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**INDUSTRY PUBLIC UTILITIES  
COMMISSION  
REGULAR MEETING  
AGENDA**

PRESIDENT CORY C. MOSS  
COMMISSIONER MICHAEL GREUBEL  
COMMISSIONER STEVE MARCUCCI  
COMMISSIONER MARK D. RADECKI  
COMMISSIONER NEWELL W. RUGGLES

**AUGUST 14, 2025 AT 8:30 AM**

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**LOCATION:** City Council Chambers, 15651 Mayor Dave Way  
City of Industry, California

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**ADDRESSING THE COMMISSION:**

**Agenda Items:** Members of the public may address the Commission on any matter listed on the Agenda. Anyone wishing to speak to the Commission is asked to complete a Speaker's Card which can be found at the back of the room and at each podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called and prior to the individual being heard by the Commission.

**Public Comments (Non-Agenda Items):** Anyone wishing to address the Commission on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a one-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the Commission from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the Commission is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the City Clerk prior to the Agenda item being called by the City Clerk and prior to the individual being heard by the Commission.

At the time of publication, no Commissioner intends to take part in the meeting remotely under the provisions of AB 2449. Should that change between the time of publication and the start of the meeting, a live webcasting of the meeting will be accessible via the link, meeting ID, and meeting passcode listed below. Whenever possible, an announcement will be made at the start of the meeting via the live webcast to confirm whether or not a Councilmember will join remotely. If they will not be joining remotely, then the live webcast will terminate after the announcement.

[www.microsoft.com/microsoft-teams/join-a-meeting](http://www.microsoft.com/microsoft-teams/join-a-meeting)

Meeting ID: 265 223 352 585 6

Meeting Passcode: R67db9uG

**Or call in (audio only)**

+1 657-204-3264,

Phone Conference ID: 870 678 184# #

**AMERICANS WITH DISABILITIES ACT:**

In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.

**AGENDAS AND OTHER WRITINGS:**

In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 Mayor Dave Way, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Thursday 8:00 a.m. to 5:00 p.m., Fridays 8:00 a.m. to 4:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.

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1. Call to Order
  2. Flag Salute
  3. AB 2449 Vote on Emergency Circumstances (if necessary)
  4. Roll Call
  5. Presentations
  6. **CONSENT CALENDAR**
    - 6.1. Consideration of the Register of Demands for July 24, 2025  
*RECOMMENDED ACTION: Ratify the Register of Demands of July 24, 2025.*
    - 6.2. Consideration of the Register of Demands for August 14, 2025.  
*RECOMMENDED ACTION: Approve the Register of Demands and authorize the appropriate Agency Officials to pay the bills.*
    - 6.3. Industry Public Utilities Water Operations Quarterly Report (Apr-June 2025)  
*RECOMMENDED ACTION: RECOMMENDED ACTION: Receive and file the report*
    - 6.4. Consideration of Amendment No. 4 to the Professional Services Agreement with Paragon Partners Consultants, Inc. for right of way services, extending the term through August 13, 2027 (CIP-WU-P-19-058-B)  
*RECOMMENDED ACTION: Approve the Amendment*
  7. **ACTION ITEMS-NONE**
  8. **PUBLIC HEARINGS-NONE**
  9. **CLOSED SESSION**
  10. **PUBLIC UTILITIES DIRECTOR COMMENTS**
  11. **AB 1234 REPORTS**
  12. **COMMISSIONER COMMUNICATIONS**
  13. **PUBLIC COMMENTS**

14. Adjournment. The next regular Industry Public Utilities Commission Meeting is Thursday, September 11, 2025, at 8:30 AM.

ITEM NO. 6.1

**INDUSTRY PUBLIC UTILITIES COMMISSION**

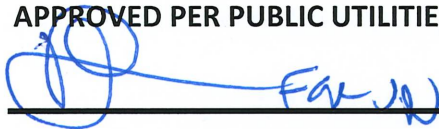
**AUTHORIZATION FOR PAYMENT OF BILLS**

Board Meeting July 24, 2025

<u>FUND</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
122	IPU-ELECTRIC CAPITAL IMPROVEMENT	1,925.00
161	IPUC ELECTRIC FUND	196,670.82
TOTAL ALL FUNDS		198,595.82

<u>BANK</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
IPUCELEC.WF	IPUC ELECTRIC WELLS FARGO CKING	137,779.20
IPUCEEP.WF	IPUC EEP WELLS FARGO CHK	60,816.62
TOTAL ALL BANKS		198,595.82

APPROVED PER PUBLIC UTILITIES DIRECTOR

  
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DATE

  
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**Industry Public Utilities Commission  
Wells Fargo Electric - Wire Transfers  
July 24, 2025**

Check	Date	Payee Name	Check Amount
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**IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK**

<b>WT175</b>	07/10/2025		<b>INDUSTRY PUBLIC UTILITIES COMMIS</b>	<b>\$14,956.00</b>
	Invoice	Date	Description	Amount
	07/10/2025	07/10/2025	TRANSFER PUBLIC BENEFIT CHARGES FOR JUNE 202	\$14,956.00

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Checks	Status	Count	Transaction Amount
	Total	1	<b>\$14,956.00</b>

**Industry Public Utilities Commission  
Wells Fargo - Energy Efficiency Program  
July 24, 2025**

Check	Date	Payee Name	Check Amount
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IPUCEEP.WF.CHK - IPUC EEP WELLS FARGO CK

500018	07/24/2025		AM WIND REPOWER LLC	\$60,816.62
	Invoice	Date	Description	Amount
	IA2025000029	07/07/2025	POWER PURCHASE-JUNE 2025	\$60,816.62

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Checks	Status	Count	Transaction Amount
	Total	1	\$60,816.62

**Industry Public Utilities Commission  
Wells Fargo - Electric  
July 24, 2025**

Check	Date				Payee Name	Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>						
11781	07/09/2025				FRONTIER	\$156.96
	Invoice	Date	Description	Amount		
	2026-00000003	07/22/2025	6/22-7/21/25 SVC-21733 BAKER PKWY BLDG 21	\$76.46		
	2026-00000004	07/22/2025	6/22-7/21/25 SVC-21858 VALLEY BLVD	\$80.50		
11782	07/09/2025				SOUTHERN CALIFORNIA EDISON	\$258.23
	Invoice	Date	Description	Amount		
	7501832763	06/26/2025	2/1-2/28/25 SVC-RELIABILITY CHARGES WDAT'S	\$258.23		
11783	07/16/2025				FRONTIER	\$2,959.94
	Invoice	Date	Description	Amount		
	2025-00002131	06/28/2025	6/28-7/27/25 SVC-179 S GRAND AVE	\$58.62		
	2025-00002132	06/28/2025	6/28-7/27/25 SVC-21700 BAKER PKWY BLDG 23	\$76.46		
	2025-00002133	06/28/2025	6/28-7/27/25 SVC-21912 GARCIA LN	\$114.85		
	2026-00000015	07/01/2025	7/1-7/31/25 SVC-21650 VALLEY BLVD	\$76.38		
	2026-00000016	07/01/2025	7/1-7/31/25 SVC-21700 VALLEY BLVD	\$80.42		
	2026-00000017	07/01/2025	7/1-7/31/25 SVC-VARIOUS SITES	\$2,361.90		
	2025-00002134	06/25/2025	6/25-7/24/25 SVC-21760 GARCIA LN	\$114.85		
	2025-00002135	06/25/2025	6/25-7/24/25 SVC-21535 BAKER PKWY BLDG 20	\$76.46		
11784	07/16/2025				SOUTHERN CALIFORNIA EDISON	\$16,202.37
	Invoice	Date	Description	Amount		
	2026-00000018	07/01/2025	6/1-6/30/25 SVC-208 S WADDINGHAM	\$2,975.37		
	2026-00000019	07/01/2025	6/1-6/30/25 SVC-208 S WADDINGHAM	\$12,980.91		
	2026-00000043	07/01/2025	6/1-6/30/25 SVC-VARIOUS SITES	\$246.09		
11785	07/24/2025				ASTRUM UTILITY SERVICES, LLC	\$17,680.00

**Industry Public Utilities Commission  
Wells Fargo - Electric  
July 24, 2025**

Check	Date		Payee Name	Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>				
	Invoice	Date	Description	Amount
	062501	06/30/2025	CONSULTING SVC FOR IPUC-JUNE 2025	\$17,680.00
<b>11786</b>	07/24/2025		<b>BRAUN BLAISING &amp; WYNNE, P.C.</b>	<b>\$1,993.00</b>
	Invoice	Date	Description	Amount
	22691	07/01/2025	LEGAL SVC-IPUC	\$1,993.00
<b>11787</b>	07/24/2025		<b>CALIF MUNICIPAL UTILITIES ASSOCIA</b>	<b>\$6,333.00</b>
	Invoice	Date	Description	Amount
	26-055	07/04/2025	ELECTRICAL UTILITY MEMBERSHIP FY 25/26	\$6,333.00
<b>11788</b>	07/24/2025		<b>CNC ENGINEERING</b>	<b>\$16,822.50</b>
	Invoice	Date	Description	Amount
	512937	07/10/2025	IPUC ELECTRICAL CAPITAL IMPROVEMENTS AT THE II	\$1,970.00
	512938	07/10/2025	IPUC ELECTRICAL CAPITAL IMPROVEMENTS AT THE II	\$2,205.00
	512939	07/10/2025	CITY ELECTRICAL FACILITIES	\$11,762.50
	512940	07/10/2025	AUTOMATIC METER READING	\$385.00
	512941	07/10/2025	WDAT RELOCATION AT PACIFIC PALMS HOTEL & LINE	\$500.00
<b>11789</b>	07/24/2025		<b>COUNTY OF LA - DEPT OF AGRICULTU</b>	<b>\$158.55</b>
	Invoice	Date	Description	Amount
	251773	07/17/2025	PEST CONTROL-WADDINGHAM POWER PLANT	\$158.55
<b>11790</b>	07/24/2025		<b>ELECTRICAL POWER SYSTEMS, INC.</b>	<b>\$1,040.00</b>
	Invoice	Date	Description	Amount
	11790	07/07/2025	CONSULTANT SVC-PUENTE HILLS MALL DEVELOPEM	\$1,040.00

**Industry Public Utilities Commission  
Wells Fargo - Electric  
July 24, 2025**

Check	Date			Payee Name	Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>					
11791	07/24/2025			ENCO UTILITY SERVICES	\$13,483.50
	Invoice	Date	Description	Amount	
	INV72132	07/03/2025	CUSTOMER ACCT SVC-JUNE 2025	\$13,483.50	
11792	07/24/2025			PACIFIC UTILITY INSTALLATION	\$45,653.00
	Invoice	Date	Description	Amount	
	32756	06/30/2025	UTILITY OPERATIONS & SVC'S	\$21,318.00	
	32915	06/30/2025	UTILITY OPERATIONS & SVC'S	\$6,620.00	
	32914	06/30/2025	UTILITY OPERATIONS & SVC'S	\$5,115.00	
	32743	06/30/2025	UTILITY OPERATIONS & SVC'S	\$4,200.00	
	32745	06/30/2025	UTILITY OPERATIONS & SVC'S	\$4,200.00	
	32744	06/30/2025	UTILITY OPERATIONS & SVC'S	\$4,200.00	
11793	07/24/2025			UNDERGROUND SERVICE ALERT OF S	\$82.15
	Invoice	Date	Description	Amount	
	620250182	07/01/2025	DIG ALERTS	\$82.15	

Checks	Status	Count	Transaction Amount
	Total	13	\$122,823.20

ITEM NO. 6.2

**INDUSTRY PUBLIC UTILITIES COMMISSION**


**AUTHORIZATION FOR PAYMENT OF BILLS**

Board Meeting August 14, 2025

<u>FUND</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
122	IPU-ELECTRIC CAPITAL IMPROVEMENT	20,401.25
560	IPU-WATER CAPITAL IMPROVEMENT	475,845.66
161	IPUC ELECTRIC FUND	698,639.19
123	IPUC WATER CIP	5,025.00
TOTAL ALL FUNDS		1,199,911.10

<u>BANK</u>	<u>DESCRIPTION</u>	<u>DISBURSEMENTS</u>
IPUCELEC.WF	IPUC ELECTRIC WELLS FARGO CKING	719,040.44
IPUC.CHK	IPUC WATER BOFA CKING	480,870.66
TOTAL ALL BANKS		1,199,911.10

APPROVED PER PUBLIC UTILITIES DIRECTOR



DATE



**Industry Public Utilities Commission  
Wells Fargo Electric - Wire Transfers  
August 14, 2025**

Check	Date	Payee Name		Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>				
WT176	07/17/2025	CALIFORNIA DEPT OF TAX AND FEE A		\$3,266.00
	Invoice	Date	Description	Amount
	JUL-17-2025	07/17/2025	ENERGY SURCHARGE TAX-APR-JUN 2025	\$3,266.00

Checks	Status	Count	Transaction Amount
	Total	1	\$3,266.00

**Industry Public Utilities Commission  
Bank of America - Water  
August 14, 2025**

Check	Date		Payee Name	Check Amount
<b>IPUC.CHK - IPUC Water BofA Checking</b>				
40838	07/09/2025		SOCALGAS	\$14.94
	Invoice	Date	Description	Amount
	2025-00002130	06/27/2025	5/27-6/25/25 SVC-13851 LOMITAS AVE	\$14.94
40839	07/16/2025		SOUTHERN CALIFORNIA EDISON	\$20,312.62
	Invoice	Date	Description	Amount
	2026-00000044	07/03/2025	5/30-6/29/25 SVC-1991 WORKMANMILL RD U	\$20,312.62
40840	07/16/2025		VALLEY VISTA SERVICES, INC	\$265.14
	Invoice	Date	Description	Amount
	2421612	06/30/2025	IPU WATER-14063 PROCTOR AVE	\$265.14
40841	07/16/2025		L A COUNTY REGISTRAR-RECORDER/	\$75.00
	Invoice	Date	Description	Amount
	IPU-0014	07/15/2025	NOTICE OF EXEMPTION FILING	\$75.00
40842	08/06/2025		SOCALGAS	\$15.46
	Invoice	Date	Description	Amount
	2026-00000185	07/29/2025	6/25-7/25/25 SVC-13851 LOMITAS AVE	\$15.46
40843	08/14/2025		CITY OF INDUSTRY	\$453,000.00
	Invoice	Date	Description	Amount
	7/23/25	07/23/2025	IPUC WATER STAFF SALARY REIMBURSEMENT TO CI	\$453,000.00
40844	08/14/2025		CNC ENGINEERING	\$5,687.50
	Invoice	Date	Description	Amount
	512942	07/10/2025	TURNBULL CANYON ROAD AND SALT LAKE AVE.WATE	\$1,902.50

**Industry Public Utilities Commission  
Bank of America - Water  
August 14, 2025**

Check	Date	Payee Name	Check Amount
<b>IPUC.CHK - IPUC Water BofA Checking</b>			
513068	07/31/2025	CIWS MANAGEMENT AND OPERATION - PUENTE BASI	\$737.50
513069	07/31/2025	TURNBULL CANYON ROAD AND SALT LAKE AVE.WATE	\$3,047.50
<b>40845</b>	<b>08/14/2025</b>	<b>INDUSTRY PUBLIC UTILITIES COMMIS</b>	<b>\$1,500.00</b>
Invoice	Date	Description	Amount
JUL-25	07/29/2025	REPLENISH PAYROLL ACCT FOR JULY 2025	\$1,500.00

Checks	Status	Count	Transaction Amount
	Total	8	\$480,870.66

**Industry Public Utilities Commission  
Wells Fargo - Electric  
August 14, 2025**

Check	Date			Payee Name	Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>					
<b>11794</b>	07/23/2025			<b>FRONTIER</b>	<b>\$230.85</b>
	Invoice	Date	Description	Amount	
	2026-00000084	07/07/2025	7/7-8/6/25 SVC-408 BREA CYN RD	\$35.78	
	2026-00000085	07/04/2025	7/4-8/3/25 SVC-21858 GARCIA LN	\$114.65	
	2026-00000086	07/04/2025	7/4-8/3/25 SVC-21620 VALLEY BLVD	\$80.42	
<b>11795</b>	07/30/2025			<b>CALPINE ENERGY SOLUTIONS, LLC</b>	<b>\$180,844.71</b>
	Invoice	Date	Description	Amount	
	252030021896265	07/22/2025	WHOLESALE USE-JUNE 2025	\$180,844.71	
<b>11796</b>	07/30/2025			<b>FRONTIER</b>	<b>\$1,498.18</b>
	Invoice	Date	Description	Amount	
	2026-00000148	07/10/2025	7/10-8/9/25 SVC-21808 GARCIA LN	\$114.65	
	2026-00000149	07/10/2025	7/10-8/9/25 SVC-21640 VALLEY BLVD	\$76.38	
	2026-00000150	07/10/2025	7/10-8/9/25 SVC-21508 BAKER PKWY BLDG 22	\$76.38	
	2026-00000151	07/10/2025	7/10-8/9/25 SVC-747 S ANAHEIM PUENTE RD	\$340.77	
	2026-00000152	07/09/2025	7/9-8/8/25 SVC-208 WADDINGHAM WAY	\$890.00	
<b>11797</b>	07/30/2025			<b>SOUTHERN CALIFORNIA EDISON</b>	<b>\$11,154.88</b>
	Invoice	Date	Description	Amount	
	7501884235	07/16/2025	6/1-6/30/25 SVC-745 ANAHEIM-PUENTE RD	\$1,027.46	
	7501884242	07/16/2025	6/1-6/30/25 SVC-208 S WADDINGHAM WAY	\$8,266.71	
	7501884241	07/16/2025	6/1-6/30/25 SVC-133 N AZUSA AVE	\$1,860.71	
<b>11798</b>	08/06/2025			<b>FRONTIER</b>	<b>\$416.30</b>
	Invoice	Date	Description	Amount	
	2026-00000197	07/22/2025	7/22-8/21/25 SVC-21858 VALLEY BLVD	\$80.42	

