

RESOLUTION NO. 2026-005

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FONTANA, CALIFORNIA, AUTHORIZING THE COLLECTION OF CERTAIN ANNUAL WASTEWATER AND SOLID WASTE SERVICE CHARGES, INCLUDING DELINQUENT CHARGES FOR EACH SERVICE, TO BE COLLECTED ON THE SAN BERNARDINO COUNTY ANNUAL PROPERTY TAX ROLL, DETERMINING THAT CURRENT DELINQUENT CHARGES CONSTITUTE A LIEN UPON PROPERTY, AND MAKING CERTAIN FINDINGS AND TAKING OTHER ACTIONS RELATED THERETO

WHEREAS, the City of Fontana (the "City") City Council (the "City Council") has by prior resolutions established rates and charges for the provision of sewer and wastewater services (the "Wastewater Charges") and solid waste collection services (the "Solid Waste Charges") (collectively, the Wastewater Charges and Solid Waste Charges are the "Charges"); and

WHEREAS, pursuant to section 5473 *et seq.* of the Health and Safety Code, the City may collect the Charges, including delinquent Charges, on the San Bernardino County (the "County") annual property tax roll in the same manner, at the same time as, together and not separately from, its general taxes; and

WHEREAS, pursuant to section 5473 of the Health and Safety Code, the City Council desires to authorize the collection of the Charges for both the wastewater and solid waste services on the tax roll; and

WHEREAS, the City Council further desires to authorize the collection of any delinquent Charges for both the wastewater and solid waste services on the tax roll pursuant to Health and Safety Code, section 5473a, and further desires at this time to record a lien against parcels of property currently delinquent with said wastewater and solid waste service Charges and has caused to be prepared a written report for each Charge (each a "Written Report"), copies of which are attached hereto as Exhibit "A" and Exhibit "B" and by this reference incorporated herein, to be prepared and filed with the City Clerk containing the description of each real property parcel which has delinquent Charges outstanding and the amount of the Wastewater Charges and Solid Waste Charges thereon; and

WHEREAS, the City Clerk caused a notice of the filing of the Written Reports and of the time and place of the public hearing thereon to be published in a newspaper of general circulation all in accordance with section 5473.1 of the Health and Safety; and

WHEREAS, the City has also provided written notice to each parcel of property subject to the lien for delinquent Charges pursuant to section 5473.1; and

WHEREAS, at the time stated in the notice being the 10th day of February 2026, at 2:00 p.m., the City Council conducted the public hearing on the Written Reports and heard and considered all objections or protests thereto, and has determined and hereby finds that protests have not been made by the owners of a majority of the separate parcels of real property described in the Written Reports for any delinquent Charges; and

WHEREAS, approval of this Resolution shall authorize the collection of Wastewater Charges and Solid Waste Charges, including any delinquent Wastewater Charges and Solid Waste Charges on the County property tax rolls each year and shall constitute a lien against the parcel or parcels of land in accordance with section 5473 *et seq.* of the Health and Safety Code; and

WHEREAS, approval of this Resolution shall also constitute a lien against the delinquent parcels of land included in the attached Written Reports in accordance with section 5473 *et seq.* of the Health and Safety Code.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Fontana, California as follows:

Section 1. Recitals. The City Council hereby finds and determines that the above recitals are true and correct and are incorporated herein by this reference.

Section 2. Authorization. The City Council hereby authorizes the collection of the Wastewater Charges and Solid Waste Charges in the future on the County property tax roll, including any delinquent Wastewater Charges and Solid Waste Charges, to be imposed thereon, and this Resolution has been adopted by at least two-thirds of the members of the City Council.

Section 3. Written Report Approval. The Written Reports filed with the City Clerk contain the description of each real property parcel which is currently delinquent in the payment of the Wastewater Charges and Solid Waste Charges and the Written Reports are therefore approved and adopted.

Section 4. County Recorder's Office. The City Clerk, or designee thereof, is hereby directed to file for record with the County Recorder's Office a copy of the Written Reports, with a statement endorsed thereon over his or her signature that the Written Reports have been fully adopted by the City Council, together with a certified copy of this Resolution, and shall request that they be recorded as a lien against the parcels contained therein.

Section 5. County Tax Roll. The Wastewater Charges and Solid Waste Charges, including any delinquent Wastewater Charges and Solid Waste Charges, shall be forwarded to the County Tax Collector for collection on the County Property tax roll in the same manner, by the same person, at the same time, together with and not separate from the general taxes, against the property to which they relate, and shall constitute liens on the property in the amount of the Charges, including any delinquent

Charges, to be added to the tax bill next levied against each property.

