wire funds to</u>:	
Bank	Wells Fargo 32881 Temecula PKWY Temecula, CA 92592
Account Name	Jupiter Ventures I, LP
Type	Savings
Account#	1329431561
Routing/ABA #:	121000248

Please see Exhibit "C-2" for reimbursement request summary and detail. If you have any questions or require any additional information, please feel free to contact me directly at 951-240-5261.

Sincerely,

Andrew J. Dixon
President
Pacific West Development, LP

TAB 2

ASSIGNMENT OF CONTRACTS & INTERESTS IN REAL PROPERTY

THIS ASSIGNMENT ("Assignment") is made and entered as of this 17th day of May, 2010, by and between CRV Imperial Worthington, LP, a California limited partnership ("CRV") and Jupiter Ventures I, LP, a California limited partnership ("Jupiter") with reference to the facts set forth in the Recitals below.

RECITALS

A. CRV is the owner and developer of certain real property located in the City of Imperial, County of Imperial, State of California, commonly known as "Monterrey Park" subdivision, units 1-4.

B. City National Bank was the lender for the development and construction of the Monterrey Park subdivision. As such, CRV and City National Bank entered into several agreements for the funding of the development and construction of the Monterrey Park subdivision, including, but not limited to certain loan agreements, promissory notes, guarantees, assignment of rents, deeds of trust, security agreement and fixture filings, and other similar such documents (collectively referred to herein as "Loan Documents").

C. Jupiter is in the process of acquiring all of the rights, title and interests held in favor of City National Bank in and to the Monterrey Park subdivision through an assignment of the Loan Documents to it by City National Bank.

D. Upon successfully completing its acquisition of all rights, title and interests of City National Bank in and to the Monterrey Park Subdivision, Jupiter shall have the legal right to enforce the terms and provisions of the Loan Documents, and any available remedies provided thereunder as against CRV, including the right to pursue a claim for any deficiencies owed pursuant to terms of the Loan Documents. However, Jupiter also desires to acquire all of CRV's rights, title and interests held in its favor in the Monterrey Park subdivision, including but not limited to, all third party contracts, consultant agreements, architectural and engineering agreements, plans, subdivision improvement agreements, utility contracts and fees inclusive of all Imperial Irrigation District agreements and all utility agreements with the City of Imperial, marketing agreements, conditions of approval, development fees, CFD reimbursements or proceeds, contracts and/or agreements with all local/state/federal governing agencies, permits, licenses, approvals, agreements, entitlements, fees paid or to be credited, studies, reports, and all such other similar documents, arising from or relating to the development of the Monterrey Park subdivision (collectively referred to herein as the "MP Development Documents").

E. As consideration for an agreement by Jupiter not to pursue a claim against CRV for any potential deficiencies pursuant to the Loan Documents, CRV desires to assign to Jupiter, and Jupiter desires to accept from CRV, all of CRV's rights, title and interests in the Monterrey Park subdivision and/or the MP Development Documents. However, the assignment of said rights, title and interests shall not include, and expressly excludes, any and all of the liabilities

that have been in the past or are to be imposed in the future upon CRV or its general contractor, Innovative Communities, Inc., relating to its development of the Monterrey Park subdivision and/ or the existence of the MP Development Documents, inclusive, but not limited to any and all third party contracts with subcontractors, vendors, suppliers, consultants, engineers, professionals, municipalities, etc.

NOW, THEREFORE, in consideration of the Recitals set forth above, the mutual covenants and conditions below, and for good and valuable consideration, the receipt of which is hereby acknowledged, CRV and Jupiter hereby agree to the assignment of all rights, title and interests held in the Monterrey Park subdivision as may exist pursuant to the MP Development Documents, as set forth below:

ASSIGNMENT

(1) Upon Jupiter's acquisition of the interests of City National Bank in the Monterrey Park subdivision, resulting from CRV's Loan Documents with City National Bank, CRV absolutely, irrevocably and unconditionally assigns, conveys, contributes and transfers to Jupiter the rights, entitlements and interests in the MP Development Documents as defined above, owned or held by, or in favor of, CRV, relating to or arising from the development of the Monterrey Park subdivision, and all of CRV's rights and benefits thereunder and conferred therein. For its part, Jupiter accepts the assignment.

(2) CRV further agrees to take such further action and to execute and deliver, or cause to be executed and delivered, any and all other documents which are, in the opinion of Jupiter or its counsel, necessary to carry out the terms and conditions of this Assignment, including the consent to the Assignment, if so required, from any third party.

(3) It is further agreed that, through the operation of this Assignment, Jupiter is only acquiring the rights, title and interests of CRV, and not any liabilities or obligations of CRV to any third party, including, but not limited to any subcontractors, vendors, suppliers, consultants, engineers, professionals, or any municipality or local, state and/or federal governing agency, as may currently exist, or as may exist in the future, by operation of the MP Development Documents. Any such liabilities and/or obligations remain the sole responsibility of CRV, and are expressly not made a part of or subject to this Assignment.

(4) Finally, it is agreed that this Assignment is made effective as of the date provided above, but is expressly contingent and conditioned upon the closing of Jupiter's acquisition of all rights, title and interests in the Monterrey Park subdivision as held by and in favor of City National Bank. If Jupiter fails to acquire said rights, title and interests from City National Bank, this Assignment shall be deemed null and void, and otherwise unenforceable.

Except as otherwise expressly modified by this Assignment, CRV and Jupiter agree that all of the other provisions, terms and conditions existing within the MP Development Documents, shall remain in full force and effect, and that in the event of any inconsistency or

contradiction between this Assignment and any other document, the provisions, terms and conditions of the other document shall control.

By execution below, both CRV and Jupiter fully acknowledge that it has fully read and understand all of the provisions of this Assignment, that each have had the opportunity to have this Assignment fully reviewed and approved by legal counsel, and that as a result, no party has any objection to the inclusion of any term or provision as provided herein. By signing below, the parties acknowledge that they are acting in a capacity to sign and bind this assignment on behalf of such entities listed below.

ASSIGNOR:

CRV Imperial Worthington, LP
a California limited partnership

By its General Partner:

Thomas P. Dobron, an individual

By: _____
Thomas P. Dobron

ASSIGNEE:

JUPITER VENTURES I, LP
a California limited partnership

By Its General Partner:

Surmount Ventures, LLC

By: _____
Andrew Dixon, Manager

TAB 3

EXHIBIT "C-2"

FORM OF PAYMENT REQUEST (AUTHORIZED FEES)

1. The undersigned (the "Developer"), hereby requests payment in the amount of $1,808,509.01 ("Requested Amount") from the Improvement Fund established by CFD No. 2006-1 for the Authorized Fees (as defined in the Funding, Construction and Acquisition Agreement dated as of December 6, 2006 relating to the CFD No. 2006-1) specified below:

Fee Category	Amount Requested	No. and Description of Lots/ DUs for which Fees Requested
School Fees	$1,808,509.01	221 Lots in the Monterrey Park Tract (See Attachment #1 for detailed description)

2. The Requested Amount is due and payable and has not formed the basis of any prior request or disbursement.

3. The Developer is in compliance with the terms and provisions of the Acquisition Agreement.

4. Neither Developer nor any Affiliate (as defined in the Acquisition Agreement) is in default in the payment of ad valorem real property taxes or assessments of special assessments or taxes levied in the CFD (as defined in the Acquisition Agreement).

I hereby declare under penalty of perjury that the above representations and warranties are true and correct.

DEVELOPER:

Jupiter Ventures I, LP
a California limited partnership

Date: 7/5/2017

By: _____
Andrew J. Dixon
Authorized Signatory

CITY:

Payment Request Approval for Submission to City Finance Director

Date: _____

By: _____
City Representative

Amount Approved $_____

ATTACHMENT #1
City of Imperial Community Facilities District No. 2006-1 (Monterrey Park)
School Fee Reimbursement Detailed Summary

Checks Paid By: CRV Imperial Worthington, LP						
CK #	Date	Amount	Check payable to	Tract	Lots	Addresses
242	5/2/2006	$ 52,287.00	Imperial Unified School District	Monterrey Park	44, 45, 46, 47, 48, & 49	674, 672, 670, 668, 664, 662 Costa Azul St.
275	5/22/2006	$ 1,278.00	Imperial Unified School District	Monterrey Park	Additional fee on same lots above	Same as above
1023	3/27/2007	$ 52,578.25	Imperial Unified School District	Monterrey Park	37, 38, 39, 40, 41, 42, & 43	688, 686, 684, 682, 680, 678, 676 Costa Azul St.
1367	7/12/2007	$ 61,387.48	Imperial Unified School District	Monterrey Park	78, 79, 80, 81, 82, 83, & 84	677, 679, 681, 683, 685, 687, 689 Costa Azul St.
Sub Total		$ 167,530.73				

Checks Paid By: VDV Homes, LLC						
CK #	Date	Amount	Check payable to	Tract	Lots	
1017	5/17/2011	$ 21,229.99	Imperial Unified School District	Monterrey Park	74, 75	669, 671 Costa Azul
1021	5/23/2011	$ 42,459.98	Imperial Unified School District	Monterrey Park	90, 91, 141, 142	678, 676, 677, 679 Bahia Street
1059	8/24/2011	$ 42,459.98	Imperial Unified School District	Monterrey Park	88, 89, 143, 144	682, 680, 681, 683 Bahia Street
1227	12/30/2011	$ 65,638.47	Imperial Unified School District	Monterrey Park	85, 86, 87, 147, 146, 145	688, 686, 684, 689, 687, 685 Bahia St
1448	7/23/2012	$ 37,510.60	Imperial Unified School District	Monterrey Park	148, 149, 210, 211	688, 686, 687, 689 Horizonte St
1529	10/30/2012	$ 36,282.20	Imperial Unified School District	Monterrey Park	150, 151, 209, 208	684, 682, 685, 683 Horizonte St
1666	2/25/2013	$ 55,255.80	Imperial Unified School District	Monterrey Park	152, 153, 154, 205, 206, 207	680, 678, 676, 677, 679, 681 Horizonte St
Sub Total		$ 300,837.02				

Checks Paid By: Jupiter Ventures I, LP						
CK #	Date	Amount	Check payable to			
1102	12/30/2010	$ 19,748.27	Imperial Unified School District	Monterrey Park	71, 72, 73	661, 663, 665 Costa Azul Street
1195	5/10/2011	$ 32,184.89	Imperial Unified School District	Monterrey Park	97, 98, 134, 135	662, 660, 661, 663 Bahia Street
1213	5/23/2011	$ 30,933.52	Imperial Unified School District	Monterrey Park	95, 96, 136, 137	668, 664, 665, 669 Bahia Street
1426	9/12/2011	$ 48,703.84	Imperial Unified School District	Monterrey Park	92, 93, 94, 138, 139, 140	674, 672, 670, 671, 673, 675 Bahia Street
1800	2/17/2012	$ 43,287.01	Imperial Unified School District	Monterrey Park	36, 31, 30, 29, 28	692 Costa Azul St, 2581, 2569, 2567, 2565 Valle Verde Lane
2030	7/9/2012	$ 30,125.40	Imperial Unified School District	Monterrey Park	32, 33, 34, 35	2583, 2585, 2587, 2589 Valle Verde Lane
2224	12/4/2012	$ 26,432.80	Imperial Unified School District	Monterrey Park	160, 161, 198, 199	662, 660, 661, 663 Horizonte Street
2436	4/30/2013	$ 25,026.40	Imperial Unified School District	Monterrey Park	158, 159, 200, 201	668, 664, 665, 669 Horizonte Street
2553	7/17/2013	$ 34,997.60	Imperial Unified School District	Monterrey Park	155, 156, 157, 202, 203, 204	674, 671, 670, 671, 673, 675 Horizonte
2713	10/9/2013	$ 35,945.52	Imperial Unified School District	Monterrey Park	22, 23, 24, 25, 26, 27	2551, 2553, 2555, 2557, 2561, 2563 Valle Verde Lane
2824	12/13/2013	$ 35,945.52	Imperial Unified School District	Monterrey Park	20, 21, 212, 213, 274, 275	2547, 2549 Valle Verde Ln, 688, 686, 687, 689 Las Dunas St
2828	12/13/2013	$ 35,945.52	Imperial Unified School District	Monterrey Park	214, 215, 216, 271, 272, 273	684, 682, 680, 681, 683, 685 Las Dunas Street
2832	12/13/2013	$ 35,945.52	Imperial Unified School District	Monterrey Park	217, 218, 219, 268, 269, 270	678, 676, 674, 675, 677, 679 Las Dunas Street
3131	6/11/2014	$ 50,775.60	Imperial Unified School District	Monterrey Park	220, 221, 222, 265, 266, 267	672, 670, 668, 669, 671, 673 Las Dunas Street
3323	9/15/2014	$ 51,139.40	Imperial Unified School District	Monterrey Park	223, 224, 225, 262, 263, 264	664, 662, 660, 661, 663, 665 Las Dunas Street
3545	12/23/2014	$ 29,641.20	Imperial Unified School District	Monterrey Park	18, 19, 276, 277	2543, 2545 Valle Verde Ln, 688, 686 Las Lomas Street
3547	12/23/2014	$ 43,683.20	Imperial Unified School District	Monterrey Park	278, 279, 280, 281, 282, 283	684, 682, 680, 678, 676, 674 Las Lomas Street
3549	12/23/2014	$ 46,311.40	Imperial Unified School District	Monterrey Park	284, 285, 286, 287, 288, 289	672, 670, 668, 664, 662, 660 Las Lomas Street
3840	5/8/2015	$ 433.35	Imperial Unified School District	Monterrey Park	283	674 Las Lomas (additional SF)
4095	9/17/2015	$ 32,428.35	Imperial Unified School District	Monterrey Park	194, 195, 196, 197	643, 645, 647, 651 Horizonte Street
4247	11/19/2015	$ 50,863.95	Imperial Unified School District	Monterrey Park	193, 192, 191, 190, 189, 188	641, 637, 635, 633, 631, 627 Horizonte Street
4430	2/4/2016	$ 56,295.00	Imperial Unified School District	Monterrey Park	187, 186, 185, 184, 183, 182, 181	625, 623, 621, 617, 615, 613, 611 Horizonte Street
4574	4/14/2016	$ 38,551.95	Imperial Unified School District	Monterrey Park	590, 591, 592, 593	2552, 2554, 2556, 2558 Vista Del Mar
4738	6/23/2016	$ 50,863.95	Imperial Unified School District	Monterrey Park	240, 241, 242, 243, 244, 245	614, 612, 610, 611, 613, 615 Las Dunas Street
4794	7/29/2016	$ 51,123.15	Imperial Unified School District	Monterrey Park	237, 238, 239, 246, 247, 248	622, 620, 616, 617, 621, 623 Las Dunas Street
5119	1/11/2017	$ 55,165.05	Imperial Unified School District	Monterrey Park	234, 235, 236, 249, 250, 251	630, 626, 624, 625, 627, 631 Las Dunas Street
5225	3/13/2017	$ 51,123.15	Imperial Unified School District	Monterrey Park	231, 232, 233, 252, 253, 254	636, 634, 632, 633, 635, 637 Las Dunas Street
5268	4/11/2017	$ 52,034.40	Imperial Unified School District	Monterrey Park	228, 229, 230, 255, 256, 257	644, 642, 640, 641, 643, 645 Las Dunas Street
5269	4/11/2017	$ 53,196.75	Imperial Unified School District	Monterrey Park	226, 227, 258, 259, 260, 261	650, 646, 647, 651, 653, 655 Las Dunas Street
5270	4/11/2017	$ 62,305.20	Imperial Unified School District	Monterrey Park	290, 291, 292, 293, 294, 295, 296	654, 652, 650, 646, 644, 642, 640 Las Lomas Street
5271	4/11/2017	$ 60,336.90	Imperial Unified School District	Monterrey Park	297, 298, 299, 300, 301, 302, 303	636, 634, 632, 630, 626, 624, 622 Las Lomas Street
5272	4/11/2017	$ 68,647.50	Imperial Unified School District	Monterrey Park	304, 305, 306, 307, 308, 587, 588, 589	620, 616, 614, 612, 610, Las Lomas Street, 2544, 2546, 2548 Vista Del Mar Ln
Sub Total		$ 1,340,141.26				

Grand Total	$ 1,808,509.01

TAB 4

CHECK REQUEST

PAYABLE TO: _____ AMOUNT: _____

ADDRESS: _____ REQUEST DATE: _____

(if different than system) _____

_____ DATE NEEDED: _____

CHARGEABLE TO (ENTITY AND PROJECT): _____

EXPLANATION OF EXPENDITURE: _____

* When available please attach a purchase order or invoice

✓ #6 5/3/06

Requested By: _____

Approved By: _____ 5/2/06.

JOB # _____

COST CODE or GL #: _____

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS: _____

ALAN KARAMAN
(760) 262-1070
FAX

CRV IMPERIAL WORTHINGTON, LP IMP13 IMPERIAL UNIFIED SCHOOL DIST.

DATE	INVOICE NO	DESCRIPTION	INVOICE AMOUNT	DEDUCTION	BALANCE
5/02/06	CKR050206-	MP 5/06 SCHOOL FEES	52287.00	.00	52287.00
CHECK DATE 5/09/06	CHECK NUMBER 242	TOTAL >	52287.00	.00	52287.00

PLEASE DETACH AND RETAIN FOR YOUR RECORDS

THE FACE OF THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE PAPER

CRV IMPERIAL WORTHINGTON, LP
200 EAST WASHINGTON AVENUE #100
ESCONDIDO, CA 92025
760 839 8238

CITY NATIONAL BANK
ESCONDIDO, CA 92025-4183

16-1606/
1220

DATE	CHECK NO.	AMOUNT
May 9, 2006	242	$*****52,287.00

Pay: ********Fifty-two thousand two hundred eighty-seven dollars and no cents

PAY TO THE ORDER OF IMPERIAL UNIFIED SCHOOL DIST.

THE FACE OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK—HOLD AT AN ANGLE TO VIEW

⑈000000242⑈ ⑆122016066⑆ 1125268 54⑈

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Terry Barrett Title: City Engineer

Plan Check #: 11157-11162 Date: 05-16-06 Phone #: 760-355-1152

Assessor Parcel No(s): _____

Project Owner's Name: CRV Worthington Imperial- Monterrey Park (Innovative Communities)

Project Address: 674, 672, 670, 668, 664, 662 Costa Azul Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New Homes

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 12,574 sq ft.
(On additions to existing building include only new construction square footage.)

$52287.00 CK # 24
$1278.00 CK #275
Rcpt #'s 5422 + 5412

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified — Name of District
355-3200 — Phone
5-24-06 — Date

Nina De La Rosa — Signature
Receptionist / Clerk — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

IMPERIAL PRINTERS -- 16960

Veronica Sipp

9/04

EXHIBIT "B"
FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2006

Name: Monterey Park — Date: 05/02/06

Address: Model Homes — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 23,725.00					
Single family Student Generation Rate:	X					
Single family dwelling unit :	0.731		# of DU		Impacts	
Total Impact of Development per single family DU	$ 17,342.98	X	6	$	104,058	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit :	0.79					
Total Impact of Development per multi-family DU	$ 18,742.75	X	0	$	-	
Total Amount of Impact of Development				$	104,058	

II. Total Credits/Payments

							Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.26	X	sq.ft. 12,274	$	52,287		$ 52,287
B. Amount of State Funding* received			DU				
State Grant per Single-Family Unit	$ 5,730.00	X	6	$	34,380		
State Grant per Multi-Family Unit	$ 6,610.00	X	0	$	-		
C. Amount of CFD Funding** available				$	17,391		
				$	-		
City Manager signature verifying CFD Amount			*Date*				
D. Value of any land dedicated to District				$	-		
E. Amount of Cash Deposit (Gap and Alternate Funding)				$	-		$ -
Total Credits to IUSD (A+B+C+D+E)				$	104,058		
Total Cash to IUSD							$ 52,287

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 104,058
Total Credits to IUSD (A+B+C+D+E)	$ 104,058
Difference (should equal $-0-)	$ (0)

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction

IMP13 300 30-255

CRV Impe. l-Worthington, L.P. - Purch: e Order

200 E. Washington Ave #100
Escondido, CA 92025
PH: 760-839-8238 FAX: 760-839-8246

Date Issued: 05/02/2006
P.O. Number: 018330
Authorization: *DDOBRON*

Vendor: *IMPERIAL UNIFIED SCHOOL DIST.*

Phone:
Fax:
Contact:
Export Sub: IMP13

Phase: *550-300 MP Indirects*

Tract:

Code	Qty	Unit Of M	Description Of Work	Contract Amt	Total Amt
30255	1.00		*SCHOOL FEES FOR MODELS*	$52,287.00	$52,287.00
				Total:	*$52,287.00*

TERMS AND CONDITIONS BELOW CONSTITUTE A PART OF THIS ORDER

1. The above price includes all material, permits, taxes, etc.
2. All invoices and statements must be billed as instructed above. P.O. must appear on all delivery tickets, invoices, and correspondence. Material releases must accompany billing.
3. The Purchase Order is subject to cancellation if quality and delivery are not satisfactory to billing.
4. Receiving slips must be signed by our Field or Authorized Representative.
5. In the event there is a Subcontract between the parties hereto, all work covered by this order sahll be performed under the same Terms and Conditions as that included in the Original Contract.

CRV Imperial-Worthington, L.P. Authorization Date

Subcontractor Date

Monterrey Park Building Permit Fees

	Lot #	Sq. Footage	Building Permit	Impact Fees	Water Fees	Sewer Capicity	School Fees
674 Costa Azul St.	44						
	Living Sp	1512		$ 2,123.80	$ 1,966.91	1639.09	
	Garage	436					
	Porch	111					
672 Costa Azul St.	45						
	Living Sp	1686		$ 2,123.80	$ 1,966.91	$ 1,639.09	
	Garage	438					
	Porch A & C	42					
	Porch B						
670 Costa Azul St.	46						
	Living Sp	1667		$ 2,123.80	$ 1,966.91	$ 1,639.09	
	Garage	427					
	Porch	116					
668 Costa Azul St.	47						
	Living Sp	2190		$ 2,123.80	$ 1,966.91	$ 1,639.09	
	Garage	643					
	Porch	128					
664 Costa Azul St	48						
	Living Sp	2468		$ 2,123.80	$ 1,966.91	$ 1,639.09	
	Garage	688					
	Porch	20					
662 Costa Azul St.	49						
	Living Sp	2751		$ 2,123.80	$ 1,966.91	$ 1,639.09	
	Garage	668					
	Porch	0					
TOTALS				$ 12,742.80	$ 11,801.46	$ 3,278.18	$ -

300

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2006

Name: Monterey Park — Date: 05.02.06

Address: Model Home — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student: $ [illegible]

Single Family Student Generation Rate: X

Single family dwelling unit: 0.251 — [illegible]

Total Impact of Development per single family DU: $ 17,342.98 X [illegible] $ 104,058

Multi-Family Student Generation Rate: X

Multi-family dwelling unit: 0.79

Total Impact of Development per multi-family DU: $ 18,742.75 X 0 $

Total Amount of Impact of Development $ 104,058

II. Total Credits/Payments

						Cash to IUSD
A. Amount of Sch of Fees Paid (at level 2 fees)	$ 4,36	X	[illegible]	$ 52,287		$ [illegible]
B. Amount of State Funding* received						
State Grant per Single Family Unit	$ 5,230.00	X	0	$		
State Grant per Multi-Family Unit	$ 6,610.00	X	0	$		
C. Amount of CFD Funding** Available				$ 17,391		
(by Manager signature verifying CFD Amount)			Date			
D. Value of Any Land dedicated to District				$		
E. Amount of Cash Deposit (Gap and Alternate Funding)				$		$
Total Credits to IUSD (A+B+C+D+E)				$ 104,058		
Total Cash to IUSD						$ 52,287

5/19/06

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 104,058
Total Credits to IUSD (A+B+C+D+E)	$ 104,058
Difference (should equal $0.00)	$ 0

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Key Intendent or Designee Authorization Signature — Date

* Less the amount of State funding which has been or will be paid to the Cash-Poor Districts
** Less the amount of CFD Fees proceeds from the District's authorized bond issuance

Indicated (2006 for Level II Fees and Student Yield)
Indicated (2006 for State Grant and Cost of Construction)

** JOB STATUS REPORT AS OF MAY 02 06 10:15 PAGE.01

INNOVATIVE COMM

JOB #931

	DATE	TIME	TO/FROM	MODE	MIN SEC	PGS	STATUS
001	5 02	10:14	3554511	EC--S	00' 22"	002	OK

innovative RESORT communities

FACSIMILE COVER SHEET

DATE: **May 2, 2006** **# OF PAGES (including cover): 2**

HARD COPY TO FOLLOW: NO

TO: **Imperial Unified School Dist.**
Kay
Fax 760-355-4511

FROM: **Jane McElroy (email address jamem@innovative-resort.com)**

RE: **CRV Imperial Worthington, LP (Monterrey Park)**

CC:

IMMEDIATE RESPONSE IS REQUIRED

REVIEW COMMENT AND ACTION

FOR YOUR INFORMATION - NO RESPONSE NECESSARY

PLEASE CALL Jane at 760-839-8238 extension 110 IF THERE ARE ANY PROBLEMS WITH TRANSMISSION.

MESSAGE:

Attached is all the information on the models for school fees. Please review and provide the dollar amounts so I can process a check.

Thank you for your assistance.

200 E. WASHINGTON AVE., SUITE 100 ESCONDIDO, CA 92025 760.839-8238 FAX.760.839-8246

CHECK REQUEST

PAYABLE TO: [illegible]

AMOUNT: $ [illegible]

ADDRESS: [illegible]

(if different than system) [illegible]

REQUEST DATE: [illegible]

DATE NEEDED: [illegible]

CHARGEABLE TO (ENTITY AND PROJECT): CRI IMPERIAL WORTHINGTON

EXPLANATION OF EXPENDITURE: [illegible]

* When available please attach a purchase order or invoice

Requested By: [illegible]

Approved By: [illegible] 5/27/06

JOB # [illegible]

COST CODE or GL #: [illegible]

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS: [illegible]

CRV IMPERIAL WORTHINGTON , LP IMP13 IMPERIAL UNIFIED SCHOOL DIST.

DATE	INVOICE NO	DESCRIPTION	INVOICE AMOUNT	DEDUCTION	BALANCE
5/22/06	CKR052206-	MP LD#8 ADDTL SCH FEES	1278.00	.00	1278.00
CHECK DATE 5/22/06	CHECK NUMBER 275	TOTAL >	1278.00	.00	1278.00

PLEASE DETACH AND RETAIN FOR YOUR RECORDS

THE FACE OF THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE PAPER

CRV IMPERIAL WORTHINGTON , LP
200 EAST WASHINGTON AVENUE #100
ESCONDIDO, CA 92025
760 839 8238

CITY NATIONAL BANK
ESCONDIDO, CA 92025-4183

16-1606/
1220

DATE	CHECK NO.	AMOUNT
May 22, 2006	275	$******1,278.00

Pay: **********One thousand two hundred seventy-eight dollars and no cents

PAY TO THE ORDER OF IMPERIAL UNIFIED SCHOOL DIST.

THE BACK OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK—HOLD AT AN ANGLE

⑈000000275⑈ ⑆122016066⑆ 112526854⑈

CRV Imp al-Worthington, L.P. - Purc e Order

200 E. Washington Ave #100
Escondido, CA 92025
PH: 760-839-8238 FAX: 760-839-8246

Date Issued: 05/22/2006
P.O. Number: 018717
Authorization: DDOBRON

Vendor: IMPERIAL UNIFIED SCHOOL DIST.

Phone:
Fax:
Contact:
Export Sub: IMP13

Phase: 550-300 MP Indirects

Tract:

Code	Qty	Unit Of M	Description Of Work	Contract Amt	Total Amt
30-255	300.00	SQFT	PLAN 3 ADDITIONAL FEE	$4.26	$1,278.00
				Total:	$1,278.00

TERMS AND CONDITIONS BELOW CONSTITUTE A PART OF THIS ORDER

1. *The above price includes all material, permits, taxes, etc.*
2. *All invoices and statements must be billed as instructed above. P.O. must appear on all delivery tickets, invoices, and correspondence. Material releases must accompany billing.*
3. *The Purchase Order is subject to cancellation if quality and delivery are not satisfactory to billing.*
4. *Receiving slips must be signed by our Field or Authorized Representative.*
5. *In the event there is a Subcontract between the parties hereto, all work covered by this order sahll be performed under the same Terms and Conditions as that included in the Original Contract.*

6. *SUBCONTRACTOR NOTE: PLEASE SIGN BELOW AND ATTACH A COPY OF THIS PO TO YOUR INVOICE.*

CRV Imperial-Worthington, L.P. Authorization Date

Subcontractor Date

FAX

IMPERIAL UNIFIED SCHOOL DISTRICT
219 NORTH 'E' STREET
IMPERIAL, CA 92251
760/355-3013
760/355-4511 FAX

DATE: June 7, 2006

TO: Jane McElroy
Innovative Resort Communities

NUMBER: 760-839-8246

FROM: Kay Mc Allaster

SUBJECT: Revised MOU Exhibit for Models

PAGES SENT: ~~2~~ 3, including cover page

As per our previous discussion, this is the signed revised Exhibit B for your models. You will note that the amount due from the CFD is decreased because you paid more in Level II Fees. Please void the original dated 5/2/2006.

Please call me if you have any questions on this.