**Industry Public Utilities Commission  
Wells Fargo - Electric  
August 14, 2025**

Check	Date		Payee Name	Check Amount
<b>IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK</b>				
	2026-00000198	07/19/2025	7/19-8/18/25 SVC-21415 BAKER PKWY	\$76.38
	2026-00000199	07/22/2025	7/22-8/21/25 SVC-21733 BAKER PKWY BLDG 21	\$76.38
	2026-00000200	07/19/2025	7/19-8/18/25 SVC-21438 BAKER PKWY BLDG 25	\$76.38
	2026-00000201	07/19/2025	7/19-8/18/25 SVC-21660 VALLEY BLVD	\$106.74
<b>11799</b>	08/14/2025		<b>BRAUN BLAISING &amp; WYNNE, P.C.</b>	<b>\$441.00</b>
	Invoice	Date	Description	Amount
	22749	07/25/2025	LEGAL SVC - IPUC	\$441.00
<b>11800</b>	08/14/2025		<b>CITY OF INDUSTRY</b>	<b>\$453,000.00</b>
	Invoice	Date	Description	Amount
	7/23/2025	07/23/2025	IPUC ELECTRIC STAFF SALARY REIMBURSEMENT TO	\$453,000.00
<b>11801</b>	08/14/2025		<b>CNC ENGINEERING</b>	<b>\$64,573.75</b>
	Invoice	Date	Description	Amount
	513062	07/31/2025	CITY ELECTRICAL FACILITIES	\$41,580.00
	513063	07/31/2025	IPUC ELECTRICAL CAPITAL IMPROVEMENTS AT THE II	\$2,592.50
	513064	07/31/2025	AUTOMATIC METER READING	\$1,200.00
	513065	07/31/2025	WDAT INSTALLATION AT PUENTE HILLS MALL	\$5,501.25
	513066	07/31/2025	WDAT RELOCATION AT PACIFIC PALMS HOTEL & LINE	\$13,060.00
	513067	07/31/2025	REMOTE MONITORING OF WADDINGHAM SUBSTATIO	\$640.00
<b>11802</b>	08/14/2025		<b>COUNTY OF LA - DEPT OF AGRICULTL</b>	<b>\$158.55</b>
	Invoice	Date	Description	Amount
	251957	07/09/2025	PEST CONTROL - WADDINGHAM POWER PLANT	\$158.55
<b>11803</b>	08/14/2025		<b>POWER ENGINEERS INCORPORATED</b>	<b>\$3,456.22</b>

**Industry Public Utilities Commission  
Wells Fargo - Electric  
August 14, 2025**

Check	Date	Payee Name	Check Amount
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**IPUCELEC.WF.CHK - IPUC Electric Wells Fargo CHK**

Invoice	Date	Description	Amount
ARIV1207211	07/15/2025	REMOTE MONITORING-WADDINGHAM SUBSTN	\$3,456.22

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Checks	Status	Count	Transaction Amount
	Total	10	\$715,774.44

ITEM NO. 6.3

# Memo



**Date:** August 14, 2025  
**To:** Industry Public Utilities Commission  
**Cc:** La Puente Valley County Water District, Board of Directors  
**From:** Roy Frausto, General Manager  
**Subject:** Industry Public Utilities Water Operations Quarterly Report (Apr – June 2025)

In accordance with the City of Industry Waterworks System (the “CIWS”) Operation and Management Agreement between the City of Industry (the “City”) and the La Puente Valley County Water District (the “District”), the District is providing the CIWS Quarterly Report for the 4<sup>th</sup> quarter of the 2024-25 fiscal year (FY). The report represents fiscal year-to-date information along with the status of various items listed under the appropriate heading.

## ***Financial/Administrative***

- 2024-25 Fiscal Year Budget – A draft report of Revenue and Expenses as of June 30, 2025, is enclosed for your review as **Attachment 1**.
- Fund Disbursements – For your reference, a list of disbursements from the IPU Water Operations Fund for the past quarter (by month) has been provided as **Attachment 2**.
- Accessory Dwelling Unit (ADU) Policy – District Staff is working with City Staff to finalize the adoption of the ADU policy regarding capacity fees.
- Automated Metering Infrastructure (AMI) Conversion Grant Application – LPVCWD and City staff re-applied for an AMI grant to convert remaining AMR meters to AMI.
- PVOU-IZ – District staff is working with the EPA, SWRCB and other stakeholders to attain an amended drinking water permit for the use of treated water from PVOU-IZ treatment facility as a potable source for LPVCWD, IPU Waterworks and Suburban Water Systems customers.
- Water Rates – The last scheduled rate increase (as part of the rate study adopted in 2021) was implemented in July of 2025. After reviewing CIWS’s financial position and financial O&M projections, CIWS can defer in conducting a rate study for FY 25-26.
- Cross Connection Control Plan – The CIWS submitted its updated cross connection control plan to the SWRCB-DDW on June 24, 2025. The plan is currently under DDW’s review.

## ***Distribution, Supply, and Production***

- Summary of Activities – A summary report of CIWS field activities for the 4<sup>th</sup> quarter of FY 2024-25 is provided as **Attachment 3**.
- City of Industry Well No. 5 Operations – Well No. 5 operated for most of the 4<sup>th</sup> quarter without issue. The latest static water level, pumping water level, and pumping rate for Well No. 5 are shown in the table below.

Well	Pump Setting (below surface)	Static Water Level	Pumping Water Level	Drawdown	Current GPM Pumping Rate
COI 5	189'	64'	162'	99'	1221

- Production Summary – The production consumption for the 4<sup>th</sup> quarter of the FY 2024-25 was 258 AF. The 2024-25 FY production report and graph are provided in **Attachment 4**.
- 2024-25 Water Conservation – A summary of water system usage for the FY 2024-25 as compared to the calendar year 2024 is shown below.

Month	2024	2025	Difference (%)
April	80.7	98.1	21.52% Increase
May	100.3	106.9	6.58% Increase
June	109.7	111.6	1.73% Increase
<b>Totals</b>	<b>290.7</b>	<b>316.6</b>	<b>8.91% Increase</b>

- CIWS and LPVCWD Water Exchange – In accordance with the Water Exchange and Supply Agreement between LPVCWD and the CIWS, the District is providing the water exchange summary as of June 30, 2025, as **Attachment 5**.
- MSGB Groundwater Levels – On July 18, 2025, the Baldwin Park key well level was 248.3 feet asl. Watermaster’s latest report on hydrologic conditions is enclosed as **Attachment 6**.

**Water Quality / Compliance**

- Distribution System Monitoring – District Staff has collected all required water quality samples from the distribution system for the 4<sup>th</sup> quarter of FY 2024-25; approximately 85 samples were collected. All results met State and Federal drinking water quality regulations.
- Source Monitoring – All water quality samples were collected from Well No. 5, as required. The table below summarizes Well No. 5’s current water quality for constituents of concern.

Month Sampled	1,1 DCE	TCE	PCE	All Other	Perchlorate	1,4-Dioxane	NDMA	Nitrate
	MCL= 6 ppb	MCL= 5 ppb	MCL= 5 ppb	VOCs	MCL= 6 ppb	NL= 1 ppb	NL= 10 ppt	MCL= 10 ppm
Jun-25	2.2	3.5	9.9	ND	2.0	0.41	ND	6.5



## **Capital / Special Projects**

- Salt Lake Waterline – LPVCWD provided CNC the final design plans (Phase 1A, 1B and 1C) developed by Civiltec Engineering, Inc. of a 6-inch waterline and an interconnect between the CIWS to LPVCWD to provide water to the Salt Lake service area. The project will consist of the installation of approximately 1,300 linear feet of new 6-inch ductile iron pipe from the intersection of Don Julian Road and Turnbull Canyon Road, southward on Turnbull Canyon Road. Phase 1A and 1C is expected to begin late August or early September.
- Well No. 5 Pump Control Repairs Update (Between Tesco and Hunter Electric) - The Well is running and supplying water to SGVWC's B-5 facility in Hand operation at the request of SGVWC. All electrical repairs have been completed. To return the control of the well to Auto, control issues found in the Tesco panel need to be addressed. Currently, Tesco has completed the repairs to the PLC and panel at their facility and is in the process of troubleshooting continuous voltage in the communications lines, along with Hunter Electric.
- Siesta Ave. Waterline Improvement – The 2017 CIWS Water Master Plan recommended improvements to the waterline on Siesta Ave. The project consists of constructing approximately 650 feet of 6-inch Ductile Iron Pipe on Siesta Ave. to increase fire flow and reliability to the surrounding area. District staff will be working with CNC to being the planning and design phase of this project.
- Destruction of Well No. 2 – The SWRCB's DDW indicated in their 2024 Sanitary Survey that CIWS's Well No. 2 must be destroyed. As a result, staff procured Tri-County Pump to remove the well head and video survey the well casing to determine depth destruction requirements. Tri County will be providing a proposal in August to destroy the well in accordance with County and State requirements.
- 4th Avenue and Trailside Drive – The 2017 CIWS Water Master Plan recommended improvements to waterlines in 4th Avenue and Trailside Drive. District staff continue to work with CNC Engineering to prepare for the start of the construction of the new pipeline.
- Proctor Yard Building Replacement – Engineering staff completed field surveying and a geotechnical report at the project site in support of the new building design and site improvements at the Proctor Yard facility. The preliminary design drawings are being by CNC.
- Lomitas Generator – The contractor completed the necessary improvements to generator enclosure and the new generator has been mobilized. Startup, commissioning and training is currently being scheduled.
- Pencin Drive Pump Station – District Staff is working with City Staff to coordinate the effort to remove the existing Pump Station.

## **Personnel**

- As of June 30, 2025, the District has 9 full-time field employees, 2 field intern, 8 full-time and 1 part-time office/administrative employee. A summary of the hourly rates for the 6.5 positions (in accordance with the 2024 agreement) as of June 30, 2025, is enclosed as **Attachment 7**.

## **Attachments**

1. Statement of Revenue and Expenses for the 4<sup>th</sup> Quarter of 2024-25.
2. Fund Disbursement List for 4<sup>th</sup> Quarter of 2024-25.
3. Summary of Field Activities for 4<sup>th</sup> Quarter of 2024-25.
4. Production Summary for 4<sup>th</sup> Quarter of 2024-25.
5. CIWS – LPVCWD Water Exchange and Delivery Summary for 4<sup>th</sup> Quarter of 2024-25.
6. Main San Gabriel Basin Hydrologic Report.
7. Summary of Hourly Rates for District Staff as of June 30, 2025.



# Attachment 1

## INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

### Budget v. Actual Summary For the Period Ending April 30, 2025 (Unaudited)

		FISCAL			
	April 2025	YTD 2024/25	BUDGET 2024/25	83% OF BUDGET	YEAR END 2023/24
<b>REVENUE</b>					
Operational Revenue	\$ 170,116	\$ 2,395,839	\$ 2,701,000	89%	\$ 2,553,674
Non-Operational Revenue	-	47,330	94,400	50%	87,155
<b>TOTAL REVENUES</b>	<b>170,116</b>	<b>2,443,169</b>	<b>2,795,400</b>	<b>87%</b>	<b>2,640,829</b>
<b>EXPENSE</b>					
Salaries & Benefits	103,890	960,066	1,149,000	84%	826,138
Supply & Treatment	20,672	245,729	881,500	28%	798,539
Other Operating Expense	8,391	212,609	268,000	79%	255,851
General & Administrative	16,060	138,797	194,100	72%	321,261
System Improvements & Miscellaneous	-	29,677	124,000	24%	38,340
<b>TOTAL EXPENSE</b>	<b>149,014</b>	<b>1,586,878</b>	<b>2,616,600</b>	<b>61%</b>	<b>2,240,129</b>
<b>NET INCOME / (LOSS)</b>	<b>21,102</b>	<b>856,291</b>	<b>178,800</b>		<b>400,700</b>

# INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

## Statement of Revenue and Expenses

For the Period Ending April 30, 2025

(Unaudited)

	April 2025	FISCAL YTD 2024/25	BUDGET 2024/25	83% OF BUDGET	YEAR END 2023/24
Water Sales	\$ 83,750	\$ 1,433,949	\$ 1,643,344	87%	\$ 1,483,964
Service Charges	76,137	751,408	837,800	90%	832,021
Customer Charges	2,611	33,475	40,300	83%	42,444
Fire Service	7,618	164,450	179,600	92%	182,255
Developer Fees	-	10,513	-	N/A	7,313
Water Capacity Fee	-	-	-	N/A	5,678
Misc Income	-	2,044	-	N/A	-
<b>Total Operational Revenues</b>	<b>170,116</b>	<b>2,395,839</b>	<b>2,701,000</b>	<b>89%</b>	<b>2,553,674</b>
Contamination Reimbursement	-	47,330	94,400	50%	87,155
<b>Total Non-Operational Revenues</b>	<b>-</b>	<b>47,330</b>	<b>94,400</b>	<b>50%</b>	<b>87,155</b>
<b>TOTAL REVENUES</b>	<b>170,116</b>	<b>2,443,169</b>	<b>2,795,400</b>	<b>87%</b>	<b>2,640,829</b>
Administrative Salaries	33,774	328,141	370,000	89%	287,985
Field Salaries	33,203	302,037	334,000	90%	270,408
Employee Benefits	18,444	163,235	255,000	64%	137,260
Pension Plan	13,514	117,345	132,000	89%	85,486
Payroll Taxes	4,955	44,208	50,000	88%	38,332
Workers Compensation	-	5,100	8,000	64%	6,668
<b>Total Salaries &amp; Benefits</b>	<b>103,890</b>	<b>960,066</b>	<b>1,149,000</b>	<b>84%</b>	<b>826,138</b>
Purchased Water - Leased	-	-	302,900	0%	316,484
Cyclic Water Storage	-	-	-	N/A	-
Cyclic Water Capitalized	-	-	-	N/A	-
Cyclic Water Storage	-	-	-	N/A	-
Purchased Water - Other	1,771	16,820	20,000	84%	15,090
Power	18,901	221,439	240,000	92%	207,313
Assessments	-	6,618	286,600	2%	251,704
Treatment	-	-	7,000	0%	6,976
Well & Pump Maintenance	-	851	25,000	3%	972
<b>Total Supply &amp; Treatment</b>	<b>20,672</b>	<b>245,729</b>	<b>881,500</b>	<b>28%</b>	<b>798,539</b>
General Plant	632	4,728	45,000	11%	7,891
Transmission & Distribution	525	103,769	95,000	109%	123,876
Vehicles & Equipment	3,859	38,468	45,000	85%	49,827
Field Support & Other Expenses	2,640	31,136	45,000	69%	40,912

# INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

## Statement of Revenue and Expenses

For the Period Ending April 30, 2025

(Unaudited)

	April 2025	FISCAL YTD 2024/25	BUDGET 2024/25	83% OF BUDGET	YEAR END 2023/24
Regulatory Compliance	736	34,509	38,000	91%	33,345
<i>Total Other Operating Expenses</i>	<b>8,391</b>	<b>212,609</b>	<b>268,000</b>	<b>79%</b>	<b>255,851</b>
Management Fee	-	-	-	N/A	137,377
Office Expenses	3,246	27,452	35,000	78%	59,114
Insurance	-	26,526	26,600	100%	20,756
Professional Services	10,316	49,799	80,000	62%	64,504
Customer Accounts	2,440	30,738	34,000	90%	31,155
Public Outreach & Conservation	-	400	12,000	3%	5,255
Other Administrative Expenses	57	3,882	6,500	60%	3,100
<i>Total General &amp; Administrative</i>	<b>16,060</b>	<b>138,797</b>	<b>194,100</b>	<b>72%</b>	<b>321,261</b>
Fire Hydrant Repair/Replace	-	17,306	28,000	62%	3,226
Service Line Replacements	-	9,171	36,000	25%	24,055
Valve Replacements & Installations	-	3,200	35,000	9%	9,910
SCADA Improvements	-	-	25,000	0%	1,149
Groundwater Treatment Facility Feas. Study	-	-	-	N/A	-
Fence at the Plant	-	-	-	N/A	-
<i>Total Other &amp; System Improvements</i>	-	<b>29,677</b>	<b>124,000</b>	<b>24%</b>	<b>38,340</b>
<b>TOTAL EXPENSES</b>	<b>149,014</b>	<b>1,586,878</b>	<b>2,616,600</b>	<b>61%</b>	<b>2,240,129</b>
<b>NET INCOME / (LOSS)</b>	<b>21,102</b>	<b>856,291</b>	<b>178,800</b>		<b>400,700</b>

## INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

### Budget v. Actual Summary

For the Period Ending May 31, 2025

(Unaudited)

	May 2025	FISCAL YTD 2024/25	BUDGET 2024/25	92% OF BUDGET	YEAR END 2023/24
<b>REVENUE</b>					
Operational Revenue	\$ 299,982	\$ 2,695,821	\$ 2,701,000	100%	\$ 2,553,674
Non-Operational Revenue	-	47,330	94,400	50%	87,155
<b>TOTAL REVENUES</b>	<b>299,982</b>	<b>2,743,151</b>	<b>2,795,400</b>	<b>98%</b>	<b>2,640,829</b>
<b>EXPENSE</b>					
Salaries & Benefits	101,396	1,061,462	1,149,000	92%	826,138
Supply & Treatment	297,938	543,666	881,500	62%	798,539
Other Operating Expense	10,831	223,441	268,000	83%	255,851
General & Administrative	26,693	165,489	194,100	85%	321,261
System Improvements & Miscellaneous	2,996	32,673	124,000	26%	38,340
<b>TOTAL EXPENSE</b>	<b>439,853</b>	<b>2,026,731</b>	<b>2,616,600</b>	<b>77%</b>	<b>2,240,129</b>
<b>NET INCOME / (LOSS)</b>	<b>(139,871)</b>	<b>716,420</b>	<b>178,800</b>		<b>400,700</b>

# INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

## Statement of Revenue and Expenses

For the Period Ending May 31, 2025

(Unaudited)

		FISCAL			
	May	YTD	BUDGET	92% OF	YEAR END
	2025	2024/25	2024/25	BUDGET	2023/24
Water Sales	\$ 183,763	\$ 1,617,712	\$ 1,643,344	98%	\$ 1,483,964
Service Charges	85,992	837,400	837,800	100%	832,021
Customer Charges	3,293	36,768	40,300	91%	42,444
Fire Service	25,665	190,115	179,600	106%	182,255
Developer Fees	-	10,513	-	N/A	7,313
Water Capacity Fee	-	-	-	N/A	5,678
Misc Income	1,269	3,313	-	N/A	-
<i>Total Operational Revenues</i>	<b>299,982</b>	<b>2,695,821</b>	<b>2,701,000</b>	<b>100%</b>	<b>2,553,674</b>
Contamination Reimbursement	-	47,330	94,400	50%	87,155
<i>Total Non-Operational Revenues</i>	-	<b>47,330</b>	<b>94,400</b>	<b>50%</b>	<b>87,155</b>
<b>TOTAL REVENUES</b>	<b>299,982</b>	<b>2,743,151</b>	<b>2,795,400</b>	<b>98%</b>	<b>2,640,829</b>
Administrative Salaries	33,173	361,314	370,000	98%	287,985
Field Salaries	33,203	335,240	334,000	100%	270,408
Employee Benefits	17,054	180,289	255,000	71%	137,260
Pension Plan	13,054	130,399	132,000	99%	85,486
Payroll Taxes	4,912	49,120	50,000	98%	38,332
Workers Compensation	-	5,100	8,000	64%	6,668
<i>Total Salaries &amp; Benefits</i>	<b>101,396</b>	<b>1,061,462</b>	<b>1,149,000</b>	<b>92%</b>	<b>826,138</b>
Purchased Water - Leased	277,095	277,095	302,900	91%	316,484
Cyclic Water Storage	-	-	-	N/A	-
Cyclic Water Capitalized	-	-	-	N/A	-
Cyclic Water Storage	-	-	-	N/A	-
Purchased Water - Other	1,937	18,757	20,000	94%	15,090
Power	18,906	240,345	240,000	100%	207,313
Assessments	-	6,618	286,600	2%	251,704
Treatment	-	-	7,000	0%	6,976
Well & Pump Maintenance	-	851	25,000	3%	972
<i>Total Supply &amp; Treatment</i>	<b>297,938</b>	<b>543,666</b>	<b>881,500</b>	<b>62%</b>	<b>798,539</b>
General Plant	1,556	6,284	45,000	14%	7,891
Transmission & Distribution	2,180	105,949	95,000	112%	123,876
Vehicles & Equipment	3,872	42,339	45,000	94%	49,827
Field Support & Other Expenses	1,726	32,861	45,000	73%	40,912

## INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

### Statement of Revenue and Expenses

For the Period Ending May 31, 2025

(Unaudited)

	May 2025	FISCAL YTD 2024/25	BUDGET 2024/25	92% OF BUDGET	YEAR END 2023/24
Regulatory Compliance	1,497	36,006	38,000	95%	33,345
<i>Total Other Operating Expenses</i>	<b>10,831</b>	<b>223,441</b>	<b>268,000</b>	<b>83%</b>	<b>255,851</b>
Management Fee	-	-	-	N/A	137,377
Office Expenses	2,763	30,215	35,000	86%	59,114
Insurance	-	26,526	26,600	100%	20,756
Professional Services	21,475	71,274	80,000	89%	64,504
Customer Accounts	2,340	33,078	34,000	97%	31,155
Public Outreach & Conservation	60	460	12,000	4%	5,255
Other Administrative Expenses	55	3,936	6,500	61%	3,100
<i>Total General &amp; Administrative</i>	<b>26,693</b>	<b>165,489</b>	<b>194,100</b>	<b>85%</b>	<b>321,261</b>
Fire Hydrant Repair/Replace	-	17,306	28,000	62%	3,226
Service Line Replacements	-	9,171	36,000	25%	24,055
Valve Replacements & Installations	2,996	6,196	35,000	18%	9,910
SCADA Improvements	-	-	25,000	0%	1,149
Groundwater Treatment Facility Feas. Study	-	-	-	N/A	-
Fence at the Plant	-	-	-	N/A	-
<i>Total Other &amp; System Improvements</i>	<b>2,996</b>	<b>32,673</b>	<b>124,000</b>	<b>26%</b>	<b>38,340</b>
<b>TOTAL EXPENSES</b>	<b>439,853</b>	<b>2,026,731</b>	<b>2,616,600</b>	<b>77%</b>	<b>2,240,129</b>
<b>NET INCOME / (LOSS)</b>	<b>(139,871)</b>	<b>716,420</b>	<b>178,800</b>		<b>400,700</b>

**INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS**

**Budget v. Actual Summary**

For the Period Ending June 30, 2025

(Unaudited)

		FISCAL			
		YTD	BUDGET	100% OF	YEAR END
	June 2025	2024/25	2024/25	BUDGET	2023/24
<b>REVENUE</b>					
Operational Revenue	\$ 181,458	\$ 2,877,279	\$ 2,701,000	107%	\$ 2,553,674
Non-Operational Revenue	-	47,330	94,400	50%	87,155
<b>TOTAL REVENUES</b>	<b>181,458</b>	<b>2,924,609</b>	<b>2,795,400</b>	<b>105%</b>	<b>2,640,829</b>
<b>EXPENSE</b>					
Salaries & Benefits	103,110	1,164,572	1,149,000	101%	826,138
Supply & Treatment	24,928	575,213	881,500	65%	798,539
Other Operating Expense	18,277	241,711	268,000	90%	255,851
General & Administrative	7,111	172,879	194,100	89%	321,261
System Improvements & Miscellaneous	17,954	50,626	124,000	41%	38,340
<b>TOTAL EXPENSE</b>	<b>171,380</b>	<b>2,205,001</b>	<b>2,616,600</b>	<b>84%</b>	<b>2,240,129</b>
<b>NET INCOME / (LOSS)</b>	<b>10,078</b>	<b>719,608</b>	<b>178,800</b>		<b>400,700</b>

# INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

## Statement of Revenue and Expenses

For the Period Ending June 30, 2025

(Unaudited)

	FISCAL				
	June 2025	YTD 2024/25	BUDGET 2024/25	100% OF BUDGET	YEAR END 2023/24
Water Sales	\$ 103,304	\$ 1,721,016	\$ 1,643,344	105%	\$ 1,483,964
Service Charges	68,155	905,556	837,800	108%	832,021
Customer Charges	2,181	38,949	40,300	97%	42,444
Fire Service	7,818	197,933	179,600	110%	182,255
Developer Fees	-	10,513	-	N/A	7,313
Water Capacity Fee	-	-	-	N/A	5,678
Misc Income	-	3,313	-	N/A	-
<i>Total Operational Revenues</i>	181,458	2,877,279	2,701,000	107%	2,553,674
Contamination Reimbursement	-	47,330	94,400	50%	87,155
<i>Total Non-Operational Revenues</i>	-	47,330	94,400	50%	87,155
<b>TOTAL REVENUES</b>	181,458	2,924,609	2,795,400	105%	2,640,829
Administrative Salaries	33,173	394,487	370,000	107%	287,985
Field Salaries	33,203	368,443	334,000	110%	270,408
Employee Benefits	17,054	197,343	255,000	77%	137,260
Pension Plan	13,054	143,453	132,000	109%	85,486
Payroll Taxes	4,912	54,032	50,000	108%	38,332
Workers Compensation	1,714	6,815	8,000	85%	6,668
<i>Total Salaries &amp; Benefits</i>	103,110	1,164,572	1,149,000	101%	826,138
Purchased Water - Leased	-	277,095	302,900	91%	316,484
Purchased Water - Other	1,982	20,739	20,000	104%	15,090
Power	22,361	262,707	240,000	109%	207,313
Assessments	-	13,236	286,600	5%	251,704
Treatment	-	-	7,000	0%	6,976
Well & Pump Maintenance	585	1,436	25,000	6%	972
<i>Total Supply &amp; Treatment</i>	24,928	575,213	881,500	65%	798,539
General Plant	205	6,489	45,000	14%	7,891
Transmission & Distribution	11,506	117,455	95,000	124%	123,876
Vehicles & Equipment	3,859	46,198	45,000	103%	49,827
Field Support & Other Expenses	1,973	34,828	45,000	77%	40,912
Regulatory Compliance	735	36,741	38,000	97%	33,345
<i>Total Other Operating Expenses</i>	18,277	241,711	268,000	90%	255,851

## INDUSTRY PUBLIC UTILITIES - WATER OPERATIONS

### Statement of Revenue and Expenses

For the Period Ending June 30, 2025

(Unaudited)

	FISCAL				YEAR END
	June 2025	YTD 2024/25	BUDGET 2024/25	100% OF BUDGET	
Management Fee	-	-	-	N/A	137,377
Office Expenses	1,610	31,909	35,000	91%	59,114
Insurance	-	26,526	26,600	100%	20,756
Professional Services	2,490	73,764	80,000	92%	64,504
Customer Accounts	2,953	36,227	34,000	107%	31,155
Public Outreach & Conservation	-	460	12,000	4%	5,255
Other Administrative Expenses	57	3,994	6,500	61%	3,100
<i>Total General &amp; Administrative</i>	7,111	172,879	194,100	89%	321,261
Fire Hydrant Repair/Replace	12,471	29,777	28,000	106%	3,226
Service Line Replacements	-	9,171	36,000	25%	24,055
Valve Replacements & Installations	5,483	11,679	35,000	33%	9,910
SCADA Improvements	-	-	25,000	0%	1,149
<i>Total Other &amp; System Improvements</i>	17,954	50,626	124,000	41%	38,340
TOTAL EXPENSES	171,380	2,205,001	2,616,600	84%	2,240,129
NET INCOME/ (LOSS)	10,078	719,608	178,800		400,700

# Attachment 2

## Industry Public Utilities April 2025 Disbursements

Check #	Payee	Amount	Description
6601	Answering Service Care, LLC	\$ 146.07	Answering Service
6602	Grainger Inc	\$ 106.96	Field Supplies
6603	Hach Company	\$ 409.00	Field Supplies
6604	Highroad IT	\$ 2,527.20	Technical Support
6605	Hunter Electric	\$ 851.28	Well Maintenance Expense
6606	La Puente Valley County Water District	\$ 246.00	Reimburse LP -Verizon Ipad
6607	Merritt's Hardware	\$ 140.63	Field Supplies
6608	Peck Road Gravel	\$ 1,210.00	Asphalt Expense
6609	Resource Building Materials	\$ 185.43	Sundry and Tool Expense
6610	San Gabriel Valley Water Company	\$ 1,703.86	Water Service
6611	SoCal Gas	\$ 14.30	Gas Expense
6612	Staples	\$ 63.75	Office Expense
6613	Underground Service Alert	\$ 67.03	Line Notification
6614	Verizon Connect Fleet USA LLC	\$ 112.69	Vehicle Tracking
6615	Weck Laboratories Inc	\$ 253.50	Water Sampling
6616	ACWA/JPIA	\$ 1,932.51	Workers Compensation
6617	La Puente Valley County Water District	\$ 102,868.38	Labor and Vehicle Reimbursement
6618	Lagerlof LLP	\$ 245.00	Attorney Fees
6619	SC Edison	\$ 2,491.67	Power Expense
6620	Spectrum Business	\$ 62.24	Telephone Service
6621	Spectrum Business	\$ 303.57	Telephone Service
6622	Starting Line Advisory	\$ 375.00	Administrative Support
6623	Vulcan Materials Company	\$ 319.91	Asphalt Expense
6624	Cintas	\$ 215.55	Uniform Service
6625	InfoSend	\$ 939.23	Billing Expense
6626	Janus Pest Management Inc	\$ 65.00	Rodent Control
6627	McMaster-Carr Supply Co	\$ 47.01	Field Supplies
6628	Right of Way Inc	\$ 588.81	Operating Expense
6629	SC Edison	\$ 15,960.04	Power Expense
6630	SoCal Gas	\$ 14.30	Gas Expense
6631	Uline Inc	\$ 287.51	Safety and Field Supplies
6632	Weck Laboratories Inc	\$ 135.00	Water Sampling
6633	Olga Montano	\$ 524.50	Customer Deposit Refund
6634	Citi Cards	\$ 1,472.98	Administrative Expense
6635	Airgas USA LLC	\$ 91.61	Field Supplies
6636	Canon Financial Services, Inc	\$ 82.92	Printing Expense
6637	Cell Business Equipment	\$ 57.39	Printing Expense
6638	Civiltec Engineering Inc	\$ 9,941.25	Salt Lake Pipeline
6639	Go To Technologies USA, LLC	\$ 225.20	Telephone Service
6640	Industry Public Utility Commission	\$ 968.98	Power Expense @ Industry Hills
6641	Verizon Wireless	\$ 436.39	Cellular Expense
6642	Verizon Wireless	\$ 76.02	Cellular Expense
6643	Weck Laboratories Inc	\$ 118.50	Water Sampling
6644	Cell Business Equipment	\$ 21.53	Printing Expense

## Industry Public Utilities April 2025 Disbursements - continued

6645	Grainger Inc	\$	90.36	Field Supplies
6646	Industry Hose & Fasteners	\$	40.94	Field Supplies
6647	San Gabriel Valley Water Company	\$	1,770.55	Water Service
6648	SoCal Gas	\$	14.40	Gas Expense
6649	Sunbelt Rentals	\$	653.23	Equipment Rental Expense
Autodeduct	Bluefin Payment Systems	\$	1,440.04	Web Merchant Fee's
Autodeduct	Wells Fargo Merchant Fee's	\$	53.23	Merchant Fee's
Autodeduct	Bluefin Payment Systems	\$	25.90	Tokenization Fee
Autodeduct	Jack Henry & Associates	\$	35.70	Web E-Check Fee's
Online	Home Depot Credit Services	\$	<u>233.01</u>	Field Supplies