Section 6. Future Proceedings. The City Council shall comply with section 5473 *et seq.* and cause to be prepared the written report each year the Charges are to be enrolled on the property tax roll pursuant to section 5473 and 5473a of the Health and Safety Code, and the City Clerk shall cause a notice of public hearing pursuant to section 5473.1 of said code each year in compliance with the Health and Safety Code.

Section 7. CEQA. This action has been reviewed per the authority and criteria contained in the California Environmental Quality Act (CEQA), the State and local CEQA Guidelines, and the City's environmental regulations. The City, acting as the lead agency, determined that the resolution is not subject to CEQA pursuant to Sections 15060(c)(2), 15060(c)(3), and 15061(b)(3) of the State CEQA Guidelines, because it will not result in a direct or reasonably foreseeable indirect physical change to the environment as there is no possibility that the action would result in a significant environmental impact, and because it does not constitute a "project" as defined in Section 15378 of the State CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3.

Section 8. Severability. If any provision of this Resolution or the application thereof to any person or circumstance is held invalid by a court of competent jurisdiction, such invalidity shall not affect other provisions or applications, and to this end the provisions of this Resolution are declared to be severable.

Section 9. Effective Date. This Resolution shall become effective immediately upon its adoption.

APPROVED AND ADOPTED this 10th day of February 2026.

READ AND APPROVED AS TO LEGAL FORM:

City Attorney

I, Germaine Key, City Clerk of the City of Fontana, and Ex-Officio Clerk of the City Council, do hereby certify that the foregoing resolution is the actual resolution duly and regularly adopted by the City Council at a regular meeting held on the 10th day of February, 2026, by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

City Clerk of the City of Fontana

Mayor of the City of Fontana

ATTEST:

City Clerk

EXHIBIT "A"

**WRITTEN REPORT OF ASSESSOR'S PARCELS
DELINQUENT WASTEWATER SERVICE CHARGES**

[Report Attached on Following Pages]

| Name | Account | Property Address | Total Due |
|--|----------------|-------------------------|------------------|
| Siddiqi, Sajid | 000291 | 17525 Arrow | 89.6 |
| PCW PROPERTIES, LLC. | 000814 | 16940 Slover | 2521.44 |
| Baumel Living Trust | 002431 | 13518 Baseline | 689.92 |
| Ustrell, Sandro | 003000 | 8855 Sierra | 223.16 |
| Garcia Jr., Jose | 003090 | 16379 Foothill | 313.6 |
| Yates Commerce Assoc | 003628 | 10721 Business | 351.9 |
| Holy Spirit Power Ministries-USA | 003766 | 7863 Sierra | 197.12 |
| Rb Venture Ii, Llc | 004430 | 10560 Elm | 500 |
| Ayres, Richard | 005130 | 10720 Mulberry | 293.06 |
| Sunrise Ford | 005489 | 16005 Valley | 1540.28 |
| Columbia Ca Com Ind | 005767 | 10746 Commerce | 551.12 |
| Meichuang LLC | 005920 | 9461 Sierra | 98.56 |
| Shalabi Enterprises | 006262 | 16454 Merrill | 98.56 |
| Trujillo, Rene Rafael & Alma Delia REV | 006325 | 16580 Foothill | 131.94 |
| Aguilera, Samuel K | 006444 | 8561 Nuevo | 98.56 |
| Amarikwa, Linus | 006608 | 9176 Sierra | 98.56 |
| Luong, Tho Phuco | 006657 | 17460 Arrow | 89.6 |
| Serrano, Daniel | 007055 | 17345 Arrow | 98.56 |
| Ibrahim, Ibrahim M | 007057 | 9399 Sierra | 223.16 |
| Diab, Wael | 010177 | 8933 Sierra | 295.68 |
| Hch Investments Llc | 010322 | 17695 Arrow | 98.56 |
| Padilla, Marin | 010334 | 8836 Sierra | 787.64 |
| Maria Ong 16818-16820 Valley Liv Tr | 011248 | 8832 Sierra | 98.56 |
| Rupar, Gary | 011641 | 8171 Sierra | 223.16 |
| Reddy, Mallu | 011718 | 8560 Wheeler | 223.16 |
| Vasili Trust Ivan & Iva | 011774 | 16803 Arrow | 591.36 |
| Labra Investments LLC | 011778 | 17670 Foothill | 411.32 |
| Lancet Contracting Inc | 011826 | 16786 Arrow | 223.16 |
| Lancet Contracting Inc | 011827 | 16784 Arrow | 223.16 |
| JVP ASSOCIATES, LLC | 012175 | 8620 Sierra | 313.6 |
| Labra Investment LLC | 012195 | 8885 Sierra | 599.48 |
| Mizysak, Dorothy | 012250 | 16235 Foothill | 411.32 |
| Rupar, Gary | 012282 | 8181 Sierra | 411.32 |
| Lalalama, Victor | 012326 | 8601 Wheeler | 89.6 |
| Southland Auto Insurance Services | 012468 | 16870 Merrill | 313.6 |
| Mazem, Alami | 012507 | 16790 Foothill | 89.6 |
| Porter, Jennifer L. | 012530 | 9465 Palo Verde | 158.6 |
| Mizysak, Dorothy | 012712 | 16111 Ivy | 432.47 |
| Golden Properties Inc | 012866 | 9008 Sierra | 223.16 |
| Diab, Wael | 012881 | 8983 Sierra | 724.92 |
| Andrade, Barbara | 012950 | 17475 Orange | 126.18 |
| c/o Janet Ray | 012953 | 16894 Valley | 179.2 |
| Citrus Villa Retirmt | 012998 | 9448 Citrus | 580.98 |
| ZDAS LLC | 013269 | 16718 Valley | 89.6 |
| Piazza Apartments | 013450 | 9971 Juniper | 3785.4 |
| Singh, Sukhdir | 013510 | 15944 Valley | 89.6 |
| RCS PROPERTY LLC | 014168 | 9699 Sierra | 98.56 |
| Wolfpack USA LLC | 014199 | 10975 Hemlock | 281.33 |

