

# Agenda

## City of Visalia Oversight Board of the Successor Agency of the Redevelopment Agency of Visalia

Secretary: Mark Larsen, Kaweah Delta Water Conservation District  
Board Member: Amy Shuklian, Tulare County  
Board Member: Nathan Hernandez, Visalia Unified School District  
Board Member: Greg Sherman, College of the Sequoias  
Board Member: John Hess, Tulare County  
Board Member: Randy Groom, City of Visalia  
Board Member: Melody Murch, City of Visalia

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Thursday, January 25, 2018  
5:30 p.m.  
Admin. Conference Room  
220 N. Santa Fe, Visalia CA

- 5:30 p.m.            **1. *Welcome and public comment***  
(Remind board members that these meetings are subject to the Brown Act)
- 5:35 p.m.            **2. *Accept Action Agenda from 9/14/16***  
                          ***Accept Action Agenda from 01/24/17***
- 5:40 p.m.            **3. *Approve the Fiscal Year 2018/19 Required Obligation Payment Schedule.***  
***(Resolution 2018-01 Required)*** – State law now requires Oversight boards to approve one ROPS for the fiscal year as opposed to two 6 month ROPS for the upcoming fiscal year. This ROPS will cover all of 2018/19.
- 5:50 p.m.            **4. *Appointment of Chair and Vice Chair and Reaffirm Secretary.***  
***(Resolution 2018-02 Required)***

Next meeting: To be arranged

*In compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting.*

*Any written materials relating to an item on this agenda submitted to the Oversight Board of the Successor Agency after distribution of the agenda are available for public inspection in the Office of the City Clerk, 220 N. Santa Fe Street, Visalia CA 93292, during normal business hours.*

# Action Agenda

## City of Visalia Oversight Board of the Successor Agency of the Redevelopment Agency of Visalia

Chair: Mike Olmos, City of Visalia - Present  
Vice Chair: Phil Cox, Tulare County - Present  
Secretary: Mark Larsen, Kaweah Delta Water Conservation District - Present  
Board Member: Eric Frost, City of Visalia - Present  
Board Member: Nathan Hernandez, Visalia Unified School District- Absent  
Board Member: John Hess, Tulare County - Absent  
Board Member: Greg Sherman, College of the Sequoias – Absent

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Wednesday, September 14, 2016

5:30 p.m.

Admin. Conference Room  
220 N. Santa Fe, Visalia CA

5:30 p.m.

### 1. **Welcome and Public Comment**

(Remind board members that these meetings are subject to the Brown Act)

*Meeting called to order by Chair Olmos. No Public Comments.*

### 2. **Accept Action Agenda from 1/27/16**

*No comments. Moved by Board Member Larsen, seconded by Board Member Frost to accept the action agenda (4-0, Hernandez, Hess and Sherman absent).*

### 3. **Authorization to Transfer the Santa Fe and Acequia 60 Parking Space Lot to the City of Visalia (Resolution 2016-03 Required).**

— In the past, State law did not allow parking lots to be transferred to cities, even if the purpose of the parking lot was to provide free public parking. That law has now been changed and allows the transfer of public parking lots to local governments for a government use. Last January, the board transferred one parking lot from the former RDA to the City. The City has recently discovered a second parking lot that is owned by the successor agency. The Oversight Board is being asked to transfer this property to the City of Visalia.

*Board Member Frost discussed the transfer of the Santa Fe and Acequia Parking Space Lot from the former Redevelopment Agency to the City of Visalia. Moved by Vice Chair Cox, seconded by Secretary Larsen to adopt Resolution 2016-03 approving and directing the transfer of Property owned by the Former Visalia Redevelopment Agency for governmental use pursuant to Health and Safety Code § 34181(a)(1) (4-0, Hernandez, Hess and Sherman absent).*

5:33 p.m.

Meeting Adjourned.

Next meeting to be arranged.