Kay Mc Allaster
Director, Business Services
Imperial Unified School District
219 North "E" Street
Imperial, CA 92251
VOICE 760/355-3013
FAX 760/355-4511
EMAIL: kmcalstr@ivnet.org

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2006

Name: INNOVATIVE COMMUNITIES Date: 06/05/06

Address: MONTERREY PARK Type: Single Family

CORRECTED

I. Total Impact of Development

Cost of school facilities per student	$	23,725.00				
Single family Student Generation Rate:		X				
Single family dwelling unit :		0.731	# of DU			Impacts
Total Impact of Development per single family DU	$	17,342.98	X	6	$	104,058
Multi-family Student Generation Rate:		X				
Multi-family dwelling unit :		0.79				
Total Impact of Development per multi-family DU	$	18,742.75	X	0	$	-
Total Amount of Impact of Development					$	104,058

II. Total Credits/Payments

								Cash to IUSD
				sq.ft.				
A. Amount of School Fees Paid (at level 2 fees)	$	4.26	X	12,574	$	53,565	$	53,565
B. Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,730.00	X	6	$	34,380		
State Grant per Multi-Family Unit	$	6,610.00	X	0	$	-		
C. Amount of CFD Funding** available					$	16,113		
					$	-		
D. Value of any land dedicated to District					$	-		
E. Amount of Cash Deposit (Gap and Alternate Funding)					$	-	$	-
Total Credits to IUSD (A+B+C+D+E)					$	104,058		
Total Cash to IUSD							$	53,565

6/7/06

City Manager signature verifying CFD Amount *Date*

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	104,058
Total Credits to IUSD (A+B+C+D+E)	$	104,058
Difference (should equal $-0-)	$	(0)

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

Kay McSweeney 6/7/06

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction

EXHIBIT "B"
FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2006

Name: Monterey Park — Date: 05/02/06

Address: Model Homes — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 23,725.00				
Single family Student Generation Rate:	X				
Single family dwelling unit	0.731		# of DU		Impacts
Total Impact of Development per single family DU	$ 17,342.98	X	6	$	104,058
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit	0.79				
Total impact of Development per multi-family DU	$ 18,742.75	X	0	$	-
Total Amount of Impact of Development				$	104,058

II. Total Credits/Payments

						Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.25	X	sq.ft. 12,274	$	52,287	$ 52,287
B. Amount of State Funding* received			DU			
State Grant per Single-Family Unit	$ 5,730.00	X	6	$	34,380	
State Grant per Multi-Family Unit	$ 6,610.00	X	0	$	-	
C. Amount of CFD Funding** available				$	17,391	
				$	-	

5/19/06

City Manager signature verifying CFD Amount — Date

D. Value of any land dedicated to District		$ -	
E. Amount of Cash Deposit (Gap and Alternate Funding)		$ -	$ -
Total Credits to IUSD (A+B+C+D+E)		$ 104,058	
		Total Cash to IUSD	$ 52,287

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 104,058
Total Credits to IUSD (A+B+C+D+E)	$ 104,058
[illegible] (should equal $-0-)	$ (0)

In order for the developer to demonstrate th[illegible] Responsibility for the impacts of its proposed development on the District, the sum [illegible] (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures #1278 X 18717

4.26 X 300 — 30-255

IUSD Superintendent fo[illegible] — *Date*

* This is the amount of State Fund[illegible] be eligible to receive as a result of the development

** This is the amount of CFD bond [illegible] the District is authorized to receive for the development

Updated 11/4/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction

2006mancreymodels Exhibit B Calculation 5/2/2006

VOID

EXHIBIT "B"

COMPUTATION OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2006

Name: Monterey Park — Date: 05/02/06

Address: Model Homes — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student: $ 22,[illegible]

Single family Student Generation Rate: X

Single family dwelling units: 0.[illegible] — Net DU: [illegible] — Dwelling

Total Impact of Development per single family DU: $ 17,342.98 X 6 $ 104,058

Multi-family Student Generation Rate: X

Multi-family dwelling units: 0.79

Total Impact of Development per multi-family DU: $ 18,742.23 X 0 $ -

Total Amount of Impact of Development $ 104,058

II. Total Credits/Payments

						Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.26	X	Sq.Ft. 12,274	$ 52,287		$ 52,287
B. Amount of State Funding* received						
State Grant per Single Family Unit	$ 5,231.00	X	Dw. 6	$ 31,386		
State Grant per Multi-Family Unit	$ 6,[illegible]	X	1	$ -		
C. Amount of CFD Funding** available				$ 12,291		
				$ -		

(City Manager signature verifying CFD Amount) 5/19/06 Date

D. Value of any land dedicated to District $ -

E. Amount of Cash Deposit (Gap and Alternate Funding) $ - $ -

Total Credits to IUSD (A+B+C+D+E) $ 104,058

Total Cash to IUSD $ 52,287

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development $ 104,058

Total Credits to IUSD (A+B+C+D+E) $ 104,058

Difference (Should equal zero) $ 00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development times the # of proposed dwelling units must equal the Total Credits minus cash.

IV. Authorization Signatures

(IUSD Representative for Designated Authorized Signature) Date

* Less the amount of State Funding and the cost of all eligible [illegible]

** Less the amount of CFD Level [illegible] provided under the District's [illegible] for the development.

Application Fee Paid Level II Fees at Student Yield

Approved 2/12/2000 for State Grant and Cost of Construction

Att Dan/Jane

5-22-06

59 Ft off 300'

City of Imperial Building Department

681 South Imperial Avenue - Imperial, California 92251
(760) 355-1064 - Inspection Request/Fax (760) 355-1151

BUILDING PERMIT

DATE

RECEIPT NO

PERMIT NO

OWNER: Innovative Resort Communities

ADDRESS: Monterrey Park

DESCRIPTION OF WORK: Plan 3 a, b, c

- ☐ ELECTRICAL FEE
- ☐ PLUMBING FEE
- ☐ MECHANICAL FEE
- ☐ BUILDING FEE
- ☐ COMMERCIAL
- ☐ RESIDENTIAL
- ☐ ATTACHED

CONTRACTOR | LICENSE | OCCUPANCY | DATE | SOFT GAG: 427 | SOFT BLDG: 1967

ZONE | LOT | BLOCK | TRACT | COUNTY APN | VALUATION: 139228.60

PLUMBING Qty.		Amount
1	Plumbing Permit	20
11	Plumbing Fixture	77
	House Sewer	
1	Water Heater	7
	Water System	
1	Gas Outlets	5
	Lawn Sprinklers	
	Backflow	
	Total Plumbing	109

ELECTRICAL Qty.		Amount	Qty.		Amount
1	Electrical Permit	15	1	Service	18.50
	Outlets			Disposer	
	Fixtures			Fans	
	220 Volt			Generators	
	Transformer			Signs	
	Water Heater			Motors	
	Range		1	Single Family	68.85
	Temporary Power				
				Electrical Total	102.35

MECHANICAL Qty.		Amount
1	Mechanical Permit	23.50
	Heater	
	Evaporative Cooler	
1	Air Conditioner	27.15
2	Vent Fan	14.50
	Vent System	
1	Hood	7.25
	Mechanical Total	72.40

PERMIT FEES	
BUILDING PERMIT	1213.43
PLANCHECK FEE	788.73
SEISMIC FEE	13.92
TOTAL PLUMBING	109.00
TOTAL MECHANICAL	72.40
TOTAL ELECTRICAL	102.35
PATIO/CARPORT FEE	
DEMOLITION FEE	
SEWER CONNECTION	
WATER CONNECTION	
WATER CAPACITY	
SEWER CAPACITY	
SITE PLAN FEE	
PARK FEE	
PERMIT TOTAL	

SIGNED

La = 1967 @ 67 = 131789.00
Gar 427 @ 14 = 5978.00
Por 116 @ 12.60 = 1461.60
139228.60

Monterrey Park Building Permit Fees

	Lot #	Sq. Footage	Building Permit	Impact Fees	Water Fees	Sewer Capicity	School Fees
674 Costa Azul St.	44						
	Living Sp	1512		$ 2,123.80	$ 1,986.91	1639.09	
	Garage	436					
	Porch	111					
672 Costa Azul St.	45						
	Living Sp	1686	1686	$ 2,123.80	$ 1,986.91	$ 1,639.09	
	Garage	438					
	Porch A & C	42					
	Porch B						
670 Costa Azul St.	46						
	Living Sp	1667	1667	$ 2,123.80	$ 1,986.91	$ 1,639.09	
	Garage	427					
	Porch	116					
668 Costa Azul St.	47						
	Living Sp	2180	2190	$ 2,123.80	$ 1,986.91	$ 1,639.09	
	Garage	643					
	Porch	129					
664 Costa Azul St	48						
	Living Sp	2488	2488	$ 2,123.80	$ 1,986.91	$ 1,639.09	
	Garage	668					
	Porch	28					
662 Costa Azul St.	49						
	Living Sp	2751		$ 2,123.80	$ 1,986.91	$ 1,639.09	
	Garage	668					
	Porch	0					
TOTALS			12 274	$ 12,742.80	$ 11,901.46	$ 3,278.18	$ -

innovative
R·E·S·O·R·T
communities

TRANSMITTAL SHEET

TO: KAY DATE: MAY 23, 2006

Company: Imperial Unified School District From: Mike Seach

CC: DD

URGENT FOR REVIEW FOR APPROVAL FOR SIGNATURE FOR YOUR USE

SENT VIA: HAND DELIVERED

Message: Attached check for additional school fee Plan 3 (1967 square feet). Original check was 300 square feet short.

List of information sent:

Copies	Date	Pages	Description
1			Check #275 in the amount of $1278 additional for Plan 3

To confirm the receipt of the above listed items, please sign below and fax back to the attention of Jane McElroy Fax 760-839-8246
Thank you.

Documents received by: _____ Date: _____

Shipment Receipt

(Keep this for your records.)

Transaction Date 23 May 2006

Address Information

Ship To:	**Shipper:**	**Ship From:**
Development Design & Engr., LLC	Innovative Resort Communities	Innovative Resort Communities
Chandra Burch	Jane McElroy	Debbie May
760-353-8110	760-839-8238 x110	760-839-8238 x100
1122 State St., Ste D	200 E. Washington Avenue	200 E. Washington Avenue
EL CENTRO CA 92243	Suite 100	Suite 100
	ESCONDIDO CA 92025	Escondido CA 92025

Shipment Information

Service:	UPS Next Day Air	
*Guaranteed By:	10:30 AM, Wed. 24 May 2006	
Quantum View Notify SM 1: Ship	debbie.may@innovativecommunities.com	
E-mail Failure Notification:	debbie.may@innovativecommunities.com.	No Charge
Quantum View Notify SM	Total:	No Charge
Shipping:	. . . . .	**15.08

Package Information

Package 1 of 1

Tracking Number:	1ZF8369V0198922265
Package Type:	UPS Letter
Actual Weight:	Letter
Billable Weight:	Letter

Billing Information

Payment Method:	Bill Sender: F8369V	
Total:	**All Shipping Charges in USD**	****15.08**

Note: Total shown is for reference only. It does not include applicable taxes.

* For delivery and guarantee information, see the UPS Service Guide. To speak to a customer service representative, call 1-800-PICK-UPS for domestic services and 1-800-782-7892 for international services.

** Rate includes a fuel surcharge.

Responsibility for Loss or Damage

Unless a greater value is recorded in the declared value field as appropriate for the UPS shipping system used, the shipper agrees that the released value of each package covered by this receipt is no greater than $100, which is a reasonable value under the circumstances surrounding the transportation. If additional protection is desired, a shipper may increase UPS's limit of liability by declaring a higher value and paying an additional charge. UPS does not accept for transportation and shipper's requesting service through the Internet are prohibited from shipping packages with a value of more than $50,000. The maximum liability per package assumed by UPS shall not exceed $50,000, regardless of value in excess of the maximum. Claims not made within nine months after delivery of the package (sixty days for international shipments), or in the case of failure to make delivery, nine months after a reasonable time for delivery has elapsed (sixty days for international shipments), shall be deemed waived. The entry of a C.O.D. amount is not a declaration of value for carriage purposes. All checks or other negotiable instruments tendered in payment of C.O.D. will be accepted by UPS at shipper's risk. UPS shall not be liable for any special, incidental, or consequential damages. All shipments are subject to the terms and conditions contained in the UPS Tariff and the UPS Terms and Conditions of

CHECK REQUEST

PAYABLE TO: IMPERIAL UNIFIED SCHOOL DISTRICT

AMOUNT: 52,578.25

ADDRESS: (if different than system)

REQUEST DATE: 3-21/07

DATE NEEDED: 3/23/07

CHARGEABLE TO (ENTITY AND PROJECT): CKV IMPERIAL WORTHINGTON

EXPLANATION OF EXPENDITURE: SCHOOL FEES UNIT 1 PH 1 LOTS 37-43

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

Yes ☐

No ☐

Requested By:

Approved By: 3/21/07

JOB # 550-300

COST CODE or GL #: 30-255

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS: Please return check for processing

CRV IMPERIAL WORTHINGTON, LP IMP13 IMPERIAL UNIFIED SCHOOL DIST.

DATE	INVOICE NO	DESCRIPTION	INVOICE AMOUNT	DEDUCTION	BALANCE
3/21/07	CKR032107-	MP CLD#7 SCH FEES PO23	52578.25	.00	52578.25
CHECK DATE 3/27/07	CHECK NUMBER 1023	TOTAL >	52578.25	.00	52578.25

PLEASE DETACH AND RETAIN FOR YOUR RECORDS

THE FACE OF THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE PAPER

CRV IMPERIAL WORTHINGTON, LP
1282 PACIFIC OAKS PLACE
ESCONDIDO, CA 92029
760 690 5200

CITY NATIONAL BANK
ESCONDIDO, CA 92025-4183

16-1806/
1220

DATE	CHECK NO.	AMOUNT
March 27, 2007	1023	$*****52,578.25

Pay: ******Fifty-two thousand five hundred seventy-eight dollars and 25 cents

PAY TO THE ORDER OF IMPERIAL UNIFIED SCHOOL DIST.

THE BACK OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK—HOLD AT AN ANGLE TO VIEW

⑈00000 1023⑈ ⑆122016066⑆ 1125268 54⑈

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Terry Barrett Title City Engineer

Plan Check # _____ Date 3-20-07 Phone # 760-355-1152

Assessor Parcel No(s) _____

Project Owner's Name CRV Imperial Worthington LP-Monterey Park Innovative Re

Project Address 1688, 1686, 1684, 1682, 1680, 1678, 1676 Costa Azul St Phase 1

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New Homes

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 14,405.00 ft2
(On additions to existing building include only new construction square footage.)

$52,578.25
Receipt # 5952

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified — Name of District
355-3200 — Phone
4-2-07 — Date

Signature _____ Title Asst Sup

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Veronica Sapp

IMPERIAL PRINTERS 201233

ORIGINAL DATE: 06/05/2006
REVISED DATE:09/28/2006

550001001 MP CATALINA PH 1
CONSTRUCTION SEQUENCE SHEET
PHASE: 550001001

Sequence	Lot	Tract	Plan	Bldg	Elev Desc	Gar	Address	Color Scheme
01	37		1	N/A	B	R	688 Costa Azul St.	5
02	38		5	N/A	C		686 Costa Azul St.	12
03	39		2	N/A	B	R	684 Costa Azul St.	8
04	40		6	N/A	A		682 Costa Azul St.	2
05	41		3	N/A	B	R	680 Costa Azul St.	5
06	42		4	N/A	C		678 Costa Azul St.	11
07	43		2	N/A	B	R	676 Costa Azul St.	8

Total Number Of Lots: 7

Plan Totals

Plan 1 = 1
Plan 2 = 2
Plan 3 = 1
Plan 4 = 1
Plan 5 = 1
Plan 6 = 1

Square Footage By Plan

Plan 1-1512
Plan 2-1686
Plan 3-1967
Plan 4-2190
Plan 5-2613
Plan 6-2751

Square Footage Totals

Plan 1 = 1512
Plan 2 = 3372
Plan 3 = 1967
Plan 4 = 2190
Plan 5 = 2613
Plan 6 = 2751

Total Square Footage: 14,405

Revisions

Date	Change
06/05/2006	
09/28/2006	Added pricing

Approvals

Div Pres VP of Oper Purch Agent VP Sales & Mkt Proj Mgr

CRV Imp al-Worthington, L.P. - Purchas Order

1282 Pacific Oaks Place
Escondido, CA 92029
PH: 760-690-5200 FAX: 760-690-5201

Date Issued: 03/21/2007
P.O. Number: 023822
Authorization: *DDOBRON*

Vendor: *IMPERIAL UNIFIED SCHOOL DIST.*	Phase: *550-300 MP Indirects*
Phone:	
Fax:	Tract:
Contact:	
Export Sub: IMP13	

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
FEES-SCHOOL/INDIRE *30255*	1.00		*SCHOOL FEES FOR UNIT 1 PHASE 1 LOTS 37-43*	$52,578.25	$52,578.25

Total: ***$52,578.25***

TERMS AND CONDITIONS BELOW CONSTITUTE A PART OF THIS ORDER

1. *The above price includes all material, permits, taxes, etc.*
2. *All invoices and statements must be billed as instructed above. P.O. must appear on all delivery tickets, invoices, and correspondence. Material releases must accompany billing.*
3. *The Purchase Order is subject to cancellation if quality and delivery are not satisfactory to billing.*
4. *Receiving slips must be signed by our Field or Authorized Representative.*
5. *In the event there is a Subcontract between the parties hereto, all work covered by this order sahll be performed under the same Terms and Conditions as that included in the Original Contract.*
6. *SUBCONTRACTOR NOTE: PLEASE SIGN BELOW AND ATTACH A COPY OF THIS PO TO YOUR INVOICE.*

CRV Imperial-Worthington, L.P. Authorization Date Subcontractor Date

IMPERIAL UNIFIED SCHOOL DISTRICT
EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2007

Name: Innovative Communities — Date: 03/21/07

Address: Catalina — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$	25,296.00					
A Single family Student Generation Rate per DU		0.635		# of DU		Impacts	
Total Impact of Development per single family DU	$	16,062.96	X	7	$	112,440.72	
B Multi-family Student Generation Rate per DU		0.511					
Total Impact of Development per multi-family DU	$	12,835.23	X	0	$	-	
C Developments under MOU amendment per DU		0.5					
	$	12,648.00	X	0	$	-	
Total Amount of Impact of Development					$	112,440.72	

II. Total Credits/Payments

				sq.ft.			Cash to IUSD
A Amount of School Fees Paid (at level 2 fees)	$	3.65	X	14,405	$	52,578.25	$ 52,578.25
B Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	5,711.00	X	7	$	39,998.00	
State Grant per Multi-Family Unit	$	5,033.00	X	0	$	-	
C Amount of CFD Funding** available					$	19,861.17	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District OR other mitigation		$ -	
		$ -	
E. Amount of Cash Deposit (Gap and Alternate Funding)		$ -	$ -
Total Credits to IUSD (A+B+C+D+E)		$ 112,440.72	
Total Cash to IUSD			**$ 52,578.25**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 112,440.72
Total Credits to IUSD (A+B+C+D+E)	$ 112,440.72
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to recei
** This is the amount of CFD bond proceeds which the District is authorized to

30-255

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction - 2006
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II Fees and Student Yield and State Grant allocation based u
Updated 2/07/07 for State Grant and Cost of Construction - 2007

Innovative
communities

A *Diverse* Real Estate Development Company

TRANSMITTAL SHEET

TO: DATE: APRIL 2, 2007

Company: Imperial Unified School District From: Dave Rhudy

CC: DD

URGENT FOR REVIEW FOR APPROVAL FOR SIGNATURE √FOR YOUR USE

SENT VIA: HAND DELIVERED

Message: Attached check is for Imperial Unified School District – School Fees for Monterrey Park Unit 1 Phase 1- Lots 37-43.

Should you have questions or need additional information please call.

List of information sent:

Copies	Date	Pages	Description
1			Check $1023 in the amount of $52,578.25 School Fees Unit 1 – Phase 1

To confirm the receipt of the above listed items, please sign below and fax back to the attention of **Jane McElroy Fax 760-690-5305**
Thank you.

Documents received by: _____ Date: _____

Shipment Receipt

(Keep this for your records.)

Transaction Date 30 Mar 2007

Address Information

Ship To:	**Shipper:**	**Ship From:**
Monterrey Park Sales	InnovativeCommunities	InnovativeCommunities
Dave Rhudy	Jane McElroy	Michelle O'Sullivan
662 Costa Azul	760-690-5255 x5255	760-690-5200 x5200
Imperial CA 92251	1282 Pacific Oaks Place	1282 Pacific Oaks Place
	ESCONDIDO CA 92029	Escondido CA 92029

Shipment Information

Service:	UPS Next Day Air	
*Guaranteed By:	10:30 AM, Mon. 2 Apr. 2007	
Quantum View Notify SM 1: Ship	debbie.may@innovativecommunities.com	
E-mail Failure Notification:	mosullivan@innovativecommunities.com.	No Charge
Quantum View Notify SM	Total:	No Charge
Shipping:	. . . . .	**16.49

Package Information

Package 1 of 1

Tracking Number:	1ZF8369V0190803489
Package Type:	UPS Letter
Actual Weight:	Letter
Billable Weight:	Letter
Reference#1:	Casey Johnson

Billing Information

Bill Shipping Charges to: Shipper's Account F8369V

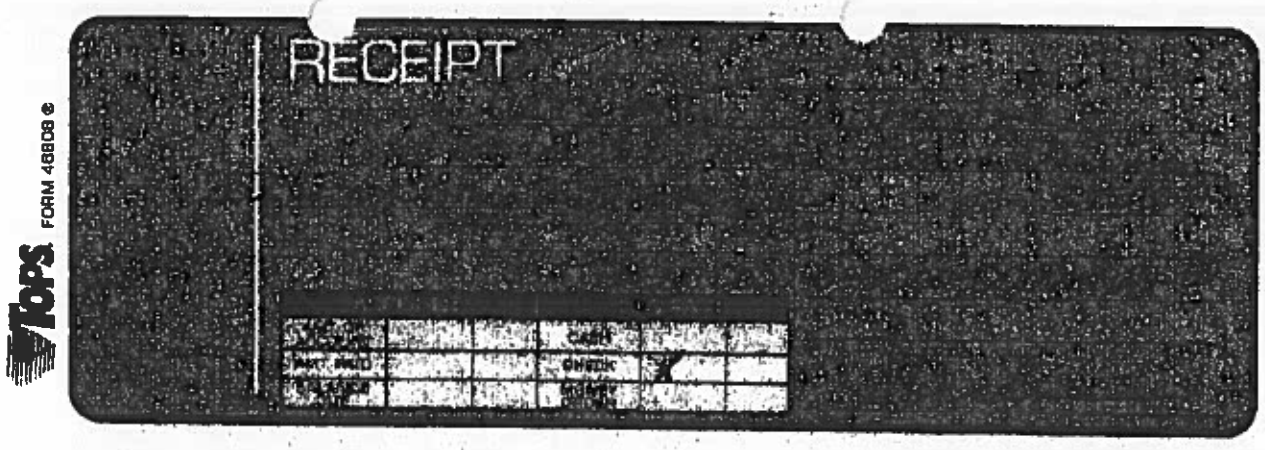
Total: **All Shipping Charges in USD** ****16.49**

Note: Your invoice may vary from the displayed reference rates.

* For delivery and guarantee information, see the UPS Service Guide. To speak to a customer service representative, call 1-800-PICK-UPS for domestic services and 1-800-782-7892 for international services.

** Rate includes a fuel surcharge.

Responsibility for Loss or Damage
Unless a greater value is recorded in the declared value field as appropriate for the UPS shipping system used, the shipper agrees that the released value of each package covered by this receipt is no greater than $100, which is a reasonable value under the circumstances surrounding the transportation. If additional protection is desired, a shipper may increase UPS's limit of liability by declaring a higher value and paying an additional charge. UPS does not accept for transportation and shipper's requesting service through the Internet are prohibited from shipping packages with a value of more than $50,000. The maximum liability per package assumed by UPS shall not exceed $50,000, regardless of value in excess of the maximum. Claims not made within nine months after delivery of the package (sixty days for international shipments), or in the case of failure to make delivery, nine months after a reasonable time for delivery has elapsed (sixty days for international shipments), shall be deemed waived. The entry of a C.O.D. amount is not a declaration of value for carriage purposes. All checks or other negotiable instruments tendered in payment of C.O.D. will be accepted by UPS at shipper's risk. UPS shall not be liable for any special, incidental, or consequential damages.



	$ 12,648.00	X	0	$	-	
				Total Amount of Impact of Development $	112,440.72	

II. Total Credits/Payments

							Cash to IUSD
			sq.ft.				
A Amount of School Fees Paid (at level 2 fees)	$	3.65	X	14,405	$	52,578.25	$ 52,578.25
B Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	5,714.00	X	7	$	39,998.00	
State Grant per Multi-Family Unit	$	5,033.00	X	0	$	-	
C Amount of CFD Funding** available					$	19,864.47	

Marlan D. Best 4/2/07
City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District OR other mitigation	$	-	
	$	-	
E. Amount of Cash Deposit (Gap and Alternate Funding)	$	-	$ -
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72	
Total Cash to IUSD			$ 52,578.25

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	112,440.72
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

Kay McAllaster 4/2/07
IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction - 2006
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II Fees and Student Yield and State Grant allocation based on Student Yield
Updated 2/07/07 for State Grant and Cost of Construction - 2007

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 61,387.48

REQUEST DATE: 7/5/07

DATE NEEDED: 7/11/07

CHARGEABLE TO (ENTITY AND PROJECT): CRV Imperial Worthington

EXPLANATION OF EXPENDITURE: School fees Phase 2 Lots 78 84

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

Yes ☑ 7/6/07

No ☐

Requested By:

Approved By: 7/6/07

JOB # 550-309-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS: Please return check for processing

CRV IMPERIAL WORTHINGTON , LP IMP13 IMPERIAL UNIFIED SCHOOL DIST.

DATE	INVOICE NO	DESCRIPTION	INVOICE AMOUNT	DEDUCTION	BALANCE
7/05/07	MPCKR07050	MP CLD#12 SCHL FEES PC	61387.48	.00	61387.48
CHECK DATE 7/12/07	CHECK NUMBER 1367	TOTAL >	61387.48	.00	61387.48

PLEASE DETACH AND RETAIN FOR YOUR RECORDS

THE FACE OF THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE PAPER

CRV IMPERIAL WORTHINGTON , LP
1282 PACIFIC OAKS PLACE
ESCONDIDO, CA 92029
760 690 5200

CITY NATIONAL BANK
ESCONDIDO, CA 92025-4183

16-1606/
1220

DATE	CHECK NO.	AMOUNT
July 12, 2007	1367	$*****61,387.48

Pay: ******Sixty-one thousand three hundred eighty-seven dollars and 48 cents

PAY TO THE ORDER OF IMPERIAL UNIFIED SCHOOL DIST.

THE BACK OF THIS DOCUMENT CONTAINS AN ARTIFICIAL WATERMARK—HOLD AT AN ANGLE TO VIEW

⑈00000 1367⑈ ⑆122016066⑆ 1125268 54⑈

IMPERIAL UNIFIED SCHOOL DISTRICT
EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2007

Name: CATALINA — Date: 05/30/07

Address: INNOVATIVE COMMUNITIES — Type: SINGLE FAMILY

I. Total Impact of Development

Cost of school facilities per student	$	25,296.00					
A Single family Student Generation Rate per DU		0.635		# of DU		Impacts	
Total Impact of Development per single family DU	$	16,062.96	X	7	$	112,440.72	
B Multi-family Student Generation Rate per DU		0.541					
Total Impact of Development per multi-family DU	$	12,835.23	X	0	$	-	
C Developments under MOU amendment per DU		0.5					
	$	12,648.00	X	0	$	-	
Total Amount of Impact of Development					$	112,440.72	

II. Total Credits/Payments

				sq.ft.				Cash to IUSD
A Amount of School Fees Paid (at level 2 fees)	$	4.18	X	14,686	$	61,387.48	$	61,387.48
B Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,714.00	X	7	$	39,998.00		
State Grant per Multi-Family Unit	$	5,033.00	X	0	$	-		
C Amount of CFD Funding** available					$	11,055.24		

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District OR other mitigation	$	-	
E. Amount of Cash Deposit (Gap and Alternate Funding)	$	-	$ -
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72	
Total Cash to IUSD			**$ 61,387.48**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	112,440.72
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction - 2006
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II Fees and Student Yield and State Grant allocation based on Student Yield
Updated 2/07/07 for State Grant and Cost of Construction - 2007

CRV Imperial-Worthington, L.P. - Purchase Order

1282 Pacific Oaks Place
Escondido, CA 92029
PH: 760-690-5200 FAX: 760-690-5201

Date Issued: 07/05/2007
P.O. Number: 025765
Authorization: *DDOBRON*

Vendor: *IMPERIAL UNIFIED SCHOOL DIST.*

Phone:
Fax:
Contact:
Export Sub: IMP13

Phase: *550-301 MP Indirect Unit 1*

Tract:

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
FEES-SCHOOL/INDIRE	1.00		***SCHOOL FEES PHASE 2 CATALINA 7 HOUSES LOTS 78 TO 84***	$61,387.48	$61,387.48
30255			FEES FROM IMPERIAL UNIFIED SCHOOL DISTRICT CONFIRMED 7/5/07 PER ATTACHED.		