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|--|--------|--------------------|---------|
| Valle Nuevo Llc | 014282 | 16780 Valley | 2104.76 |
| Crouch, Allen G. | 014412 | 17690 Arrow | 411.32 |
| Ta Inland Empire Small Bay Ind Port. | 016427 | 14570 Meyer Canyon | 234.6 |
| Meza Delgado, Jonathan | 016619 | 7874 Lemon | 198.25 |
| Richardson, Bryan | 016808 | 16340 Windcrest | 126.36 |
| Romero, Victor | 017047 | 15413 Daybreak | 126.36 |
| FONTANA SOUTHRIDGE PARTNERS LP | 017181 | 11673 Cherry | 1540.28 |
| Morales, Maria | 017202 | 15724 Firethorn | 126.36 |
| Clark, Brian | 017248 | 15661 Snowdan | 126.36 |
| Ireifej, Ayed | 017250 | 11467 Aberdeen | 205.66 |
| 17577 Arrow Blvd Llc | 017370 | 17577 Arrow | 179.2 |
| Thomas, Nick | 017453 | 8585 Sierra | 89.6 |
| Labra Investments LLC | 017850 | 17696 Foothill | 197.12 |
| Arrowcraft 840 Sbst Llc | 017889 | 8806 Sierra | 89.6 |
| Rhie Property Llc | 017970 | 16724 Merrill | 98.56 |
| ONG, MARIE | 018336 | 8818 Sierra | 295.68 |
| Hightech Floor Covering Inc | 018397 | 16756 Foothill | 223.16 |
| Happyland Equity Llc | 018468 | 17487 Arrow | 591.36 |
| Guerra Norma | 018512 | 9146 Sierra | 115.64 |
| Facundo, Fuentes | 018529 | 9491 Sierra | 223.16 |
| Albright, William | 018547 | 16581 Arrow | 133.56 |
| Sierra Fontana99 LLC | 019412 | 9255 Sierra | 98.56 |
| 9885 SIERRA AVE LLC | 019431 | 9885 Sierra | 185.33 |
| Lynne S Bassey Trust | 019496 | 10161 Sierra | 185.33 |
| Marygold Condo. | 020015 | 16970 Marygold | 5864.51 |
| Zabolotskikh, Alexey | 020045 | 16565 Orange | 2006.2 |
| Sorour, Sam | 021002 | 17185 Arrow | 197.12 |
| Ortega Family Survivor's Tr | 021391 | 11001 Beech | 133.56 |
| Escobar, David | 022676 | 11412 Citrus Glen | 174 |
| Fontana Southridge Partners LP | 023037 | 11647 Cherry | 2464 |
| Ruiz Trust 4/11/2016 | 023242 | 11448 Hideaway | 174 |
| Arevalo, Teresa | 023312 | 15671 Willow | 174 |
| Carrizales, Erika | 023432 | 11324 Homewood | 163.09 |
| Hernandez, Paul G | 023497 | 15424 Martos | 139 |
| Flores, Denise | 023530 | 16239 Valleyvale | 126.36 |
| Molina, Pedro | 023724 | 8550 Sierra | 223.16 |
| Reyes, Jorge | 024040 | 9760 Palmetto | 139 |
| Loth, David | 024113 | 17500 Foothill | 985.6 |
| Martinez, Mark | 024203 | 15656 Willow | 126.36 |
| Allen, Arthur | 024524 | 11464 Aberdeen | 300.36 |
| Mizysak, Henry | 024879 | 10042 Palmetto | 139 |
| Sorour, Sam | 027175 | 17165 Arrow | 98.56 |
| Mira Loma Ventures Llc | 028927 | 13050 Santa Ana | 258.06 |
| Ehrman, Marc | 029172 | 8608 Juniper | 223.16 |
| Rosenblum, Jerry A & Cheryl Revocable Tr | 029623 | 8137 Sierra | 141.88 |
| 8 Miller LLC | 029676 | 14500 Miller | 387.09 |
| Andrade, Cristian | 029872 | 16806 Merrill | 98.56 |
| Joyeria Lupita Inc | 030305 | 8624 Sierra | 89.6 |
| Hernandez, Raquel | 030634 | 17015 Foothill | 411.32 |
| Melia Holdings LLC | 030972 | 17509 Foothill | 492.8 |