*In compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting. For Hearing Impaired – Call (559) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services.*

*Any written materials relating to an item on this agenda submitted to the Oversight Board of the Successor Agency after distribution of the agenda are available for public inspection in the Office of the City Clerk, 220 N. Santa Fe Street, Visalia CA 93292, during normal business hours.*

Action Agenda  
City of Visalia  
Oversight Board of the  
Successor Agency of the Redevelopment Agency of Visalia

Chair: Mike Olmos, City of Visalia - Present  
Secretary: Mark Larsen, Kaweah Delta Water Conservation District - *ABSENT*  
Board Member: Eric Frost, City of Visalia - Present  
Board Member: Nathan Hernandez, Visalia Unified School District - *ABSENT*  
Board Member: John Hess, Tulare County - Present  
Board Member: Greg Sherman, College of the Sequoias – Present  
Board Member: Amy Shuklian, Tulare County - Present

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Tuesday, January 24, 2017

5:30 p.m.

Admin. Conference Room  
220 N. Santa Fe, Visalia CA

1. Welcome and public comment

Chair Olmos called the meeting to order at 5:31 p.m. There were no public comments.

2. Accept Action Agenda from 9/14/16

Approval of action agenda from 9/14/16 tabled to next meeting due to document missing from agenda packet.

3. Approve the Fiscal Year 2017/18 Required Obligation Payment Schedule – State law now requires Oversight boards to approve one ROPS for the fiscal year as opposed to two 6 month ROPS for the upcoming fiscal year. This ROPS will cover all of 2017/18.

Ruth Pena, Financial Analyst, explained the preparation of the ROPS. Eric Frost, Deputy City Manager, explained in detail for new Board Member Shuklian the purpose of the schedule and the requirement for the Successor Agency to approve. A motion was made by Eric Frost, seconded by Supervisor Amy Shuklian to approve the Fiscal Year 2017/18 Required Obligation Payment Schedule. The motion passed unanimously 5-0. (Mark Larsen and Nathan Hernandez Absent) Resolution 2017-01 approved.

4. Resolution for the Authorization to Transfer 409 E. Murry, Parking Lot #45, to the City of Visalia. The Oversight Board approved the transfer of the Murray parking lot to the City of Visalia on January 27, 2016. A resolution for the transfer was not approved at that time and it is required by the Department of Finance in order to complete the process.

Eric Frost, Deputy City Manager explained this transfer is needed with an approved Resolution of the Board. A motion was made by Greg Sherman, seconded by John Hess to approve the Resolution for the Authorization to Transfer 409 E. Murray, Parking Lot #45 to the City of Visalia. The motion passed unanimously 5-0. (Mark Larsen and Nathan Hernandez Absent) Resolution 2017-02 is approved.

Next meeting: To be arranged

Submitted by Michelle Nicholson, Chief Deputy City Clerk

City of Visalia  
Oversight Board of the  
Successor Agency of the Redevelopment Agency of Visalia

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MEETING  
DATE: 01/25/2018

TO: Successor Agency Oversight Board

FROM: Ruth Pena, Financial Analyst

SUBJECT: Approval of the Required Payment Obligations for July 1, 2018 to June 30, 2019

AGENDA  
ITEM #: 3

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<b>Review:</b>  Dept. Head _____ (Initials & date required)  City Atty _____ (Initials & date required or N/A)
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***Recommendation***

That the Successor Agency Oversight Board does the following:

- 1) Approve the proposed Required Obligation Payment Schedule (ROPS) for the time period of July 1, 2018 to June 30, 2019 requesting \$628,247 in Real Property Tax Trust Fund (RPTTF) funding.

***Background***

Following dissolution of the Redevelopment Agency of the City of Visalia (“Agency”), the City elected to become the successor agency to the Agency by Resolution No. COV 12-01, dated January 17, 2012 (the “Successor Agency”). Pursuant to Health and Safety Code Section 34173(b), the Successor Agency is now a separate legal entity from the City. One of the responsibilities of the Successor Agency is to prepare a Recognized Obligation Payment Schedule (“ROPS”), which sets forth the nature, amount, and source(s) of payment of all “enforceable obligations” of the Agency (as defined by law) to be paid by the Successor Agency.