Total: ***$61,387.48***

TERMS AND CONDITIONS BELOW CONSTITUTE A PART OF THIS ORDER

1. The above price includes all material, permits, taxes, etc.
2. All Invoices and statements must be billed as instructed above. P.O. must appear on all delivery tickets, invoices, and correspondence. Material releases must accompany billing.
3. The Purchase Order is subject to cancellation if quality and delivery are not satisfactory to billing.
4. Receiving slips must be signed by our Field or Authorized Representative.
5. In the event there is a Subcontract between the parties hereto, all work covered by this order sahll be performed under the same Terms and Conditions as that included in the Original Contract.

6. SUBCONTRACTOR NOTE: PLEASE SIGN BELOW AND ATTACH A COPY OF THIS PO TO YOUR INVOICE.

CRV Imperial-Worthington, L.P. Authorization — Date — Subcontractor — Date

IMPERIAL UNIFIED SCHOOL DISTRICT
EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2007

Name: Innovative - Catalina Date: 05/30/07

Address: Phase 2 Type:

I. Total Impact of Development

Cost of school facilities per student	$	25,296.00				
A Single family Student Generation Rate per DU		0.635		# of DU		Impacts
Total Impact of Development per single family DU	$	16,062.96	X	7	$	112,440.72
B Multi-family Student Generation Rate per DU		0.541				
Total Impact of Development per multi-family DU	$	12,835.23	X	0	$	-
C Developments under MOU amendment per DU		0.5				
	$	12,648.00	X	0	$	-
Total Amount of Impact of Development					$	112,440.72

II. Total Credits/Payments

				sq.ft.			Cash to IUSD	
A Amount of School Fees Paid (at level 2 fees)	$	4.18	X	14,686	$	61,387.48	$	61,387.48
B Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,714.00	X	7	$	39,998.00		
State Grant per Multi-Family Unit	$	5,033.00	X	0	$	-		
C Amount of CFD Funding** available					$	-		

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District OR other mitigation	$	-		
	$	-		
E. Amount of Cash Deposit (Gap and Alternate Funding)	$	11,055.24	$	11,055.24
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72		
Total Cash to IUSD			**$**	**72,442.72**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	112,440.72
Total Credits to IUSD (A+B+C+D+E)	$	112,440.72
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction - 2006
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II Fees and Student Yield and State Grant allocation based on Student Yield
Updated 2/07/07 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees

JOB STATUS REPORT

TIME : 05/29/2007 15:45
NAME : IC
FAX# : 7608398246
TEL# : 7608398238
SER.# : 000005060257

DATE,TIME	05/29 15:45
FAX NO./NAME	3554511
DURATION	00:00:00
PAGE(S)	00
RESULT	BUSY
MODE	STANDARD

BUSY: BUSY/NO RESPONSE

Innovative
communities

A *Diverse* Real Estate Development Company

TRANSMITTAL SHEET

TO: KAY MCALLASTER
Fax 760-355-4511

DATE: MAY 29, 2007

Company: Imperial Unified School District

From: Jane McElroy

CC:

URGENT FOR REVIEW FOR APPROVAL FOR SIGNATURE √FOR YOUR USE

SENT VIA: FAX

Message:
The attached is a copy of our sequence sheet and spread sheet for phase 2, Monterrey Park project. Please provide the amount for the school fees so I can process a check.

Thank you once again for your assistance.

To confirm the receipt of the above listed items, please sign below and fax back to the attention of **Jane McElroy Fax 760-839-8246 Thank you.**

Documents received by: Date:

TRANSMITTAL SHEET

TO: KAY MCALLASTER
Fax 760-355-4511

DATE: MAY 29, 2007

Company: Imperial Unified School District

From: Jane McElroy

CC:

URGENT FOR REVIEW FOR APPROVAL FOR SIGNATURE √FOR YOUR USE

SENT VIA: FAX

Message:
The attached is a copy of our sequence sheet and spread sheet for phase 2, Monterrey Park project. Please provide the amount for the school fees so I can process a check.

Thank you once again for your assistance.

To confirm the receipt of the above listed items, please sign below and fax back to the attention of **Jane McElroy Fax 760-839-8246 Thank you.**

Documents received by: _____ Date: _____

Jane - Please call if you have any questions. & show that you

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Terry Barrett Title City Engineer

Plan Check # _____ Date 6/22/07 Phone # 760-355-1152

Assessor Parcel No(s) _____

Project Owner's Name CRV Imperial Worthington - Monterey Park Innovative Comm.

Project Address 677, 679, 681, 683, 685, 687, 689 Costa Azul Street Phase 2

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New Homes

Building Type (Circle One) (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project = 14,686 ft 2

(On additions to existing building include only new construction square footage.) $ 61,387.48

Part II **To Be Completed by School District(s)** Ck # 1367 Rcpt. # 3904

School district requirements for the above project have been satisfied pursuant to (circle one):

(Gov. Code 53080 (AB2926))	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified Name of District — 355-3200 Phone — 8-7-07 Date

Elena De La Rosa Signature — Receptionist / Clerk Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

Veronica Sapp

IMPERIAL UNIFIED SCHOOL DISTRICT
EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2007

Name: CATALINA Date: 05/30/07

Address: INNOVATIVE COMMUNITIES Type: SINGLE FAMILY

I. Total Impact of Development

Cost of school facilities per student	$	25,296.00				
A Single family Student Generation Rate per DU		0.635		# of DU		Impacts
Total Impact of Development per single family DU	$	16,062.96	X	7	$	112,440.72
B Multi-family Student Generation Rate per DU		0.541				
Total Impact of Development per multi-family DU	$	12,835.23	X	0	$	-
C Developments under MOU amendment per DU		0.5				
	$	12,648.00	X	0	$	-
Total Amount of Impact of Development					$	112,440.72

II. Total Credits/Payments

								Cash to IUSD
				sq.ft.				
A Amount of School Fees Paid (at level 2 fees)	$	4.18	X	14,686	$	61,387.48	$	61,387.48
B Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,714.00	X	7	$	39,998.00		
State Grant per Multi-Family Unit	$	5,033.00	X	0	$	-		
C Amount of CFD Funding** available					$	11,055.24		

for: Marlene D. Best M. Valenzuela
City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District OR other mitigation			$ -	
E. Amount of Cash Deposit (Gap and Alternate Funding)			$ -	$ -
Total Credits to IUSD (A+B+C+D+E)			$ 112,440.72	
Total Cash to IUSD				$ 61,387.48

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 112,440.72
Total Credits to IUSD (A+B+C+D+E)	$ 112,440.72
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

Kay McAllaster (Sh)
IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction - 2006
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II Fees and Student Yield and State Grant allocation based on Student Yield
Updated 2/07/07 for State Grant and Cost of Construction - 2007

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	05/16/2011
Date Revised:	05/16/2011
P.O. Number:	000438
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,339.00	SQF	*LOT 74 - 669 COSTA AZUL STREET - PLAN 4A*	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	SQF	*LOT 75 - 671 COSTA AZUL STREET - PLAN 5BR* SFR $261.25 PER LOT = TOTAL PAID 522.50 PAYMENT FOR 2 HOMES MODELS VISTA DEL VALLE II	$4.33	$11,102.12
				Total:	**$21,229.99**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

CHECK REQUEST

PAYABLE TO:

ADDRESS:

AMOUNT:

REQUEST DATE:

DATE NEEDED:

CHARGEABLE TO ENTITY AND PROJECT: [illegible] LLC

EXPLANATION OF EXPENDITURE: [illegible] 4A

[illegible] LOT 15 TOWN SIDE

When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐
NO ☐

Requested By:

Approved By:

JOB # 125300

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valles (Monterey Park) "Pacific West" — Date: 5/13/2013

Address: 669 & 671 Costa Azul Street — Type: Single Family

I. Total Impact of Development

Cost of School Facilities per student: X [illegible]

Single Family Student Generation Rate: X [illegible]

Single family dwelling unit: [illegible]

Total Impact of Development per single family DU: $ [illegible] X [illegible] 2 $ 32,543.57 (Impacts)

Multi Family Student Generation Rate: X

Multi-family dwelling unit: 0.546

Total Impact of Development per multi family DU: $ 13,860.21 X 0 $ -

Single Family Attached Student Generation Rate: X

Single family attached DU: 0.395

Total Impact of Single Family Attached DU: $ 10,052.46 X 0 $ -

MOU Amendment Dwelling Unit: X

MOU Amendment Dwelling Unit: 0.396

Total Impact of Development per SFA DU: $ 10,052.46 X 0 $ -

Total Amount of Impact of Development $ 32,543.57

II. Total Credits/Payments

						Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.33	X	4,903 (DU)	$ 21,229.99		$ 21,229.99
B. Amount of State Funding* received						
State Grant per Single-Family Unit	$ 6,581.00	X	2 (DU)	$ 13,162.00		
State Grant per Multi-Family Unit	$ 6,002.00	X	0	$ -		
State Grant per Single Family Attached Unit	$ 3,591.00	X	0	$ -		
C. Amount of CFD Funding** available				$ -		

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	(1,848.42)
Total Credits to IUSD (A+B+C+D+E)	$	32,543.57

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	32,543.57
Total Credits to IUSD (A+B+C+D+E)	$	32,543.57
Difference (should equal $ 0.-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/07 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

VDV II

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: [illegible]

Contact Person: [illegible] Title: [illegible]

Plan Check #: [illegible] Date: [illegible] Phone #: [illegible]

Assessor Parcel No(s): [illegible]

Project Owner's Name: [illegible] Development – Vista Del Valle

Project Address: 1011, 1001 [illegible] Street Phase 2

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): [illegible]

Building Type (Circle One): Residential Commercial Industrial

Square Feet of Covered or Enclosed Building Area for Project: 4,903 CO Square Footage
(On additions to existing buildings include only new construction square footage.) $21,229.79

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one)

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

B. School District Secondary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

C. School District Unified:

Imperial Unified — Name of District
355-3200 — Phone
Seal/Stamp
5-18-11 — Date

Ulise De La Rosa — Signature
Recreation / Clerk — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary:** County City **Pink:** Unif. District/High School **Gldrd:** Elem. District

VDV HOMES, LLC
32823 Temecula Pkwy Ste A
Temecula, CA 92592-6910

1017

Date 5-17-11

Pay To The Order of Imperial Unified School District $ 21,229.99

Twenty one thousand two hundred twenty nine 99/100 Dollars

For School fees Lot 74 & 75

⑈0000001017⑈ ⑆122000247⑆ 6249081487⑈

Pay to the order of
UNION BANK/Pay to the order of
For Deposit Only
General
Account [redacted] COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20110531
Sequence Number	008516046274	Amount	21229.99
Account Number	6249081487	Serial Number	000000000001017

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	05/18/2011
Date Revised:	05/18/2011
P.O. Number:	000450
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	***LOT 90 - 678 BAHIA STREET***	$4.33	$11,102.12
Fees- schools *30.255*	2,339.00	SQF	***LOT 91 - 676 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,339.00	SQF	***LOT 141 - 677 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	SQF	***LOT 142 - 679 BAHIA STREET***	$4.33	$11,102.12

4 HOMES IN PHASE 1 VISTA DEL VALLE II

9806 SQFT X 4.33 = $45,459.98

Total: **$42,459.98**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: [illegible]

Contact Person: [illegible] Title: [illegible]

Plan Check #: _____ Date: [illegible] Phone #: [illegible]

Assessor Parcel No(s): [illegible]

Project Owner's Name: [illegible] Development - [illegible]

Project Address: [illegible] Balboa Street - [illegible]

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): [illegible]

Building Type (Circle One): (Residential) Commercial Industrial

Square Feet of Covered or Enclosed Building Area for Project: [illegible] Square Footage
(On additions to existing buildings include only new construction square footage.)

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~)	Gov. Code 65970 (SB 201)	Agreement Existing Before 1-1-87	Not subject to fee requirement
(circled)			

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified — Name of District — 355-3200 — Phone — 5-25-11 — Date

[illegible] — Signature — Receptionist / Clerk — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS. 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	08/24/2011
Date Revised:	08/24/2011
P.O. Number:	000704
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,339.00	EA	***LOT 88 - 682 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	EA	***LOT 89 - 680 BAHIA STREET***	$4.33	$11,102.12
Fees- schools *30.255*	2,339.00	EA	***LOT 143 - 681 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	EA	***LOT 144 - 683 BAHIA STREET***	$4.33	$11,102.12
			TOTAL OF 4 HOMES IN VDV II - PH 2		
				Total:	**$42,459.98**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Vista Del Valle Phase 2 (Monterey Park) Pacific West — Date: 8/24/2011

Address: 680, 681, 682, 683 Bahia Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 25,385.00					
Single Family Student Generation Rate	X					
Single family dwelling unit	0.841		# of DU		Impacts	
Total Impact of Development per single family DU	$ 16,271.79	X	4	$	65,087.14	
Multi-family Student Generation Rate	X					
Multi-family dwelling unit	0.546					
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-	
Single Family Attached Generation Rate	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,052.46	X	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 10,052.46	X	0	$	-	
Total Amount of Impact of Development				$	65,087.14	

II. Total Credits/Payments

							Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.33	X	sq.ft. 9,806	$	42,459.98		$ 42,459.98
B. Amount of State Funding* received			DU				
State Grant per Single-Family Unit	$ 6,581.00	X	4	$	26,324.00		
State Grant per Multi-Family Unit	$ 6,002.00	X	0	$	-		
State Grant per Single Family Attached Unit	$ 3,591.00	X	0	$	-		
C. Amount of CFD Funding** available				$	-		

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	(13,696.84)
Total Credits to IUSD (A+B+C+D+E)	$	65,087.14

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	65,087.14
Total Credits to IUSD (A+B+C+D+E)	$	65,087.14
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/07 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II

VDV HOMES, LLC
32823 Temecula Pkwy Ste A
Temecula, CA 92592-6910

1021

Date 5-23-11

Pay To The Order of Imperial Unified School District $ 42,459.98

forty two thousand four hundred fifty nine 98/100 Dollars

For Lot 90, 91, 141, 142

⑈0000001021⑈ ⑆122000247⑆ 6249081487⑈

Pay to the order of
UNION BANK, N.A. as agent for
For Deposit Only
Credit
ATTN: RIVERSIDE COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20110531
Sequence Number	008516046277	Amount	42459.98
Account Number	6249081487	Serial Number	000000000001021

VDV Homes, LLC - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued: 08/24/2011
Date Revised: 08/24/2011
P.O. Number: 000704
Authorization: Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,
Phone:
Fax:
Contact:

Phase: *125300000 - Vertical - Indirect Costs*

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,339.00	EA	***LOT 88 - 682 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	EA	***LOT 89 - 680 BAHIA STREET***	$4.33	$11,102.12
Fees- schools *30.255*	2,339.00	EA	***LOT 143 - 681 BAHIA STREET***	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	EA	***LOT 144 - 683 BAHIA STREET*** TOTAL OF 4 HOMES IN VDV II - PH 2	$4.33	$11,102.12
				Total:	***$42,459.98***

VDV Homes, LLC Authorization Date Subcontractor Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Vista Del Valle Phase 2 (Monterey Park) Pacific West — Date: 8/24/2011

Address: 680, 681, 682, 683 Bahia Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 25,385.00					
Single family Student Generation Rate	X					
Single family dwelling unit	0.641		# of DU		Impacts	
Total Impact of Development per single family DU	$ 16,271.79	X	4	$	65,087.14	
Multi-family Student Generation Rate	X					
Multi-family dwelling unit	0.546					
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-	
Single Family Attached Generation Rate	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,052.46	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 10,052.46	X	0	$	-	
Total Amount of Impact of Development				$	65,087.14	

II. Total Credits/Payments

							Cash to IUSD
			sq.ft.				
A. Amount of School Fees Paid (at level 2 fees)	$	4.33	X	9,806	$	42,459.98	$ 42,459.98
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	6,581.00	X	4	$	26,324.00	
State Grant per Multi-Family Unit	$	6,002.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	3,591.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	(3,696.84)
Total Credits to IUSD (A+B+C+D+E)	$	65,087.14

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	65,087.14
Total Credits to IUSD (A+B+C+D+E)	$	65,087.14
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/07 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II

CHECK REQUEST

PAYABLE TO: Imperial Unified

ADDRESS: Jamul District
(if different than system)

AMOUNT: 42,459.66

REQUEST DATE: 8/24/11

DATE NEEDED: 8/24/11

CHARGEABLE TO (ENTITY AND PROJECT): VDV Homes, LLC

EXPLANATION OF EXPENDITURE: School fees for PH 2 VDV II
4 Homes in Phase 2

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐
NO ☐

Requested By:

Approved By:

JOB # 125-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Terry Barrett Title: City Engineer

Plan Check #: _____ Date: 8/25/11 Phone #: (760)353-3552 or 355-1152

Assessor Parcel No(s): _____

Project Owner's Name: Vista Del Valle II Phase 2

Project Address: 682, 680, 681, 683 Bahia Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 9,806 Square Footage
(On additions to existing buildings include only new construction square footage.)

$42,459.98

Rcpt. #795748

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Imperial Unified Seal/Stamp

Name of District: Imperial Unified Phone: 355-3200 Date: 8-25-11

Signature: Nina DeTaRose Title: Receptionist / Clerk

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

Janet Redondo

VDV HOMES, LLC
32625 TEMECULA PKWY., SUITE A
TEMECULA, CA 92592

WELLS FARGO BANK, N.A.
CALIFORNIA
wellsfargo.com

1059

DATE 08/24/2011 $ AMOUNT *42,459.98

PAY: FORTY-TWO THOUSAND FOUR HUNDRED FIFTY-NINE AND 98/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

⑈001059⑈ ⑆122000247⑆ 6249081487⑈

Pay to the ordered this order of
UNION BANK, N.A.
For [redacted] COUNTY TREASURER
[redacted]
Account # 070045521
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288
Sequence Number	008217747802
Account Number	6249081487
Processing Date	20110902
Amount	42459.98
Serial Number	000000000001059

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	12/28/2011
Date Revised:	12/28/2011
P.O. Number:	001219
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*Lot 85 - Plan 5CR - 688 Bahia St*	$4.33	$11,102.12
Fees- schools *30.255*	2,564.00	SQF	*Lot 86 - Plan 5A - 686 Bahia St*	$4.33	$11,102.12
Fees- schools *30.255*	2,564.00	SQF	*Lot 87 - Plan 5CR - 684 Bahia St*	$4.33	$11,102.12
Fees- schools *30.255*	2,564.00	SQF	*Lot 147 - Plan 5A - 689 Bahia St*	$4.33	$11,102.12
Fees- schools *30.255*	2,339.00	SQF	*Lot 146 - Plan 4CR - 687 Bahia St*	$4.33	$10,127.87
Fees- schools *30.255*	2,564.00	SQF	*Lot 145 - Plan 5B - 685 Bahia St*	$4.33	$11,102.12
			VDV II Ph 3 has (6) Homes		
				Total:	**$65,638.47**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Vista Del Valle II (Pacific West)

Date: 12/21/2011

Address: 688, 686, 684, 689, 687, 685 Bahia Street

Type: Single Family

I. Total Impact of Development

			# of DU		Impacts
Cost of school facilities per student	$ 25,385.00				
Single family Student Generation Rate	X				
Single family dwelling unit	0.641				
Total Impact of Development per single family DU	$ 16,271.79	X	6	$	97,630.71
Multi-family Student Generation Rate	X				
Multi-family dwelling unit	0.546				
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-
Single Family Attached Generation Rate	X				
Single family attached DU	0.396				
Total Impact of single family attached DU	$ 10,052.46	X	0	$	-
MOU Amendment Dwelling Unit	X				
MOU Amendment Dwelling Unit	0.396				
Total Impact of Development per SFA DU	$ 10,052.46	X	0	$	-
Total Amount of Impact of Development				**$**	**97,630.71**

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.33	X	15,159	$	65,638.47	$ 65,638.47

			DU		
B. Amount of State Funding* received					
State Grant per Single-Family Unit	$ 6,581.00	X	6	$	39,486.00
State Grant per Multi-Family Unit	$ 6,002.00	X	0	$	-
State Grant per Single Family Attached Unit	$ 3,591.00	X	0	$	-

C. Amount of CFD Funding** available $ -

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District $ -

E. Amount Not Paid to District for (Gap and Alternate Funding) $ (7,493.76)

Total Credits to IUSD (A+B+C+D+E) $ 97,630.71

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 97,630.71
Total Credits to IUSD (A+B+C+D+E)	$ 97,630.71
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's

CHECK REQUEST

PAYABLE TO: [illegible]

AMOUNT: $ [illegible]

ADDRESS: [illegible]
(if different than system)

REQUEST DATE: [illegible]

DATE NEEDED: [illegible]

CHARGEABLE TO (ENTITY AND PROJECT): [illegible]

EXPLANATION OF EXPENDITURE: [illegible]
4.55 X 15,159 = 65,638.47

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # 135 300 100

COST CODE or GL #: 50 155

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

VDV HOMES, LLC
32823 TEMECULA PKWY., SUITE A
TEMECULA, CA 92592

WELLS FARGO BANK, N.A.
CALIFORNIA
wellsfargo.com

1227

DATE	AMOUNT
12/30/2011	$ *65,638.47

PAY: SIXTY-FIVE THOUSAND SIX HUNDRED THIRTY-EIGHT AND 47/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

⑈001227⑈ ⑆122000247⑆ 6249081487⑈

Endorse Check in ink

x

Pay to the order of
UNION BANK, N.A.
For Deposit Payee the order of
Demand
Account #[illegible]
IMPERIAL COUNTY TREASURER

IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20120106
Sequence Number	008514363414	Amount	65638.47
Account Number	6249081487	Serial Number	000000000001227

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/12/2012
Date Revised:	07/12/2012
P.O. Number:	001983
Authorization:	R Peterson

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	EA	*Lot 148 Plan 5CR - 688 Horizonte Street - Ph 4 VDV II*	$3.70	$9,486.80
Fees- schools *30.255*	2,671.00	EA	*Lot 149 - Plan 5XA - 686 Horizonte Street - Ph 4 VDV II*	$3.70	$9,882.70
Fees- schools *30.255*	2,339.00	EA	*Lot 210 - Plan 4AR - 687 Horizonte Street - Ph 4 VDV II*	$3.70	$8,654.30
Fees- schools *30.255*	2,564.00	EA	*Lot 211 - Plan 5B - 689 Horizonte Street - Ph 4 VDV II*	$3.70	$9,486.80
			There are a total of 4 homes in Phase 4 VDV II		
				Total:	**$37,510.60**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Chris Hon Tel: Building Inspector

Plan Check #: _____ Date: 7/24/12 Phone #: 760-355-1044

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle II

Project Address: 683, 685, 687, 689 Horizonte Street - Phase 4

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (4)

Building Type (Circle One): Residential Commercial Industrial

Square Feet of Covered or Enclosed Building Area for Project: 10,138.00 square footage
(On additions to existing buildings include only new construction square footage.)

37516.60
#999560
CK# 1445

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one)

Gov. Code 53080 ~~(AB2926)~~ EC 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: IMPERIAL UNIFIED Phone: 760-355-3200 Date: 7-26-12

Signature: Sara Tenace Title: RECEPTIONIST/CLERK

Notice: Pursuant to AB3081 (CHAP 549, STATS. 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gold**: Elem. District

Janet Redondo

IMPERIAL PRINTERS 201-231 4/97

CHECK REQUEST

PAYABLE TO: [illegible]

ADDRESS: [illegible]

[illegible]

AMOUNT: [illegible]

REQUEST DATE: [illegible]

DATE NEEDED: [illegible]

CHARGEABLE TO (ENTITY AND PROJECT): [illegible]

EXPLANATION OF EXPENDITURE: [illegible]

When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # [illegible]

COST CODE or GL #: [illegible]

Return Check To Requestor: ☑

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

VDV HOMES, LLC
[illegible] TEMECULA PKWY., SUITE A
TEMECULA, CA 92592

WELLS FARGO BANK, N.A.
CALIFORNIA
wellsfargo.com

1448

DATE		AMOUNT
07/23/2012	$	*37,510.60

PAY: THIRTY-SEVEN THOUSAND FIVE HUNDRED TEN AND 60/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

⑈001448⑈ ⑆122000247⑆ 6249081487⑈

Pay to the order of
UNION BANK
For Deposit Only
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20120731
Sequence Number	008112779366	Amount	37510.60
Account Number	6249081487	Serial Number	000000000001448

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	10/24/2012
Date Revised:	10/24/2012
P.O. Number:	002303
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,339.00	EA	*Lot 150 684 Horizonte Street - Plan 4BR*	$3.70	$8,654.30
Fees- schools *30.255*	2,564.00	EA	*Lot 151 682 Horizonte Street - Plan 5B*	$3.70	$9,486.80
Fees- schools *30.255*	2,564.00	EA	*Lot 209 685 Horizonte Street - Plan 5C*	$3.70	$9,486.80
Fees- schools *30.255*	2,339.00	EA	*Lot 208 683 Horizonte Street - Plan 4CR*	$3.70	$8,654.30
				Total:	**$36,282.20**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2012

Name: Vista Del Valle II (Pacific West) - Phase 5 — Date: 10/26/2012

Address: 684, 682, 685, 683 Horizonte Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 26,761.00				
Single family Student Generation Rate	X				
Single family dwelling unit	0.647	# of DU		Impact	
Total Impact of Development per single family DU	$ 17,314.37	X	4	$	69,257.47
Multi family Student Generation Rate	X				
Multi family dwelling unit	0.404				
Total Impact of Development per multi-family DU	$ 10,811.44	X	0	$	-
Single Family Attached Generation Rate	X				
Single family attached DU	0.396				
Total Impact of single family attached DU	$ 10,597.36	X	0	$	-
MOU Amendment Dwelling Unit	X				
MOU Amendment Dwelling Unit	0.396				
Total Impact of Development per SFA DU	$ 10,597.36	X	0	$	-
Total Amount of Impact of Development				$	69,257.47

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 3.70	X	9,806	$	36,282.20	$ 36,282.20

			DU		
B. Amount of State Funding* received					
State Grant per Single-Family Unit	$ 6,901.00	X	4	$	27,604.00
State Grant per Multi-Family Unit	$ 4,689.00	X	0	$	-
State Grant per Single Family Attached Unit	$ 4,100.00	X	0	$	-

C. Amount of CFD Funding** available — $ -

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District — $ -

E. Amount Not Paid to District for (Gap and Alternate Funding) — $ 5,371.27

Total Credits to IUSD (A+B+C+D+E) — $ 69,257.47

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 69,257.47
Total Credits to IUSD (A+B+C+D+E)	$ 69,257.47
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/12 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: [illegible]

AMOUNT: [illegible]

ADDRESS: [illegible]

[illegible]

REQUEST DATE: [illegible] 5 [illegible]

DATE NEEDED: [illegible]

CHARGEABLE TO (ENTITY AND PROJECT): [illegible]

EXPLANATION OF EXPENDITURE: [illegible]

[illegible]

When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # [illegible]

COST CODE or GL #: [illegible]

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: [illegible]

Contact Person: [illegible] Title: [illegible]

Plan Check #: _____ Date: _____ Phone: [illegible]

Assessor Parcel Number(s): _____

Project Owner's Name: [illegible] II

Project Address: [illegible] Horizonte Street

Project Description (include number of dwelling units and square footage(s) of covered and enclosed areas to be furnished to school district): [illegible]

Building Type (Circle One): Residential Commercial Industrial

Square Feet of Covered or Enclosed Building Area for Project: 9,806.00 Square Footage
(On additions to existing buildings include only new construction square footage.)

$36,282.20
Receipt # 078364
Ck # 1321

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code ~~53080 (AB2926)~~ EC - 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1 1 87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

B. School District Secondary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

C. School District Unified

Name of District: Imperial Unified School Dist — Phone: 760-355-3260 — Seal/Stamp: 11-2-12 — Date

Signature: [illegible] — Title: Receptionist Clerk

Notice: Pursuant to AB3081 (CHAP 549, STATS. 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District(s)' behalf, whichever is earlier.

White: Builder **Canary:** County/City **Pink:** Unif. District/High School **Gldrd:** Elem. District

Ernest Redondo 4/97

VDV HOMES, LLC
92823 TEMECULA PKWY., SUITE A
TEMECULA, CA 92592

WELLS FARGO BANK N.A.
CALIFORNIA
wellsfargo.com

1529

DATE 10/30/2012 AMOUNT $ *36,282.20

PAY: THIRTY-SIX THOUSAND TWO HUNDRED EIGHTY-TWO AND 20/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

⑈001529⑈ ⑆122000247⑆ 6249081487⑈

ENDORSE CHECK HERE

Pay to the order of
UNIONBANK N.A.
For Deposit Only to the order of
General
Account # 0100[illegible]21
IMPERIAL COUNTY TREASURER

IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20121116
Sequence Number	008615430537	Amount	36282.20
Account Number	6249081487	Serial Number	000000000001529

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	02/14/2013
Date Revised:	02/14/2013
P.O. Number:	002604
Authorization:	R Peterson

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 125300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDVII

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools 30.255	2,339.00	EA	*School Fees Ph 6 VDV II - 680 Horizonte Street*	$3.70	$8,654.30
Fees- schools 30.255	2,564.00	EA	*School Fees Ph 6 VDV II - 678 Horizonte Street*	$3.70	$9,486.80
Fees- schools 30.255	2,564.00	EA	*School Fees Ph 6 VDV II - 676 Horizonte Street*	$3.70	$9,486.80
Fees- schools 30.255	2,564.00	EA	*School Fees Ph 6 VDV II - 677 Horizonte Street*	$3.70	$9,486.80
Fees- schools 30.255	2,339.00	EA	*School Fees Ph 6 VDV II - 679 Horizonte Street*	$3.70	$8,654.30
Fees- schools 30.255	2,564.00	EA	*School Fees Ph 6 VDV II - 681 Horizonte Street*	$3.70	$9,486.80
				Total:	**$55,255.80**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed By Department Issuing Building Permit

Permitting Agency _____

Contact Person _____ Title _____

Plan Check # _____ Date _____ Phone # _____

Assessor Parcel No(s) _____

Project Owner's Name _____

Project Address _____

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) _____

Building Type (Circle One): Residential Commercial Industrial

Square Feet of Covered or Enclosed Building Area for Project _____
(On additions to existing buildings include only new construction square footage.)