**Total April 2025 Disbursements \$ 153,263.06**

## Industry Public Utilities May 2025 Disbursements

Check #	Payee	Amount	Description
6650	Marizelly Aburto	\$ 1,097.78	Developer Deposit Refund:316 S 4th Ave
6651	Victoria Saldana	\$ 2,040.85	Developer Deposit Refund:13802 Proctor Ave
6652	Cintas	\$ 215.55	Uniform Expense
6653	DXP Enterprises, Inc	\$ 1,085.66	Distribution Maintenance
6654	Go To Technologies USA, LLC	\$ 142.82	Telephone Service
6655	InfoSend	\$ 1.00	Biling Expense
6656	Merritt's Hardware	\$ 92.91	Field Supplies
6657	Resource Building Materials	\$ 49.39	Asphalt & Concrete
6658	SG Creative, LLC	\$ 110.00	CCR Cover Design
6659	U.S. Postal Service	\$ 464.00	PO Box Renewal
6660	Underground Service Alert	\$ 76.28	Line Notifications
6661	Verizon Connect Fleet USA LLC	\$ 115.69	Vehicle Trackers
6662	Weck Laboratories Inc	\$ 372.00	Water Sampling
6663	Answering Service Care, LLC	\$ 436.17	Answering Service
6664	InfoSend	\$ 254.66	Billing Expense
6665	Janus Pest Management Inc	\$ 65.00	Rodent Control
6666	S & J Supply Co Inc	\$ 2,510.89	Valve Replacement
6667	SC Edison	\$ 17,981.73	Power Expense
6668	SoCal Gas	\$ 14.30	Gas Expense
6669	Spectrum Business	\$ 62.24	Telephone Service
6670	Spectrum Business	\$ 76.92	Telephone Service
6671	Starting Line Advisory	\$ 375.00	Administrative Expense
6672	Waste Management	\$ 1,131.21	Abestos Disposal
6673	Weck Laboratories Inc	\$ 135.00	Water Sampling
6674	Citi Cards	\$ 182.23	Administrative Expense
6675	Grainger Inc	\$ 96.27	Field Supplies
6676	Industry Public Utility Commission	\$ 979.10	Power Expense @ Industry Hills
6677	La Puente Valley County Water District	\$ 3,858.75	Vehicle & Equipment Expense
6678	La Puente Valley County Water District	\$ 277,095.00	Lease of Water Rights Reimbursement 2024-2025
6680	Vulcan Materials Company	\$ 308.14	Asphalt & Concrete
6681	Western Water Works	\$ 121.27	Maintenance Distribution
6682	Answering Service Care, LLC	\$ 203.70	Answering Service
6683	Cell Business Equipment	\$ 21.71	Printer Expense
6684	Cintas	\$ 215.55	Uniform Expense
6685	Civiltec Engineering Inc	\$ 21,100.00	Saltlake Interconnection
6686	Equipment Pro, LLC	\$ 196.78	Sundries & Tool Expense
6687	InfoSend	\$ 699.57	Billing Expense
6688	San Gabriel Valley Water Company	\$ 1,936.76	Water Service
6689	SoCal Gas	\$ 15.29	Gas Expense
6690	Verizon Wireless	\$ 76.02	Cellular Service
6691	Verizon Wireless	\$ 390.36	Cellular Service
Autodeduct	Bluefin Payment Systems	\$ 23.30	Tokenization Fee
Autodeduct	Wells Fargo Merchant Fee's	\$ 68.78	Merchant Fee's
Autodeduct	Bluefin Payment Systems	\$ 1,988.73	Web Merchant Fee's
Autodeduct	Jack Henry	\$ 27.95	Web E-Check Fee's
Online	Home Depot	\$ 326.34	Field Supplies
<b>Total May 2025 Disbursements</b>		<b>\$ 339,417.27</b>	

## Industry Public Utilities June 2025 Disbursements

Check #	Payee	Amount	Description
6692	Lagerlof LLP	\$ 245.00	Attorney Fee's
6693	Uline Inc	\$ 287.51	Field Supply Expense
6694	Go To Technologies USA, LLC	\$ 142.82	Telephone Service
6695	Highroad IT	\$ 1,353.80	Technical Support
6696	Highroad IT	\$ 1,180.80	Technical Support
6697	La Puente Valley County Water District	\$ 22,831.68	Inventory
6698	La Puente Valley County Water District	\$ 103,890.43	IPU April Labor Costs
6699	Peck Road Gravel	\$ 560.00	Asphalt & Concrete Expense
6700	SG Creative, LLC	\$ 990.00	CCR Cover Design Edits
6701	Sol Media	\$ 60.00	Website Expense
6702	Staples	\$ 92.84	Office Expense
6703	Starting Line Advisory	\$ 375.00	Administrative Expense
6704	Uline Inc	\$ 53.13	Field Supply Expense
6705	Underground Service Alert	\$ 70.73	Line Notifications
6706	Weck Laboratories Inc	\$ 372.00	Water Sampling
6707	Western Water Works	\$ 59.10	Distribution Maintenance
6708	Ferguson Waterworks	\$ 9,432.90	Meter Replacement Expense
6709	Grainger Inc	\$ 85.19	Field Supply Expense
6710	Hunter Electric	\$ 584.70	Booster Repair Expense
6711	Industry Hose & Fasteners	\$ 117.46	Sundries & Tool Expense
6712	La Puente Valley County Water District	\$ 101,395.63	IPU May Labor Costs
6713	La Puente Valley County Water District	\$ 3,858.75	May Vehicle & Equipment Invoice
6714	Merritt's Hardware	\$ 158.03	Field Supply Expense
6715	Resource Building Materials	\$ 51.49	Distribution Maintenance
6716	S & J Supply Co Inc	\$ 12,470.73	Hydrant Upgrade Expense
6717	SC Edison	\$ 17,976.49	Power Expense
6718	SoCal Gas	\$ 15.78	Gas Expense
6719	Spectrum Business	\$ 203.57	Telephone Service
6720	Spectrum Business	\$ 62.24	Telephone Service
6721	Weck Laboratories Inc	\$ 135.00	Water Sampling
6722	Western Water Works	\$ 2,688.88	Valve Replacements
6723	Answering Service Care, LLC	\$ 197.22	Answering Service
6724	Cintas	\$ 222.53	Uniform Expense
6725	Citi Cards	\$ 658.03	Administrative Expense
6726	Ferguson Waterworks	\$ 243.84	Antenna Expense
6727	Industry Public Utility Commission	\$ 866.12	Power Expense @ Industry Hills
6728	InfoSend	\$ 949.71	Billing Expense
6729	Janus Pest Management Inc	\$ 65.00	Rodent Control Expense
6730	Resource Building Materials	\$ 68.66	Valve Replacements
6731	Weck Laboratories Inc	\$ 118.50	Water Sampling

## Industry Public Utilities June 2025 Disbursements - continued

Check #	Payee	Amount	Description
			Valve Replacements & Maintenance
6732	Western Water Works	\$ 2,780.61	Distribution Expense
6733	Spectrum Business	\$ 62.24	Telephone Service
6734	Airgas USA LLC	\$ 389.64	Field Supply Expense
6735	Canon Financial Services, Inc	\$ 82.92	Printing Expense
6736	Civiltec Engineering Inc	\$ 2,115.00	Salt Lake Pipeline
6737	MJM Communications & Fire, Inc	\$ 180.00	Security Expense
6738	Peck Road Gravel	\$ 240.00	Asphalt & Concrete Expense
6739	San Gabriel Basin WQA	\$ 6,618.00	Pumping Rights Expense
6740	San Gabriel Valley Water Company	\$ 1,982.31	Water Service
6741	SoCal Gas	\$ 14.79	Gas Expense
6742	Verizon Wireless	\$ 76.02	Cellular Expense
6743	Verizon Wireless	\$ 410.61	Cellular Expense
6744	Vulcan Materials Company	\$ 342.22	Asphalt Expense
Autodeduct	Bluefin Payment Systems	\$ 1,465.29	Web CC Fee's May 2025
Autodeduct	Bluefin Payment Systems	\$ 25.25	Tokenization Fee - May 2025
Autodeduct	Wells Fargo Merchant Fee's	\$ 53.93	Merchant Fee's
Autodeduct	Jack Henry & Associates	\$ 19.70	Web E-Check Fee's
<b>Total June 2025 Disbursements</b>		<b>\$ 302,049.82</b>	

# Attachment 3

**IPUWS MONTHLY ACTIVITIES REPORT FY 2024-2025**

	July	August	September	October	November	December	January	February	March	April	May	June	2024-25 YTD	2023-24 Actuals
<b>Water Quality Monitoring</b>														
No of Samples from Distribution System	32	25	26	32	26	32	26	26	26	32	26	27	336	345
<b>Distribution Maintenance</b>														
Repair/Replace Service Line	0	1	4	2	0	3	2	0	0	0	1	1	14	19
Repair/Replace Main Line	0	0	0	0	0	0	1	0	0	0	0	0	1	3
Replace Curb/Angle Stop	0	0	0	0	0	0	0	1	2	0	0	0	3	16
New Service Installations	0	0	0	0	0	1	0	0	1	0	0	0	2	2
Install New Air Release or Blow Off	0	0	0	0	0	0	0	1	1	0	0	0	2	2
Concrete/Asphalt Patch Repairs - Staff	0	0	5	0	0	1	0	0	4	3	1	2	16	2
Concrete/Asphalt Patch Repairs - Vendor	0	0	0	0	5	0	0	5	0	0	0	0	10	19
Reset Meter Box to Grade	0	0	0	0	1	0	0	0	0	0	0	0	1	0
Replace Slip Can/ Valve Lid	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Fire Hydrant Repairs/Replaced	0	0	1	0	0	0	2	4	0	0	0	0	7	6
Valves Exercised	0	0	0	3	67	2	16	10	22	11	34	48	213	76
Hydrants / Dead Ends Flushed	0	0	0	0	0	0	0	0	0	0	0	0	0	36
USA's - Tickets Processed	89	16	51	94	54	77	76	69	69	93	79	40	807	1436
<b>Meter Maintenance</b>														
Replaced Register/Meter/Guts	2	2	8	12	4	0	3	20	11	6	13	1	82	84
Replace Meter Box/Lid	1	0	7	7	7	1	5	12	15	2	4	1	62	104
Removed Meter	0	0	1	0	0	0	0	0	0	0	0	0	1	1
Repaired Meter Leaks	0	0	2	0	0	1	0	2	0	0	3	0	8	4
<b>Customer Service</b>														
<b>Meter Re-Reads</b> (Cust. Leaks, High Usage, Stopped Meter)													0	0
Re read for billing D	0	0	0	0	0	0	0	0	0	0	0	0	0	6
Check for Creeping E	33	21	44	44	33	25	12	18	17	13	28	17	305	223
Check for Stopped Meter F	71	30	53	30	30	37	32	26	61	25	12	21	428	574
Meter Read for Open/Close Account	3	1	0	2	0	1	0	2	2	0	2	1	14	17
Turn Off/Lock Meter	9	3	5	5	3	9	3	7	4	5	3	5	61	63
Turn On Meter	18	6	8	6	9	12	10	8	8	5	13	8	111	126
Door Hangers - Miscellaneous	10	11	4	6	7	8	17	6	6	6	2	7	90	69
<b>Door Hangers - Shut Off - Commercial</b> I	21	1	18	1	25	0	27	2	21	3	30	24	173	161
<b>Door Hangers - Shut Off - Residential</b> I	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Door Hangers - Conservation	2	0	0	0	0	0	1	1	0	0	0	0	4	1
<b>Shut Off - Non-Payment - Commercial</b>	8	0	7	0	6	0	8	0	3	0	3	0	35	41
<b>Shut Off - Non-Payment - Residential</b>	15	12	17	18	18	21	17	9	22	18	14	19	200	233
Shut Off - Customer Emergency/Request	2	0	0	0	2	1	1	0	0	1	0	0	7	21
Respond to Reported Leak	5	6	7	7	6	3	6	8	2	5	4	8	67	67
Check for High/Low Pressure	0	0	0	1	0	0	0	0	0	0	1	0	2	3
Check for Meter Tampering	0	0	0	0	0	0	0	0	0	0	0	0	0	3
Misc - Other	4	1	10	3	4	5	3	3	3	6	5	1	48	37
Water Quality Complaint- Odor/Taste	1	1	0	0	0	0	0	0	0	0	0	0	2	0
Water Quality Complaint-Color /Turbidity	0	0	0	0	0	0	0	0	0	1	0	0	1	1
Fire Flow Test	0	1	1	1	1	0	2	1	1	1	1	0	10	8
<b>Safety Activities</b>														
Safety Inspection of Facilities	5	27	27	27	27	27	0	0	15	10	9	9	183	68
Safety Meetings/Online Safety Meetings	23	2	6	11	7	23	16	4	10	11	13	16	142	101
Weekly Tailgate Safety Mtg	5	4	4	5	4	5	4	4	4	5	4	4	52	49

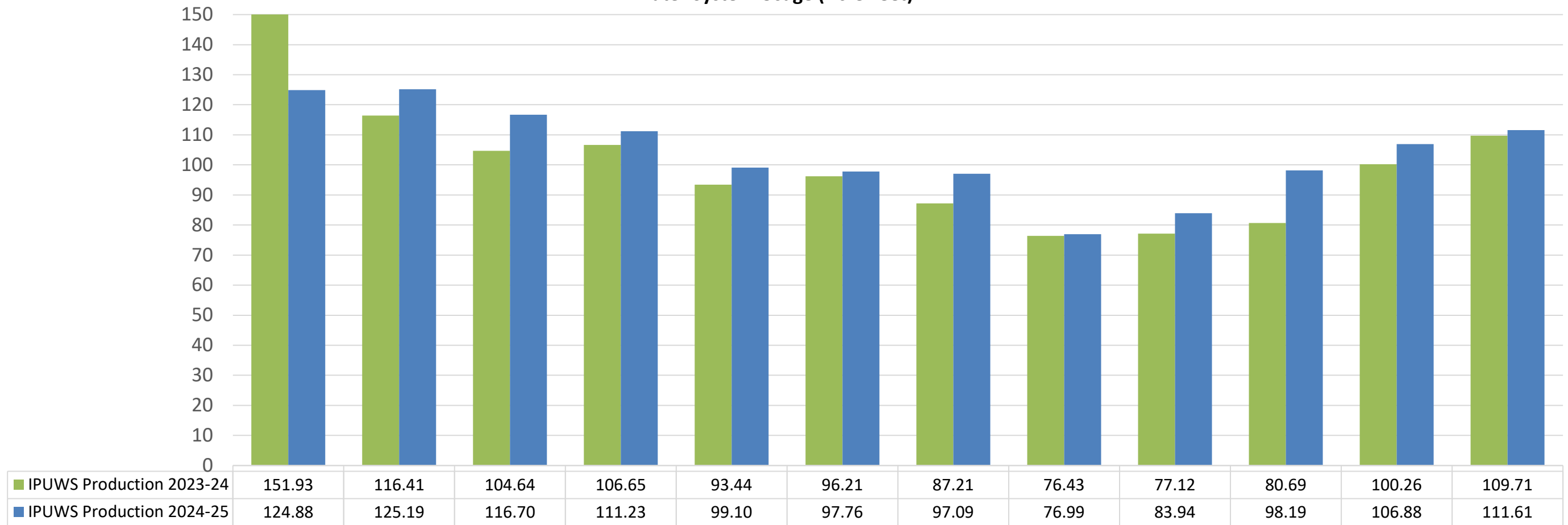
# Attachment 4

# Industry Public Utilities - Water Operations

## PRODUCTION REPORT - FISCAL 2024-25

IPUWS PRODUCTION	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	2024-25 FISCAL	2023-24 FISCAL
<b>IPUWS Well No. 5 To SGVWC B5</b>	177.73	176.72	180.33	188.79	180.19	178.70	176.17	146.82	156.12	148.37	157.11	140.44	<b>2007.48</b>	1921.27
<b>Interconnections to IPUWS</b>														
SGVWC Salt Lake Ave	0.55	0.69	0.58	0.65	0.55	0.51	0.65	0.55	0.60	0.61	0.67	0.76	<b>7.37</b>	6.05
SGVWC Lomas Ave	126.60	122.47	114.08	107.64	98.92	95.56	108.02	69.94	78.98	91.95	98.41	108.86	<b>1221.43</b>	1106.26
SGVWC Workman Mill Rd	0.17	0.48	0.00	0.00	0.00	0.00	0.06	0.20	0.76	0.23	0.01	0.03	<b>1.94</b>	0.05
Interconnections from LPVCWD	0.09	3.73	6.25	5.01	1.97	3.28	0.50	7.22	6.52	6.26	10.23	4.05	<b>55.11</b>	31.53
<b>Subtotal</b>	<b>127.41</b>	<b>127.37</b>	<b>120.91</b>	<b>113.30</b>	<b>101.44</b>	<b>99.35</b>	<b>109.23</b>	<b>77.91</b>	<b>86.86</b>	<b>99.05</b>	<b>109.32</b>	<b>113.70</b>	<b>1285.85</b>	1143.89
Interconnections to LPVCWD	2.53	2.18	4.21	2.07	2.34	1.59	12.14	0.92	2.92	0.86	2.44	2.09	<b>36.29</b>	27.44
<b>Production for IPUWS 2024-25</b>	<b>124.88</b>	<b>125.19</b>	<b>116.70</b>	<b>111.23</b>	<b>99.10</b>	<b>97.76</b>	<b>97.09</b>	<b>76.99</b>	<b>83.94</b>	<b>98.19</b>	<b>106.88</b>	<b>111.61</b>	<b>1249.56</b>	1116.45