Previously, the ROPS was prepared for six-month fiscal periods. With the passage of SB 107, the ROPS has now converted to an annual report. The ROPS for the period July 1, 2018 to June 30, 2019 (“ROPS 18-19”) is required to be submitted to the Department of Finance (DOF), the State Controller’s Office and the County Auditor-Controller by February 1, 2018. Only payments required pursuant to the ROPS may be made by the Successor Agency.

***Discussion/Analysis***

The “enforceable obligations” listed in the ROPS may include the bonds; loans legally required to be repaid pursuant to a payment schedule with mandatory repayment terms; payments required by the federal government, preexisting obligations to the state or obligations imposed

by state law; judgments, settlements or binding arbitration decisions that bind the agency; legally binding and enforceable agreements or contracts; contracts or agreements necessary for the continued administration or operation of the agency, including agreements to purchase or rent office space, equipment and supplies; and amounts borrowed from or payments owing to the Low and Moderate Income Housing Fund of a redevelopment agency, which had been deferred as of June 29, 2011. However, the ROPS is to exclude pass-through payments to be made by the county after dissolution of the Agency and any agreements, contracts or arrangements between the City and the Agency, except any of the following agreements between the City and the Agency: (1) any written agreements between the City and the Agency entered into prior to December 31, 2010, solely for the purpose of securing or repaying indebtedness obligations to third parties; and (2) loan agreements entered into between the Agency and the City within two years of the date of creation of the Agency.

Pursuant to Health and Safety Code Section 34177(o), the Successor Agency, is required to prepare an annual ROPS covering the period from July 1, 2018 through June 30, 2019 ("ROPS 18-19"). The ROPS is then to be submitted to the oversight board for approval. The approved ROPS is required to be submitted to the DOF, State Controller's Office and the County Auditor-Controller by February 1, 2018. The approved ROPS is also required to be posted on the City website. The deadline for the DOF to make its determination on the ROPS is April 13, 2018.

### ***Fiscal Impact***

No City or Successor Agency funds are involved with the adoption of the ROPS. The ROPS simply lists existing enforceable obligations to be paid by the Successor Agency. Only payments listed on the approved ROPS and approved by DOF may be made by the Successor Agency.

### ***Recommended Action***

It is recommended that the Successor Agency adopt Resolution No. 2018-01 approving and adopting the Recognized Obligation Payment Schedule covering the period July 1, 2018 through June 30, 2019.

### ***Attachments***

1. Successor Agency Resolution No. 2018-01 approving and adopting the Recognized Obligation Payment Schedule covering the period July 1, 2018 through June 30, 2019.
2. ROPS 18-19 for the period July 1, 2018 through June 30, 2019.

**OVERSIGHT BOARD RESOLUTION NO. 2018-01**

**A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF VISALIA APPROVING THE REQUIRED OBLIGATIONS PAYMENT SCHEDULE (ROPS) FOR THE TIME PERIOD OF JULY 1, 2018 TO JUNE 30, 2019.**

**WHEREAS**, pursuant to Health and Safety Code section 34173(d), the City of Visalia (“Successor Agency”) elected to become the successor agency to the Redevelopment Agency of the City of Visalia by Resolution No. COV 12-01 on January 17, 2012; and

**WHEREAS**, Health and Safety Code section 34177 (1) (3), requires that the City of Visalia’s Successor Agency’s oversight board approve a Required Obligations Payment Schedule (ROPS); and

**WHEREAS**, the Oversight Board has received a report on the Successor Agency ROPS;

**NOW, THEREFORE, THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF VISALIA, DOES HEREBY RESOLVE AS FOLLOWS:**

- 1) Approve the proposed Required Obligation Payment Schedule (ROPS) for the time period of July 1, 2018 to June 30, 2019;

PASSED AND ADOPTED: 01/25/18

MARK LARSEN, SECRETARY OF THE BOARD

STATE OF CALIFORNIA )  
COUNTY OF TULARE ) ss.  
CITY OF VISALIA )

I, Mark Larsen, Secretary of the Oversight Board of the Successor Agency to the Redevelopment Agency of the City of Visalia, certify the foregoing is the full and true Oversight Board Resolution 2018-01 passed and adopted by the Oversight Board of the Successor Agency to the Redevelopment Agency at a regular meeting held on January 25, 2018.