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| Cardenas, Junior | 031415 | 16629 Merrill | 197.12 |
| Ohana-ohai Llc | 033789 | 15305 Manila | 258.06 |
| Bka Properties Llc | 033826 | 13611 Santa Ana | 586.5 |
| Aldana, Robert | 034211 | 17270 Valley | 150.33 |
| G & I XI FALCON RIDGE LP | 035519 | 15218 Summit | 169.4 |
| Lang, Thomas | 035674 | 16178 Arrow | 133.56 |
| Guzman, Tina | 035962 | 17602 Arrow | 197.12 |
| Guzman, Jose T | 035980 | 9057 Sierra | 197.12 |
| 3d Chemical & Equipment Inc | 036605 | 8676 Wheeler | 89.6 |
| Rodriguez, Alicia | 036778 | 8551 Sierra | 89.6 |
| Brito Cousin Inc | 037461 | 18080 Arrow | 1414.84 |
| Rexford Industrial- 106** Mulberry LLC | 037552 | 10660 Mulberry | 469.2 |
| Tahmassebi, Alireza | 037717 | 16602 Foothill | 89.6 |
| Francisco Street L P | 037790 | 10545 Production | 463.08 |
| G & I XI FALCON RIDGE LP | 038105 | 15310 Summit | 259 |
| Fontana Crossings | 038201 | 10557 Juniper | 2104.76 |
| Shawna Enterprises Inc | 038206 | 17312 Foothill | 197.12 |
| 8871 Sierra Ave Trust | 038606 | 8871 Sierra | 89.6 |
| Columbia Ca Santa Ana Ind Llc | 038619 | 15101 Santa Ana | 551.12 |
| Kurschner, Thomas | 101005 | 7460 Cherry | 2488.77 |
| LLC, SHRISHA | 101085 | 7470 Cherry | 537.6 |
| Sierra Crossroads Ii, Llc | 101147 | 11117 Sierra | 888.76 |
| 1905 Dennison St LLC | 101205 | 11060 Cherry | 197.12 |
| Redwood Family Trust | 101249 | 7980 Redwood | 175.76 |
| Harsimran - Inc | 101267 | 16120 Slover | 411.32 |
| A & S Prof Real Estate Llc | 101486 | 8867 Sierra | 98.56 |
| ZUHA INVESTMENTS LLC | 102112 | 8048 Cherry | 98.56 |
| Perez Angel & Bertha Rev Fam Tr | 102247 | 14674 Foothill | 89.6 |
| Bethel Ame Church Of Fontana | 102251 | 16262 Baseline | 237.9 |
| Tmic Group Inc | 102353 | 17725 Foothill | 1163.96 |
| Trotter, Ronald | 102403 | 14540 Slover | 98.56 |
| Tsehrdis, Stavros | 102508 | 16491 Valley | 232.12 |
| Sultana Avenue Llc | 103229 | 8261 Sultana | 175.76 |
| Water Of Life Comm Church | 103257 | 7671 East | 1168.99 |
| Dct Property Management Llc | 103513 | 15750 Jurupa | 394.24 |
| SCG DP REDWOOD, LLC | 104298 | 10789 Redwood | 551.12 |
| Foothill Blvd Carwash LP | 104603 | 16345 Foothill | 716.8 |
| Sunoaks LLC | 104805 | 16944 South Highland | 1352.12 |
| Citrus Avenue Llc | 104871 | 11281 Citrus | 232.12 |
| Harb Ahmad | 105107 | 14675 Valley | 411.32 |
| Gabion Ranch Master | 200531 | 5303 Napa Valley | 273.32 |
| BTC III Fontana Logistics Center | 201080 | 10855 Cherry | 411.32 |
| QR Valley LC LLC | 201316 | 15895 Valley | 89.6 |
| Fontana Southridge Partner | 201589 | 11637 Cherry | 98.56 |
| Rexford Industrial Realty LP | 202393 | 10156 Live Oak | 117.3 |
| Patel , Dinesh & Maniben Family | 202525 | 15210 Foothill | 89.6 |
| Gabion Ranch Master Association | 202556 | 5601 Montelena | 300.65 |
| Lajada, Alex Ninoi D | 202921 | 7762 Edison | 281.33 |
| LEXIBRAND LLC | 202922 | 7762 Edison | 281.33 |
| Rodriguez, Maria Del Carmen | 202923 | 7762 Edison | 281.33 |