$55,255.50
Receipt # 072902
Chk # 1000

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one)

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School District — 760-355-3202 — 02-26-13

Name of District — Phone — Date

Sierra Perez — Receptionist/Clerk

Signature — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90 day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary:** County/City **Pink:** Unif. District/High School **Gldrd:** Elem. District

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2012

Name	Vista Del Valle II - Phase 6	Date	2/15/2013
Address:	676, 677, 678, 679, 680, 681 Horizonte Street	Type	Single Family

I. Total Impact of Development

Cost of construction of facilities per student	$	[illegible]				
Single Family Student Generation Rate		X				
Single family dwelling unit		0.647	x	1.00		[illegible]
Total Impact of Development per single family DU	$	17,514.37	X	[illegible]	$	[illegible]
Multi-Family Student Generation Rate		X				
Multi-family dwelling unit		0.494				
Total Impact of Development per multi-family DU	$	10,811.44	X	[illegible]	$	
Single Family Attached Generation Rate		X				
Single family attached DU		0.396				
Total Impact of single family attached DU	$	10,597.36	x	[illegible]	$	
MOU Amendment Dwelling Unit		X				
MOU Amendment Dwelling Unit		0.396				
Total Impact of Development per SFA DU	$	10,597.36	X	[illegible]	$	-
Total Amount of Impact of Development					**$**	**103,886.20**

II. Total Credits Payments

				sq.ft.			Cash to IUSD	
A. Amount of School Fees Paid (at level 2 fees)	$	3.70	X	14,934	$	55,255.80	$	55,255.80
				DU				
B. Amount of State Funding* received								
State Grant per Single-Family Unit	$	6,901.00	X	6	$	41,406.00		
State Grant per Multi-Family Unit	$	4,689.00	X	0	$	-		
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-		
C. Amount of CFD Funding** available					$	-		

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	7,224.40
Total Credits to IUSD (A+B+C+D+E)	**$**	**103,886.20**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	103,886.20
Total Credits to IUSD (A+B+C+D+E)	$	103,886.20
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent or Designee Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/12 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: [illegible]

AMOUNT: $ [illegible]

ADDRESS: [illegible]

(Attach quote that is given)

REQUEST DATE: 2/22/12

DATE NEEDED: 2/23/12

CHARGEABLE TO (ENTITY AND PROJECT): LDV [illegible] LLC

EXPLANATION OF EXPENDITURE: [illegible] LDV II

[illegible] 123, 153, 154, 205, 206 & 207

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # 125-300-100

COST CODE or GL #: 30-755

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

VDV HOMES, LLC
32823 TEMECULA PKWY., SUITE A
TEMECULA, CA 92592

WELLS FARGO BANK, N.A.
CALIFORNIA
wellsfargo.com

1666

DATE 02/26/2013

AMOUNT $ *55,255.80

PAY: FIFTY-FIVE THOUSAND TWO HUNDRED FIFTY-FIVE AND 80/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

⑈001666⑈ ⑆122000247⑆ 6249081487⑈

Pay to the order of
UNION BANK, N.A.
For [redacted] COUNTY TREASURER
General
[redacted] SCHOOL DISTRICT

R/T Number	12104288	Processing Date	20130228
Sequence Number	008818918906	Amount	55255.80
Account Number	6249081487	Serial Number	000000000001666

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	11/23/2010
Date Revised:	11/23/2010
P.O. Number:	000050
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,566.00	Sq Ft	*Lot 71 - 661 Costa Azul Street Plan 1AR*	$3.67	$5,747.22
Fees- schools *30.255*	1,763.00	Sq Ft	*Lot 72 - 663 Costa Azul Street Plan 2B*	$3.67	$6,470.21
Fees- schools *30.255*	2,052.00	Sq Ft	*Lot 73 - 665 Costa Azul Street Plan 3CR* Three Models	$3.67	$7,530.84
				Total:	**$19,748.27**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City Of Imperial

Contact Person: Terry Barrett — Title: City Engineer

Plan Check #: _____ Date: 11/18/10 — Phone #: (760) 353-3552 or (760) 355-1152

Assessor Parcel No(s): _____

Project Owner's Name: Pacific West Development, LP - Vista Del Valle

Project Address: 1101, 1103, 1105 Costa Azul

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (Models) (3)

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 5,361.00 square footage
(On additions to existing buildings include only new construction square footage.) $19,743.27

CK #1102
Rcpt #214432

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) Ec 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: — Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: — Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: — Seal/Stamp

Imperial Unified — Name of District — 355-3200 Phone — 1-6-11 Date

Signature: Gloria DeTafoya — Title: Receptionist / Clerk I

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

FEE SCHEDULE (IMPERIAL)

PROJECT NAME	SOLEADO	SOLEADO	SOLEADO	VISTA DEL VALLE	VISTA DEL VALLE	VISTA DEL VALLE	
PLAN NUMBER	1	2	3	1	2	3	
SQUARE FOOTAGE	1237	1474	1707	1566	1763	2052	
BUILDING PERMIT FEES							
Building Permit	$ 1,209.75	$ 1,341.71	$ 1,494.78	$ 1,397.35	$ 1,511.29	$ 1,683.30	
Plan Check Fee	$ 786.33	$ 872.11	$ 971.61	$ 908.28	$ 982.33	$ 1,094.14	
Seismic Fee	$ 13.85	$ 16.21	$ 18.94	$ 17.20	$ 19.24	$ 22.31	
Mechanical Fee	$ 90.30	$ 97.55	$ 97.55	$ 83.05	$ 97.55	$ 97.55	
Plumbing Fee	$ 109.00	$ 116.00	$ 116.00	$ 95.00	$ 116.00	$ 130.00	
Electrical Fee	$ 76.79	$ 85.09	$ 93.24	$ 88.31	$ 95.20	$ 105.32	
CBSC	$ 20.00	$ 20.00	$ 20.00	$ 20.00	$ 20.00	$ 20.00	
Sub-Total	$ 2,306.02	$ 2,548.67	$ 2,812.12	$ 2,609.19	$ 2,841.61	$ 3,152.62	
IMPACT FEES							
Administrative	$ 237.27	$ 237.27	$ 237.27	$ 237.27	$ 237.27	$ 237.27	
Fire	$ 109.51	$ 109.51	$ 109.51	$ 109.51	$ 109.51	$ 109.51	
Law Enforcement	$ 156.87	$ 156.87	$ 156.87	$ 156.87	$ 156.87	$ 156.87	
Library	$ 130.37	$ 130.37	$ 130.37	$ 130.37	$ 130.37	$ 130.37	
Park	$ 1,144.26	$ 1,144.26	$ 1,144.26	$ 1,144.26	$ 1,144.26	$ 1,144.26	
Curculation	$ 345.52	$ 345.52	$ 345.52	$ 345.52	$ 345.52	$ 345.52	
Sub-Total	$ 2,123.80	$ 2,123.80	$ 2,123.80	$ 2,123.80	$ 2,123.80	$ 2,123.80	
SEWER CAPACITY FEES							
Sewer	$ 1,791.08	$ 1,791.08	$ 1,791.08	$ 1,791.08	$ 1,791.08	$ 1,791.08	
WATER CAPACITY FEES							
Water	$ 2,149.30	$ 2,149.30	$ 2,149.30	$ 2,149.30	$ 2,149.30	$ 2,149.30	
SCHOOL FEES							
Level II School Fees ($ 3.67 per square foot)	$ 4,539.79	$ 5,409.58	$ 6,264.69	$ 5,747.22	$ 6,470.21	$ 7,530.84	
Total	$ 12,909.99	$ 14,022.43	$ 15,140.99	$ 14,420.59	$ 15,376.00	$ 16,747.64	$ Average 14,769.61
Fee Deferral (Impact, Sewer, Water Fees)	$ 6,064.18	$ 6,064.18	$ 6,064.18	$ 6,064.18	$ 6,064.18	$ 6,064.18	
Building Permit + School Fee Amount	$ 6,845.81	$ 7,958.25	$ 9,076.81	$ 8,356.41	$ 9,311.82	$ 10,683.46	

JUPITER VENTURES I, LP • TEMECULA, CA 92592

1102

Check#: 1102 Date: 12/30/2010 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD112310	110300000 Vertical - Indirec	19,748.27			19,748.27

Medeis - School Fees

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

1102

DATE		AMOUNT
12/30/2010	$	*19,748.27

PAY: NINETEEN THOUSAND SEVEN HUNDRED FORTY-EIGHT AND 27/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District

Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001102⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

AMOUNT: 19,748.77

ADDRESS:
(if different than system)

REQUEST DATE: 11/23/16

DATE NEEDED: 11/24/16

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School fees for (3) Models

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT

DATE 1-6-11 No. 214482

RECEIVED FROM Pacific West Development $19,748.00

Nineteen thousand seven hundred forty-eight one 00/100 DOLLARS

○ FOR RENT
○ FOR Developer fees #030-0000-0-0000-0000-3481-00-000

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ MONEY ORDER
○ CHECK
○ CREDIT CARD

FROM Vista Del Valle TO

BY Elena DeLeon

1182

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

1102

DATE	AMOUNT
12/30/2010	$ *19,748.27

PAY: NINETEEN THOUSAND SEVEN HUNDRED FORTY-EIGHT AND 27/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District

Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001102⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A. Pay to the order of
For Deposit Only
IMPERIAL COUNTY TREASURER
Account 1700 [illegible]
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20110114
Sequence Number	8214756138	**Amount**	19748.27
Account Number	6580410311	**Check Number**	1102

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	05/03/2011
Date Revised:	05/03/2011
P.O. Number:	000343
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,763.00	SQF	*LOT 97 - 662 BAHIA STREET - PLAN 2CR*	$4.33	$7,633.79
Fees- schools *30.255*	2,052.00	SQF	*LOT 98 - 660 BAHIA STREET - PLAN 3A*	$4.33	$8,885.16
Fees- schools *30.255*	1,566.00	SQF	*LOT 134 - 661 BAHIA STREET - PLAN 1CR*	$4.33	$6,780.78
Fees- schools *30.255*	2,052.00	SQF	*LOT 135 - 663 BAHIA STREET - PLAN 3B*	$4.33	$8,885.16
			4 HOMES IN PHASE 1 VISTA DEL VALLE		
				Total:	**$32,184.89**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Terry Barrett — Title: City Engineer

Plan Check #: _____ Date: 5/11/11 — Phone #: (760)35

Assessor Parcel No(s): _____

Project Owner's Name: Pacific West Development, LP Vista Del Valle

Project Address: lots 2, 160, lots 1, lots 3 Bahia Street - Phase 1

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 7,433.00 Square Footage

(On additions to existing buildings include only new construction square footage.) $32,184.89

Rept. #805767

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code	Gov. Code	Agreement Existing	Not subject to
53080 (~~AB2926~~) EC17620	65970 (SB 201)	Before 1/1/87	fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: — Seal/Stamp

Name of District — Phone — Date

Signature — Title

B. School District Secondary: — Seal/Stamp

Name of District — Phone — Date

Signature — Title

C. School District Unified: — Seal/Stamp

Imperial Unified — 355-3200 — 5-11-11

Name of District — Phone — Date

Signature — Receptionist / Clerk

Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Vista Del Valle - Phase 1 (Monterey Park) Pacific West — Date: 5/4/2011

Address: 660, 661, 662, 663 Bahia Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 25,385.00					
Single family Student Generation Rate	X					
Single family dwelling unit	0.641		# of DU		Impacts	
Total Impact of Development per single family DU	$ 16,271.79	X	4	$	65,087.14	
Multi-family Student Generation Rate	X					
Multi-family dwelling unit	0.546					
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-	
Single Family Attached Generation Rate	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,052.46	X	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 10,052.46	X	0	$	-	
Total Amount of Impact of Development				**$**	**65,087.14**	

II. Total Credits/Payments

							Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.33	X	sq.ft. 7,433	$	32,184.89	$ 32,184.89
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	6,581.00	X	4	$	26,324.00	
State Grant per Multi-Family Unit	$	6,002.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	3,591.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$ -		
E. Amount Not Paid to District for (Gap and Alternate Funding)	$ 6,578.25	$ 6,578.25	
Total Credits to IUSD (A+B+C+D+E)	**$ 65,087.14**		

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$ 65,087.14
Total Credits to IUSD (A+B+C+D+E)	$ 65,087.14
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/06 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/07 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II

CHECK REQUEST

PAYABLE TO: Imperial United

ADDRESS: School District
(if different than system)

AMOUNT 32,184.89

REQUEST DATE: 5/3/11

DATE NEEDED :

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees for Phase I VDV
4 Home - Phase I

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

1195

Check#: 1195 **Date:** 05/10/2011 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD0504211	110300000 Vertical - Indirec	32,184.89			32,184.89

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

1195

DATE		AMOUNT
05/10/2011	$	*32,184.89

PAY: THIRTY-TWO THOUSAND ONE HUNDRED EIGHTY-FOUR AND 89/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District

Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001195⑈ ⑆122000247⑆ 6580410311⑈

RECEIPT

DATE 5-11-11 (Jupiter Ventures) No. 805767

RECEIVED FROM Pacific West Developments $32,124.28

Thirty-two thousand one hundred twenty-four and 28/100 DOLLARS

○ FOR RENT
○ FOR Development fees # 256-[illegible]

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ MONEY ORDER
○ CHECK
○ CREDIT CARD

FROM Vista Del Valle TO

BY [illegible]

1182

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

1195

DATE	AMOUNT
05/10/2011	$ *32,184.89

PAY: THIRTY-TWO THOUSAND ONE HUNDRED EIGHTY-FOUR AND 89/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001195⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only
IMPERIAL COUNTY TREASURER
Account # 0700463621
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20110531
Sequence Number	8516046276	**Amount**	32184.89
Account Number	6580410311	**Check Number**	1195

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	05/18/2011
Date Revised:	05/18/2011
P.O. Number:	000449
Authorization:	Dan Dobrn

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,763.00	SQF	***LOT 95 - 668 BAHIA STREET***	$4.33	$7,633.79
Fees- schools *30.255*	1,566.00	SQF	***LOT 96 - 664 BAHIA STREET***	$4.33	$6,780.78
Fees- schools *30.255*	1,763.00	SQF	***LOT 136 - 665 BAHIA STREET***	$4.33	$7,633.79
Fees- schools *30.255*	2,052.00	SQF	***LOT 137 - 669 BAHIA STREET***	$4.33	$8,885.16

4 HOMES IN PHASE 2 VISTA DEL VALLE

7144 SQFT X 4.33 = $30,933.52

Total: **$30,933.52**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Terry Barrett Title:

Plan Check #: Date: 5/25/11 Phone #: (760) 353-3552 ext

Assessor Parcel No(s): 355-1152

Project Owner's Name: Pacific West Development - Vista Del Valle

Project Address: 1168, 1164, 1165, 1169 Bahia Street Phase 2

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 7,144 Square Footage
(On additions to existing buildings include only new construction square footage.)

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code	Gov. Code	Agreement Existing	Not subject to
53080 (~~AB2926~~) EC17620	65970 (SB 201)	Before 1/1/87	fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

B. School District Secondary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

C. School District Unified: Seal/Stamp

Imperial Unified | 355-3200 | 5-25-11

Name of District | Phone | Date

Signature: [illegible] | Title: Receptionist / Clerk

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

CHECK REQUEST

PAYABLE TO: Imperial United

ADDRESS: School District
(if different than system)

AMOUNT: 36,933.52

REQUEST DATE: 5/18/11

DATE NEEDED: 5/23/11

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees
Lots 45, 46, 136, 137

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

121

Check#: 1213 Date: 05/23/2011 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD051811	110300000 Vertical - Indirec	30,933.52			30,933.52

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

121

DATE		AMOUNT
05/23/2011	$	*30,933.52

PAY: THIRTY THOUSAND NINE HUNDRED THIRTY-THREE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001213⑈ ⑆122000247⑆ 6580410311⑈

RECEIPT

DATE 5-25-11 No. 805792

RECEIVED FROM Pacific West (Jupiter Ventures) $ 30 93352

Thirty thousand nine hundred thirty-two and 50/100 DOLLARS

○ FOR RENT
○ FOR Rezoning fee

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ MONEY ORDER
○ CHECK
○ CREDIT CARD

FROM _____ TO _____

BY [illegible]

1182

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

1213

DATE 05/23/2011

AMOUNT $ *30,933.52

PAY: THIRTY THOUSAND NINE HUNDRED THIRTY-THREE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001213⑈ ⑆122000247⑆ 6580410311⑈

ENDORSE CHECK HERE

Pay to the order of
UNION Bank, N.A. to the order of
For Deposit Only
Imperial County Treasurer
Account Number
IMPERIAL UNIFIED SCHOOL DISTRICT

Security Features on this check are Tamper Resistant Paper, Microprint Signature Line, Colored Background and Hidden Image. Hold at an angle to view Security Screen on the back.

R/T Number	12104288	**Processing Date**	20110531
Sequence Number	8516046275	**Amount**	30933.52
Account Number	6580410311	**Check Number**	1213

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	09/12/2011
Date Revised:	09/12/2011
P.O. Number:	000750
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,052.00	SQF	*Phase 3 - 674 Bahia Street - Lot 92 - Plan 3C*	$4.33	$8,885.16
Fees- schools *30.255*	1,763.00	SQF	*Phase 3 - 672 Bahia Street - Lot 93 - Plan 2AR*	$4.33	$7,633.79
Fees- schools *30.255*	2,052.00	SQF	*Phase 3 - 670 Bahia Street - Lot 94 - Plan 3B*	$4.33	$8,885.16
Fees- schools *30.255*	1,566.00	SQF	*Phase 3 - 671 Bahia Street - Lot 138 - Plan 1AR*	$4.33	$6,780.78
Fees- schools *30.255*	2,052.00	SQF	*Phase 3 - 673 Bahia Street - Lot 139 - Plan 3A*	$4.33	$8,885.16
Fees- schools *30.255*	1,763.00	SQF	*Phase 3 - 675 Bahia Street - Lot 140 - Plan 2BR*	$4.33	$7,633.79
			Total of 6 homes in Phase 3		
			Total SQFT - 11,248		

Total: **$48,703.84**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Terry Barrett Title: City Engineer

Plan Check #: _____ Date: _____ Phone #: (760) 353-3552 or (760) 355-1152

Assessor Parcel No(s): _____

Project Owner's Name: Pacific West Development - Vista Del Valle

Project Address: # 674, 672, 670, 671, 673, 675 Bahia Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (4) Phase 3

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 11,248 Square Footage
(On additions to existing buildings include only new construction square footage.) $48,703.84

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code	Gov. Code	Agreement Existing	Not subject to
53080 ~~(AB2926)~~ EC17620	65970 (SB 201)	Before 1/1/87	fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified — Name of District
355-3200 — Phone
9-15-11 — Date

Signature: Ellen De La Rosa
Title: Receptionist / Clerk I

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

Janet Rolando

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Visa Del Valle (Monterey Park) Pacific West-Phase J — Date: 9/13/2011

Address: 670, 671, 672, 673, 674, 675 Bahia Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 25,385.00					
Single family Student Generation Rate	X					
Single family dwelling unit	0.641		# of DU		Impacts	
Total Impact of Development per single family DU	$ 16,271.79	X	6	$	97,630.71	
Multi-family Student Generation Rate	X					
Multi-family dwelling unit	0.546					
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-	
Single Family Attached Generation Rate	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,052.46	X	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 10,052.46	X	6	$	-	
Total Amount of Impact of Development				$	97,630.71	

II. Total Credits/Payments

			sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 4.33	X	11,248	$	48,703.84	$	48,703.84
			DU				
B. Amount of State Funding* received							
State Grant per Single-Family Unit	$ 6,581.00	X	6	$	39,486.00		
State Grant per Multi-Family Unit	$ 6,002.00	X	0	$	-		
State Grant per Single Family Attached Unit	$ 3,591.00	X	0	$	-		
C. Amount of CFD Funding** available				$	-		

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	9,440.87
Total Credits to IUSD (A+B+C+D+E)	$	97,630.71

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	97,630.71
Total Credits to IUSD (A+B+C+D+E)	$	97,630.71
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's

CHECK REQUEST

PAYABLE TO: Jefferson Unified

ADDRESS: School District

(if different than system)

AMOUNT: [illegible]

REQUEST DATE: [illegible]

DATE NEEDED: [illegible]

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I LP

EXPLANATION OF EXPENDITURE: School Fees for PA3 [illegible] due

YALLO is [illegible]

When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # [illegible]

COST CODE or GL #: 30-555

Return Check To Requestor: ☑

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

1426

Check#: 1426 **Date:** 09/12/2011 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD091211	110300000 Vertical - Indirec	48,703.84			48,703.84

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

1426

DATE 09/12/2011 $ AMOUNT *48,703.84

PAY: FORTY-EIGHT THOUSAND SEVEN HUNDRED THREE AND 84/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001426⑈ ⑆122000247⑆ 6580410311⑈

RECEIPT DATE 9-15-11 No. 799783

RECEIVED FROM Pacific West Development $48,703.87

Forty-eight thousand seven hundred three and 87/100 DOLLARS

○ FOR RENT
○ FOR Developer fees #250-0000-0-0000-0000-9121-00-000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
☒ CHECK
○ MONEY ORDER
○ CREDIT CARD

Baker Sr

FROM _____ TO _____

BY [illegible]

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

1426

DATE 09/12/2011 $ AMOUNT *48,703.84

PAY: FORTY-EIGHT THOUSAND SEVEN HUNDRED THREE AND 84/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001426⑈ ⑆122000247⑆ 6580410311⑈

ENDORSE CHECK HERE

Pay to the order of
UNION BANK, N.A. for the order of
For Deposit Only
General
A [illegible] COUNTY TREASURER

IMPERIAL UNIFIED SCHOOL DISTRICT

Security Feature On This Check Are Hidden Texture Lines, Colored Paper, Micro Print, Signature Line, Colored Background and Thermal Sensitive Security Screen on the Back. Hold Original Document Up To Light To View Security Features.

R/T Number	12104288	**Processing Date**	20110923
Sequence Number	8112287203	**Amount**	48703.84
Account Number	6580410311	**Check Number**	1426

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	02/16/2012
Date Revised:	02/16/2012
P.O. Number:	001445
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	Sqft	*692 Costa Azul Street - Lot 36 Phase 4 - Vista del Valle*	$4.33	$11,102.12
Fees- schools *30.255*	2,052.00	SqFt	*2581 Valle Verde Lane - L31 Phase 4 - Vista del Valle*	$4.33	$8,885.16
Fees- schools *30.255*	1,566.00	SqFt	*2569 Valle Verde Lane - L30 Phase 4 - Vista del Valle*	$4.33	$6,780.78
Fees- schools *30.255*	1,763.00	SqFt	*2567 Valle Verde Lane - L29 Phase 4 - Vista del Valle*	$4.33	$7,633.79
Fees- schools *30.255*	2,052.00	SqFt	*2565 Valle Verde Lane - L28 Phase 4 - Vista del Valle*	$4.33	$8,885.16
				Total:	**$43,287.01**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Othon Mora Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: (760) 355-1014

Assessor Parcel No(s): _____

Project Owner's Name: Pacific West Development - Vista Del Valle Phase 4

Project Address: 1492 Costa Azul St 2581, 2569, 2547, 2545 Valle Verde Ln

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (5)

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 9,997.00 Square Footage

(On additions to existing buildings include only new construction square footage.)

$43,287.00

Receipt # 999303

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist. — 760-355-3200 — 2-23-12

Name of District — Phone — Date

Dawn Martin — Business Director

Signature — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS. 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County City **Pink**: Unif. District/High School **Gldrd**: Elem. District

Samuel Rodriguez

4/97

CHECK REQUEST

PAYABLE TO: IMPERIAL UNIFIED

ADDRESS: SCHOOL DISTRICT
(if different than system)

AMOUNT: 43,287.01

REQUEST DATE: 2/17/12

DATE NEEDED: 2/17/12

CHARGEABLE TO (ENTITY AND PROJECT): JUPITER VENTURES I, LP

EXPLANATION OF EXPENDITURE: SCHOOL FEES PH 4 VISTA DEL VALLE
5 HOMES IN THIS PHASE

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
Yes ☐
No ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Jane McElroy

From: Dawn Martin [dmartin@ivnet.org]
Sent: Tuesday, February 07, 2012 3:25 PM
To: 'Jane McElroy'
Subject: RE: School Fees

Jane,

Unfortunately we are not set up to accept credit card payments. Just yesterday afternoon I received my draft of the school facility needs analysis and will be reviewing it this week. This is scheduled to go to our board at the March 15, 2012 meeting. In a very quick review of the report it appears that the rate for level II fees will change from $4.33 per square foot for residential to $3.90.

From: Jane McElroy [mailto:jane@pwdevelopment.com]
Sent: Tuesday, February 07, 2012 1:09 PM
To: 'Dawn Martin'
Subject: School Fees
Importance: High

Dawn,

Can Pacific West Development, LP pay there school fees by Credit Card?

What Credit Cards are accepted?

Also is it too early for you to know if the school fees are going to increase?

Thank you for your assistance once again.

Jane McElroy
Contracts Administrator
32823 Temecula Parkway, Suite A
Temecula, CA 92592
(951) 234-7072 Phone
(951) 240-5075 Fax
www.jane@pwdevelopment.com
www.pwdevelopment.com

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2011

Name: Vista Del Valle - Phase 4 (Pacific West) **Date:** 1/18/2012

Address: 692 Costa Azul Street **Type:** Single Family

2565, 2567, 2569, 2581 Valle Verde Lane

I. Total Impact of Development

Cost of school facilities per student	$ 25,385.00					
Single family Student Generation Rate:	X					
Single family dwelling unit :	0.641		# of DU		Impacts	
Total Impact of Development per single family DU	$ 16,271.79	X	5	$	81,358.93	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit :	0.546					
Total Impact of Development per multi-family DU	$ 13,860.21	X	0	$	-	
Single Family Attached Generation Rate:	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,052.46	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Uni	0.396					
Total Impact of Development per SFA DU	$ 10,052.46	X	0	$	-	
Total Amount of Impact of Development				**$**	**81,358.93**	

II. Total Credits/Payments

			sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.33	X	9,997	$	43,287.01	$ 43,287.01
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	6,581.00	X	5	$	32,905.00	
State Grant per Multi-Family Unit	$	6,002.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	3,591.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	5,166.91
Total Credits to IUSD (A+B+C+D+E)	**$**	**81,358.93**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	81,358.93
Total Credits to IUSD (A+B+C+D+E)	$	81,358.93
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's

JUPITER VENTURES I, LP • TEMECULA, CA 92592

1800

Check#: 1800 Date: 02/17/2012 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD021712	110300000 Vertical - Indirec	43,287.01			43,287.01

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

1800

DATE 02/17/2012 $ AMOUNT *43,287.01

PAY: FORTY-THREE THOUSAND TWO HUNDRED EIGHTY-SEVEN AND 01/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001800⑈ ⑆122000247⑆ 6580410311⑈

RECEIPT DATE 2-23-12 No. 999303

RECEIVED FROM Pacific West $43,287.01

Forty Three Thousand Two Hundred Eighty Seven & 01/100 DOLLARS

○ FOR RENT
○ FOR Developer Fees

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

BY Dawn Martin

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

1800

DATE 02/17/2012 AMOUNT $ *43,287.01

PAY: FORTY-THREE THOUSAND TWO HUNDRED EIGHTY-SEVEN AND 01/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈001800⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK
For Deposit Only
General
Acct
Pay to the order of
IMPERIAL COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20120229
Sequence Number	8410565134	**Amount**	43287.01
Account Number	6580410311	**Check Number**	1800

PACIFIC WEST DEVELOPMENT - Purchase Order

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Vista del Valle

Date Issued:	06/21/2012
Date Revised:	06/21/2012
P.O. Number:	001936
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,763.00	Sqft	*Lot 32 - 2583 Valle Verde Lane - Phase 5 Vista del Valle*	$3.70	$6,523.1
Fees- schools *30.255*	1,763.00	Sqft	*Lot 33 - 2585 Valle Verde Lane - Phase 5 Vista del Valle*	$3.70	$6,523.1
Fees- schools *30.255*	2,052.00	Sqft	*Lot 34 - 2587 Valle Verde Lane - Phase 5 Vista del Valle*	$3.70	$7,592.4
Fees- schools *30.255*	2,564.00	Sqft	*Lot 35 - 2589 Valle Verde Lane - Phase 5 Vista del Valle*	$3.70	$9,486.8
			Phase 5 Vista del Valle has a total of 4 Homes		
				Total:	**$30,125.4**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Othon Mora Title: Building Inspector

Plan Check #: _____ Date: 7/9/12 Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle

Project Address: 2583, 2585, 2587, 2589 Valle Verde Lane Phase 5

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (4)

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 8,142.00 Square Footage
(On additions to existing buildings include only new construction square footage.)