**Water System Usage (Acre Feet)**



# Attachment 5

IPUWS-LPVCWD WATER EXCHANGE SUMMARY (pursuant to July 2015 Water Exchange and Supply Agreement)

Deliveries from LPVCWD to IPUWS

Report for Fourth Quarter 24/25

QTR	Zone 488 Deliveries							Zone 775 Deliveries							Combined		
	Connection 1	Connection 2	Connection 3	Connection 3A	Zone 488 Total	Zone 488 Running Total	Zone 488 Previous Year Ending	Connection 4	Connection 5	Connection 6	Connection 7	Connection 7A	Zone 775 Total	Zone 775 Running Total	Zone 775 Previous Year Ending	Total	Running Total
Prior Period (23-24)						37.23	37.23							61.70	61.70	98.93	98.93
24-25 QTR 1	2.31	0.00	0.00	0.00	2.31	39.54				7.76	0.00		7.76	69.46		10.07	
24-25 QTR 2	0.72	0.00	0.00	0.00	0.72	40.27				9.53	0.00		9.53	78.99		10.25	
24-25 QTR 3	0.66	0.00	0.00	0.00	0.66	40.92				13.59	0.00		13.59	92.58		14.25	
24-25 QTR 4	0.20	0.00	0.00	0.00	0.20	41.13				20.34	0.00		20.34	112.92		20.54	
Annual Total	3.90	0.00	0.00	0.00	3.90	41.13	37.23			51.22	0.00		51.22	112.92	61.70	55.11	154.04

Deliveries from IPUWS to LPVCWD

QTR	Zone 488 Deliveries							Zone 775 Deliveries							Combined		
	Connection 1	Connection 2	Connection 3	Connection 3A	Zone 488 Total	Zone 488 Running Total	Zone 488 Previous Year Ending	Connection 4	Connection 5	Connection 6	Connection 7	Connection 7A	Zone 775 Total	Zone 775 Running Total	Zone 488 Previous Year Ending	Total	Running Total
Prior Period (23-24)						28.39	28.39							78.87	78.87	107.26	107.26
24-25 QTR 1	0.00	0.00		0.00	0.00	28.39		1.74	1.42	5.76	0.00		8.92	87.79		8.92	
24-25 QTR 2	0.00	0.00		0.00	0.00	28.39		0.34	1.05	4.20	0.00		5.59	93.38		5.59	
24-25 QTR 3	7.83	0.00		0.00	7.83	36.22		2.35	0.78	4.77	0.25		8.15	101.53		15.99	
24-25 QTR 4	0.00	0.00		0.00	0.00	36.22		0.52	1.18	3.70	0.00		5.39	106.92		5.39	
Annual Total	7.83	0.00		0.00	7.83	36.22	28.39	4.94	4.42	18.43	0.26		28.05	106.92	78.87	35.89	143.15

Delivery Summary

Quarter	LPVCWD Total to IPUWS	IPUWS Total to LPVCWD	Difference	A			B		C		D		E	
				LPVCWD to IPUWS in 488	IPUWS to LPVCWD in 488	488 Difference	Amount unable to exchange within 12 months in 488	IPUWS owes \$ to LPVCWD for 448 Deliveries	LPVCWD to IPUWS in 775	IPUWS to LPVCWD in 775	775 Difference	Amount unable to exchange within 12 months in 775	LPVCWD owes \$ to IPUWS for 775 Deliveries	LPVCWD Owes \$ to IPUWS
Prior Period (23-24)	98.93	107.26	8.33	37.23	28.39	-8.84	0.00	0.00	61.70	78.87	17.17	0.00	0.00	0.00
24-25 QTR 1	10.07	8.92	-1.16	2.31	0.00	-2.31	0.00	0.00	7.76	8.92	1.16	0.00	0.00	0.00
24-25 QTR 2	10.25	5.59	-4.66	0.72	0.00	-0.72	0.00	0.00	9.53	5.59	-3.94	0.00	0.00	0.00
24-25 QTR 3	14.25	15.99	1.74	0.66	7.83	7.17	0.00	0.00	13.59	8.15	-5.44	0.00	0.00	0.00
24-25 QTR 4	20.54	5.39	-15.15	0.20	0.00	-0.20	0.00	0.00	20.34	5.39	-14.95	0.00	0.00	0.00
Running Total	154.04	143.15	-10.90	41.13	36.22	-4.90			112.92	106.92	-6.00			

Balance Owed by LPVCWD to IPUWS Overall **-10.90** Balance Owed to LPVCWD in 488 **4.90** Balance Owed to IPUWS in 775 **-6.00**

Notes:

Calculation of payment is not applicable until a full 12 months into the agreement that was entered into in July 2015

Column A represents water delivered in Zone 488 that was not redelivered within 12 months.

Column B represents the undelivered amount multiplied by the agreed rate to convey water to the 448 zone as detailed in example table above.

Column C represents water delivered in Zone 775 that was not redelivered within 12 months.

Column D represents the undelivered amount multiplied by the agreed upon rate to convey water to the 775 zone as detailed in example table above.

Column E represents the difference between what each party owes.

# Attachment 6



# Main San Gabriel Basin WATERMASTER

JULY 2, 2025

## REPORT OF THE WATERMASTER ENGINEER ON HYDROLOGIC CONDITIONS

### Baldwin Park Key Well (see attached graph)

#### ❖ Background:

- Located in the central portion of the San Gabriel Valley within the City of Baldwin Park and used as a general indication of water elevations throughout the San Gabriel Valley
- One vertical foot is equivalent to about 8,000 acre-feet of groundwater in the Main Basin

#### ❖ Current Info:

- On May 23, 2025, the Baldwin Park Key Well groundwater elevation was 245.1 feet.
- On June 20, 2025, the Baldwin Park Key Well groundwater elevation was 245.9 feet, an increase of about 0.6 feet from the prior week. **The historic low was 169.4 feet on November 21, 2018.**
  - An increase of about 0.8 feet from the prior month.
  - About 7 feet higher than one year ago (represents 56,000 acre-feet). Includes an estimated 170,000 acre-feet of untreated imported water in cyclic storage accounts, which represents about 21 feet of groundwater elevation at the Key Well.
    - Producer Cyclic Storage – 51,000 AF (approximately 6 feet of groundwater elevation at the Key Well)
    - MWD Cyclic Storage (for UD RDA delivery) – 99,000 AF (approximately 12 feet of groundwater elevation at the Key Well)
    - Other Cyclic Storage – 20,000 AF (approximately 3 feet of groundwater elevation at the Key Well)
  - Resource Development Assessment (RDA) cumulative total of purchases made as of May 31, 2025 is about 225,000 AF (approximately 28 feet of groundwater elevation at the Key Well cumulated).

### Rainfall (see attached graphs)

#### ❖ Background:

- Data are readily available on a daily basis and are indicative of comparative amount of rainfall in the San Gabriel Valley (percent of average)

❖ Current Info:

- Puddingstone Dam as of June 25, 2025
- Average rainfall from July 1<sup>st</sup> through June 30<sup>th</sup> of each year is 18.10 inches.
- Rainfall during July 1, 2024 through June 25, 2025 is 7.58 inches (42 percent of average).
- Rainfall during July 1, 2023 through June 30, 2024 was 24.15 inches (133 percent of average).
  
- Los Angeles Civic Center as of June 25, 2025
- Average rainfall from July 1<sup>st</sup> through June 30<sup>th</sup> of each year is 15.14 inches.
- Rainfall during July 1, 2024 through June 25, 2025 is 7.96 inches (53 percent of average).
- Rainfall during July 1, 2023 through June 30, 2024 was 25.19 inches (166 percent of average).
  
- Stormwater Capture (Local Water) at San Gabriel Basin available via Los Angeles County Department of Public Works (County) Total Monthly Water Conserved Table
  - Water Year 2024-25 – 35,184 acre-feet as of May 31, 2025
  - Water Year 2023-24 – 156,122 acre-feet as of September 30, 2024

Reservoir Storage and Releases

❖ Background:

- There are three dams and reservoirs located along the San Gabriel River above San Gabriel Canyon. Their primary function is for flood control and also used to store watershed runoff for subsequent groundwater replenishment.
- Cogswell Reservoir is located highest in the watershed and has a maximum storage capacity of 10,475 acre-feet.
- San Gabriel Reservoir is located downstream of and receives releases from Cogswell Reservoir and has a maximum storage capacity of 44,044 acre-feet.
- Morris Reservoir is located downstream of and receives releases from San Gabriel Reservoir and has a maximum storage capacity of 28,736 acre-feet. Releases from Morris Reservoir and San Gabriel Reservoir are used at local surface water treatment plants and used for groundwater replenishment.
- Total storage capacity is 83,255 acre-feet.
- The combined minimum pool behind Cogswell, San Gabriel and Morris Reservoirs is about 10,500 acre-feet.

❖ Current Info:

- Combined storage as of June 24, 2025 was 21,656 acre-feet (about 26 percent of capacity).

- San Gabriel Reservoir inflow was 32 cfs and release was 32 cfs as of June 24, 2025.
- Morris Reservoir inflow was 32 cfs and release was 40 cfs as of June 24, 2025. All of the release was diverted from the San Gabriel River at the Azusa Duarte Intake for use by Committee of Nine.

### Untreated Imported Water Deliveries

#### ❖ Upper Water

- Background:
  - USG-3 is located in San Gabriel Canyon just below Morris Dam, it represents Upper Water's primary point of delivery of untreated imported water for groundwater replenishment to the San Gabriel Valley. The typical delivery rate is about 190 cfs (or about 375 acre-feet per day).
- Current Info:
  - Upper Water restarted deliveries through USG-3 at a flow rate of about 300 cfs on May 21, 2025. Upper Water plans to deliver a total of 160,000 acre-feet by the end of December 31, 2025.
  - During May 2025, Upper Water delivered 7,525.4 acre-feet through USG-3.
  - During June 2025, Upper Water plans to deliver about 18,000 acre-feet through USG-3.
  - Upper Water has delivered 41,985.8 acre-feet in 2025 through USG-3 as of June 25, 2025.

#### ❖ Three Valleys District

- Current Info:
  - Three Valleys District plans to deliver 35,000 acre-feet. As of May 31, 2025, 10,067.6 acre-feet was delivered in the MWD Letter Agreement.
  - During May 2025, Three Valleys District delivered 121.2 acre-feet through PM-26 to the Little Dalton Spreading Grounds.
  - During May 2025, Three Valleys District delivered 769.7 acre-feet through the San Dimas Spillway Siphon to the San Dimas Wash.
  - During May 2025, Three Valleys District did not make deliveries through USG-3 and to San Gabriel Spreading Ground Basin 1.
  - During June 2025, Three Valleys District plans to deliver about 65 acre-feet through PM-26 to the Little Dalton Spreading Grounds.
  - During June 2025, Three Valleys District plans to deliver about 1,800 acre-feet through the San Dimas Spillway Siphon to the San Dimas Wash.
  - During June 2025, Three Valleys District does not plan to make deliveries through USG-3 and to San Gabriel Spreading Ground Basin 1.

❖ **San Gabriel District**

- Current Info:
  - During May 2025, San Gabriel District delivered 387 acre-feet to the San Gabriel Canyon Canal.
  - During May 2025, San Gabriel District did not make deliveries to the San Gabriel Canyon Spreading Ground Basin 1 and the Beatty Canyon.
  - During June 2025, San Gabriel District does not plan to make deliveries to the San Gabriel Canyon Spreading Ground Basin 1, the San Gabriel Canyon Canal, and the Beatty Canyon.

Landfill Report

❖ Background:

- Watermaster conducts monthly tours of sites designated for landfill, inert waste disposal, and inert debris engineered fill operations located within the Main San Gabriel Basin for compliance under site owner's Regional Board permitted Waste Discharge Requirements (WDRs). Watermaster focuses on the WDR compliance in accordance to requirements in relationship to the groundwater during the landfill operations at these sites.

❖ Current Info:

- Watermaster staff toured the following landfills during the month of June 2025:
  - Azusa Land Reclamation
  - Peck Road
- During the tour, Watermaster staff found that each landfill appeared to operate consistent with the conditions under each landfill's permit.

Water Quality

❖ Background:

- Water systems are required by the Division of Drinking Water (DDW) to collect water quality data from source wells and provide the results to DDW pursuant to Title 22 (as part of Watermaster Water Quality Management Monitoring Program).

❖ Current Info:

- During June 2025, 11 wells were sampled under Watermaster Water Quality Management Monitoring Program.
- During May 2025, 84 wells were sampled under Watermaster Water Quality Management Monitoring Program.
- During May 2025, Stetson Engineers Inc. received no public notice of wells shut down due to contamination above MCL.
- Summary of Treatment Facility Activity

***Report of the Watermaster Engineer on Hydrologic Conditions – July 2, 2025 (continued)***

- 75,254.77 acre-feet water treated during fiscal year 2023-24
- 39,839.28 acre-feet water treated during fiscal year 2024-25 as of December 31, 2024
- 33 treatment facilities online currently.
- Total Contaminants removed FY 24-25
  - July through September 2024 Quarter: about 1,600 pounds
  - October through December 2024 Quarter: about 1,400 pounds
- DDW adopted a Maximum Contaminant Level (MCL) for hexavalent chromium in April 2024. The new hexavalent chromium MCL is 0.010 milligrams per liter (mg/l) or 10 micrograms per liter (µg/l; or parts per billion (ppb)). This regulation adopted by DDW is currently undergoing the administrative finalization process. The finalized regulation is effective on October 1, 2024.
  - Public water systems (PWS) are required to comply with DDW’s size-based compliance schedule for the new hexavalent chromium MCL:
    - Systems with 10,000 or greater service connections would be required to comply with the MCL 2 years after regulation date (by April 2026, depending on effective date).
    - Systems with 1,000 to 9,999 service connections would be required to comply with the MCL 3 years after regulation date (by April 2027, depending on effective date).
    - Systems with less than 1,000 service connections would be required to comply with the MCL 4 years after regulation date (by April 2028, depending on effective date).
- DDW announced, it has proposed revised notification level (NL) of 20 ppb and response levels of 200 ppb for manganese based on toxicological endpoints. The current NL for manganese is 500 ppb and the secondary MCL for manganese is 50 ppb.
  - Manganese is a secondary standard and is sampled by the Producer as part of the triennial General Mineral / General Physicals (GM/GP) sampling. Watermaster does not sample for manganese.
- DDW has issued the notification level (NL) for perfluorohexane sulfonic acid (PFHxS) at 3 parts per trillion (ppt) and the response level at 20 ppt under the recommendation by The Office of Environmental Health Hazard Assessment (OEHHA).
  - Detections of PFHxS above 2 ppt have been found in the Main San Gabriel Basin.
- United States Environmental Protection Agency (EPA) has announced a summary of federal MCLs for Per- and Polyfluoroalkyl Substances (PFAS) in April 2024.