Dated:

MARK LARSEN, SECRETARY OF THE BOARD

By Gladys Ruiz, Recording Clerk

## Recognized Obligation Payment Schedule (ROPS 18-19) - Summary

Filed for the July 1, 2018 through June 30, 2019 Period

Successor Agency: Visalia  
 County: Tulare

Current Period Requested Funding for Enforceable Obligations (ROPS Detail)	18-19A Total (July - December)	18-19B Total (January - June)	ROPS 18-19 Total
<b>A Enforceable Obligations Funded as Follows (B+C+D):</b>	\$ -	\$ -	\$ -
B Bond Proceeds	-	-	-
C Reserve Balance	-	-	-
D Other Funds	-	-	-
<b>E Redevelopment Property Tax Trust Fund (RPTTF) (F+G):</b>	<b>\$ 484,587</b>	<b>\$ 143,660</b>	<b>\$ 628,247</b>
F RPTTF	469,587	128,660	598,247
G Administrative RPTTF	15,000	15,000	30,000
<b>H Current Period Enforceable Obligations (A+E):</b>	<b>\$ 484,587</b>	<b>\$ 143,660</b>	<b>\$ 628,247</b>

Certification of Oversight Board Chairman:  
 Pursuant to Section 34177 (c) of the Health and Safety code, I hereby certify that the above is a true and accurate Recognized Obligation Payment Schedule for the above named successor agency.

Randy Groom City Manager  
 Name Title  
 /s/ 01/25/2018  
 Signature Date





**Visalia Recognized Obligation Payment Schedule (ROPS 18-19) - Report of Cash Balances**  
**July 1, 2016 through June 30, 2017**  
**(Report Amounts in Whole Dollars)**

A	B	C	D	E	F	G	H	I						
									Fund Sources					
									Bond Proceeds		Reserve Balance		Other	RPTTF
Bonds issued on or before 12/31/10	Bonds issued on or after 01/01/11	Prior ROPS period balances and DDR RPTTF balances retained	Prior ROPS RPTTF distributed as reserve for future period(s)	Rent, grants, interest, etc.	Non-Admin and Admin									
	<b>Cash Balance Information for ROPS 16-17 Actuals (07/01/16 - 06/30/17)</b>													
<b>1</b>	<b>Beginning Available Cash Balance (Actual 07/01/16)</b>													
<b>2</b>	<b>Revenue/Income (Actual 06/30/17)*</b> RPTTF amounts should tie to the ROPS 16-17 total distribution from the County Auditor-Controller during June 2016 and January 2017.					9,034	84,640							
<b>3</b>	<b>Expenditures for ROPS 16-17 Enforceable Obligations (Actual 06/30/17)</b>					16,891	805,920							
<b>4</b>	<b>Retention of Available Cash Balance (Actual 06/30/17)</b> RPTTF amount retained should only include the amounts distributed as reserve for future period(s)					25,925	419,453							
<b>5</b>	<b>ROPS 16-17 RPTTF Balances Remaining</b>						306,043	For repayment of advance to be booked in 2017-18						
<b>6</b>	<b>Ending Actual Available Cash Balance (06/30/17)</b> C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 165,067						