$30,125.40
Rcpt #999554
Ck # 2030

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Imperial Unified Seal/Stamp

Name of District: Imperial Unified Phone: 355-3200 Date: 7-12-12

Signature: Ilene DeTorres Title: Account Clerk

Notice: Pursuant to AB3081 (CHAP 549, STATS. 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

Jaime Redondo

IMPERIAL PRINTERS 20-203 4/97

JUPITER VENTURES I, LP • TEMECULA, CA 92592

2030

Check#: 2030 **Date:** 07/09/2012 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD070612	110300000 Vertical - Indire	30,125.40			30,125.40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

2030

DATE		AMOUNT
07/09/2012	$	*30,125.40

PAY: THIRTY THOUSAND ONE HUNDRED TWENTY-FIVE AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002030⑈ ⑆122000247⑆ 6580410316⑈

CHECK REQUEST

PAYABLE TO: IMPERIAL UNIFIED

ADDRESS: SCHOOL DISTRICT
(if different than system)

AMOUNT: 30,125.40

REQUEST DATE: 7/5/12

DATE NEEDED: 7/6/12

CHARGEABLE TO (ENTITY AND PROJECT): JUPITER VENTURES I, LP

EXPLANATION OF EXPENDITURE: SCHOOL FEES PH 5
LOTS 32, 33, 34 & 35

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-355

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2012

Name: Vista Del Valle - Phase 5 (Pacific West) Date: 6/27/2012

Address: 2583, 2585, 2587, 2589 Valle Verde Lane Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 26,761.00					
Single family Student Generation Rate:	X					
Single family dwelling unit :	0.647		# of DU			Impacts
Total Impact of Development per single family DU	$ 17,314.37	X	4	$	69,257.47	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit :	0.404					
Total Impact of Development per multi-family DU	$ 10,811.44	X	0	$	-	
Single Family Attached Generation Rate:	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 10,597.36	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 10,597.36	X	0	$	-	
Total Amount of Impact of Development				**$**	**69,257.47**	

II. Total Credits/Payments

			sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 3.70	X	9,050	$	33,485.00	$	33,485.00
B. Amount of State Funding* received			DU				
State Grant per Single-Family Unit	$ 6,901.00	X	4	$	27,604.00		
State Grant per Multi-Family Unit	$ 4,689.00	X	0	$	-		
State Grant per Single Family Attached Unit	$ 4,100.00	X	0	$	-		
C. Amount of CFD Funding** available				$	-		

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	8,168.47
Total Credits to IUSD (A+B+C+D+E)	**$**	**69,257.47**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	69,257.47
Total Credits to IUSD (A+B+C+D+E)	$	69,257.47
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/12 for Level II Fees and Student Yields

RECEIPT DATE 7-12-12 **No.** 999554

RECEIVED FROM Jupiter Ventures I, LP $30,125.40

Thirty thousand one hundred twenty-five & 40/100 DOLLARS

○ FOR RENT
○ FOR Developer fees #250-0000-0000-0000-0000-8681-00-00

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

Valle Verde Park Phase 5

FROM _____ TO _____

BY [illegible]

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

2030

DATE 07/09/2012

AMOUNT $ *30,125.40

PAY: THIRTY THOUSAND ONE HUNDRED TWENTY-FIVE AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002030⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only Pay to the order of
General
Acct IMPERIAL COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20120719
Sequence Number	8610584006	**Amount**	30125.40
Account Number	6580410311	**Check Number**	2030

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	11/28/2012
Date Revised:	11/28/2012
P.O. Number:	002386
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,566.00	EA	*Lot 160 - 662 Horizonte Street - Plan 1AR*	$3.70	$5,794.2
Fees- schools *30.255*	1,763.00	EA	*Lot 161 - 660 Horizonte Street - Plan 2C*	$3.70	$6,523.1
Fees- schools *30.255*	2,052.00	EA	*Lot 198 - 661 Horizonte Street - Plan 3CR*	$3.70	$7,592.4
Fees- schools *30.255*	1,763.00	EA	*Lot 199 - 663 Horizonte Street - Plan 2B*	$3.70	$6,523.1
			Phase 6 Vista del Valle has 4 Homes		
				Total:	**$26,432.8**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Ethan Nicol Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP – Vista del Valle

Project Address: 660, 661, 662, 663 Horizonte St.

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): _____

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 7,144.00 Square Footage
(On additions to existing buildings include only new construction square footage.)

$26,432.80
RECIEPT # 078400
CK # 2224

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School District — Name of District
760-355-3200 — Phone
12-6-12 — Date

Sara Ponce — Signature
Receptionist/Clerk — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 26,432.80

REQUEST DATE: 11/29/12

DATE NEEDED: 12/4/12

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PHL
Lots 160, 161, 198 & 199

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-200

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2012

Name: Vista Del Valle Phase 6 (Monterey Park) Pacific West — Date: 11/30/2012

Address: 660, 661, 662, 663 Horizonte Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 26,761.00				
Single family Student Generation Rate	X				
Single family dwelling unit	0.647		# of DU		Impacts
Total Impact of Development per single family DU	$ 17,314.37	X	4	$	69,257.47
Multi-family Student Generation Rate	X				
Multi-family dwelling unit	0.404				
Total Impact of Development per multi-family DU	$ 10,811.44	X	0	$	-
Single Family Attached Generation Rate	X				
Single family attached DU	0.396				
Total Impact of single family attached DU	$ 10,597.36	x	0	$	-
MOU Amendment Dwelling Unit	X				
MOU Amendment Dwelling Unit	0.396				
Total Impact of Development per SFA DU	$ 10,597.36	X	0	$	-
Total Amount of Impact of Development				**$**	**69,257.47**

II. Total Credits/Payments

							Cash to IUSD
			sq.ft.				
A. Amount of School Fees Paid (at level 2 fees)	$	3.70	X	7,144	$	26,432.80	$ 26,432.80
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	6,901.00	X	4	$	27,604.00	
State Grant per Multi-Family Unit	$	4,689.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	15,220.67
Total Credits to IUSD (A+B+C+D+E)	**$**	**69,257.47**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	69,257.47
Total Credits to IUSD (A+B+C+D+E)	$	69,257.47
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/11 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/12 for Level II Fees and Student Yields

JUPITER VENTURES I, LP • TEMECULA, CA 92592

2224

Check#: 2224 **Date:** 12/04/2012 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD112912	110300000 Vertical - Indire	26,432.80			26,432.80

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1230

2224

DATE		AMOUNT
12/04/2012	$	*26,432.80

PAY: TWENTY-SIX THOUSAND FOUR HUNDRED THIRTY-TWO AND 80/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002224⑈ ⑆122000247⑆ 6580410316⑈

RECEIPT DATE 12-6-12 No. 078400

RECEIVED FROM JUPITER VENTURES I, LP $26,432.80

TWENTY SIX FOUR HUNDRED THIRTY TWO & 80/100 DOLLARS

○ FOR RENT
○ FOR 250-0000-0-0000-0000-8681-00-0000

DEVELOPER FEES 660, 661, 662, 663 HORIZON TEST.

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT

FROM _____ TO _____

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

2224

DATE		AMOUNT
12/04/2012	$	*26,432.80

PAY: TWENTY-SIX THOUSAND FOUR HUNDRED THIRTY-TWO AND 80/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002224⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A. to the order of
For Deposit Only
General IMPERIAL COUNTY TREASURER
Account # 0706065621
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20121207
Sequence Number	8719839145	**Amount**	26432.80
Account Number	6580410311	**Check Number**	2224

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	03/25/2013
Date Revised:	03/25/2013
P.O. Number:	002664
Order Num:	STDPO

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,052.00	Sqft	*Ph 7 Plan 3CR - 668 Horizonte Street - Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sqft	*Ph 7 Plan 2A - 664 Horizonte Street - Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sqft	*Ph 7 Plan 3BR - 665 Horizonte Street - Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sqft	*Ph 7 Plan 2C - 669 Horizone Street - Vista del Valle*	$3.28	$5,782.6
				Total:	**$25,026.4**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Othon Flora — Title: Building Inspector

Plan Check #: _____ Date: 5/7/13 — Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle Phase 7

Project Address: 6068, 6064, 6065, 6069 Horizonte Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): (4) Nels House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 7,630.00 Square footage
(On additions to existing buildings include only new construction square footage.)

$25,020.40
RCPT. # 072986
CK. # 2436

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code	Gov. Code	Agreement Existing	Not subject to
53080 (~~AB2926~~) EC17620	65970 (SB 201)	Before 1/1/87	fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

B. School District Secondary:

Name of District _____ Phone _____ Seal/Stamp _____ Date _____

Signature _____ Title _____

C. School District Unified:

Name of District: Imperial Unified School Dist. — Phone: 760-355-3200 — Seal/Stamp: 5-7-13 — Date

Signature: Sari Ponce — Title: Receptionist/Clerk

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary**: County/City **Pink**: Unif. District/High School **Gldrd**: Elem. District

Armet Redondo

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista del Valle-Phase 7 (Monterey Park) Pacific West — Date: 4/24/2013

Address: 664, 665, 668, 669 Horizonte Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 29,000.00				
Single family Student Generation Rate:	X				
Single family dwelling unit	0.516		# of DU		Impacts
Total Impact of Development per single family DU	$ 14,964.00	X	4	$	59,856.00
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit	0.388				
Total Impact of Development per multi-family DU	$ 11,252.00	X	0	$	-
Single Family Attached Generation Rate:	X				
Single family attached DU	0.396				
Total Impact of single family attached DU	$ 11,484.00	x	0	$	-
MOU Amendment Dwelling Unit	X				
MOU Amendment Dwelling Uni	0.396				
Total Impact of Development per SFA DU	$ 11,484.00	X	0	$	-
Total Amount of Impact of Development				**$**	**59,856.00**

II. Total Credits/Payments

							Cash to IUSD
			sq.ft.				
A. Amount of School Fees Paid (at level 2 fees)	$	3.28	X	7,630	$	25,026.40	$ 25,026.40
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	5,529.00	X	4	$	22,116.00	
State Grant per Multi-Family Unit	$	4,135.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	12,713.60
Total Credits to IUSD (A+B+C+D+E)	**$**	**59,856.00**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	59,856.00
Total Credits to IUSD (A+B+C+D+E)	$	59,856.00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School

ADDRESS: District
(if different than system)

AMOUNT: 75,026.40

REQUEST DATE: 4/29/13

DATE NEEDED: 4/30/13

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I LP

EXPLANATION OF EXPENDITURE: School fees PH 7 Vista del Valle
Lots 158, 159, 200 & 201

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By: JM

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Check#: 2436 Date: 04/30/2013 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD042913	110300000 Vertical - Indire	25,026.40			25,026.40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

24

DATE 04/30/2013 $ AMOUNT *25,026.40

PAY: TWENTY-FIVE THOUSAND TWENTY-SIX AND 40/100 DOLLARS

THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002436⑈ ⑆122000247⑆ 6580410311⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

24

Check#: 2436 Date: 04/30/2013 Amount: 25,026.40 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD042913	110300000 Vertical - Indire	25,026.40			25,026.40

RECEIPT DATE 5-7-13 **No.** 072986

RECEIVED FROM Jupiter Ventures I, LP $ 25,026.40

Twenty Five Thousand Twenty Six & 40/100 DOLLARS

○ FOR RENT
○ FOR 664, 665, 668, 669 Horizonte St.

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8481-00-0000

FROM _____ TO _____

BY Sara Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

15-24
1220

2436

DATE 04/30/2013

AMOUNT $ *25,026.40

PAY: TWENTY-FIVE THOUSAND TWENTY-SIX AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002436⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only
General
Account # 0700[illegible]

IMPERIAL COUNTY TREASURER
IMPE[illegible] UNIFIE[illegible] SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20130510
Sequence Number	8119927116	**Amount**	25026.40
Account Number	6580410311	**Check Number**	2436

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/02/2013
Date Revised:	07/02/2013
P.O. Number:	003003
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,763.00	EA	*Lot 155 - 674 Horizonte Street*	$3.28	$5,782.6
Fees- schools *30.255*	1,566.00	EA	*Lot 156 - 672 Horizonte Street*	$3.28	$5,136.4
Fees- schools *30.255*	1,763.00	EA	*Lot 157 - 670 Horizonte Stret*	$3.28	$5,782.6
Fees- schools *30.255*	1,763.00	EA	*Lot 202 - 671 Horizonte Street*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	EA	*Lot 203 - 671 Horizonte Street*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	EA	*Lot 204 - 675 Horizonte Street*	$3.28	$5,782.6
				Total:	**$34,997.**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — To Be Completed by Department Issuing Building Permit

Permitting Agency: City of Imperial

Contact Person: Ethan Hora Title: Building Inspector

Plan Check #: _____ Date: 7/18/13 Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle

Project Address: 674, 672, 670, 671, 673, 675 Horizonte Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House (6) Phase 3

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 10,670.00 square footage.
(On additions to existing buildings include only new construction square footage.)

$34,997.60
Rcpt. 333211
Ck. 2553

PART II — To Be Completed by School District(s)

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB 201)	Agreement Existing Before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School District — Name of District
760-355-3200 — Phone
7-18-13 — Date

Sari Rouse — Signature
Receptionist/Clerk — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder **Canary:** County/City **Pink:** Unif. District/High School **Gldrd:** Elem. District

IMPERIAL PRINTERS 201233

Janet Redondo

4/97

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valle (Montery Park) Pacific West - Phase 8 — Date: 7/9/2013

Address: 674, 672, 670, 671, 673, 675 Horizonte Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 29,000.00					
Single Family Student Generation Rate	X					
Single family dwelling unit	0.516		# of DU		Impacts	
Total Impact of Development per single family DU	$ 14,964.00	X	6	$	89,784.00	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit	0.388					
Total Impact of Development per multi-family DU	$ 11,252.00	X	0	$	-	
Single Family Attached Generation Rate:	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 11,484.00	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Unit	0.396					
Total Impact of Development per SFA DU	$ 11,484.00	X	0	$	-	
Total Amount of Impact of Development				$	89,784.00	

II. Total Credits/Payments

			sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.28	X	10,670	$	34,997.60	$ 34,997.60
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	5,529.00	X	6	$	33,174.00	
State Grant per Multi-Family Unit	$	4,135.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	21,612.40
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	89,784.00
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

Jane McElroy

From: Dawn Martin <dmartin@imperialusd.org>
Sent: Tuesday, July 09, 2013 3:36 PM
To: Jane McElroy
Subject: RE: Sequence Sheet Ph 8 Vista del Valle
Attachments: S25C-413070915300.pdf

Hi Jane,

Attached is the financial sheet showing the amount due of $34,997.60

Please feel free to contact me if you have any questions.

Thanks

Dawn Martin

Director of Business Services
Imperial Unified School District
219 North E Street
Imperial, CA 92251
Phone 760-355-3200 ext 4413
Fax 760-355-4511

From: Jane McElroy [mailto:Jane@pwdevelopment.com]
Sent: Tuesday, July 02, 2013 10:55 AM
To: Dawn Martin
Subject: Sequence Sheet Ph 8 Vista del Valle
Importance: High

Dawn,

I have attached our sequence sheet for Ph 8 Vista del Valle. Can you please provide a spread sheet for the school fees.

Thank you for your assistance once again.

Jane McElroy
Contracts Administrator / Customer Service
32823 Temecula Parkway, Suite A
Temecula, CA 92592
(951) 240-5230 x -106 Main
(951) 234-7072 Direct
(951) 240-5075 Fax
jane@pwdevelopment.com
www.pwdevelopment.com

Pacific West development

Check#: 2553 Date: 07/17/2013 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD071513	110300000 Vertical - Indire	34,997.60			34,997.60

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-21
1220

2553

DATE 07/17/2013 AMOUNT $ *34,997.60

PAY: THIRTY-FOUR THOUSAND NINE HUNDRED NINETY-SEVEN AND 60/100 DOLLARS

TO THE ORDER OF
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002553⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: Tarrant Limited

AMOUNT: 37,997.60

ADDRESS: Jenks District
(if different than system)

REQUEST DATE: 7/15/13

DATE NEEDED: 7/16/13

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees for PHE Vista del Valle
6 Homes in this Phase

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE 7-18-13 No. 333211

RECEIVED FROM JUPITER VENTURES I, LP $34,997.60

THIRTY FOURTHOUSAND NINE HUNDRED NINETY SEVEN 60/100 DOLLARS

○ FOR RENT
○ FOR 674, 672, 670, 671, 673, 675 HORIZONTE ST

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-000-0000-5451-00-0000

FROM _____ TO _____

BY Sari Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

2553

DATE		AMOUNT
07/17/2013	$	*34,997.60

PAY: THIRTY-FOUR THOUSAND NINE HUNDRED NINETY-SEVEN AND 60/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002553⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK
For Deposit Only
Central IMPERIAL CO.
Account # 0700-[illegible]

TREASURER
DISTRICT
IMPERIAL UNIFIED

R/T Number	12104288	**Processing Date**	20130719
Sequence Number	8616503154	**Amount**	34997.60
Account Number	6580410311	**Check Number**	2553

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	10/01/2013
Date Revised:	10/01/2013
P.O. Number:	003188
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,763.00	EA	*Lot 22 - 2551 Valle Verte Lane - Plan 2BR*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	EA	*Lot 23 - 2553 Valle Verde Lane Plan 3C*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	EA	*Lot 24 - 2555 Valle Verde Lane Plan 2AR*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	EA	*Lot 25 - 2557 Valle Verde Lane Plan 3B*	$3.28	$6,730.5
Fees- schools *30.255*	1,566.00	EA	*Lot 26 - 2561 Valle Verde Lane Plan 1AR*	$3.28	$5,136.4
Fees- schools *30.255*	1,763.00	EA	*Lot 27 - 2563 Valle Verde Lane Plan 2C*	$3.28	$5,782.6
			There are 6 Homes in Phase 9 All are located on Valle Verde Lane		
				Total:	**$35,945.**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City Of Imperial

Contact Person Othon Moran Title Building Inspector

Plan Check # Date 10/10/13 Phone # (760)355-1064

Assessor Parcel No(s)

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle

Project Address 2551, 2553, 2555, 2557, 2561, 2563, Valle Verde Lane

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New House (10) Homes

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 10,949.00 Square Footage
(On additions to existing building include only new construction square footage.) $25,945.57 CK#2713

Part II **To Be Completed by School District(s)** R- 313408

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District Phone Date

Signature Title

B. School District Secondary: Seal/Stamp

Name of District Phone Date

Signature Title

C. School District Unified: Seal/Stamp

Imperial Unified 355-3200 10/10/13

Name of District Phone Date

Beatriz Fuhrer AA

Signature Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County City Pink: Unified District High School Goldenrod: Elementary District

9/04

Yanet Redondo

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valle (Monterey Park) Phase 9 **Date:** 10/3/2013

Address: 2551, 2553, 2555, 2557, 2561, 2563 Valle Verde Lane **Type:** Single Family

I. Total Impact of Development

Cost of school facilities per student	$	29,000 00				
Single family Student Generation Rate		X				
Single family dwelling unit		0 516		# of DU		Impacts
Total Impact of Development per single family DU	$	14,964 00	X	6	$	89,784 00
Multi-family Student Generation Rate		X				
Multi-family dwelling unit		0.388				
Total Impact of Development per multi-family DU	$	11,252.00	X	0	$	-
Single Family Attached Generation Rate		X				
Single family attached DU		0.396				
Total Impact of single family attached DU	$	11,484.00	x	0	$	-
MOU Amendment Dwelling Unit		X				
MOU Amendment Dwelling Uni		0.396				
Total Impact of Development per SFA DU	$	11,484 00	X	0	$	-
Total Amount of Impact of Development					$	89,784.00

II. Total Credits/Payments

				sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.28	X	10,959	$	35,945 52	$	35,945.52
B Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,529.00	X	6	$	33,174 00		
State Grant per Multi-Family Unit	$	4,135.00	X	0	$	-		
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-		
C. Amount of CFD Funding** available					$	-		

City Manager signature verifying CFD Amount *Date*

D Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	20,664 48
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	89,784 00
Total Credits to IUSD (A+B+C+D+E)	$	89,784 00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

10-10-13

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

JUPITER VENTURES I, LP * TEMECULA, CA 92592

C1

Check#: 2713 **Date:** 10/09/2013 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD100913	110300000 Vertical - Indire	35,945.52			35,945.52

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

27

DATE		AMOUNT
10/09/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002713⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: IMPERIAL UNIFIED

ADDRESS: SCHOOL DISTRICT
(if different than system)

AMOUNT: 35,945.22

REQUEST DATE: 10/7/13

DATE NEEDED: 10/9/13

CHARGEABLE TO (ENTITY AND PROJECT): JUPITER VENTURES I, LP

EXPLANATION OF EXPENDITURE: SCHOOL FEES PH 9 VISTA DEL VALLE
LOT 2 22 TRACT 27

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110.300.000

COST CODE or GL #: 30.255

Return Check To Requestor: ☒
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE Oct 10, 13 **No.** 313408

RECEIVED FROM Jupiter Ventures $35,945.52

Thirty five thousand nine hundred forty five & 52/100 DOLLARS

○ FOR RENT
○ FOR Developer fees 250-0000 0-0000-0000-8681

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
✓ CHECK
○ MONEY ORDER
○ CREDIT CARD

2551, 2553, 2555, 2557, 2561 -00 0000
FROM 2563 Valle Verde Dr TO

BY B. Fuhrer

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

2713

DATE		AMOUNT
10/09/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002713⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only
IMPERIAL COUNTY TREASURER
Account # 0700455521
UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20131011
Sequence Number	8519594931	**Amount**	35945.52
Account Number	6580410311	**Check Number**	2713

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	12/09/2013
Date Revised:	12/09/2013
P.O. Number:	003369
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 20 - 2547 Valle Verde Lane Ph 10 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	1,566.00	Sq.Ft.	*Lot 21 - 2549 Valle Verde Lane Ph 10 Vista del Valle*	$3.28	$5,136.4
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 212 - 688 Las Dunas Street Ph 10 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 213 - 686 Las Dunas Street Ph 10 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 274 - 687 Las Dunas Street Ph 10 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 275 - 689 Las Duna Street Ph 10 Vista del Valle*	$3.28	$5,782.6
			There are 6 homes in Phase 10 Vista del Valle		
				Total:	**$35,945.5**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Ethan Mora Title: Building Inspector

Plan Check #: _____ Date: 12/23/13 Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista del Valle

Project Address: 675, 676, 674, 675, 677, 679, Dunas Street Phase 12

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 10,959 square footage
(On additions to existing building include only new construction square footage.)

$35,945.62
RCPT.# 313515
CK.# 2832

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ SC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist. — Name of District
760-355-3200 — Phone
12-23-13 — Date

Sari Ponce — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

Raquel Gomez

9/04

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valle (Pacific West) Phase 10 — Date: 12/10/2013

Address: 2547, 2549 Valle Verde Lane — Type: Single Family

688, 686, 687, 689 Las Dunas Street

I. Total Impact of Development

Cost of school facilities per student	$	29,000.00				
Single family Student Generation Rate:		X				
Single family dwelling unit :		0.516		# of DU		Impacts
Total Impact of Development per single family DU	$	14,964.00	X	6	$	89,784.00
Multi-family Student Generation Rate:		X				
Multi-family dwelling unit :		0.388				
Total Impact of Development per multi-family DU	$	11,252.00	X	0	$	-
Single Family Attached Generation Rate:		X				
Single family attached DU		0.396				
Total Impact of single family attached DU	$	11,484.00	x	0	$	-
MOU Amendment Dwelling Unit		X				
MOU Amendment Dwelling Uni		0.396				
Total Impact of Development per SFA DU	$	11,484.00	X	0	$	-
Total Amount of Impact of Development					$	89,784.00

II. Total Credits/Payments

								Cash to IUSD
				sq.ft.				
A. Amount of School Fees Paid (at level 2 fees)	$	3.28	X	10,959	$	35,945.52	$	35,945.52
B. Amount of State Funding* received				DU				
State Grant per Single-Family Unit	$	5,529.00	X	6	$	33,174.00		
State Grant per Multi-Family Unit	$	4,135.00	X	0	$	-		
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-		
C. Amount of CFD Funding** available					$	-		

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	20,664.48
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	89,784.00
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

JUPITER VENTURES I, LP • TEMECULA, CA 92592

28

Check#: 2824 Date: 12/13/2013 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh10	110300000 Vertical - Indire	35,945.52			35,945.52

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

28

DATE		AMOUNT
12/13/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002824⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: IMPERIAL UNIFIED

ADDRESS: SCHOOL DISTRICT
(if different than system)

AMOUNT: 35,945.52

REQUEST DATE: 12/9/13

DATE NEEDED: 12/11/13

CHARGEABLE TO (ENTITY AND PROJECT): JUPITER VENTURES I, LP

EXPLANATION OF EXPENDITURE: SCHOOL FEES PH 10
LOTS 30, 31, 312, 313, 294 & 295

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☑
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE 12-23-13 No. 313515

RECEIVED FROM Jupiter Ventures I, LP $35,945.52

Thirty Five Thousand Nine Hundred Forty Five & 52/100 DOLLARS

○ FOR RENT
○ FOR 678, 676, 674, 675, 677, 679 Las Dunas St.

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

BY Sari Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32623 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

2824

DATE 12/13/2013

$ AMOUNT *35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002824⑈ ⑆122000247⑆ 6580410311⑈

ENDORSE CHECK

X Pay to the order of
UNION BANK/NAL
For Deposit Only
General
Account #

R/T Number	12104288	**Processing Date**	20140103
Sequence Number	8218422797	**Amount**	35945.52
Account Number	6580410311	**Check Number**	2824

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	12/09/2013
Date Revised:	12/09/2013
P.O. Number:	003367
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,566.00	Sq.Ft.	*Lot 214 - 684 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$5,136.4
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 215 - 682 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 216 - 680 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 271 - 681 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 272 - 683 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 273 - 685 Las Dunas Street Ph 11 Vista del Valle*	$3.28	$5,782.6
			There are 6 homes in Phase 11		
				Total:	**$35,945.5**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Ethan Marci Title: Building Inspector

Plan Check #: _____ Date: 12/23/13 Phone #: (760) 355-1021

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista del Valle

Project Address: 6084, 6082, 6080, 6081, 6083, 6085 Dunas St Phase II

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 10,959 square footage
(On additions to existing building include only new construction square footage.)

$35,945.62
RCPT. # 313514
CK. # 2828

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: Imperial Unified School Dist. Phone: 760-355-3200 Date: 12-23-13

Signature: Sari Ponce Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

Lorena Ramos

9/04

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valle (Pacific West) Phase 11 — Date: 12/10/2013

Address: 684, 682, 680, 681, 683, 685 Las Dunas Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 29,000.00					
Single family Student Generation Rate:	X					
Single family dwelling unit	0.516		# of DU		Impacts	
Total Impact of Development per single family DU	$ 14,964.00	X	6	$	89,784.00	
Multi-family Student Generation Rate.	X					
Multi-family dwelling unit	0.388					
Total Impact of Development per multi-family DU	$ 11,252.00	X	0	$	-	
Single Family Attached Generation Rate:	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 11,484.00	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Uni	0.396					
Total Impact of Development per SFA DU	$ 11,484.00	X	0	$	-	
Total Amount of Impact of Development				**$**	**89,784.00**	

II. Total Credits/Payments

			sq.ft.				Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.28	X	10,959	$	35,945.52	$ 35,945.52
B. Amount of State Funding* received				DU			
State Grant per Single-Family Unit	$	5,529.00	X	6	$	33,174.00	
State Grant per Multi-Family Unit	$	4,135.00	X	0	$	-	
State Grant per Single Family Attached Unit	$	4,100.00	X	0	$	-	
C. Amount of CFD Funding** available					$	-	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	20,664.48
Total Credits to IUSD (A+B+C+D+E)	**$**	**89,784.00**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	89,784.00
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

JUPITER VENTURES I, LP • TEMECULA, CA 92592

28

Check#: 2828 Date: 12/13/2013 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh11	110300000 Vertical - Indire	35,945.52			35,945.52

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

282

DATE		AMOUNT
12/13/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002828⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: Imperial United
ADDRESS: School District
(if different than system)

AMOUNT: 35,945.52
REQUEST DATE: 12/9/13
DATE NEEDED: 12/11/13

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH II
Lots 214-216 & 271-273

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # 116 300-000
COST CODE or GL #: 30-255

Return Check To Requestor: ☑
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE 12-23-13 No. 313514

RECEIVED FROM Jupiter Ventures 1, LP $ 35,945.52

Thirty Five Thousand Nine Hundred Forty Five & 52/100 DOLLARS

○ FOR RENT
○ FOR 684, 682, 680, 681, 683, 685 Las Dunas St.