❖ Compound	❖ Final MCLG	❖ Final MCL (enforceable levels)
❖ PFOA	❖ Zero	❖ 4.0 parts per trillion (ppt) (also expressed as ng/L)
❖ PFOS	❖ Zero	❖ 4.0 ppt
❖ PFHxS	❖ 10 ppt	❖ 10 ppt
❖ PFNA	❖ 10 ppt	❖ 10 ppt
❖ HFPO-DA (commonly known as GenX Chemicals)	❖ 10 ppt	❖ 10 ppt

*Report of the Watermaster Engineer on Hydrologic Conditions – July 2, 2025 (continued)*

❖ Compound	❖ Final MCLG	❖ Final MCL (enforceable levels)
❖ Mixtures containing two or more of PFHxS, PFNA, HFPO-DA, and PFBS	❖ 1 (unitless) ❖ Hazard Index	❖ 1 (unitless) ❖ Hazard Index

**Production**

❖ Current Info:

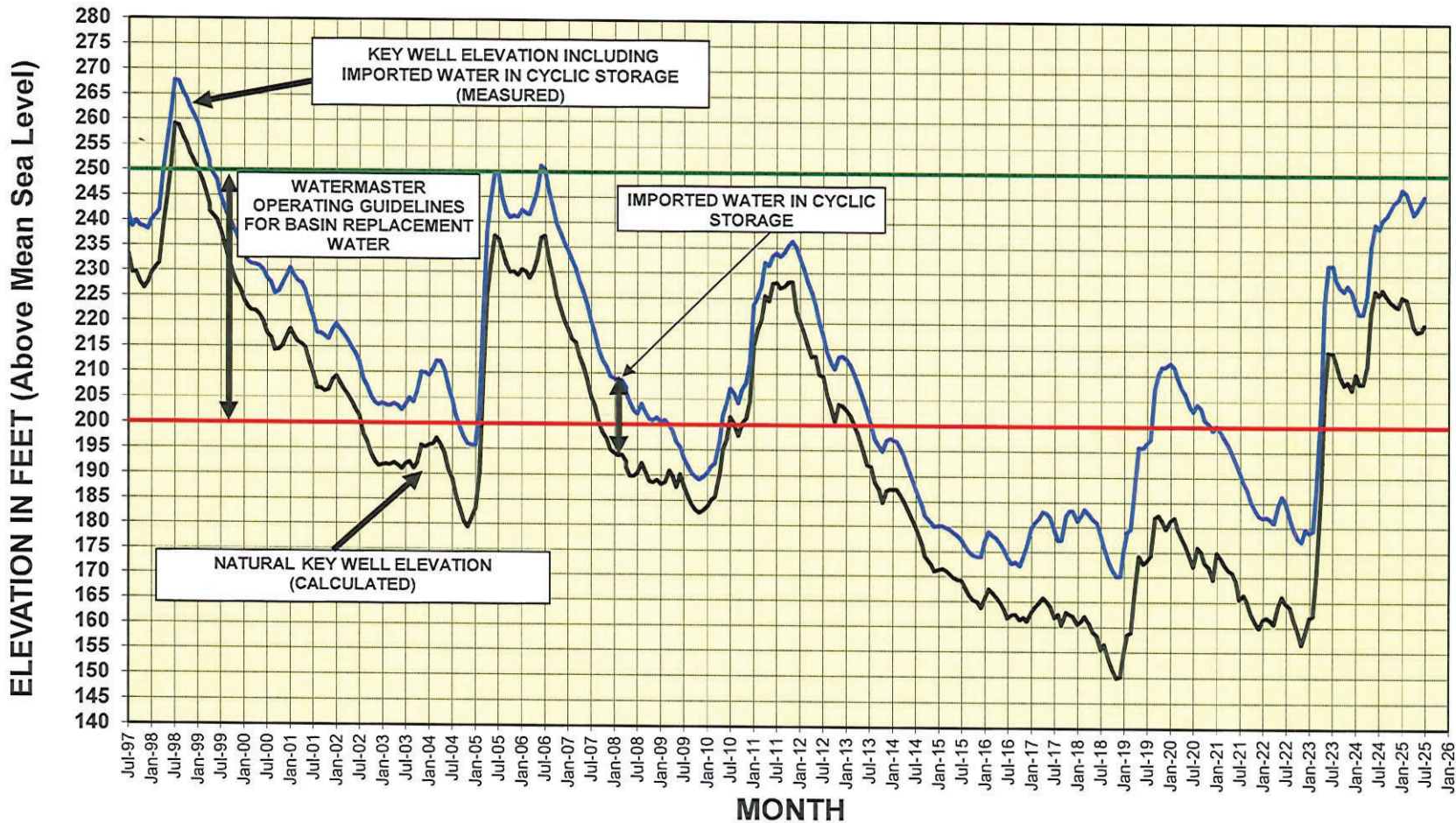
○ **FY 23-24**

- Total Production: 171,320.42 AF
- Q1 Production: 49,856.55 AF
- Q2 Production: 42,974.46 AF
- Q3 Production: 33,709.63 AF

○ **FY 24-25**

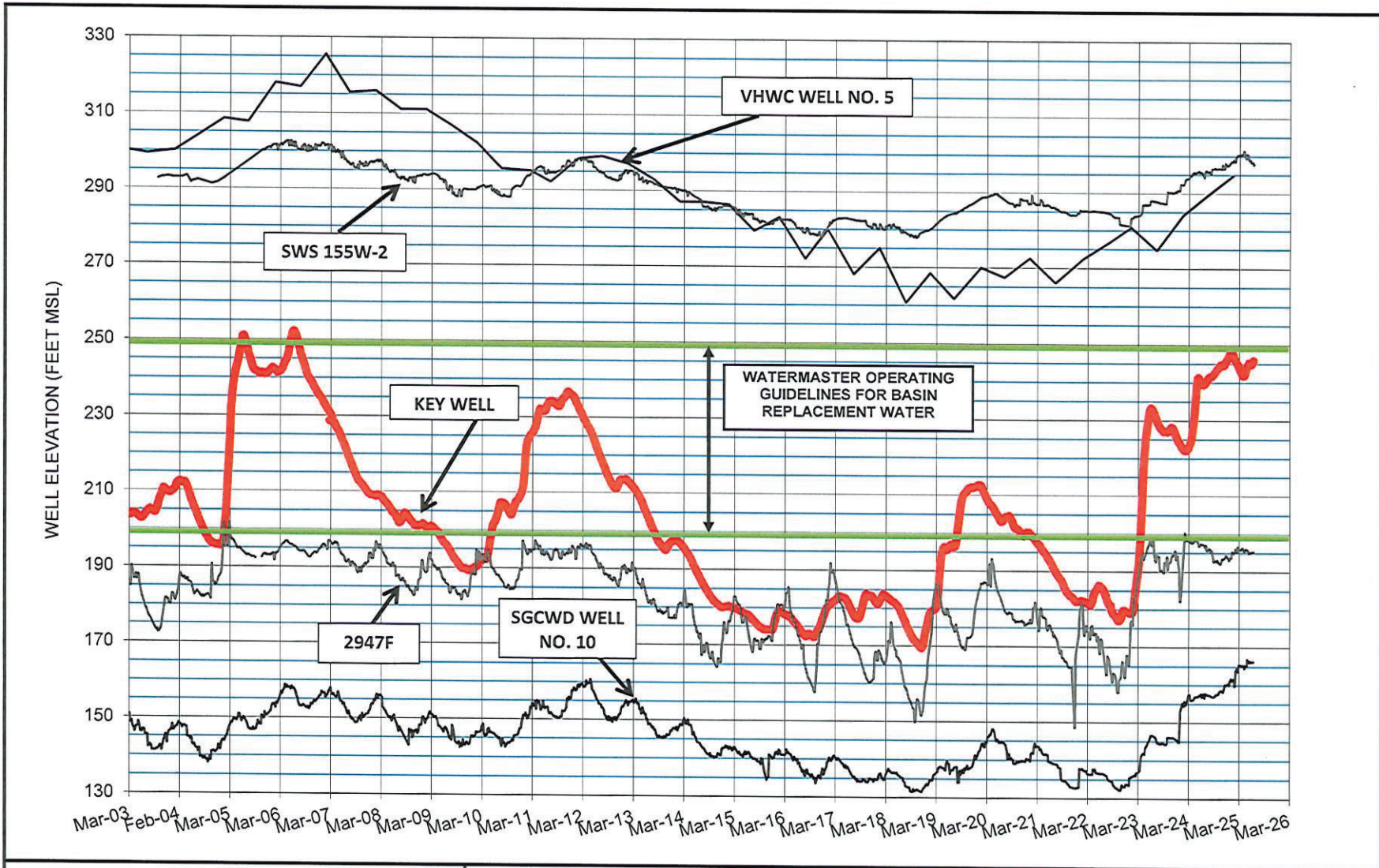
- Q1 Production: 55,600 AF
- Q2 Production: 47,200 AF
- Q3 Production: 37,200 AF
- Carryover of 35,453.22 AF to FY 24-25

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**MAIN SAN GABRIEL BASIN WATERMASTER**

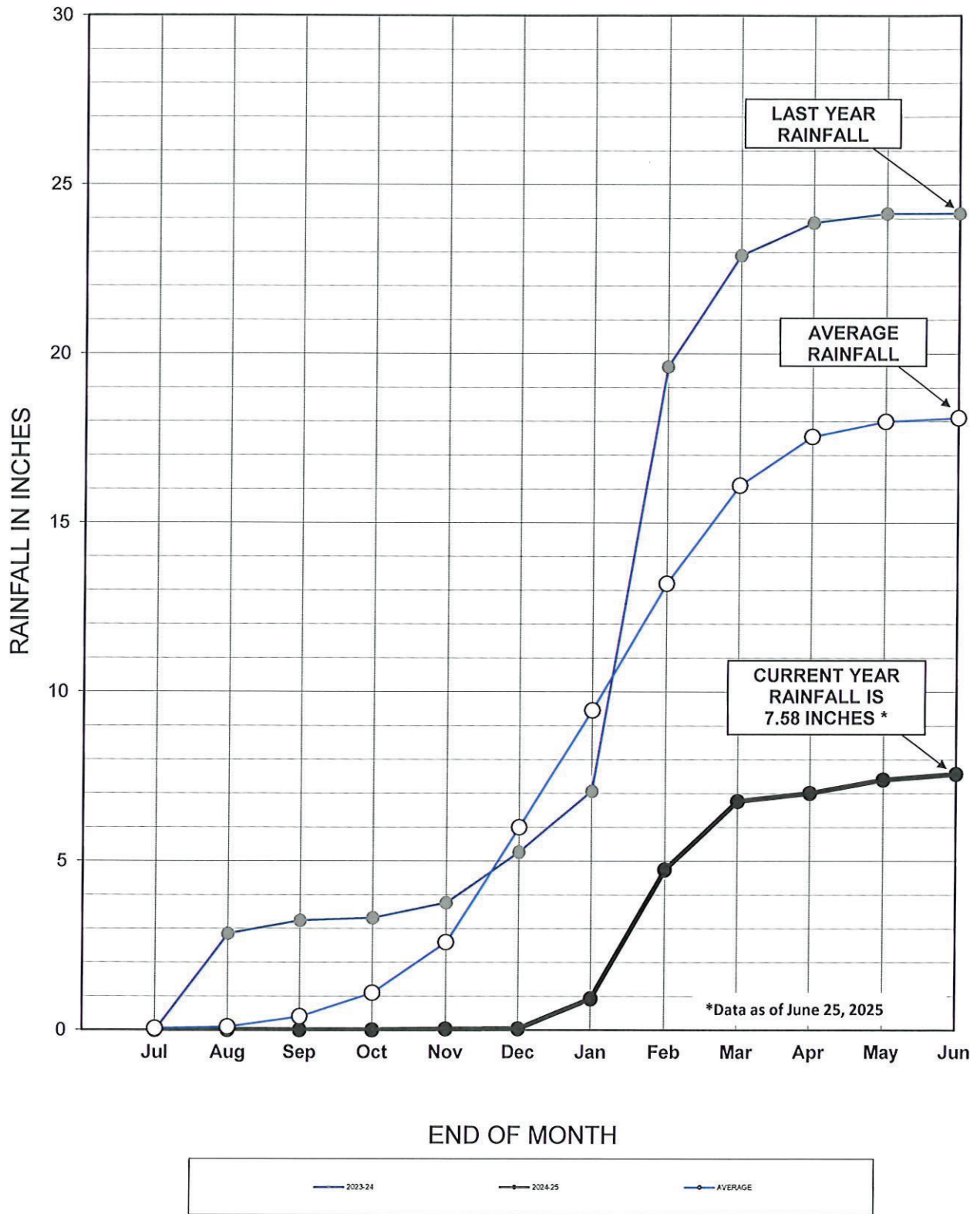
**BALDWIN PARK KEY WELL  
GROUNDWATER ELEVATION**



**STETSON ENGINEERS INC.**  
 West Covina San Rafael Mesa, Arizona  
 WATER RESOURCE ENGINEERS

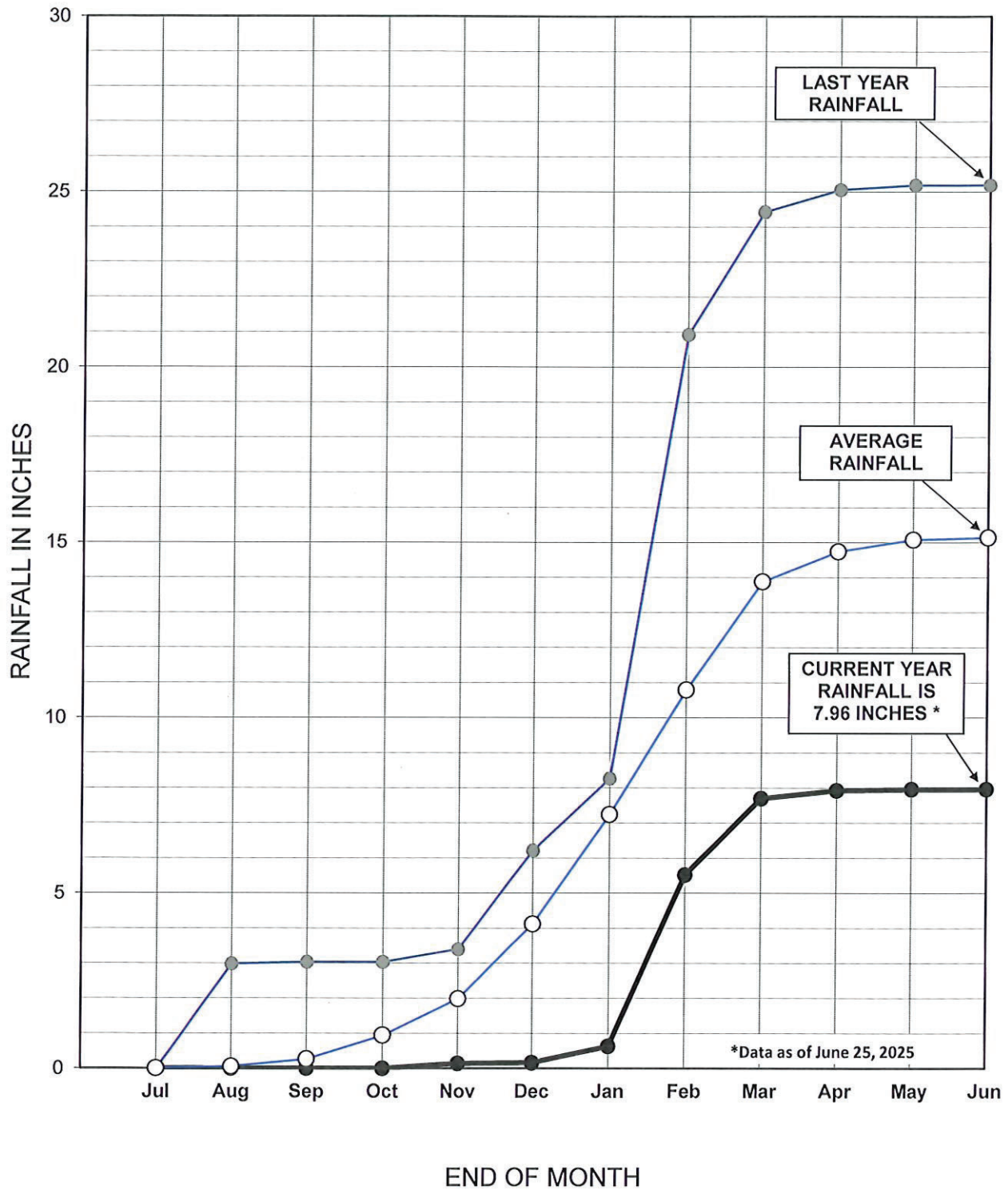
**MAIN SAN GABRIEL BASIN WATERMASTER**

**HYDROGRAPHS FOR BALDWIN PARK KEY WELL AND OTHER "KEY WELLS"  
 BETWEEN MARCH 2003 AND JUNE 2025**

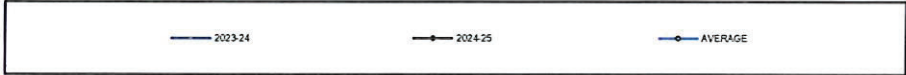


**STETSON ENGINEERS INC.**  
 Covina San Rafael Mesa, Arizona  
 WATER RESOURCE ENGINEERS

**MAIN SAN GABRIEL BASIN WATERMASTER**  
**ACCUMULATED RAINFALL**  
**AT PUDDINGSTONE DAM (STATION NO. 96-C)**



\*Data as of June 25, 2025



**STETSON ENGINEERS INC.**  
Covina San Rafael Mesa, Arizona  
WATER RESOURCE ENGINEERS

**MAIN SAN GABRIEL BASIN WATERMASTER**

**ACCUMULATED RAINFALL  
AT LOS ANGELES CIVIC CENTER**

# Attachment 7

## Industry Public Utilities

### Labor Costs

Jun-25

Total Hours Per Year: 1,968

Monthly: 164.00

Number	Employee	Fully Burdened			Fully Burdened
		Hours	Rate	%	Total \$
40	General Manager	164.00	\$ 166.48	50%	\$ 13,651.23
11	CS & Accouting Supervisor	164.00	\$ 99.61	100%	\$ 16,336.77
33	CS & Accouting Clerk II	164.00	\$ 66.27	100%	\$ 10,868.32
15	Lead System Operator	164.00	\$ 106.93	100%	\$ 17,536.53
22	Water System Opertaor I	164.00	\$ 82.29	100%	\$ 13,495.62
12	Water Treatment & Supply Superintendent	164.00	\$ 137.17	100%	\$ 22,495.38
60	CS & Accounting Clerk I	164.00	\$ 42.75	100%	\$ 7,011.77
<b>Total</b>		<b>1,148.00</b>			<b>\$ 101,395.62</b>

ITEM NO. 6.4



# INDUSTRY PUBLIC UTILITIES COMMISSION

## MEMORANDUM

**TO:** President and Commissioners

**FROM:** Joshua Nelson, Public Utilities Director

**STAFF:** Mathew Hudson, Director of Public Works  
Sean Calvillo, Director of Operations

**DATE:** August 14, 2025

**SUBJECT:** Consideration of Amendment No. 4 to the Professional Services Agreement with Paragon Partners Consultants, Inc. for right of way services, extending the term through August 13, 2027 (CIP-WU-P-19-058-B)

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### **Background:**

On August 13, 2020, the Commission approved a Professional Services Agreement (“Agreement”) with Paragon Partners LTD. (“Paragon”) to assist with real property negotiations with four property owners to obtain an easement for a new 8-inch Ductile Iron Pipe waterline on those properties. The easement would allow for the connection of the existing waterline in 4<sup>th</sup> Avenue to the existing line in Trailside Drive, which would complete a loop system and provide redundancy to the water system. Paragon’s services consist of review of preliminary title reports for each parcel, reviewing the plat maps and legal descriptions for the easements, preparing appraisal reports for the impacted parcels, meeting with property owners to discuss the project, present an offer, negotiate the required easement rights, obtain fully executed easement documents to be recorded, and coordinate the close of escrow.