No entry required

**Visalia Recognized Obligation Payment Schedule (ROPS 18-19) - Notes July 1, 2018 through June 30, 2019**

Item #	Notes/Comments	East Visalia Operations	Central Advance	East Visalia - Edison Property	East Visalia - Van Ness Property	East Visalia - Railroad Property	Total East Visalia Properties
3	Total outstanding debt has been adjusted to reflect the accumulated interest recalculated at a simple interest rate of 3%.						
22	Total outstanding debt has been adjusted to reflect the accumulated interest recalculated at a simple interest rate of 3%.						
29	Total outstanding debt has been adjusted to reflect the accumulated interest recalculated at a simple interest rate of 3%.						
<b>RESTATE ADVANCE BALANCES</b>							
Balances at June 30, 2017							
	General Fund Advances						Total
	Balance - June 30, 2016	\$ 4,183,771.74	\$ 4,093,499.10	\$ 143,185.89	\$ 1,169,051.74	\$ 1,788,806.27	\$ 3,101,043.90
	Interest Adjustment <sup>1</sup>	125,513.15	122,804.97	4,295.58	35,071.55	53,664.19	93,031.32
	Balance - June 30, 2017	\$ 4,309,284.89	\$ 4,216,304.07	\$ 147,481.47	\$ 1,204,123.29	\$ 1,842,470.46	\$ 3,194,075.22
							\$ 11,378,314.74
							341,349.44
							\$ 11,719,664.18

<sup>1</sup> HSC 34191.4 (b) allows the interest to be calculated at 3%.

City of Visalia  
Oversight Board of the  
Successor Agency of the Redevelopment Agency of Visalia

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MEETING

DATE: January 25, 2018

TO: Successor Agency Oversight Board

FROM: Ruth Pena, Financial Analyst

SUBJECT: Appointment of Chair and a Vice Chair and  
Reaffirm Secretary

**Review:**

Dept. Head \_\_\_\_\_  
(Initials & date required)

City Atty \_\_\_\_\_  
(Initials & date required  
or N/A)

AGENDA

ITEM #: 4

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**Recommendation:** That the board selects a Chair and Vice Chair to conduct the meetings and do so by resolution.

**Discussion:** Although staff does not expect the oversight board to have many meetings, a Chair and a Vice Chair need to be selected due to vacancies left by the former Chair, Mike Olmos and Vice Chair, Phil Cox.

Staff recommends that the board consider Randy Groom, one of the City's representatives, as the Chair because he could most efficiently complete the administrative chair's duties of the board. Further, the board could change chairs if they felt that such an action is needed in the future.

At this time, staff also recommends to reaffirm the Secretary of the Board.

Attachment: Resolution #2018-2 of the Oversight Board of the Successor Agency of the Visalia Redevelopment Agency of the City of Visalia.

**OVERSIGHT BOARD RESOLUTION NO. 2018-02**

**A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE VISALIA REDEVELOPMENT AGENCY OF THE CITY OF VISALIA APPOINTING A CHAIR, VICE CHAIR AND SECRETARY FOR THE BOARD.**

**WHEREAS**, pursuant to Health and Safety Code section 34173(d), the City of Visalia (“Successor Agency”) elected to become the successor agency to the Redevelopment Agency of the City of Visalia by Resolution No. COV 12-01 on January 17, 2012; and

**WHEREAS**, Health and Safety Code section 34179, requires that the City of Visalia’s Successor Agency create an oversight board to perform certain duties; and

**WHEREAS**, the efficient operation of the board requires the appointment of certain officers;

**NOW, THEREFORE, THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE VISALIA’ REDEVELOPMENT AGENCY, DOES HEREBY RESOLVE AS FOLLOWS:**

**To appoint as Chair of the Board \_\_\_\_\_;**

**To appoint as Vice Chair of the Board \_\_\_\_\_;**

**To appoint as Secretary of the Board \_\_\_\_\_;**

PASSED AND ADOPTED: 01/28/2018

MARK LARSEN, SECRETARY OF THE BOARD

STATE OF CALIFORNIA )  
COUNTY OF TULARE ) ss.  
CITY OF VISALIA )

I, Mark Larsen, Secretary of the Oversight Board of the Successor Agency to the Redevelopment Agency of the City of Visalia, certify the foregoing is the full and true Oversight Board Resolution 2018-02 passed and adopted by the Oversight Board of the Successor Agency to the Redevelopment Agency at a regular meeting held on January 25, 2018.

Dated:

MARK LARSEN, SECRETARY OF THE BOARD

By Gladys Ruiz, Recording Clerk