250-0000-0-0000-0000-8681-00-0000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

FROM _____ TO _____

BY Sari Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

2828

DATE		AMOUNT
12/13/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002828⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only
Imperial County Treasurer
General Fund
Account # 070046621
Imperial Unified School District

R/T Number	12104288	**Processing Date**	20140103
Sequence Number	8218422798	**Amount**	35945.52
Account Number	6580410311	**Check Number**	2828

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	12/09/2013
Date Revised:	12/09/2013
P.O. Number:	003368
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 217 - 678 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 218 - 676 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 219 - 674 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	2,052.00	Sq.Ft.	*Lot 268 - 675 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$6,730.5
Fees- schools *30.255*	1,763.00	Sq.Ft.	*Lot 269 - 677 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$5,782.6
Fees- schools *30.255*	1,566.00	Sq.Ft.	*Lot 270 - 679 Las Dunas Street Ph 12 Vista del Valle*	$3.28	$5,136.4
			There are 6 homes in Phase 12 Vista del Valle		
				Total:	**$35,945.5**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Othon Mora Title: Building Inspector

Plan Check #: _____ Date: 12/23/13 Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista del Valle

Project Address: 2547, 2549 Valle Verde Lane / 6086, 6086, 6087, 6089 Lais Dr

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 10,959 square footage
(On additions to existing building include only new construction square footage.)

$35,945.52
RCPT. # 313513
CK. # 2824

Part II — **To Be Completed by School District(s)**

School ~~district~~ requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Imperial Unified School Dist Seal/Stamp

Name of District: Imperial Unified School Dist Phone: 760-355-3200 Date: 12-23-13

Signature: Sari Ponce Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

Darlene Gomez

9/04

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2013

Name: Vista Del Valle (Pacific West) Phase 12

Date: 12/10/2013

Address: 678, 676, 674, 675, 677, 679 Las Dunas Street

Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 29,000.00					
Single family Student Generation Rate	X					
Single family dwelling unit	0.516		# of DU			Impacts
Total Impact of Development per single family DU	$ 14,964.00	X	6	$	89,784.00	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit	0.388					
Total Impact of Development per multi-family DU	$ 11,252.00	X	0	$	-	
Single Family Attached Generation Rate:	X					
Single family attached DU	0.396					
Total Impact of single family attached DU	$ 11,484.00	x	0	$	-	
MOU Amendment Dwelling Unit	X					
MOU Amendment Dwelling Uni	0.396					
Total Impact of Development per SFA DU	$ 11,484.00	X	0	$	-	
Total Amount of Impact of Development				$	89,784.00	

II. Total Credits/Payments

							Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$ 3.28	X	sq.ft. 10,959	$	35,945.52		$ 35,945.52
B. Amount of State Funding* received			DU				
State Grant per Single-Family Unit	$ 5,529.00	X	6	$	33,174.00		
State Grant per Multi-Family Unit	$ 4,135.00	X	0	$	-		
State Grant per Single Family Attached Unit	$ 4,100.00	X	0	$	-		
C. Amount of CFD Funding** available				$	-		

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	20,664.48
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	89,784.00
Total Credits to IUSD (A+B+C+D+E)	$	89,784.00
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 1/14/2006 for Level II Fees and Student Yield
Updated 2/1/2006 for State Grant and Cost of Construction
Updated 8/24/2006 for MOU Amendment
Updated 1/11/2007 for Level II, Student Yield and State Grant based on Student Yield
Updated 2/7/2007 for State Grant and Cost of Construction - 2007
Updated 5/11/2007 for Level II Fees
Updated 5/10/2008 for Level II, Student Yield and State Grant
Updated 5/1/2009 for State Grant, Student Yield and Level II
Updated 4/15/2010 for State Grant, Student Yield, Level II
Updated 4/15/2011 for State Grant, Student Yield, Level II
Updated 5/19/2011 Brd. Approved 1 Year Suspension of GAP Fee's
Updated 3/15/2012 for Level II Fees and Student Yields
Updated 3/15/2013 for Level II Fees and Student Yields

JUPITER VENTURES I, LP • TEMECULA, CA 92592

28

Check#: 2832 Date: 12/13/2013 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh12	110300000 Vertical - Indire	35,945.52			35,945.52

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

28

DATE		AMOUNT
12/13/2013	$	*35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002832⑈ ⑆122000247⑆ 6580410311⑈

CHECK REQUEST

PAYABLE TO: IMPERIAL UNITED SCHOOL DISTRICT

ADDRESS: (if different than system)

AMOUNT: 35,945 $ 1

REQUEST DATE: 12/9/13

DATE NEEDED: 12/11/13

CHARGEABLE TO (ENTITY AND PROJECT): JUPITER VENTURES I, LP

EXPLANATION OF EXPENDITURE: SCHOO FEES PH 12

LOTS 217-219 & 268-270

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 110-300-000

COST CODE or GL #: 30-255

Return Check To Requestor: ☒

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE 12-23-13 No. 313513

RECEIVED FROM Jupiter Ventures I, LP $35,945.52

Thirty Five Thousand Nine Hundred Forty Five & 52/100 DOLLARS

○ FOR RENT
○ FOR 2547 & 2549 Valle Verde Ln. : 688, 686, 687, 689 Las Dunas St.

250-0000-0-0000-0000-8481-00-0000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT

FROM _____ TO _____

BY Lari Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32623 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

2832

DATE 12/13/2013

$ AMOUNT *35,945.52

PAY: THIRTY-FIVE THOUSAND NINE HUNDRED FORTY-FIVE AND 52/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈002832⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, [illegible]
For Deposit Only
General [illegible]
Account # 6700[illegible]

R/T Number	12104288	**Processing Date**	20140103
Sequence Number	8218422799	**Amount**	35945.52
Account Number	6580410311	**Check Number**	2832

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/16/2014
Date Revised:	04/16/2014
P.O. Number:	003675
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*
Imperial, CA 92251,
Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251
Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,564.00	SqFt	*School fees Lot 220 672 Las Dunas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,564.00	SqFt	*School fees Lot 221 670 Las Dunas St,*	$3.40	$8,717.6
Fees- schools *30.255*	2,339.00	SqFt	*School fees Lot 222 668 Las Dunas St.*	$3.40	$7,952.6
Fees- schools *30.255*	2,564.00	SqFt	*School fees Lot 265 669 Las Dunas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,339.00	SqFt	*School fees Lot 266 671 Las Dunas St,*	$3.40	$7,952.6
Fees- schools *30.255*	2,564.00	SqFt	*School fees Lot 267 673 Las Dunas St.* School Fees Vista Del Valle Phase 13	$3.40	$8,717.6
				Total:	**$50,775.**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Othon Hora Title Building Inspector

Plan Check # Date 6/23/14 Phone # (760)355-1064

Assessor Parcel No(s)

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle II

Project Address 672, 670, 668, 669, 671, 673 Las Dunas Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 14,934 Square footage
(On additions to existing building include only new construction square footage.)

$50,776.40
Rept. # 513370
ck # 3131

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District Phone Date

Signature Title

B. School District Secondary: Seal/Stamp

Name of District Phone Date

Signature Title

C. School District Unified: Seal/Stamp

Imperial Unified School Dist 760.355.3200 6-23-14

Name of District Phone Date

Sari Ponce Receptionist

Signature Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

AL PRINTERS 201233

Janet Rodonto

JUPITER VENTURES I, LP • TEMECULA, CA 92592

313

Check#: 3131 **Date:** 06/11/2014 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSDPh13	110300000 Vertical - In	50,775.60			50,775.60

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

313

DATE		AMOUNT
06/11/2014	$	*50,775.60

PAY: FIFTY THOUSAND SEVEN HUNDRED SEVENTY-FIVE AND 60/100 DOLLARS

THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003131⑈ ⑆122000247⑆ 6580410311⑈

JUN 11 ENT'D

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS:
(if different than system)

AMOUNT: $50,775.60

REQUEST DATE: 6-11-14

DATE NEEDED: 6-11-14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH 13
Lots 220-222, 265-267
6 Homes in this Phase

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110300000

COST CODE or GL # 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2014

Name: Vista Del Valle (Monterey Park) PW-Phase 13 Date: 04/30/14

Address: 668, 669, 670, 671, 672, 673 Dunas Street Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 30,316.00					
Single family Student Generation Rate:	X					
Single family dwelling unit :	0.536		# of DU		Impacts	
Total Impact of Development per single family DU	16,249	X	6	$	97,496	
Multi-family Student Generation Rate:	X					
Multi-family dwelling unit :	0.25					
Total Impact of Development per multi-family DU	7,579	X	0	$	-	
Single Family Attached Generaltion Rate	X					
Single Family Attached dwelling unit	0.396					
Total Impact of Development per SFA DU	12,005	X	0	$	-	
Total Amount of Impact of Development				$	97,496	

II. Total Credits/Payments

A. Amount of School Fees Paid (at level 2 fees)	$ 3.40	X	sq.ft. 14,934	$	50,776	Cash to IUSD $	50,776
B. Amount of State Funding* received			DU				
State Grant per Single-Family Unit	$ 5,778.00	X	6	$	34,668		
State Grant per Multi-Family Unit	$ 2,733.00	X	0	$	-		
State Grant per Single Family Attached Unit	$ 4,308.00	X	0	$	-		
C. Amount of CFD Funding** available				$	-		

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$	-
E. Amount Not Paid to District for (Gap and Alternate Funding)	$	12,053
Total Credits to IUSD (A+B+C+D+E)	$	97,496
Total Cash to IUSD	$	50,776

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$	97,496
Total Credits to IUSD (A+B+C+D+E)	$	97,496
Difference (should equal $-0-)	$	-

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 03/15/12 for Level II Fees and Student Yields
Updated 03/15/13 for Level II Fees and Student Yields
Updated 03/14/14 for Level II Fees, Student Yield, State Grant and Cost of Construction

RECEIPT DATE 6-24-14 No. 513370

RECEIVED FROM JUPITER VENTURES I, LP $50,775.60

FIFTY THOUSAND SEVEN HUNDRED SEVENTY FIVE - 60/100 DOLLARS

○ FOR RENT
○ FOR 668, 669, 670, 671, 672 - 673 SUNAS ST.

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

BY Sari Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3131

DATE		AMOUNT
06/11/2014	$	*50,775.60

PAY: FIFTY THOUSAND SEVEN HUNDRED SEVENTY-FIVE AND 60/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003131⑈ ⑆122000247⑆ 6580410311⑈

ENDORSE CHECK HERE

X Pay to the order of
UNION BANK, N.A.
For Deposit Only to the order of
General
Acct: [redacted] TREASURER

IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288
Sequence Number	8512415139
Account Number	6580410311
Processing Date	20140630
Amount	50775.60
Check Number	3131

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/29/2014
Date Revised:	07/29/2014
P.O. Number:	004077
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,671.00	SQF	*School Fees For Lot 223 664 Las Dunas St.*	$3.40	$9,081.4
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 224 662 Las Dunas St.*	$3.40	$7,952.6
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 225 660 Las Dunas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 262 661 Las Dunas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 263 663 Las Dunas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 264 665 Las Dunas St.*	$3.40	$7,952.6
			School Fees For Vista Del Valle Phase 14		
				Total:	**$51,139.4**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Othon Mora Title: Building Inspector

Plan Check #: _____ Date: 9/16/14 Phone #: (760) 355-1044

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures LLP - Vista Del Valle Phase II

Project Address: 1104, 1102, 1110, 1111, 1113, 1115 Las Dunas Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New Houses

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 15,041.00 square footage
(On additions to existing building include only new construction square footage.)

51,139.40
RCEPT. #513452
CHK # 3323

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: Imperial Unified School Dist. Phone: 760.355.3200 Date: 9-16-14

Signature: Sari Ponce Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

Planet Redondo

3323

Check#: 3323 Date: 09/15/2014 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD091514	110300000 Vertical - In	51,139.40			51,139.40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

16-24
1220

3323

DATE		AMOUNT
09/15/2014	$	*51,139.40

PAY: FIFTY-ONE THOUSAND ONE HUNDRED THIRTY-NINE AND 40/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003323⑈ ⑆122000247⑆ 6580410311⑈

UPITER VENTURES I, LP • TEMECULA, CA 92592

3323

Check#: 3323 Date: 09/15/2014 Amount: 51,139.40 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD091514	110300000 Vertical - In	51,139.40			51,139.40

SEP 1 0 ENTD

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 51,139.40

REQUEST DATE: 9-15-14

DATE NEEDED: 9-15-14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees for PH. 14

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 11030000 0

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2014

Name: Vista Del Valle (Pacific West) Phase 14 — Date: 07/16/14

Address: 660, 661, 662, 663, 664, 665 Las Dunas Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 30,316.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.536		# of DU		Impacts
Total Impact of Development per single family DU	16,249.38	X	6		$97,496.26
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.25				
Total Impact of Development per multi-family DU	7,579.00	X	0	$	-
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,005.14	X	0	$	-
Total Amount of Impact of Development					**$97,496.26**

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.40	X	14,934	$50,775.60	$50,775.60
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	5,778.00	X	6	$34,668.00	
State Grant per Multi-Family Unit	$	2,733.00	X	0	$ -	
State Grant per Single Family Attached Unit	$	4,308.00	X	0	$ -	
C. Amount of CFD Funding** available					$ -	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$ -	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$12,052.66	
Total Credits to IUSD (A+B+C+D+E)	**$97,496.26**	
Total Cash to IUSD		**$50,775.60**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$97,496.26
Total Credits to IUSD (A+B+C+D+E)	$97,496.26
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 03/15/12 for Level II Fees and Student Yields
Updated 03/15/13 for Level II Fees and Student Yields
Updated 03/14/14 for Level II Fees, Student Yield, State Grant and Cost of Construction

RECEIPT DATE Sept. 16, 2014 No. 513452

RECEIVED FROM Jupiter Ventures I, LP $51,139.40

Fifty One Thousand One Hundred Thirty Nine & 40/100 DOLLARS

○ FOR RENT
○ FOR 6664, 6662, 6660, 6661, 6663, 6665 Las Dunas St.

250-0000-0-0000-0000-8681-00-0000

ACCOUNT	
PAYMENT	
BAL DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT

FROM _____ TO _____

BY Yoli Ponce

Reference: 1001484270176:1001484270176:1001484246172

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3323

DATE		AMOUNT
09/15/2014	$	*51,139.40

PAY: FIFTY-ONE THOUSAND ONE HUNDRED THIRTY-NINE AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003323⑈ ⑆122000247⑆ 6580410311⑈

Pay to the order of
UNION BANK, N.A.
For Deposit Only
General
Account

Pay to the order of
IMPERIAL COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

R/T Number	12104288	**Processing Date**	20140919
Sequence Number	8513026285	**Amount**	51139.40
Account Number	6580410311	**Check Number**	3323

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/29/2014
Date Revised:	07/29/2014
P.O. Number:	004078
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 18 2543 Valle Verde Lane*	$3.40	$7,952.6
Fees- schools *30.255*	2,052.00	SQF	*School Fees For Lot 19 2545 Valle Verde Lane*	$3.40	$6,976.8
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 276 688 Las Lomas St.*	$3.40	$8,717.6
Fees- schools *30.255*	1,763.00	SQF	*School Fees For Lot 277 686 Las Lomas St.*	$3.40	$5,994.2
			School Fees For Vista Del Valle Phase 15		
				Total:	**$29,641.2**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Orion Vieira Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle Phase

Project Address: 2513, 2545 Valle Verde Ln Lot, 1516 Las Lomas

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 2,718.00 Square footage
(On additions to existing building include only new construction square footage.)

$21,641.20
CK# 3545

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified Name of District | 355-3200 Phone | 12/29/04 Date

Denise Ferrogan Signature | Acct Tech Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) to or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

Janet Redondo

DEC 23 ENT'D

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 29,641.20

REQUEST DATE: 12-23-14

DATE NEEDED: 12-23-14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH. 15

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 112300000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

3545

Check#: 3545 Date: 12/23/2014 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD122314-1	110300000 Vertical - In	29,641.20			29,641.20

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1229

3545

DATE		AMOUNT
12/23/2014	$	*29,641.20

PAY: TWENTY-NINE THOUSAND SIX HUNDRED FORTY-ONE AND 20/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003545⑈ ⑆122000247⑆ 6580410311⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

3545

Check#: 3545 Date: 12/23/2014 Amount: 29,641.20 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD122314-1	110300000 Vertical - In	29,641.20			29,641.20

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2014

Name:	Vista Del Valle (Pacific West) Phase 15	Date:	07/16/14
Address:	2543, 2545 Valle Verde Lane	Type:	Single Family
	688, 686 Las Lomas Street		

I. Total Impact of Development

Cost of school facilities per student	$ 30,316.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.536		# of DU		Impacts
Total Impact of Development per single family DU	16,249.38	X	4		$64,997.50
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.25				
Total Impact of Development per multi-family DU	7,579.00	X	0	$	-
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,005.14	X	0	$	-
Total Amount of Impact of Development					**$64,997.50**

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.40	X	8,718	$29,641.20	$29,641.20
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	5,778.00	X	4	$23,112.00	
State Grant per Multi-Family Unit	$	2,733.00	X	0	$ -	
State Grant per Single Family Attached Unit	$	4,308.00	X	0	$ -	
C. Amount of CFD Funding** available					$ -	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$ -	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$12,244.30	
Total Credits to IUSD (A+B+C+D+E)	**$64,997.50**	
Total Cash to IUSD		**$29,641.20**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$64,997.50
Total Credits to IUSD (A+B+C+D+E)	$64,997.50
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 03/15/12 for Level II Fees and Student Yields
Updated 03/15/13 for Level II Fees and Student Yields
Updated 03/14/14 for Level II Fees, Student Yield, State Grant and Cost of Construction

RECEIPT DATE 12-29-14 No. 133175

RECEIVED FROM Jupiter Ventures $29,641.20

Twenty nine thousand six hundred forty one and 20/100 DOLLARS

○ FOR RENT
○ FOR Dev Fee - Vista Verde Units 37 & 38 Fees
A-250-0000-0-0000-0000-8681-00-0002

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
☒ CHECK
○ MONEY ORDER
○ CREDIT

FROM _____ TO _____

10 [illegible]

Reference: 1001484263936:1001484263936:1001484239936

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

3545

DATE		AMOUNT
12/23/2014	$	*29,641.20

PAY: TWENTY-NINE THOUSAND SIX HUNDRED FORTY-ONE AND 20/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003545⑈ ⑆122000247⑆ 6580410311⑈

ENDORSE CHECK HERE

X FOR DEPOSIT ONLY
070046362 Pay to the order of
TREASURER OF IMPERIAL COUNTY
GENERAL COUNTY TREASURY
122000496 IMPERIAL SCHOOL DISTRICT
DO NOT SIGN/WRITE STAMP BELOW THIS LINE
FOR FINANCIAL INSTITUTION USAGE ONLY

R/T Number	12104288	**Processing Date**	20150105
Sequence Number	8516338380	**Amount**	29641.20
Account Number	6580410311	**Check Number**	3545

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/29/2014
Date Revised:	07/29/2014
P.O. Number:	004079
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,052.00	SQF	*School Fees For Lot 278 684 Las Lomas St.*	$3.40	$6,976.8
Fees- schools *30.255*	1,566.00	SQF	*School Fees For Lot 279 682 Las Lomas St.*	$3.40	$5,324.4
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 280 680 Las Lomas St.*	$3.40	$8,717.6
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 281 678 Las Lomas St.*	$3.40	$7,952.6
Fees- schools *30.255*	1,763.00	SQF	*School Fees For Lot 282 676 Las Lomas St.*	$3.40	$5,994.2
Fees- schools *30.255*	2,564.00	SQF	*School Fees For Lot 283 674 Las Lomas St.*	$3.40	$8,717.6
			School Fees For Vista Del Valle Phase 16		
				Total:	**$43,683.**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

'art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Omar Hora Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: _____

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP – Vista Del Valle PMR

Project Address: 621, 622, 620, 618, 616, 614 Las Lomas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 12,848.00 Square footage
(On additions to existing building include only new construction square footage.)

$43,633.20
Check #3547

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District: _____ Phone: _____ Date: _____

Signature: _____ Title: _____

B. School District Secondary: Seal/Stamp

Name of District: _____ Phone: _____ Date: _____

Signature: _____ Title: _____

C. School District Unified: Seal/Stamp

Imperial Unified 355-3200 12-29-14
Name of District Phone Date

Denise Jernegan Asst Tech
Signature Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Redondo

IMPERIAL PRINTERS 201233

DEC 23 ENT'D

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 43,683.20

REQUEST DATE: 12-23-14

DATE NEEDED: 12-23-14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE:

School Fees Pd 1/6

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 112300000 2

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2014

Name:	Vista Del Valle (Pacific West) Phase 16	Date:	07/16/14
Address:	674, 676, 678, 680, 682, 684 Las Lomas Street	Type:	Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 30,316.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.536		# of DU		Impacts
Total Impact of Development per single family DU	16,249.38	X	6		$97,496.26
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.25				
Total Impact of Development per multi-family DU	7,579.00	X	0	$	-
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,005.14	X	0	$	-
Total Amount of Impact of Development					**$97,496.26**

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.40	X	12,848	$43,683.20	$43,683.20
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	5,778.00	X	6	$34,668.00	
State Grant per Multi-Family Unit	$	2,733.00	X	0	$ -	
State Grant per Single Family Attached Unit	$	4,308.00	X	0	$ -	
C. Amount of CFD Funding** available					$ -	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$ -	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$19,145.06	
Total Credits to IUSD (A+B+C+D+E)	**$97,496.26**	
Total Cash to IUSD		**$43,683.20**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$97,496.26
Total Credits to IUSD (A+B+C+D+E)	$97,496.26
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 03/15/12 for Level II Fees and Student Yields
Updated 03/15/13 for Level II Fees and Student Yields
Updated 03/14/14 for Level II Fees, Student Yield, State Grant and Cost of Construction

RECEIPT DATE 12-29-14 No. 133177

RECEIVED FROM Juniper Ventures $43,683.20

Forty three thousand six hundred eighty three and 20/100 DOLLARS

○ FOR RENT
○ FOR Del Rosa Vista De Vaco Ph 16

ACCOUNT	
PAYMENT	
BAL DUE	

○ CASH
● CHECK
○ MONEY ORDER
○ CREDIT

112 50-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

[illegible]

Reference: 1001484263936:1001484263936:1001484239936

JUPITER VENTURES I, LP
32823 TEMECULA PKWY
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3547

DATE 12/23/2014

AMOUNT $ *43,683.20

PAY: FORTY-THREE THOUSAND SIX HUNDRED EIGHTY-THREE AND 20/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003547⑈ ⑆122000247⑆ 6580410311⑈

FOR DEPOSIT ONLY
07004636ZT
TREASURER/COUNTY TREASURER
GENERAL
12200496

DO NOT SIGN/WRITE/STAMP BELOW THIS LINE
FOR FINANCIAL INSTITUTION USAGE ONLY

R/T Number	12104288	**Processing Date**	20150105
Sequence Number	8516338381	**Amount**	43683.20
Account Number	6580410311	**Check Number**	3547

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle

32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	05/08/2015
Date Revised:	05/08/2015
P.O. Number:	004994
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools	107.00	SQ	*School Fees for Added Square Footage @ 674 Las Lomas St.*	$4.05	$433.3
30.255			*Lot 283*		

Total: $433.3

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Allan Mora Title Building Inspector

Plan Check # 14381 Date 5/12/15 Phone # (760) 355-1064

Assessor Parcel No(s) 64-265-021

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle

Project Address 1074 Las Lomas street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New House

Building Type (Circle One) Residential Commercial/Industrial

PREVIOUS B.P. paid for $21564.00

Square Feet of Covered or Enclosed ~~Building~~ Area for Project 2,671.00 107 sq

(On additions to existing building include only new construction square footage.)

$ 433.35

RCPT# 439427
CK# 3840

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A ~~signature is required~~ from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

B. School District Secondary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

C. School District Unified: Seal/Stamp

Imperial Unified School Dist. | 760.355.3280 | 5.12.15

Name of District | Phone | Date

Sali Ponce | Receptionist

Signature | Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

Lamet Redond

3840

Check#: 3840 Date: 05/08/2015 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD050815	110300000 Vertical - In	433.35			433.35

JUPITER VENTURES I, LP
32823 TEMECULA PKWY
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3840

DATE 05/08/2015

AMOUNT $ *433.35

PAY: FOUR HUNDRED THIRTY-THREE AND 35/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003840⑈ ⑆122000247⑆ 6580410311⑈

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name:	Vista Del Valle (Pacific West) Phase 16 Amended	Date:	5/8/2015
Address:	674 Las Lomas Street	Type:	Single Family
	(12-29-14 Pd. 2,564 SQF @ $3.40 for this address)		

I. Total Impact of Development

Cost of school facilities per student	$ 30,438.00			
Single family Student Generation Rate:	X			
Single family dwelling unit :	0.622		# of DU	Impacts
Total Impact of Development per single family DU	18,932.44	X	1	18,932.44
Multi-family Student Generation Rate:	X			
Multi-family dwelling unit :	0.250			
Total Impact of Development per multi-family DU	7,609.50	X	0	0.00
Single Family Attached Generaltion Rate	X			
Single Family Attached dwelling unit	0.396			
Total Impact of Development per SFA DU	12,053.45	X	0	0.00
Total Amount of Impact of Development				**$18,932.44**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	107	$433.35	$433.35
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	1	$7,059.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	
City Manager signature verifying CFD Amount				*Date*		
D. Value of any land dedicated to District					$0.00	
E. Amount Not Paid to District for (Gap and Alternate Funding)					$0.00	$0.00
Total Credits to IUSD (A+B+C+D+E)					**$7,492.35**	
					Total Cash to IUSD	**$433.35**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$18,932.44
Total Credits to IUSD (A+B+C+D+E)	$7,492.35
Difference (should equal $-0-)	($11,440.09)

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

RECEIPT DATE 12-24-14 No. 133176

RECEIVED FROM Jumpa Ventures $46,331.40

Fifty six thousand three hundred thirty one 40/100 DOLLARS

○ FOR RENT
○ FOR Trust Fund Vista DeVaca PH#1 13,631 sq ft

ACCOUNT	
PAYMENT	
BAL DUE	

○ CASH
☑ CHECK
○ MONEY ORDER
○ CREDIT

1230-0000-0000-0000-3631-00-0000

FROM _____ TO _____

Denise Serna

CHECK REQUEST

PAYABLE TO: Tempe Unified

ADDRESS: School Dist.
(if different than system)

AMOUNT: 433.35

REQUEST DATE: 5-8-15

DATE NEEDED: 5-8-15

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LLC

EXPLANATION OF EXPENDITURE: School Fees for Added Square Footage to 6th Las Lomas St. Lot 283 PH 16

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 1123000 0

COST CODE or GL #: 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT

DATE 5.12.15

No. 439427

RECEIVED FROM JUPITER VENTURES I, LP

$ 433.35

FOUR HUNDRED THIRTY THREE & 35/100 DOLLARS

FOR RENT
FOR 674 LAS LOMAS ST.

ACCOUNT	
PAYMENT	
BAL DUE	

CASH
CHECK
MONEY ORDER
CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM TO

BY Sari Ponce

Reference: 1001484263936:1001484263936:1001484239936

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3840

DATE 05/08/2015

AMOUNT $ *433 35

PAY FOUR HUNDRED THIRTY-THREE AND 35/100 DOLLARS

TO THE ORDER OF
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003840⑈ ⑆122000247⑆ 6580410311⑈

FOR DEPOSIT ONLY
0700 Pay to the order of
TREASURER OF IMPERIAL COUNTY
IMPERIAL UNIFIED SCHOOL DISTRICT

Security Features on this check are Tamper Resistant Paper, Micro-Print Signature Line, Colored Background on the front and Original Document Security Screen on the back.

R/T Number	12104288	**Processing Date**	20150522
Sequence Number	8212949149	**Amount**	433.35
Account Number	6580410311	**Check Number**	3840

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/29/2014
Date Revised:	07/29/2014
P.O. Number:	004080
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*
Imperial, CA 92251,
Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251
Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools 30.255	2,052.00	SQF	*School Fees For Lot 284 672 Las Lomas St.*	$3.40	$6,976.8
Fees- schools 30.255	2,339.00	SQF	*School fees For Lot 285 670 Las Lomas St.*	$3.40	$7,952.0
Fees- schools 30.255	2,564.00	SQF	*School Fees For Lot 286 668 Las Lomas St.*	$3.40	$8,717.0
Fees- schools 30.255	1,763.00	SQF	*School Fees For Lot 287 664 Las Lomas St.*	$3.40	$5,994.2
Fees- schools 30.255	2,339.00	SQF	*School Fees For Lot 288 662 Las Lomas St.*	$3.40	$7,952.0
Fees- schools 30.255	2,564.00	SQF	*School Fees For Lot 289 660 Las Lomas St.*	$3.40	$8,717.0
			School Fees For Vista Del Valle Phase 17		
				Total:	**$46,311.**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Efren Mora Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: (760) 355-1004

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures II LP - Vista Del Valle Phase 17

Project Address: 1702, 1710, 1708, 1704, 1702, 1700 Las Lomas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 13,121.00 Square Footage
(On additions to existing building include only new construction square footage.)