On August 12, 2021, the Commission approved Amendment No. 1 extending the term through August 12, 2022, and included language requiring indemnity specific to independent contractors. Amendment No. 1 also assigned the Agreement to Paragon Partners Consultants, LLC, as a result of a reorganization by Paragon Partners LTD. On August 11, 2022, the Commission approved Amendment No. 2 extending the term through August 12, 2023. Additionally, the Agreement was assigned to Paragon Partners Consultants, Inc. due to another reorganization. On August 10, 2023, the Commission approved Amendment No. 3 extending the term through August 13, 2025.

### **Discussion:**

The Agreement expired on August 13, 2025, and the waterline project is still ongoing. The overall project design is nearly complete, however, the right of way acquisition needed is still ongoing and is expected to require negotiation with affected property owners. Paragon will

assist with these negotiations, as needed. Staff recommends extending the contract through August 25, 2027.

**Fiscal Impact:**

There is no additional fiscal impact for Amendment No. 4 as sufficient budget remains on the contract (Account No. 123-717-5130) (CIP-WU-P-19-058-B).

**Recommendation:**

Staff recommends that the Commission approve Amendment No. 4 to the Professional Services Agreement with Paragon Partners, LTD.

**Exhibits:**

1. Amendment No. 4 to the Professional Services Agreement with Paragon Partners, LTD., dated August 14, 2025
2. Approval Letter - Paragon Partners

**AMENDMENT NO. 4  
TO PROFESSIONAL SERVICES AGREEMENT WITH  
PARAGON PARTNERS CONSULTANTS, LLC.**

This Amendment No. 4 to the Professional Services Agreement (“Agreement”) is made and entered into this 14th day of August, 2025, (“Effective Date”) by and between Industry Public Utilities, a public agency organized and existing under the laws of the State of California, (“IPU”) and Paragon Partners Consultants, Inc., a Delaware corporation, (“Consultant”). The IPU and Consultant are hereinafter collectively referred to as the “Parties.”

**RECITALS**

**WHEREAS**, on or about August 13, 2020, the Agreement was entered into and executed between the Industry Public Utilities and Consultant for right of way services on the 4th Avenue and Trailside Drive Waterline Project (“Project”); and

**WHEREAS**, on or about August 12, 2021, Amendment No. 1 was approved to extend the term through August 12, 2022, in order for Consultant to continue providing right of way services to the IPU; update the current address for IPU; and include language requiring indemnity specific to independent contractors. Amendment No. 1 also assigned the Agreement to Paragon Partners Consultants, LLC, as a result of a reorganization by Paragon Partners LTD.; and

**WHEREAS**, on or about August 11, 2022, Amendment No. 2 was approved to extend the term through August 13, 2023. Additionally, the Agreement was assigned to Paragon Partners Consultants, Inc. due to another reorganization; and

**WHEREAS**, the Agreement expires on August 10, 2023, and Amendment No. 3 is necessary to extend the term through August 13, 2025, in order for Consultant to continue providing right of way services for the Project; and

**WHEREAS**, the Agreement expired on August 13, 2025, and Amendment No. 4 is necessary to extend the term through August 13, 2027, in order for Consultant to continue providing right of way services, as needed, for the Project; and

**WHEREAS**, for the reasons set forth herein, the IPU and Contractor desire to enter into this Amendment No. 3, as set forth below.

**AMENDMENT**

**NOW, THEREFORE**, in consideration of the mutual covenants, promises and agreements set forth herein, it is agreed the aforesaid Agreement, a copy of which is attached hereto and incorporated herein by reference, shall remain in full force and effect except as otherwise hereinafter provided:

As of July 22, 2021, all rights and responsibilities under the Agreement are hereby assigned to Paragon Partners Consultants, Inc. All instances of “Paragon Partners LTD”, shall mean “Paragon Partners Consultants, Inc.”.

**1. TERM**

This Agreement shall commence on the Effective Date and shall remain and continue in effect until tasks described herein are completed, but in no event later than August 13, 2027, unless sooner terminated pursuant to the provisions of this Agreement.

‘IN WITNESS WHEREOF, the Parties have executed this Amendment No. 3 to the Agreement as of the Effective Date.

**“IPU”  
INDUSTRY PUBLIC UTILITIES**

**“CONSULTANT”  
PARAGON PARTNERS CONSULTANTS,  
INC.**

By: \_\_\_\_\_  
Joshua Nelson, Public Utilities Director

By: \_\_\_\_\_  
William McCawley, Vice President of Finance

**Attest:**

By: \_\_\_\_\_  
Julie Gutierrez-Robles, Secretary

**APPROVED AS TO FORM**

By: \_\_\_\_\_  
James M. Casso, General Counsel

**EXHIBIT A TO AMENDMENT NO. 4**  
**PROFESSIONAL SERVICES AGREEMENT WITH PARAGON PARTNER, LTD. DATED**  
**AUGUST 13, 2020**

**INDUSTRY PUBLIC UTILITIES  
PROFESSIONAL SERVICES AGREEMENT**

This PROFESSIONAL SERVICES AGREEMENT ("Agreement"), is made and effective as of August 13, 2020 ("Effective Date"), between the Industry Public Utilities, a public agency organized and existing under the laws of the State of California, ("IPU") and Paragon Partner LTD., a California corporation, ("Consultant"). The IPU and Consultant are hereinafter collectively referred to as the "Parties".

**RECITALS**

**WHEREAS**, the IPU desires to engage Consultant to perform the services described herein, and Consultant desires to perform such services in accordance with the terms and conditions set forth herein.

**NOW, THEREFORE**, for and in consideration of the mutual covenants and conditions herein contained, the IPU and Consultant agree as follows:

**1. TERM**

This Agreement shall commence on the Effective Date, and shall remain and continue in effect until tasks described herein are completed, but in no event later than August 13, 2021, unless sooner terminated pursuant to the provisions of this Agreement.

**2. SERVICES**

(a) Consultant shall perform the tasks ("Services") described and set forth in Exhibit A, attached hereto and incorporated herein as though set forth in full. ("Scope of Services"). Tasks other than those specifically described in the Scope of Services shall not be performed without prior written approval of the IPU. The Services shall be performed by Consultant, unless prior written approval is first obtained from the IPU. In the event of conflict or inconsistency between the terms of this Agreement and Exhibit A, the terms of this Agreement shall prevail.

(b) IPU shall have the right to request, in writing, changes to the Services. Any such changes mutually agreed upon by the Parties, and any corresponding increase or decrease in compensation, shall be incorporated by written amendment to this Agreement.

(c) Consultant shall perform all Services in a manner reasonably satisfactory to the IPU and in a first-class manner in conformance with the standards of quality normally observed by an entity providing right of way services, serving a municipal agency.

(d) Consultant shall comply with all applicable federal, state, and local laws, regulations and ordinances in the performance of this Agreement, including but not limited to, the conflict of interest provisions of Government Code Section 1090 and the Political Reform Act (Government Code Section 81000 *et seq.*). During the term of this Agreement, Consultant shall not perform any work for another person or entity for whom

Consultant was not working on the Effective Date if both (i) such work would require Consultant to abstain from a decision under this Agreement pursuant to a conflict of interest statute or law; and (ii) IPU has not consented in writing to Consultant's performance of such work. No officer or employee of IPU shall have any financial interest in this Agreement that would violate California Government Code Sections 1090 *et seq.* Consultant hereby warrants that it is not now, nor has it been in the previous twelve (12) months, an employee, agent, appointee, or official of the IPU. If Consultant was an employee, agent, appointee, or official of the IPU in the previous twelve (12) months, Consultant warrants that it did not participate in any manner in the forming of this Agreement. Consultant understands that, if this Agreement is made in violation of Government Code §1090 *et seq.*, the entire Agreement is void and Consultant will not be entitled to any compensation for Services performed pursuant to this Agreement, and Consultant will be required to reimburse the IPU for any sums paid to the Consultant. Consultant understands that, in addition to the foregoing, it may be subject to criminal prosecution for a violation of Government Code § 1090 and, if applicable, will be disqualified from holding public office in the State of California.

(e) Consultant represents that it has, or will secure at its own expense, all licensed personnel required to perform the Services. All Services shall be performed by Consultant or under its supervision, and all personnel engaged in the Services shall be qualified and licensed to perform such services.

### **3. MANAGEMENT**

IPU's Public Utilities Director or his designee shall represent the IPU in all matters pertaining to the administration of this Agreement, review and approval of all products submitted by Consultant, but shall have no authority to modify the Services or the compensation due to Consultant.

### **4. PAYMENT**

(a) The IPU agrees to pay Consultant monthly, in accordance with the payment rates and terms and the schedule of payment as set forth in Exhibit B ("Rate Schedule"), attached hereto and incorporated herein by this reference as though set forth in full, based upon actual time spent on the above tasks. This amount shall not exceed Forty Thousand Dollars (\$40,000.00) for the total Term of the Agreement unless additional payment is approved as provided in this Agreement.

(b) Consultant shall not be compensated for any services rendered in connection with its performance of this Agreement which are in addition to those set forth herein, unless such additional services are authorized in advance and in writing by the IPU. Consultant shall be compensated for any additional services in the amounts and in the manner as agreed to by IPU and Consultant at the time IPU's written authorization is given to Consultant for the performance of said services.

(c) Consultant shall submit invoices monthly for actual services performed. Invoices shall be submitted on or about the first business day of each month, or as soon thereafter as

practical, for services provided in the previous month. Payment shall be made within thirty (30) days of receipt of each invoice as to all non-disputed fees. If the IPU disputes any of Consultant's fees it shall give written notice to Consultant within thirty (30) days of receipt of an invoice of any disputed fees set forth on the invoice. Any final payment under this Agreement shall be made within 45 days of receipt of an invoice therefore.

## **5. SUSPENSION OR TERMINATION OF AGREEMENT**

(a) The IPU may at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any portion hereof, by serving upon the Consultant at least ten (10) days prior written notice. Upon receipt of said notice, the Consultant shall immediately cease all work under this Agreement, unless the notice provides otherwise. If the IPU suspends or terminates a portion of this Agreement such suspension or termination shall not make void or invalidate the remainder of this Agreement.

(b) In the event this Agreement is terminated pursuant to this Section, the IPU shall pay to Consultant the actual value of the work performed up to the time of termination, provided that the work performed is of value to the IPU. Upon termination of the Agreement pursuant to this Section, the Consultant shall submit an invoice to the IPU pursuant to Section 5 of this Agreement.

## **6. OWNERSHIP OF DOCUMENTS**

(a) Consultant shall maintain complete and accurate records with respect to sales, costs, expenses, receipts, and other such information required by IPU that relate to the performance of services under this Agreement. Consultant shall maintain adequate records of services provided in sufficient detail to permit an evaluation of services. All such records shall be maintained in accordance with generally accepted accounting principles and shall be clearly identified and readily accessible. Consultant shall provide free access to the representatives of IPU or its designees at reasonable times to review such books and records; shall give IPU the right to examine and audit said books and records; shall permit IPU to make transcripts or copies therefrom as necessary; and shall allow inspection of all work, data, documents, proceedings, and activities related to this Agreement. Such records, together with supporting documents, shall be maintained for a period of three (3) years after receipt of final payment.

(b) Upon completion of, or in the event of termination or suspension of this Agreement, and upon final payment of all undisputed invoices, all original documents, designs, drawings, maps, models, computer files, surveys, notes, and other documents prepared in the course of providing the services to be performed pursuant to this Agreement shall become the sole property of the IPU and may be used, reused, or otherwise disposed of by the IPU without the permission of the Consultant. The IPU shall not gain ownership of any intellectual property of Consultant that was used to create the services. With respect to computer files, Consultant shall make available to the IPU, at the Consultant's office, and upon reasonable written request by the IPU, the necessary computer software and hardware for purposes of accessing, compiling, transferring, copying and/or printing computer files. Consultant shall grant to IPU a non-exclusive, perpetual, royalty-free,

world-wide, limited license under copyright to use all reports, documents, or other written material developed by Consultant in the performance of the Services pursuant to this Agreement, shall be and remain the property of the Consultant.

## 7. INDEMNIFICATION

### (a) Indemnity for professional liability

When the law establishes a professional standard of care for Consultant's Services, to the fullest extent permitted by law, Consultant shall indemnify, protect, defend and hold harmless the IPU and any and all of its officials, and employees ("Indemnified Parties") from and against any and all losses, liabilities, damages, costs and expenses, including legal counsel's fees and costs caused in whole or in part by any negligent or wrongful act, error or omission of Consultant, its officers, agents, employees or Subconsultants (or any agency or individual that Consultant shall bear the legal liability thereof) in the performance of professional services under this Agreement.

### (b) Indemnity for other than professional liability

Other than in the performance of professional services and to the full extent permitted by law, Consultant shall indemnify, defend and hold harmless IPU, and any and all of its employees, officials and agents from and against any liability (including liability for claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind, whether actual, alleged or threatened, including legal counsel fees and costs, court costs, interest, defense costs, and expert witness fees), where the same arise out of, are a consequence of, or are in any way attributable to, in whole or in part, the negligent performance of this Agreement by Consultant or by any individual or agency for which Consultant is legally liable, including but not limited to officers, agents, employees or subcontractors of Consultant.

(c) DUTY TO DEFEND. In the event the IPU, its officers, employees, agents and/or volunteers are made a party to any action, claim, lawsuit, or other adversarial proceeding arising from the comparatively negligent performance of the services encompassed by this Agreement, and upon demand by IPU, Consultant shall have an immediate duty to mutually consult the IPU at Consultant's cost or at IPU's option, to reimburse the IPU for its costs of defense, including reasonable attorney's fees and costs incurred in the defense of such matters to the extent that any liability arises out of the negligent acts or omissions of Consultant.

Payment by IPU is not a condition precedent to enforcement of this Indemnity. In the event of any dispute between Consultant and IPU, as to whether liability arises from the sole negligence of the IPU or its officers, employees, or agents, Consultant will be obligated to pay for IPU's defense until such time as a final judgment has been entered adjudicating the IPU as comparatively negligent. Consultant will not be entitled in the absence of such a determination to any reimbursement of defense costs including but not limited to attorney's fees, expert fees and costs of litigation.

**8. INSURANCE**

Consultant shall maintain prior to the beginning of and for the duration of this Agreement insurance coverage as specified in Exhibit C attached hereto and incorporated herein by reference.

**9. INDEPENDENT CONSULTANT**

(a) Consultant is and shall at all times remain as to the IPU a wholly independent consultant and/or independent contractor. The personnel performing the services under this Agreement on behalf of Consultant shall at all times be under Consultant's exclusive direction and control. Neither IPU nor any of its officers, employees, or agents shall have control over the conduct of Consultant or any of Consultant's officers, employees, or agents, except as set forth in this Agreement. Consultant shall not at any time or in any manner represent that it or any of its officers, employees, or agents are in any manner officers, employees, or agents of the IPU. Consultant shall not incur or have the power to incur any debt, obligation, or liability whatever against the IPU, or bind the IPU in any manner.

(b) No employee benefits shall be available to Consultant in connection with the performance of this Agreement. Except for the fees paid to Consultant as provided in the Agreement, IPU shall not pay salaries, wages, or other compensation to Consultant for performing services hereunder for IPU. IPU shall not be liable for compensation or indemnification to Consultant for injury or sickness arising out of performing services hereunder.