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|--|--------|----------------------|--------------|
| Jet Speed Express LLC | 203369 | 6233 Sierra | 601.3 |
| N, H & Y S | 203585 | 17660 San Bernardino | 2464 |
| Valley Boulevard Fontana Holding Group | 203730 | 15762 Valley | 98.56 |
| RIVERSIDE FONTANA LLC | 204112 | 14387 Valley | 645.15 |
| BLV II CA 14928 WASHINGTON DRIVE LLC | 204113 | 14928 Washington | 1776.91 |
| Calabasas Property Inc | 204115 | 10159 Citrus | 107.52 |
| REDHOOK CAPITAL | 204200 | 7775 Sierra | 941.97 |
| March Bachli | 204304 | 16726 Slover | 129.03 |
| Pinnacle Realty & Holdings LLC | 204331 | 14562 Slover | 223.16 |
| CIVF VI-CA 1W02 LLC | 204490 | 16288 Boyle | 129.03 |
| Highland Park of Fontana Community Assoc | 204494 | 14921 Gallery | 98.56 |
| Duke Realty Calabash LP | 204496 | 13930 Santa Ana | 387.09 |
| Sierra Business Center ILP LC | 204522 | 16604 Slover | 1020.32 |
| BCIF SIERRA IC LP | 204525 | 5309 Sierra | 281.33 |
| Boukdis Trust 7/8/87 (Dutch Bros) | 204528 | 17010 South Highland | 223.16 |
| 158** Valley Boulevard Investors LLC | 204544 | 15894 Valley | 281.33 |
| AVL ENTERPRISES LLC | 204547 | 11053 Catawba | 89.6 |
| Calabasas Property Inc | 204549 | 10189 Citrus | 89.6 |
| Perez, Claudine | 204734 | 5132 CURRANT | 300.36 |
| Obinwannec, Clement | 204735 | 5142 CURRANT | 126.36 |
| Haliman, Haliman | 204787 | 16572 Botanical | 139 |
| Palacio, Jorge Luis | 204811 | 5164 Loquat | 126.36 |
| Li, Zhang | 204817 | 15592 Asana | 174.46 |
| Perez, Ayde | 204819 | 16595 Botanical | 139 |
| Pinto, Jack | 204827 | 16042 Esparza | 174.46 |
| Bamishaye, Edwa | 204829 | 16052 Esparza | 174.46 |
| I-15 LOGISTICS LLC | 204836 | 4121 Lytle Creek | 1722.54 |
| Serrano, Jose L. | 204837 | 15990 Valley | 878.77 |
| TPG AG EHC III CA 2 LP | 204839 | 16556 Forest | 243.5 |
| Alvarez, Maria | 204842 | 16485 Shallot | 174 |
| Horning, Benjamin | 204843 | 14457 Slover | 586.5 |
| Sepulveda, Carlos | 204845 | 16580 Botanical | 126.36 |
| | | | \$ 80,345.38 |

EXHIBIT "B"

**WRITTEN REPORT OF ASSESSOR'S PARCELS
DELINQUENT SOLID WASTE SERVICE CHARGES**

[Report Attached on Following Pages]