#-46,311.40
check #3549

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Imperial Unified Seal/Stamp

Name of District: Imperial Unified Phone: 355-3200 Date: 12-29-14

Signature: Denise Quinonez Title: Acct Tech

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Yamet Redondo

IMPERIAL PRINTERS 251233

JUPITER VENTURES I, LP • TEMECULA, CA 92592

3549

Check#: 3549 Date: 12/23/2014 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD122314-3	110300000 Vertical - In	46,311.40			46,311.40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

3549

DATE		AMOUNT
12/23/2014	$	*46,311.40

PAY: FORTY-SIX THOUSAND THREE HUNDRED ELEVEN AND 40/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003549⑈ ⑆122000247⑆ 6580410311⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

3549

Check#: 3549 Date: 12/23/2014 Amount: 46,311.40 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD122314-3	110300000 Vertical - In	46,311.40			46,311.40

DEC 23 ENT'D

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 4,311.40

REQUEST DATE: 12-23-14

DATE NEEDED: 12-23-14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE:

School Fees P# 17

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 1183000000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2014

Name: Vista Del Valle (Pacific West) Phase 17 Date: 07/16/14

Address: 660, 662, 664, 668, 670, 672 Las Lomas Street Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 30,316.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.536		# of DU		Impacts
Total Impact of Development per single family DU	16,249.38	X	6		$97,496.26
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.25				
Total Impact of Development per multi-family DU	7,579.00	X	0	$	-
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,005.14	X	0	$	-
Total Amount of Impact of Development					**$97,496.26**

II. Total Credits/Payments

			sq.ft.			Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	3.40	X	13,621	$46,311.40	$46,311.40
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	5,778.00	X	6	$34,668.00	
State Grant per Multi-Family Unit	$	2,733.00	X	0	$ -	
State Grant per Single Family Attached Unit	$	4,308.00	X	0	$ -	
C. Amount of CFD Funding** available					$ -	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$ -	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$16,516.86	
Total Credits to IUSD (A+B+C+D+E)	**$97,496.26**	
Total Cash to IUSD		**$46,311.40**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$97,496.26
Total Credits to IUSD (A+B+C+D+E)	$97,496.26
Difference (should equal $-0-)	$ -

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

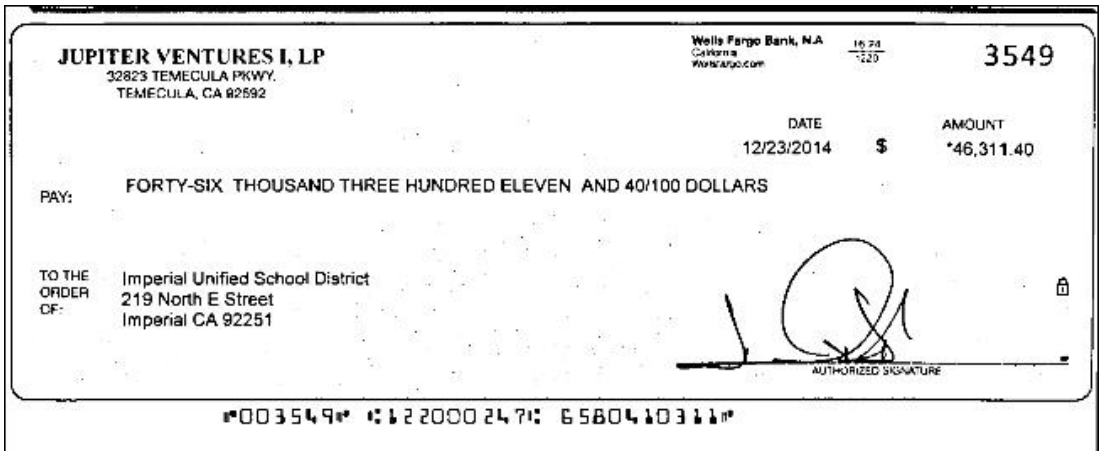
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 03/15/12 for Level II Fees and Student Yields
Updated 03/15/13 for Level II Fees and Student Yields
Updated 03/14/14 for Level II Fees, Student Yield, State Grant and Cost of Construction

Operation Image Browser 2.0

Site	**VIEWPOINTE**	**Paid Date**	**01052015**	**Serial No**	**3549**
Routing	**12104288**	**Account**	**6580410311**	**PC**	**000060**
Amount	**46311.40**	**Sequence**	**8516338382**	**Capture Source**	**00007164**

Front Black & White Image



JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
WellsFargo.com

3549

DATE 12/23/2014

AMOUNT $ *46,311.40

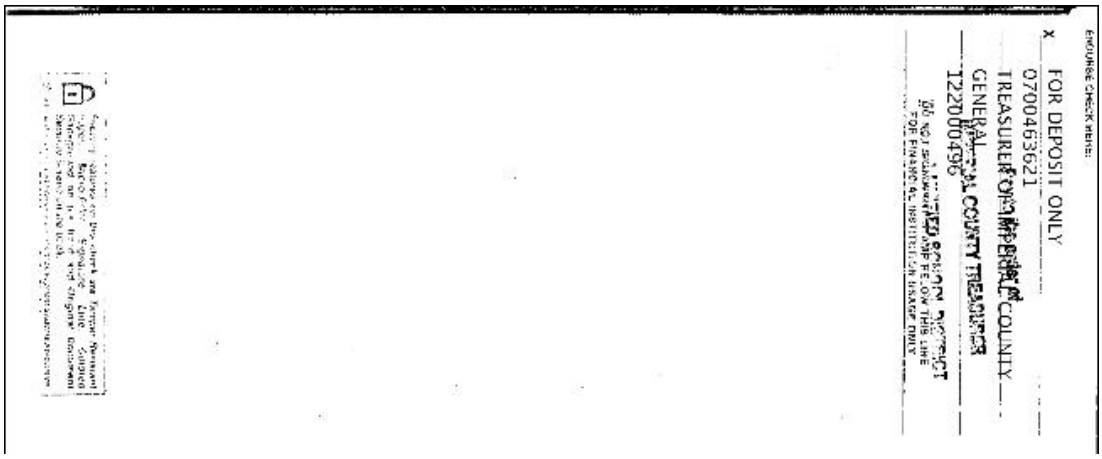
PAY: FORTY-SIX THOUSAND THREE HUNDRED ELEVEN AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈003549⑈ ⑆122000247⑆ 6580410311⑈

Back Black & White Image



ENDORSE CHECK HERE

X FOR DEPOSIT ONLY

0700463621

TREASURER OF THE IMPERIAL COUNTY

GENERAL COUNTY TREASURER

1220000496

DO NOT SIGN/WRITE BELOW THIS LINE
FOR FINANCIAL INSTITUTION USAGE ONLY

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	09/15/2015
Date Revised:	09/15/2015
P.O. Number:	005210
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 194 643 Horizonte Street*	$4.05	$9,472.9
Fees- schools *30.255*	1,763.00	SQF	*School Fees For Lot 195 645 Horizonte Street*	$4.05	$7,140.1
Fees- schools *30.255*	1,566.00	SQF	*School Fees For Lot 196 647 Horizonte Street*	$4.05	$6,342.3
Fees- schools *30.255*	2,339.00	SQF	*School Fees For Lot 197 651 Horizonte Street* School Fees for Vista Del Valle PH 18	$4.05	$9,472.9
				Total:	**$32,428.3**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name:	**Vista Del Valle (Pacific West) Phase 18**	**Date:**	**9/14/2015**
Address:	**643, 645, 647, 651 Horizonte Street**	**Type:**	**Single Family**

I. Total Impact of Development

Cost of school facilities per student	$ 30,438.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.622		# of DU		Impacts
Total Impact of Development per single family DU	18,932.44	X	4		75,729.74
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.250				
Total Impact of Development per multi-family DU	7,609.50	X	0		0.00
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,053.45	X	0		0.00
Total Amount of Impact of Development					**$75,729.74**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	8,007	$32,428.35	$32,428.35
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	4	$28,236.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$15,065.39	
Total Credits to IUSD (A+B+C+D+E)	**$75,729.74**	
Total Cash to IUSD		**$32,428.35**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$75,729.74
Total Credits to IUSD (A+B+C+D+E)	$75,729.74
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 32,428.35

REQUEST DATE: 9-15-15

DATE NEEDED: 9-15-15

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees for PH 18

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 10300000

COST CODE or GL#: 30255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

4095

Check#: 4095 Date: 09/17/2015 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD091515	110300000 Vertical - In	32,428.35			32,428.35

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4095

DATE		AMOUNT
09/17/2015	$	*32,428.35

PAY: THIRTY-TWO THOUSAND FOUR HUNDRED TWENTY-EIGHT AND 35/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004095⑈ ⑆122000247⑆ 6580410311⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

4095

Check#: 4095 Date: 09/17/2015 Amount: 32,428.35 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSD091515	110300000 Vertical - In	32,428.35			32,428.35

35263-7

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency_____

Contact Person_____ Title_____

Plan Check #_____ Date_____ Phone #_____

Assessor Parcel No(s)_____

Project Owner's Name_____

Project Address_____

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district)_____

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project_____
(On additions to existing building include only new construction square footage.)

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (AB2926)	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District Phone Date

Signature Title

B. School District Secondary: Seal/Stamp

Name of District Phone Date

Signature Title

C. School District Unified: Seal/Stamp

Name of District Phone Date

Signature Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Omar Hora Title: Building Inspector

Plan Check #: _____ Date: _____ Phone #: (760) 355-1044

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle Phase 1B

Project Address: 643, 645, 647, 651 Horizonte Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New Homes

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 8,007.00 Square footage
(On additions to existing building include only new construction square footage.)

$32,428.35
Recpt. # 439631
Ck # 4095

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) Ec17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: Imperial Unified School Dist. Phone: 760.355.3200 Date: 09.22.15

Signature: Sari Ponce Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Rodarte

IMPERIAL PRINTERS 201233

RECEIPT DATE 9.22.15 No. 439631

RECEIVED FROM Jupiter Ventures 1, LP $32,428.35

Thirty Two Thousand Four Hundred Twenty Eight & 35/100 DOLLARS

○ FOR RENT
○ FOR 643, 645, 647, 651 Horizonte St

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

BY Sari Pence

Reference: 1001484263936:1001484263936:1001484239936

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4095

DATE		AMOUNT
09/17/2015	$	*32,428 35

PAY: THIRTY-TWO THOUSAND FOUR HUNDRED TWENTY-EIGHT AND 35/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004095⑈ ⑆122000247⑆ 6580410311⑈

FOR DEPOSIT ONLY
0700-[illegible] for the order of
TREASURER OF IMPERIAL COUNTY
IMPERIAL COUNTY TREASURER
IMPERIAL UNIFIED SCHOOL DISTRICT

Security Features of This Check are Toxic Reactive Paper. Hold Up to Light to Reveal Security Features. Original Document. Security Screen on the Back.

R/T Number	12104288	**Processing Date**	20150925
Sequence Number	8310208577	**Amount**	32428.35
Account Number	6580410311	**Check Number**	4095

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	11/05/2015
Date Revised:	11/05/2015
P.O. Number:	005306
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools 30.255	2,564.00	SQF	*School Fees for Lot 193/641 Horizonte Street*	$4.05	$10,384.2
Fees- schools 30.255	1,763.00	SQF	*School Fees for Lot 192/637 Horizonte Street*	$4.05	$7,140.1
Fees- schools 30.255	2,339.00	SQF	*School Fees for Lot 191/635 Horizonte Street*	$4.05	$9,472.9
Fees- schools 30.255	1,566.00	SQF	*School Fees for Lot 190/633 Horizonte Street*	$4.05	$6,342.3
Fees- schools 30.255	2,564.00	SQF	*School Fees for Lot 189/631 Horizonte Street*	$4.05	$10,384.2
Fees- schools 30.255	1,763.00	SQF	*School Fees for Lot 188/627 Horizonte Street*	$4.05	$7,140.1
			School Fees for Vista Del Valle PH 19		
				Total:	**$50,863.9**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Ethan Hora Title: Building Inspector

Plan Check #: _____ Date: 11/19/15 Phone #: (760) 355-1004

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle Phase 19

Project Address: 437, 441, 433, 435, 427, 431 Horizonte Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): _____

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 12,559.00 sq

(On additions to existing building include only new construction square footage.)

$60,863.95
Rcpt.# 435713
CK# 4247

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist — 760.355.3220 — 11.23.15

Name of District — Phone — Date

Sara Ponce — Receptionist

Signature — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Redondo

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle Monterey Park) Pacific West Phase 19 — Date: 11/4/2015

Address: 627, 631, 633, 635, 637, 641 Horizonte Street — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	12,559	$50,863.95	$50,863.95
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$20,376.67
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$50,863.95**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

NOV 19 ENT'D

CHECK REQUEST

PAYABLE TO: Tropical United

ADDRESS: Sewer District

(if different than system)

AMOUNT: 50,863.95

REQUEST DATE: 11/5/15

DATE NEEDED: 11/5/15

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: Final fees for PH 19

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By: [illegible]

Approved By: [illegible]

JOB # 1163.0000

COST CODE or GL #: 30.255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

4247

Check#: 4247 **Date:** 11/19/2015 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSD111915	110300000 Vertical - In	50,863.95			50,863.95

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4247

DATE		AMOUNT
11/19/2015	$	*50,863.95

PAY: FIFTY THOUSAND EIGHT HUNDRED SIXTY-THREE AND 95/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004247⑈ ⑆122000247⑆ 6580410316⑈

RECEIPT DATE 11.23.15 No. 435713

RECEIVED FROM Jupiter Ventures I, LP $60,843.95

Fifty Thousand Eight Hundred Sixty Three & 95/100 DOLLARS

○ FOR RENT
○ FOR 627, 631, 633, 635, 637, 641 Horizonte St

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM TO

BY Sari Ponce

Reference: 1001484263936:1001484263936:1001484239936

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4247

DATE		AMOUNT
11/19/2015	$	*50,863.95

PAY: FIFTY THOUSAND EIGHT HUNDRED SIXTY-THREE AND 95/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004247⑈ ⑆122000247⑆ 6580410311⑈

FOR DEPOSIT ONLY
0700463621 the order of
TREASURER OF THE IMPERIAL COUNTY
IMPERIAL COUNTY TREASURER
1260000496
IMPERIAL UNIFIED SCHOOL DISTRICT

Security features on this check are: Copper Resistant, Micro-Print Signature Line, Chemical Backgrounds on the front and Original Document Security Screen on the back.

R/T Number	12104288	**Processing Date**	20151130
Sequence Number	8216469896	**Amount**	50863.95
Account Number	6580410311	**Check Number**	4247

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	02/03/2016
Date Revised:	02/03/2016
P.O. Number:	005528
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 187 625 Horizonte Street*	$4.05	$6,342.3
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 186 623 Horizonte Street*	$4.05	$9,472.9
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 185 621 Horizonte Street*	$4.05	$7,140.1
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 184 617 Horizonte Street*	$4.05	$10,384.2
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 183 615 Horizonte Street*	$4.05	$6,342.3
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 182 613 Horizonte Street*	$4.05	$7,140.1
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 181 611 Horizonte Street*	$4.05	$9,472.9
			School Fees for Vista Del Valle PH 20		
				Total:	**$56,295.0**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Othon Marcu Title Building Inspector

Plan Check # _____ Date 2/2/14 Phone # (760)355-1064

Assessor Parcel No(s) _____

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle - Phase 20

Project Address 625, 623, 621, 617, 615, 613, 611, Horizonte Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New Homes

Building Type (Circle One) (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 13,900 square footage
(On additions to existing building include only new construction square footage.)

$56,295.00
Rept.# 804504
Ck# 4430

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

B. School District Secondary: Seal/Stamp

Name of District | Phone | Date

Signature | Title

C. School District Unified: Seal/Stamp

Imperial Unified School District | 760.355.3260 | 2.5.14

Name of District | Phone | Date

Sari Ponce | Receptionist

Signature | Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Rodarte

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Visa Del Valle (Monterey Park) PW Phase 20 — Date: 2/1/2016

Address: 611, 613, 615, 617, 621, 623, 625 Horizonte St. — Type: Single Family

I. Total Impact of Development

Cost of school facilities per student	$ 30,438.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.622		# of DU		Impacts
Total Impact of Development per single family DU	18,932.44	X	7		132,527.05
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.250				
Total Impact of Development per multi-family DU	7,609.50	X	0		0.00
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,053.45	X	0		0.00
Total Amount of Impact of Development					**$132,527.05**

II. Total Credits/Payments

						Cash to IUSD
			sq.ft.			
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	13,900	$56,295.00	$56,295.00
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	7	$49,413.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$0.00	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$26,819.05	
Total Credits to IUSD (A+B+C+D+E)	**$132,527.05**	
Total Cash to IUSD		**$56,295.00**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$132,527.05
Total Credits to IUSD (A+B+C+D+E)	$132,527.05
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Temperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 54,295.00

REQUEST DATE: 2/3/14

DATE NEEDED: 2/4/14

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures 1, LP

EXPLANATION OF EXPENDITURE: School Fees PH 20

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 110300000

COST CODE or GL #: 30255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

4430

Check#: 4430 Date: 02/04/2016 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh20	110300000 Vertical - In	56,295.00			56,295.00

JUPITER VENTURES I, LP
32823 TEMECULA PKWY
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4430

DATE 02/04/2016

AMOUNT $ *56,295.00

PAY: EXACTLY FIFTY-SIX THOUSAND TWO HUNDRED NINETY-FIVE DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004430⑈ ⑆122000247⑆ 6580410316⑈

RECEIPT

DATE 2.5.16 No. 804504

RECEIVED FROM Jupiter Ventures $56,295.00

Fifty Six Thousand Two Hundred Ninety Five & 00/100 DOLLARS

FOR RENT
FOR 611, 613, 615, 617, 621, 623, 625 Horizonte St.

ACCOUNT	
PAYMENT	
BAL. DUE	

CASH
CHECK
MONEY ORDER
CREDIT CARD

250-0000-0-0000-0000-8481-00-0000

FROM _____ TO _____

BY Sara Jones

WELLS FARGO

Check Details

Check Number	4430
Date Posted	02/12/16
Check Amount	$56,295.00

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
Centurii
Wellsfargo.com

4430

DATE 02/04/2016 AMOUNT $ *56,295.00

PAY: EXACTLY FIFTY-SIX THOUSAND TWO HUNDRED NINETY-FIVE DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/12/2016
Date Revised:	04/12/2016
P.O. Number:	005678
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Am
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 590 2552 Vista Del Mar*	$4.05	$10,384.2
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 591 2554 Vista Del Mar*	$4.05	$9,472.9
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 592 2556 Vista Del Mar*	$4.05	$8,310.6
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 593 2558 Vista Del Mar*	$4.05	$10,384.2
			School Fees for Vista Del Valle Phase 21		
				Total:	**$38,551.9**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Othon Morcu Title Building Inspector

Plan Check # _____ Date _____ Phone # (760) 355-1064

Assessor Parcel No(s) _____

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle Phase 2L

Project Address 2558, 2556, 2554, 2552, Vista Del Mar

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New House

Building Type (Circle One) (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 9,519.00 square footage
(On additions to existing building include only new construction square footage.)

$ 38,551.95
RCPT# 804699
CK# 4074

Part II **To Be Completed by School District(s)**

School ~~district~~ requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. ~~School District Elementary~~: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School District — Name of District
760.355.3200 — Phone
4.20.14 — Date

Sari Ponce — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Rodundo

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 21 **Date:** 4/4/2016

Address: 2552, 2554, 2556, 2558 Vista del Mar **Type:** Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	4	75,729.74
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$75,729.74**

II. Total Credits/Payments

						Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	sq.ft. 9,519	$38,551.95	$38,551.95
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	4	$28,236.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$8,941.79
Total Credits to IUSD (A+B+C+D+E)	**$75,729.74**
Total Cash to IUSD	**$38,551.95**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$75,729.74
Total Credits to IUSD (A+B+C+D+E)	$75,729.74
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS:
(if different than system)

AMOUNT: 38,551.95

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH 21

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 11030000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

RECEIPT DATE 4.20.16 No. 14599

RECEIVED FROM Jupiter Ventures I, LP $38,551.95

Thirty Eight Thousand Five Hundred Fifty One & 95/100 DOLLARS

○ FOR RENT
○ FOR 2562, 2564, 2564, 2568 Vista del Mar

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8481-00-0000

FROM _____ TO _____

BY Sari Ponce

WELLS FARGO

Check Details

Check Number	4574
Date Posted	04/22/16
Check Amount	$38,551.95

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-74
1220

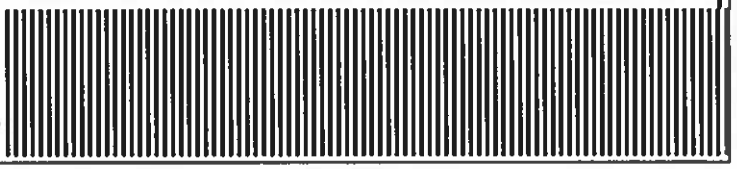
4574

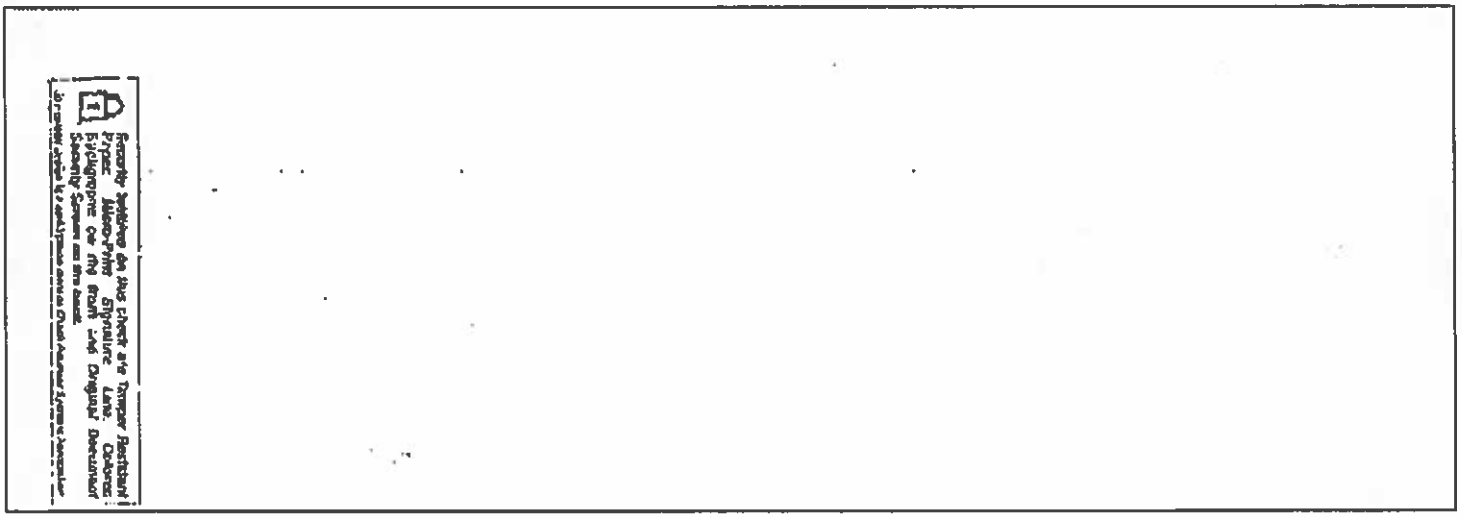
DATE 04/14/2016

AMOUNT $ *38,551.95

PAY: THIRTY-EIGHT THOUSAND FIVE HUNDRED FIFTY-ONE AND 95/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251





*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	06/08/2016
Date Revised:	06/08/2016
P.O. Number:	005805
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 240 614 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 241 612 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 242 610 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 243 611 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 244 613 Las Dunas Street*	$4.05	$6,342.30
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 245 615 Las Dunas Street*	$4.05	$7,140.15
			Schools Fees for Vista del Valle Phase 22		
				Total:	**$50,863.95**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Othon Moran Title: Building Inspector

Plan Check #: _____ Date: 6/30/16 Phone #: (760) 355-1014

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures – Vista Del Valle Phase 22

Project Address: 615, 613, 611, 610, 612, 614 Dos Donas Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 12,559.00 sq

(On additions to existing building include only new construction square footage.)

$50863.95
RCPT# 802738
CK# 4738

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: _____ Seal/Stamp

Imperial Unified School District — Name of District
760.355.3260 — Phone
7.7.16 — Date

Sari Ponce — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Vicnet Fernandez

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Pacific West) Phase 22 **Date:** 6/8/2016

Address: 610, 611, 612, 613, 614, 615 Las Dunas Street **Type:** Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

						Cash to IUSD
				sq. ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	12,559	$50,863.95	$50,863.95
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,186.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$20,376.67
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$50,863.95**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 50,86395

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures 1, LP

EXPLANATION OF EXPENDITURE: School Fees PH 22

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 110300100

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

4738

Check#: 4738 Date: 06/23/2016 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh22	110300000 Vertical - In	50,863.95			50,863.95

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-24
1220

4738

DATE 06/23/2016

AMOUNT $ *50,863.95

PAY: FIFTY THOUSAND EIGHT HUNDRED SIXTY-THREE AND 95/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004738⑈ ⑆122000247⑆ 6580410311⑈

RECEIPT DATE 7.7.16 No. 802738

RECEIVED FROM Jupiter Ventures 1, LP $ 50,863.95

Fifty Thousand Eight Hundred Sixty Three & 95/100 DOLLARS

○ FOR RENT
○ FOR 615, 613, 611, 610, 612, 614 Las Dunas St

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-00000-0000-8681-00-0000

FROM TO

BY Sari Ponce

WELLS FARGO

Check Details

Check Number	4738
Date Posted	07/22/16
Check Amount	$50,863.95

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

4738

DATE 08/23/2016 $ AMOUNT *50,863.95

PAY: FIFTY THOUSAND EIGHT HUNDRED SIXTY-THREE AND 95/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	07/22/2016
Date Revised:	07/22/2016
P.O. Number:	005880
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 237 622 Las Dunas Street*	$4.05	$6,342.30
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 238 620 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 239 616 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 246 617 Las Dunas Street*	$4.05	$8,310.60
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 247 621 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 248 623 Las Dunas Street*	$4.05	$9,472.95
			School Fees for Vista Del Valle Phase 23		
				Total:	**$51,123.15**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

Part I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Othon Mora Title Building Inspector

Plan Check # _____ Date _____ Phone # (760) 355-1064

Assessor Parcel No(s) _____

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle

Project Address 422, 420, 1016, 1017, 1021, 1023 Las Dunas Street

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New Homes (6)

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 12,423.00
(On additions to existing building include only new construction square footage.)

$51,123.15
RCPT. # 8027605
CK. # 4794

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist — Name of District
760.355.3200 — Phone
8.9.14 — Date

Sari Ponce — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Pedondo

IMPERIAL PRINTERS 201-2

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 51,123.15

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Kapitus Ventures LLP

EXPLANATION OF EXPENDITURE: Schoolies PH23

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 1103000C

COST CODE or GL #: 30255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

EXHIBIT "B"
FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Visa Del Valle Phase 23 **Date:** 7/13/2016

Address: 616, 617, 620, 621, 622, 623 Las Dunas Street **Type:** Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

				sq.ft.		Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	12,623	$51,123.15	$51,123.15
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$20,117.47
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$51,123.15**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.
** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

4794

DATE		AMOUNT
07/29/2016	$	*51,123.15

PAY: FIFTY-ONE THOUSAND ONE HUNDRED TWENTY-THREE AND 15/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈004794⑈ ⑆122000247⑆ 6580460311⑈

RECEIPT DATE 8.9.16 No. 802765

RECEIVED FROM Jupiter Ventures I, LP $ 51,123.15

Fifty One Thousand One Hundred Twenty Three & 15/100 DOLLARS

○ FOR RENT
○ FOR 616, 617, 620, 622, 623 Las Dunas St

250-0000-0-0000-00008481-00-0000

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

FROM _____ TO _____

BY Sari Pouce

WELLS FARGO

Check Details

Check Number	4794
Date Posted	08/12/16
Check Amount	$51,123.15

JUPITER VENTURES I, LP
32623 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
Cerritos
wellsfargo.com

18-74
1230

4794

DATE 07/28/2016

AMOUNT $ *51,123.15

PAY: FIFTY-ONE THOUSAND ONE HUNDRED TWENTY-THREE AND 15/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	01/09/2017
Date Revised:	01/09/2017
P.O. Number:	006347
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 234 630 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 235 626 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 236 624 Las Dunas Street*	$4.05	$8,310.60
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 249 625 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 250 627 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 251 631 Las Dunas Street* School Fees for Vista Del Valle PH 24	$4.05	$9,472.95
				Total:	**$55,165.05**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name:	Vista Del Valle Phase 24 (Pacific West)	Date:	1/9/2017
Address:	624, 625, 626, 627, 630, 631 Las Dunas Street	Type:	Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate		X			
Single family dwelling unit		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate		X			
Multi-family dwelling unit		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

				sq.ft.		Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	13,621	$55,165.05	$55,165.05
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00	
E. Amount Not Paid to District for (Gap and Alternate Funding)	$16,075.57	
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**	
Total Cash to IUSD		**$55,165.05**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: [illegible]

AMOUNT: [illegible]

ADDRESS: [illegible]
(if different than system)

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): [illegible] Ventures LLP

EXPLANATION OF EXPENDITURE: School Bus PH 24

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB #

COST CODE or GL #:

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

5119

Check#: 5119 Date: 01/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh24	110300000 Vertical - In	55,165.05			55,165.05

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-21
1220

5119

DATE 01/11/2017

AMOUNT $ *55,165.05

PAY: FIFTY-FIVE THOUSAND ONE HUNDRED SIXTY-FIVE AND 05/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

AUTHORIZED SIGNATURE

⑈005119⑈ ⑆122000247⑆ 6580410311⑈

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Allen Marco Title: Building Inspector

Plan Check #: _____ Date: ~~10/15/16~~ 1/20/17 Phone #: (760) 355-1014

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures - Vista Del Valle Phase 24

Project Address: 1130, 1126, 1124, 1125, 1127, 1131 Las Dunas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 13,121 Square Footage
(On additions to existing building include only new construction square footage.)