**10. LEGAL RESPONSIBILITIES**

The Consultant shall keep itself informed of State and Federal laws and regulations which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this Agreement. The Consultant shall at all times observe and comply with all such laws and regulations. The IPU, and its officers and employees, shall not be liable at law or in equity occasioned by failure of the Consultant to comply with this Section.

**11. UNDUE INFLUENCE**

Consultant declares and warrants that no undue influence or pressure was used against or in concert with any officer or employee of the IPU in connection with the award, terms or implementation of this Agreement, including any method of coercion, confidential financial arrangement, or financial inducement. No officer or employee of the IPU has or will receive compensation, directly or indirectly, from Consultant, or from any officer, employee or agent of Consultant, in connection with the award of this Agreement or any work to be conducted as a result of this Agreement. Violation of this Section shall be a material breach of this Agreement entitling the IPU to any and all remedies at law or in equity.

**12. NO BENEFIT TO ARISE TO LOCAL OFFICERS AND EMPLOYEES**

No member, officer, or employee of IPU, or their designees or agents, and no public official who exercises authority over or responsibilities with respect to the Project during his/her tenure or for one year thereafter, shall have any interest, direct or indirect, in any agreement or sub-agreement, or the proceeds thereof, for work to be performed in connection with the Project performed under this Agreement.

**13. RELEASE OF INFORMATION/CONFLICTS OF INTEREST**

(a) All information gained by Consultant in performance of this Agreement shall be considered confidential and shall not be released by Consultant without IPU's prior written authorization. Consultant, its officers, employees, agents, or subconsultants, shall not without written authorization from the IPU, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories, or other information concerning the work performed under this Agreement or relating to any project or property located within the IPU, unless otherwise required by law or court order.

(b) Consultant shall promptly notify IPU should Consultant, its officers, employees, agents, or subconsultants be served with any summons, complaint, subpoena, notice of deposition, request for documents, interrogatories, request for admissions, or other discovery request ("Discovery"), court order, or subpoena from any person or party regarding this Agreement and the work performed there under or with respect to any project or property located within the IPU, unless Consultant is prohibited by law from informing the IPU of such Discovery, court order or subpoena. IPU retains the right, but has no obligation, to represent Consultant and/or be present at any deposition, hearing, or similar proceeding as allowed by law. Unless IPU is a party to the lawsuit, mediation or administrative proceeding and is adverse to Consultant in such proceeding, Consultant agrees to cooperate fully with the IPU and to provide the opportunity to review any response to discovery requests provided by Consultant. However, IPU's right to review any such response does not imply or mean the right by IPU to control, direct, or rewrite said response.

**14. NOTICES**

Any notices which either party may desire to give to the other party under this Agreement must be in writing and may be given either by (i) personal service, (ii) delivery by a reputable document delivery service, such as but not limited to, Federal Express, which provides a receipt showing date and time of delivery, or (iii) mailing in the United States Mail, certified mail, postage prepaid, return receipt requested, addressed to the address of the party as set forth below or at any other address as that party may later designate by notice:

To IPU: Industry Public Utilities  
15625 E. Stafford, Suite 100  
City of Industry, CA 91744  
Attention: Troy Helling, Public Utilities Director

With a Copy to: James M. Casso, Legal Counsel  
Casso & Sparks, LLP  
13300 Crossroads Parkway North, Suite 410  
City of Industry, CA 91746

To Consultant: Paragon Partners LTD.  
5660 Katella Avenue, Suite 100  
Cypress, CA 90630  
Attention: Nella LaValle, President

**15. ASSIGNMENT**

The Consultant shall not assign the performance of this Agreement, nor any part thereof, nor any monies due hereunder, without prior written consent of the IPU.

Before retaining or contracting with any subconsultant for any services under this Agreement, Consultant shall provide IPU with the identity of the proposed subconsultant, a copy of the proposed written contract between Consultant and such subconsultant which shall include an indemnity provision similar to the one provided herein and identifying IPU as an indemnified party, or an incorporation of the indemnity provision provided herein, and proof that such proposed subconsultant carries insurance at least equal to that required by this Agreement or obtain a written waiver from the IPU for such insurance.

Notwithstanding Consultant's use of any subconsultant, Consultant shall be responsible to the IPU for the performance of its subconsultant as it would be if Consultant had performed the Services itself. Nothing in this Agreement shall be deemed or construed to create a contractual relationship between the IPU and any subconsultant employed by Consultant. Consultant shall be solely responsible for payments to any subconsultants. Consultant shall indemnify, and hold harmless the Indemnified Parties for any claims arising from, or related to, the negligent services performed by a subconsultant under this Agreement.

**16. GOVERNING LAW/ATTORNEYS' FEES**

The IPU and Consultant understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement and also govern the interpretation of this Agreement. Any litigation concerning this Agreement shall take place in the municipal, superior, or federal district court in Los Angeles County, California. If any action at law or suit in equity is brought to enforce or interpret the provisions of this Agreement, or arising out of or relating to the Services provided by Consultant under this Agreement, the prevailing party shall be entitled to reasonable attorneys' fees and all related costs, including costs of expert witnesses and consultants, as well as costs on appeal, in addition to any other relief to which it may be entitled.

**17. ENTIRE AGREEMENT**

This Agreement contains the entire understanding between the Parties relating to the obligations of the Parties described in this Agreement. All prior or contemporaneous agreements, understandings, representations, and statements, oral or written and pertaining to the subject of this Agreement or with respect to the terms and conditions of this Agreement, are merged into this Agreement and shall be of no further force or effect. Each party is entering into this Agreement based solely upon the representations set forth herein and upon each party's own independent investigation of any and all facts such party deems material.

**18. SEVERABILITY**

If any term or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, then such term or provision shall be amended to, and solely to, the extent necessary to cure such invalidity or unenforceability, and in its amended form shall be enforceable. In such event, the remainder of this Agreement, or the application of such term or provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected thereby, and each term and provision of this Agreement shall be valid and be enforced to the fullest extent permitted by law.

**19. COUNTERPARTS**

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which taken together shall constitute one and the same instrument.

**20. CAPTIONS**

The captions appearing at the commencement of the sections hereof, and in any paragraph thereof, are descriptive only and shall have no significance in the interpretation of this Agreement.

**21. WAIVER**

The waiver by IPU or Consultant of any breach of any term, covenant or condition herein contained shall not be deemed to be a waiver of such term, covenant or condition or of any subsequent breach of the same or any other term, covenant or condition herein contained. No term, covenant or condition of this Agreement shall be deemed to have been waived by IPU or Consultant unless in writing.

**22. REMEDIES**

Each right, power and remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise shall be cumulative and shall be in addition to every other right, power, or remedy provided for herein or now or hereafter existing at law, in equity, by statute, or otherwise. The exercise, the commencement of the exercise, or

the forbearance of the exercise by any party of any one or more of such rights, powers or remedies shall not preclude the simultaneous or later exercise by such party of any of all of such other rights, powers or remedies.

**23. AUTHORITY TO EXECUTE THIS AGREEMENT**

The person or persons executing this Agreement on behalf of Consultant represents and warrants that he/she has the authority to execute this Agreement on behalf of the Consultant and has the authority to bind Consultant to the performance of its obligations hereunder.

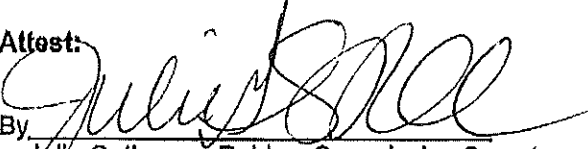
IN WITNESS WHEREOF, the Parties hereto have caused this Agreement to be executed as of the Effective Date.

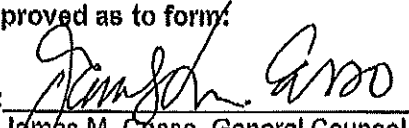
"IPU"  
Industry Public Utilities

"CONSULTANT"  
Paragon Partners LTD.

By   
Troy Helling, Public Utilities Director

By   
Nella LaValle, President

Attest:  
  
By Julie Gutierrez-Robles, Commission Secretary

Approved as to form:  
  
By James M. Casso, General Counsel

- Attachments:      Exhibit A      Scope of Services  
                         Exhibit B      Rate Schedule  
                         Exhibit C      Insurance Requirements

## EXHIBIT A

### SCOPE OF SERVICES

Consultant shall provide the following Services:

Provide right of way services for the 4<sup>th</sup> Avenue and Trallside Drive Waterline Improvement Project, including:

- Potentially affected properties due to the future project:
  - Assessor Parcel Number 8206-018-028
  - Assessor Parcel Number 8206-030-029
  - Assessor Parcel Number 8206-018-029
  - Assessor Parcel Number 8206-018-018
- Meet with the IPU Staff and its agents to discuss specific real estate and special requirements, project scheduling, budgeting, reporting parameters, as well as to discuss overall known and potentially unknown project impacts.
- Schedule regular project update meetings with IPU Staff to ensure that project deliverables stay on schedule and within budget.
- Ensure compliance with all local, state, and federal requirements.
- Submit bi-weekly written progress status reports for the project.
- Participate in project and public meetings, as required.
- Review preliminary title reports (provided by IPU) to identify any issues that may affect providing clear title to the IPU.
- Review plat maps and legal descriptions (provided by IPU) for the required permanent easements.
- Prepare appraisal reports for the four (4) impacted properties.
- Meet with the four (4) affected property owners to discuss project, present offer and negotiate the required easement rights.
- Coordinate and obtain fully executed easement documents and record at close of escrow.
- Coordinate escrow close on each property.

EXHIBIT B  
RATE SCHEDULE

Classification	Rate
Project Manager	\$185/HR
Quality Assurance/Quality Control Agent	\$105/HR
Senior Acquisition Agent	\$95/HR
Project Coordinator	\$75/HR
Appraiser	\$2,475/Property
Mileage	\$150/Parcel
Postage	\$20/Parcel

## EXHIBIT C

### INSURANCE REQUIREMENTS

Without limiting Consultant's indemnification of IPU, and prior to commencement of the Services, Consultant shall obtain, provide and maintain at its own expense during the term of this Agreement, policies of insurance of the type and amounts described below and in a form satisfactory to IPU.

**General liability insurance.** Consultant shall maintain commercial general liability insurance with coverage at least as broad as Insurance Services Office form CG 00 01, in an amount not less than \$1,000,000.00 per occurrence, \$2,000,000.00 general aggregate, for bodily injury, personal injury, and property damage. The policy must include contractual liability that has not been amended. Any endorsement restricting standard ISO "insured contract" language will not be accepted.

**Automobile liability insurance.** Consultant shall maintain automobile insurance at least as broad as Insurance Services Office form CA 00 01 covering bodily injury and property damage for all activities of the Consultant arising out of or in connection with Work to be performed under this Agreement, including coverage for any owned, hired, non-owned or rented vehicles, in an amount not less than \$1,000,000.00 combined single limit for each accident.

**Professional liability (errors & omissions) insurance.** Consultant shall maintain professional liability insurance that covers the Services to be performed in connection with this Agreement, in the minimum amount of \$1,000,000 per claim and in the aggregate. Any policy inception date, continuity date, or retroactive date must be before the effective date of this agreement and Consultant agrees to maintain continuous coverage through a period no less than three years after completion of the services required by this agreement.

**Workers' compensation insurance.** Consultant shall maintain Workers' Compensation Insurance (Statutory Limits) and Employer's Liability Insurance (with limits of at least \$1,000,000.00).

Consultant shall submit to IPU, along with the certificate of insurance, a Waiver of Subrogation endorsement in favor of IPU, its officers, agents, employees and volunteers.

**Proof of insurance.** Consultant shall provide certificates of insurance to IPU as evidence of the insurance coverage required herein, along with a waiver of subrogation endorsement for workers' compensation. Insurance certificates and endorsement must be approved by IPU's Risk Manager prior to commencement of performance. Current certification of insurance shall be kept on file with IPU at all times during the term of this contract. IPU reserves the right to require complete, certified copies of all required insurance policies, at any time.

**Duration of coverage.** Consultant shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property, which may arise from or in connection with the performance of the Services hereunder by Consultant, his agents, representatives, employees or subconsultants.

**Primary/noncontributing.** Coverage provided by Consultant shall be primary and any Insurance or self-Insurance procured or maintained by IPU shall not be required to contribute with it. The limits of Insurance required herein may be satisfied by a combination of primary and umbrella or excess Insurance. Any umbrella or excess Insurance shall contain or be endorsed to contain a provision that such coverage shall also apply on a primary and non-contributory basis for the benefit of IPU before the IPU's own Insurance or self-Insurance shall be called upon to protect it as a named Insured.

**IPU's rights of enforcement.** In the event any policy of Insurance required under this Agreement does not comply with these specifications or is canceled and not replaced, IPU has the right but not the duty to obtain the Insurance it deems necessary and any premium paid by IPU will be promptly reimbursed by Consultant, or IPU will withhold amounts sufficient to pay premium from Consultant payments. In the alternative, IPU may cancel this Agreement.

**Acceptable insurers.** All Insurance policies shall be issued by an Insurance company currently authorized by the Insurance Commissioner to transact business of Insurance in the State of California, with an assigned policyholders' Rating of A- (or higher) and Financial Size Category Class VI (or larger) in accordance with the latest edition of Best's Key Rating Guide, unless otherwise approved by the IPU's Risk Manager.

**Waiver of subrogation.** All Insurance coverage maintained or procured pursuant to this agreement shall be endorsed to waive subrogation against IPU, its elected or appointed officers, agents, officials, employees and volunteers or shall specifically allow Consultant or others providing insurance evidence in compliance with these specifications to waive their right of recovery prior to a loss. Consultant hereby waives its own right of recovery against IPU, and shall require similar written express waivers and insurance clauses from each of its subconsultants.

**Enforcement of contract provisions (non estoppel).** Consultant acknowledges and agrees that any actual or alleged failure on the part of the IPU to inform Consultant of non-compliance with any requirement imposes no additional obligations on the IPU nor does it waive any rights hereunder.

**Requirements not limiting.** Requirements of specific coverage features or limits contained in this Section are not intended as a limitation on coverage, limits or other requirements, or a waiver of any coverage normally provided by any Insurance. Specific reference to a given coverage feature is for purposes of clarification only as it pertains to a given issue and is not intended by any party or insured to be all inclusive, or to the exclusion of other coverage, or a waiver of any type. If the Consultant maintains higher limits than the minimums shown above, the IPU requires and shall be entitled to coverage for the higher limits maintained by the Consultant. Any available Insurance proceeds in excess of the specified minimum limits of Insurance and coverage shall be available to the IPU.

**Notice of cancellation.** Consultant agrees to oblige its Insurance agent or broker and Insurers to provide to IPU with a thirty (30) day notice of cancellation (except for nonpayment

for which a ten (10) day notice is required) or nonrenewal of coverage for each required coverage.

**Additional Insured status.** General liability policies shall provide or be endorsed to provide that IPU and its officers, officials, employees, and agents, and volunteers shall be additional insureds under such policies. This provision shall also apply to any excess liability policies.

**Prohibition of undisclosed coverage limitations.** None of the coverages required herein will be in compliance with these requirements if they include any limiting endorsement of any kind that has not been first submitted to IPU and approved in writing.

**Separation of Insureds.** A severability of interests provision must apply for all additional insureds ensuring that Consultant's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the insurer's limits of liability. The policy(ies) shall not contain any cross-liability exclusions.

**Pass Through Clause.** Consultant agrees to ensure that its subconsultants, subcontractors, and any other party involved with the project who is brought onto or involved in the project by Consultant, provide the same minimum insurance coverage and endorsements required of Consultant. Consultant agrees to monitor and review all such coverage and assumes all responsibility for ensuring that such coverage is provided in conformity with the requirements of this section. Consultant agrees that upon request, all agreements with consultants, subcontractors, and others engaged in the project will be submitted to IPU for review.

**IPU's right to revise specifications.** The IPU reserves the right at any time during the term of the contract to change the amounts and types of insurance required by giving the Consultant ninety (90) days advance written notice of such change. If such change results in substantial additional cost to the Consultant, the IPU and Consultant may renegotiate Consultant's compensation.

**Self-Insured retentions.** Any self-insured retentions must be declared to and approved by the IPU. The IPU reserves the right to require that self-insured retentions be eliminated, lowered, or replaced by a deductible. Self-insurance will not be considered to comply with these specifications unless approved by the IPU.

**Timely notice of claims.** Consultant shall give the IPU prompt and timely notice of claims made or suits instituted that arise out of or result from Consultant's performance under this Agreement, and that involve or may involve coverage under any of the required liability policies.

**Additional Insurance.** Consultant shall also procure and maintain, at its own cost and expense, any additional kinds of insurance, which in its own judgment may be necessary for its proper protection and prosecution of the work.