$55,165.05
RECPT # 017123
CK # 5119

Part II — **To Be Completed by School District(s)**

School ~~district~~ requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A ~~signature~~ is required ~~from~~ each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School District — Name of District
760.355.3200 — Phone
1.20.17 — Date

Lori Rouse — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Vanessa Redondo

IMPERIAL PRINTERS 201233

RECEIPT DATE 1.20.17 No. 017123

RECEIVED FROM Jupiter Ventures $55,165.05

Fifty Five Thousand One Hundred Sixty Five & 05/100 DOLLARS

○ FOR RENT
○ FOR 624, 625, 626, 627, 630, 631 Las Dunas St

250-0000-0-0000-0000-8681-00-0000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

FROM _____ TO _____

BY Sarli Ponce

WELLS FARGO

Check Details

Check Number	5119
Date Posted	01/27/17
Check Amount	$55,165.05

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-74
1220

5119

DATE 01/11/2017

$ AMOUNT *55,165.05

PAY: FIFTY-FIVE THOUSAND ONE HUNDRED SIXTY-FIVE AND 05/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	03/08/2017
Date Revised:	03/08/2017
P.O. Number:	006537
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 231 636 Las Dunas Street*	$4.05	$6,342.30
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 232 634 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 233 632 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 252 633 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 253 635 Las Dunas Street*	$4.05	$8,310.60
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 254 637 Las Dunas Street*	$4.05	$9,472.95
			School Fees for Vista Del Valle PH 25		
				Total:	**$51,123.15**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date

Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Omar Mora Title: Building Inspector

Plan Check #: _____ Date: 3/21/17 Phone #: (760) 355-1004

Assessor Parcel No(s): _____

Project Owner's Name: Juniper Ventures - Vista Del Valle Phase 25

Project Address: 630, 634, 632, 633, 635, 637 Las Dunas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New Homes (6)

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed ~~Building~~ Area for Project: 12,633 Square footage

(On additions to existing building include only new construction square footage.) $ 51,122.15

Part II — **To Be Completed by School District(s)** Rec. # 018115

School district requirements for the above project have been satisfied pursuant to (circle one): CK # 5225

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist — 760 355 3720 — 3-21-17

Name of District — Phone — Date

Beverly Fuller — Admin Assistant

Signature — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Redondo

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 25 **Date:** 3/7/2017

Address: 632, 633, 634, 635, 636, 637 Las Dunas Street **Type:** Single Family

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622	# of DU		Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

				sq.ft.		Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	12,623	$51,123.15	$51,123.15
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$20,117.47
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$51,123.15**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

AMOUNT: $1,123.15

ADDRESS: (if different than system)

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures LLP

EXPLANATION OF EXPENDITURE: School Fees PH 25

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 110300025

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

5225

Check#: 5225 **Date:** 03/13/2017 **Vendor#:** 1923 Imperial Unified School District

Invoice#	*Job/Description*	*Balance*	*Retain*	*Discount*	*This Check*
IUSDPh25	110300000 Vertical - In	51,123.15			51,123.15

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Westlake Village

5225

DATE 03/13/2017 $ AMOUNT *51,123.15

PAY: FIFTY-ONE THOUSAND ONE HUNDRED TWENTY-THREE AND 15/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

⑈005225⑈ ⑆122000247⑆ 6580410314⑈

RECEIPT DATE March 21, 17 No. 018115

RECEIVED FROM Jupiter Ventures $57,123.15

Fifty-one thousand one hundred twenty three DOLLARS

○ FOR RENT

○ FOR 626, 634, 632, 633, 635, 637 Las & 15/100

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH

☒ CHECK

○ MONEY ORDER

○ CREDIT CARD

FROM 250-000-0-000-000-56 8140-0000 TO Dines

BY B Fuller

WELLS FARGO

Check Details

Check Number	5225
Date Posted	03/30/17
Check Amount	$51,123.15

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

18-24
1220

5225

DATE 03/13/2017

$ *51,123.15

PAY: FIFTY-ONE THOUSAND ONE HUNDRED TWENTY-THREE AND 15/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Security Features on this check are Regular Rulings, Micro-Print Signature Line, Colored Background on the front and Original Security Screen on the back.

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/11/2017
Date Revised:	04/11/2017
P.O. Number:	006679
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 228/644 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 229/642 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 230/640 Las Dunas Street*	$4.05	$8,310.60
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 255/641 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 256/643 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 257/645 Las Dunas Street* School Fees for Vista Del Valle PH 26	$4.05	$6,342.30
				Total:	**$52,034.40**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 26 **Date:** 4/11/2017

Address: 640, 641, 642, 643, 644, 645 Las Dunas Street **Type:** Single Family

Imperial, CA 92251

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	12,848	$52,034.40	$52,034.40
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$19,206.22
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$52,034.40**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

APR 1 1 ENT'D

CHECK REQUEST

PAYABLE TO: Imperial Unified

ADDRESS: School Dist.
(if different than system)

AMOUNT: 52,034.40

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH 2b
Lots 228, 229, 230, 255, 256, 257

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 11630000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Check#: 5268 Date: 04/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh26	110300000 Vertical - In	52 034 40			52 034 40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
Daytona
Wellsfargo.com

5268

DATE 04/11/2017 $ AMOUNT *52,034.40

PAY: FIFTY-TWO THOUSAND THIRTY-FOUR AND 40/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 26

AUTHORIZED SIGNATURE

⑈005268⑈ ⑆122000247⑆ 6580410316⑈

PITER VENTURES I, LP • TEMECULA, CA 92592

5268

Check#: 5268 Date: 04/11/2017 Amount: 52,034.40 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh26	110300000 Vertical - In	52 034 40			52 034 40

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Ethan Moreno Title: Building Inspector

Plan Check #: _____ Date: 10/15/16 Phone #: (760) 355-1016

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures - Vista Del Valle Phase 2C

Project Address: 1441, 1442, 1440, 1441, 1443, 1445 Las Dunas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House

Building Type (Circle One) (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 12,348 Square Footage
(On additions to existing building include only new construction square footage.)

$52,034.40
RECPT.# 018145
CK.# 5268

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: Imperial Unified School Dist Phone: 760.355.3200 Date: 4.12.17

Signature: Sari Power Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

IMPERIAL PRINTERS 201233

Janet Pedroza

RECEIPT DATE 4.12.17 No. 018145

RECEIVED FROM JUPITER VENTURES $52,034.40

FIFTY TWO THOUSAND THIRTY FOUR & 40/100 DOLLARS

○ FOR RENT 644, 642, 640, 641, 643, 645 LAS DUNNAS ST
○ FOR

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM TO

BY Sari Pouel

WELLS FARGO

Check Details

Check Number	5268
Date Posted	04/13/17
Check Amount	$52,034.40

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
Corona
Wells Fargo Bank, N.A.

16-74
1220

5268

DATE 04/11/2017

AMOUNT $ *52,034.40

PAY: FIFTY-TWO THOUSAND THIRTY-FOUR AND 40/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 26

Security features on this check are Thermal Reactive Ink, Micro-Print, Signature Line, Deface Pattern, Background on the front and Original Document Security Screen on the back. Please Scan or Fax Front and Back to Payee or Vendor.

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/11/2017
Date Revised:	04/11/2017
P.O. Number:	006680
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*
Imperial, CA 92251,
Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251
Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 226/650 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 227/646 Las Dunas Street*	$4.05	$9,472.95
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 258/647 Las Dunas Street*	$4.05	$10,384.20
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 259/651 Las Dunas Street*	$4.05	$6,342.30
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 260/653 Las Dunas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 261/655 Las Dunas Street*	$4.05	$9,472.95
			School Fees for Vista Del Valle PH 27		
				Total:	**$53,196.75**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization — Date

Subcontractor — Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Orion Moreno Title: Building Inspector

Plan Check #: _____ Date: 12/14/16 Phone #: (760) 355-1064

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures LLP – Vista Del Valle

Project Address: New House Phase 27

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): 1050, 1049, 1047, 1051, 1053, 1055 Las Dunas St

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 13,135 Square Footage
(On additions to existing building include only new construction square footage.)

$ 53,196.75
RCPT.# 018146
CK# 5269

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

~~Gov. Code~~ 53080 ~~(AB2926)~~ EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: _____ Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: _____ Seal/Stamp

Name of District: IMPERIAL UNIFIED SCHOOL DIST Phone: 760.355.3200 Date: 4.12.17

Signature: Sari Ponce Title: RECEPTIONIST

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Vanessa Redondo

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valley (Monterey Park) Pacific West Phase 27 — Date: 4/11/2017

Address: 646, 647, 650, 651, 653, 655 Las Dunas Street — Type: Single Family

Imperial, CA 92251

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	6	113,594.62
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$113,594.62**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	13,135	$53,196.75	$53,196.75
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	6	$42,354.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$18,043.87
Total Credits to IUSD (A+B+C+D+E)	**$113,594.62**
Total Cash to IUSD	**$53,196.75**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$113,594.62
Total Credits to IUSD (A+B+C+D+E)	$113,594.62
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School District

ADDRESS: (if different than system)

AMOUNT: 53,196.75

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures 1, LP

EXPLANATION OF EXPENDITURE: School Fees PH 27
Lots 226, 227, 258, 259, 260, 261

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110300000

COST CODE or GL #: 30.255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Check#: 5269 Date: 04/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh27	110300000 Vertical - In	53,196.75			53,196.75

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
wellsfargo.com

5269

DATE 04/11/2017 $ AMOUNT *53,196.75

PAY: FIFTY-THREE THOUSAND ONE HUNDRED NINETY-SIX AND 75/100 DOLLARS

TO THE ORDER OF
Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 27

AUTHORIZED SIGNATURE

⑈005269⑈ ⑆122000247⑆ 6580410316⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

5269

Check#: 5269 Date: 04/11/2017 Amount: 53,196.75 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh27	110300000 Vertical - In	53,196.75			53,196.75

RECEIPT DATE 4.12.17 No. 018146

RECEIVED FROM Jupiter Ventures $53,196.75

Fifty Three Thousand One Hundred Ninety Six & 75/100 DOLLARS

○ FOR RENT
○ FOR 650, 646, 647, 651, 653 655 Las Dunnas St

250-0000-0-0000-0000-8681-00-0000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

FROM _____ TO _____

BY Sari Jones

WELLS FARGO

Check Details

Check Number	5269
Date Posted	04/13/17
Check Amount	$53,196.75

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
wellsfargo.com

18-24
1220

5269

DATE 04/11/2017

$ AMOUNT *53,196.75

PAY: FIFTY-THREE THOUSAND ONE HUNDRED NINETY-SIX AND 75/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 27

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/11/2017
Date Revised:	04/11/2017
P.O. Number:	006681
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 290/654 Las Lomas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 291/652 Las Lomas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 292/650 Las Lomas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 293/646 Las Lomas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 294/644 Las Lomas Street*	$4.05	$9,472.95
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 295/642 Las Lomas Street*	$4.05	$8,310.60
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 296/640 Las Lomas Street*	$4.05	$7,140.15
			School Fees for Vista Del Valle PH 28		
				Total:	**$62,305.20**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Ethan Moro Title: Building Inspector

Plan Check #: _____ Date: 12/14/16 Phone #: (760) 355-1024

Assessor Parcel No(s): _____

Project Owner's Name: Jupiter Ventures I, LP - Vista Del Valle

Project Address: 1054, 1052, 1050, 1046, 1044, 1042, 1040 Las Lomas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New Homes Phase 2B

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 15,384 Square Footage
(On additions to existing building include only new construction square footage.)

$ 62,305.20

RCPT. # 018147
CK.# 5270

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 ~~(AB2926)~~ EC 17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Name of District: Imperial Unified School Dist Phone: 760.355.3260 Date: 4.12.17

Signature: Sari Ponce Title: Receptionist

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the es of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Yanet Rodarte

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 28 — Date: 4/11/2017

Address: 640, 642, 644, 646, 650, 652, 654 Las Lomas St. — Type: Single Family

Imperial, CA 92251

I. Total Impact of Development

Cost of school facilities per student	$ 30,438.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.622		# of DU	Impacts	
Total Impact of Development per single family DU	18,932.44	X	7	132,527.05	
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.250				
Total Impact of Development per multi-family DU	7,609.50	X	0	0.00	
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,053.45	X	0	0.00	
Total Amount of Impact of Development				**$132,527.05**	

II. Total Credits/Payments

						Cash to IUSD
			sq.ft.			
A. Amount of School Fees Paid (at level 2 fees)	$ 4.05	X	15,384	$62,305.20		$62,305.20
B. Amount of State Funding* received			DU			
State Grant per Single-Family Unit	$ 7,059.00	X	7	$49,413.00		
State Grant per Multi-Family Unit	$ 3,012.00	X	0	$0.00		
State Grant per Single Family Attached Unit	$ 4,486.00	X	0	$0.00		
C. Amount of CFD Funding** available				$0.00		
City Manager signature verifying CFD Amount			*Date*			
D. Value of any land dedicated to District				$0.00		
E. Amount Not Paid to District for (Gap and Alternate Funding)				$20,808.85		
Total Credits to IUSD (A+B+C+D+E)				**$132,527.05**		
Total Cash to IUSD						**$62,305.20**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$132,527.05
Total Credits to IUSD (A+B+C+D+E)	$132,527.05
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School Dist.

ADDRESS: (if different than system)

AMOUNT: 62,305.20

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees Ph 2B
Lots, 290, 291, 292, 293, 294, 295, 296

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 11030000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Check#: 5270 Date: 04/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh28	110300000 Vertical - In	62 305 20			62 305 20

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
wellsfargo.com

5270

DATE 04/11/2017 $ AMOUNT *62,305.20

PAY: SIXTY-TWO THOUSAND THREE HUNDRED FIVE AND 20/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 28

AUTHORIZED SIGNATURE

⑈005270⑈ ⑆122000247⑆ 6580460366⑈

PITER VENTURES I, LP • TEMECULA, CA 92592

5270

Check#: 5270 Date: 04/11/2017 Amount: 62,305.20 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh28	110300000 Vertical - In	62 305 20			62 305 20

RECEIPT DATE 4.12.17 No. 018147

RECEIVED FROM Jupiter Ventures $62,305.20

Sixty Two Thousand Three Hundred Five & 20/100 — DOLLARS

○ FOR RENT
○ FOR 654, 652, 650, 646, 644, 642, 640 Las Lomas St

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-0-0000-0000-8681-00-0000

FROM _____ TO _____

BY Sari Youel

WELLS FARGO

Check Details

Check Number	5270
Date Posted	04/13/17
Check Amount	$62,305.20

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
Caldone
Wellsfargo.com

16-74
1290

5270

DATE 04/11/2017

$ AMOUNT *62,305.20

PAY: SIXTY-TWO THOUSAND THREE HUNDRED FIVE AND 20/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 28

Security Features on this check are Danger Reliefs
Back: Micro-Print Signature Line, Covered
Watermark on the mail and Original Document
Security Screen on the back.
Questions, call 1-800-869-3557 or visit the nearest Wells Fargo Bank branch.

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/11/2017
Date Revised:	04/11/2017
P.O. Number:	006682
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 297/636 Las Lomas Street*	$4.05	$6,342.30
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 298/634 Las Lomas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 299/632 Las Lomas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 300/630 Las Lomas Street*	$4.05	$7,140.15
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 301/626 Las Lomas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 302/624 Las Lomas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 303/622 Las Lomas Street*	$4.05	$7,140.15
			School Fees for Vista Del Valle PH 29		
				Total:	**$60,336.90**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I **To Be Completed by Department Issuing Building Permit**

Permitting Agency City of Imperial

Contact Person Othon Mora Title Building Inspector

Plan Check # Date 12/14/16 Phone # (760) 355-1024

Assessor Parcel No(s)

Project Owner's Name Jupiter Ventures I, LP - Vista Del Valle Phase 29

Project Address 1138, 1134, 1132, 1130, 1126, 1124, 1122 Las Lomas St

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district) New House.

Building Type (Circle One) Residential Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project 14,898 square Footage
(On additions to existing building include only new construction square footage.)

$60,336.90
RCPT. # 018148
CK. # 5271

Part II **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

~~Gov. Code~~ 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District Phone Date

Signature Title

B. School District Secondary: Seal/Stamp

Name of District Phone Date

Signature Title

C. School District Unified: Seal/Stamp

Imperial Unified School Dist 760.355.3200 4.12.17

Name of District Phone Date

Sari Ponce Receptionist

Signature Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

9/04

Janet Rodarte

IMPERIAL PRINTERS 201233

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 29 — Date: 4/11/2017

Address: 622, 624, 626, 630, 632, 634, 636 Las Lomas Street — Type: Single Family

Imperial, CA 92251

I. Total Impact of Development

Cost of school facilities per student	$	30,438.00			
Single family Student Generation Rate:		X			
Single family dwelling unit :		0.622		# of DU	Impacts
Total Impact of Development per single family DU		18,932.44	X	7	132,527.05
Multi-family Student Generation Rate:		X			
Multi-family dwelling unit :		0.250			
Total Impact of Development per multi-family DU		7,609.50	X	0	0.00
Single Family Attached Generaltion Rate		X			
Single Family Attached dwelling unit		0.396			
Total Impact of Development per SFA DU		12,053.45	X	0	0.00
Total Amount of Impact of Development					**$132,527.05**

II. Total Credits/Payments

						Cash to IUSD
				sq.ft.		
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	14,898	$60,336.90	$60,336.90
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	7	$49,413.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$22,777.15
Total Credits to IUSD (A+B+C+D+E)	**$132,527.05**
Total Cash to IUSD	**$60,336.90**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$132,527.05
Total Credits to IUSD (A+B+C+D+E)	$132,527.05
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified

ADDRESS: School Dist.

(if different than system)

AMOUNT: 60,336.90

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fee PH 29

Lots 297, 298, 299, 300, 301, 302, 303

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw

YES ☐

NO ☐

Requested By:

Approved By:

JOB # 110300000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐

Ok to mail: ☐

Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

Check#: 5271 Date: 04/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh29	110300000 Vertical - In	60 336 90			60 336 90

JUPITER VENTURES I, LP
32823 TEMECULA PKWY
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
Wellsfargo.com

5271

DATE 04/11/2017 $ AMOUNT *60,336.90

PAY: SIXTY THOUSAND THREE HUNDRED THIRTY-SIX AND 90/100 DOLLARS

TO THE ORDER
Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 29

AUTHORIZED SIGNATURE

⑈005271⑈ ⑆122000247⑆ 6580410316⑈

PITER VENTURES I, LP • TEMECULA CA 92592

5271

Check#: 5271 Date: 04/11/2017 Amount: 60,336.90 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh29	110300000 Vertical - In	60 336 90			60 336 90

RECEIPT DATE 4.12.17 **No.** 018148

RECEIVED FROM Jupiter Ventures $ 60,336.90

Sixty Thousand Three Hundred Thirty Six & 90/100 DOLLARS

○ FOR RENT
○ FOR 636, 634, 632, 630, 626, 624, 622 Las Lomas St

ACCOUNT		
PAYMENT		
BAL. DUE		

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

250-0000-00000-0000-8681-00-0000

FROM _____ TO _____

BY Sari Ponce

WELLS FARGO

Check Details

Check Number	5271
Date Posted	04/13/17
Check Amount	$60,336.90

JUPITER VENTURES I, LP
32620 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
Wellsfargo.com

16-34
1220

5271

DATE 04/11/2017

AMOUNT $ *60,336.90

PAY: SIXTY THOUSAND THREE HUNDRED THIRTY-SIX AND 90/100 DOLLARS

TO THE ORDER OF: Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 29

*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

PACIFIC WEST DEVELOPMENT - Purchase Order

Vista del Valle
32823 Temecula Parkway, Suite A
Temecula, CA 92592
PH: 951-240-5230 FAX: 951-240-5075

Date Issued:	04/11/2017
Date Revised:	04/11/2017
P.O. Number:	006683
Authorization:	Dan Dobron

Vendor: *Imperial Unified School District*

Imperial, CA 92251,

Phone:
Fax:
Contact:
Email:

Phase: 110300000 - Vertical - Indirect Costs
Address:
Imperial, CA 92251

Tract: VDV @

Trade/Code	Qty	Unit of M	Description Of Work	Contract Amt	Total Amt
Fees- schools *30.255*	1,566.00	SQF	*School Fees for Lot 304/620 Las Lomas Street*	$4.05	$6,342.30
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 305/616 Las Lomas Street*	$4.05	$10,384.20
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 306/614 Las Lomas Street*	$4.05	$9,472.95
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 307/612 Las Lomas Stret*	$4.05	$7,140.15
Fees- schools *30.255*	2,564.00	SQF	*School Fees for Lot 308/610 Las Loams Street*	$4.05	$10,384.20
Fees- schools *30.255*	1,763.00	SQF	*School Fees for Lot 587/2544 Vista Del Mar Lane*	$4.05	$7,140.15
Fees- schools *30.255*	2,052.00	SQF	*School Fees for Lot 588/2546 Vista Del Mar Lane*	$4.05	$8,310.60
Fees- schools *30.255*	2,339.00	SQF	*School Fees for Lot 589/2548 Vista Del Mar Lane*	$4.05	$9,472.95
			School Fees for Vista Del Valle PH 30		
				Total:	**$68,647.50**

The work listed in this purchase order shall be an amendment to any additional work amendment ("AWA"), scope of work, and/or payment schedules that have been previously issued and/or executed for this project. All terms, conditions, and items listed in the original contracts, AWA, scope of work, and payment schedule shall remain in full force and effect and shall apply to this purchase order work.

10% Retention shall be withheld when billing for this work. Retention shall be paid (30) days after work is completed in accordance with contract coordination documents in place for this project and in accordance wit hthe billing submittal timeframes.

PACIFIC WEST DEVELOPMENT Authorization Date Subcontractor Date

IMPERIAL COUNTY
SCHOOL DISTRICT CERTIFICATION OF COMPLIANCE
SCHOOL FACILITY FEES

art I — **To Be Completed by Department Issuing Building Permit**

Permitting Agency: City of Imperial

Contact Person: Orion Horcu Title: Building Inspector

Plan Check #: _____ Date: 12/15/16 Phone #: (760) 355-1014

Assessor Parcel No(s): _____

Project Owner's Name: Juniper Ventures - Vista Del Valle Phase 30

Project Address: 1630, 1716, 1814, 1812, 1810 Las Lomas St. 2544, 2546,

Project Description (include number of dwelling units and drawing(s) of covered and enclosed areas to be furnished to school district): New House 2543 Vista Del Marlin

Building Type (Circle One): (Residential) Commercial/Industrial

Square Feet of Covered or Enclosed Building Area for Project: 164,950 Square Footage
(On additions to existing building include only new construction square footage.)

$68,647.50
Rcpt.# 018149
Ck# 5272

Part II — **To Be Completed by School District(s)**

School district requirements for the above project have been satisfied pursuant to (circle one):

Gov. Code 53080 (~~AB2926~~) EC17620	Gov. Code 65970 (SB201)	Agreement Existing before 1/1/87	Not subject to fee requirement

A signature is required from each district of attendance affected by the construction of a building.

A. School District Elementary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

B. School District Secondary: Seal/Stamp

Name of District _____ Phone _____ Date _____

Signature _____ Title _____

C. School District Unified: Seal/Stamp

Imperial Unified School Dist — Name of District
760.355.3200 — Phone
4.12.17 — Date

Sari Ponce — Signature
Receptionist — Title

Notice: Pursuant to AB3081 (CHAP 549, STATS, 1996) this will serve to notify you that the 90-day approval period in which you may protest the fees of other payment identified above will begin to run from the date on which the building or installation permit for this project is issued or on which they are paid to the District(s) or to another public entity authorized to collect them on the District('s)(s') behalf, whichever is earlier.

White: Builder Canary: County/City Pink: Unified District/High School Goldenrod: Elementary District

Janet Redondo

9/04

EXHIBIT "B"

FORM OF FINANCIAL RESPONSIBILITY CALCULATION FOR CALENDAR YEAR 2015

Name: Vista Del Valle (Monterey Park) Pacific West Phase 30 — Date: 4/11/2017

Address: 610, 612, 614, 616, 620 Las Lomas Street, Imperial, CA 92251 — Type: Single Family

2544, 2546, 2548 Vista Del Mar Lane, Imperial, CA 92251

I. Total Impact of Development

Cost of school facilities per student	$ 30,438.00				
Single family Student Generation Rate:	X				
Single family dwelling unit :	0.622		# of DU		Impacts
Total Impact of Development per single family DU	18,932.44	X	8		151,459.49
Multi-family Student Generation Rate:	X				
Multi-family dwelling unit :	0.250				
Total Impact of Development per multi-family DU	7,609.50	X	0		0.00
Single Family Attached Generaltion Rate	X				
Single Family Attached dwelling unit	0.396				
Total Impact of Development per SFA DU	12,053.45	X	0		0.00
Total Amount of Impact of Development					**$151,459.49**

II. Total Credits/Payments

				sq.ft.		Cash to IUSD
A. Amount of School Fees Paid (at level 2 fees)	$	4.05	X	16,950	$68,647.50	$68,647.50
B. Amount of State Funding* received				DU		
State Grant per Single-Family Unit	$	7,059.00	X	8	$56,472.00	
State Grant per Multi-Family Unit	$	3,012.00	X	0	$0.00	
State Grant per Single Family Attached Unit	$	4,486.00	X	0	$0.00	
C. Amount of CFD Funding** available					$0.00	

City Manager signature verifying CFD Amount — *Date*

D. Value of any land dedicated to District	$0.00
E. Amount Not Paid to District for (Gap and Alternate Funding)	$26,339.99
Total Credits to IUSD (A+B+C+D+E)	**$151,459.49**
Total Cash to IUSD	**$68,647.50**

III. Summary of Net Financial Responsibility

Total Amount of Impact of Development	$151,459.49
Total Credits to IUSD (A+B+C+D+E)	$151,459.49
Difference (should equal $-0-)	$0.00

In order for the developer to demonstrate that it has taken Financial Responsibility for the impacts of its proposed development on the District, the sum of the Total Impact of Development (based on # of proposed dwelling units) minus the Total Credits must equal zero.

IV. Authorization Signatures

IUSD Superintendent (or Designee) Authorization Signature — *Date*

* This is the amount of State Funding which the District will be eligible to receive as a result of the development.

** This is the amount of CFD bond proceeds which the District is authorized to receive for the development.

Updated 3/15/12 for Level II Fees and Student Yields
Updated 3/15/13 for Level II Fees and Student Yields
Updated 3/14/14 for Level II Fees, Student Yields, State Grant and Cost of Contruction
Updated 4/16/15 for Level II Fees and Student Yields

CHECK REQUEST

PAYABLE TO: Imperial Unified School Dist.

ADDRESS: (if different than system)

AMOUNT: 68,647.50

REQUEST DATE: ASAP

DATE NEEDED: ASAP

CHARGEABLE TO (ENTITY AND PROJECT): Jupiter Ventures I, LP

EXPLANATION OF EXPENDITURE: School Fees PH 30
Lots 304, 305, 306, 307, 308, 587, 588, 589

* When available please attach a purchase order or invoice

Will be reimbursed in a loan draw
YES ☐
NO ☐

Requested By:

Approved By:

JOB # 110300000

COST CODE or GL #: 30-255

Return Check To Requestor: ☐
Ok to mail: ☐
Send Overnight Mail: ☐

SPECIAL INSTRUCTIONS:

JUPITER VENTURES I, LP • TEMECULA, CA 92592

5272

Check#: 5272 Date: 04/11/2017 Vendor#: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh30	110300000 Vertical - In	68,647.50			68,647.50

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A
California
wellsfargo.com

5272

DATE 04/11/2017 AMOUNT $ *68,647.50

PAY: SIXTY-EIGHT THOUSAND SIX HUNDRED FORTY-SEVEN AND 50/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 30

AUTHORIZED SIGNATURE

⑈005272⑈ ⑆122000247⑆ 6580410316⑈

JUPITER VENTURES I, LP • TEMECULA, CA 92592

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Check#: 5272 Date: 04/11/2017 Amount: 68,647.50 Vendor: 1923 Imperial Unified School District

Invoice#	Job/Description	Balance	Retain	Discount	This Check
IUSDPh30	110300000 Vertical - In	68,647.50			68,647.50

RECEIPT DATE 4.12.17 No. 018149

RECEIVED FROM Jupiter Ventures $68,647.50

Sixty Eight Thousand Six Hundred Fourty Seven & 50/100 DOLLARS

○ FOR RENT
○ FOR 620, 616, 614, 612, 610 Las Lomas St 2544, 2546, 2548 Vista Mar

250-0000-0-0000-0000-8481-00-0000

ACCOUNT	
PAYMENT	
BAL. DUE	

○ CASH
○ CHECK
○ MONEY ORDER
○ CREDIT CARD

FROM _____ TO _____

BY Sari Pouce

WELLS FARGO

Check Details

Check Number	5272
Date Posted	04/13/17
Check Amount	$68,647.50

JUPITER VENTURES I, LP
32823 TEMECULA PKWY.
TEMECULA, CA 92592

Wells Fargo Bank, N.A.
California
wellsfargo.com

15-76
1220

5272

DATE 04/11/2017

AMOUNT $ *68,647.50

PAY: SIXTY-EIGHT THOUSAND SIX HUNDRED FORTY-SEVEN AND 50/100 DOLLARS

TO THE ORDER OF:
Imperial Unified School District
219 North E Street
Imperial CA 92251

Ph 30

Security Features on this check are Denver Receipted
Panel: Watermark Signature Line Colored
Breakpoints on the front and Original Document
Security Screen on the back.

*Note

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Equal Housing Lender