

**OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY OF
THE CORCORAN REDEVELOPMENT AGENCY
AGENDA**

City Council Chambers
1015 Chittenden Avenue
Corcoran, CA 93212

*Tuesday, January 31, 2017
4:00 P.M.*

Public Inspection: A detailed Oversight Board packet is available for review at the City Clerk's Office, located at Corcoran City Hall, 832 Whitley Avenue.

Notice of ADA Compliance: In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact the City Clerks Office at (559) 992-2151 ext. 235.

Public Comment: Members of the audience may address the Oversight Board on non-agenda items; However, in accordance with government code section 54954.2, the Oversight Board may not (except in very specific instances) take action on an item not appearing on the posted agenda.

This is the time for members of the public to comment on any matter within the jurisdiction of the Oversight Board. The board members ask that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome.

After receiving recognition from the chair, speakers shall walk to the rostrum, state their name and address and proceed with comments. Each speaker will be limited to five (5) minutes.

ROLL CALL

City of Corcoran:	Raymond Lerma
City of Corcoran:	Kevin Tromborg
Kings County Board of Supervisors:	Richard Valle
Kings County Public Appointment:	Sid Palmerin
County Superintendent of Schools:	Steve Corl
Corcoran District Hospital:	Mike Graville
College of the Sequoias:	Kristin Robinson

FLAG SALUTE

1. **PUBLIC DISCUSSION**

2. **APPROVAL OF MINUTES**

Approval of minutes of the Oversight Board meeting of February 29, 2016.

3. **STAFF REPORTS**

3-A. Consider approval of Resolution No. 2017-01 adopting the Recognized Obligation Payment Schedule (ROPS 17-18) for the period July 1, 2017 to June 30, 2018. *(Meik) (VV)*

3-B. Consider approval of Resolution No. 2017-02, Resolution No. 2017-03, and Resolution No. 2017-04 authorizing the transfer of redevelopment agency properties to the City of Corcoran as the Successor Agency of the former Corcoran Redevelopment Agency. *(Meik) (VV)*

4. **INFORMATION ITEMS** – None

ADJOURNMENT:

I certify that I caused this Agenda of the Oversight Board for the Successor Agency of the Corcoran Redevelopment Agency meeting to be posted at the City Council Chambers, 1015 Chittenden Avenue on January 27, 2017.



Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary

MINUTES
CORCORAN OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY OF THE
CORCORAN REDEVELOPMENT AGENCY
REGULAR MEETING
Monday, February 29, 2016

The regular session of the Oversight Board for the Successor Agency of the Corcoran Redevelopment Agency was called to order by Chair Lerma, in the City Council Chambers, 1015 Chittenden Avenue, Corcoran, CA at 4:01 P.M.

ROLL CALL

Board members present: Mike Graville, Raymond Lerma, Sidonio Palmerin, Kristin Robinson, Kevin Tromborg, and Richard Valle

Board members absent: Steve Corl

Staff present: Karla Cruz and Kindon Meik

Press present: None

FLAG SALUTE The flag salute was led by Board Member Palmerin.

1. **PUBLIC DISCUSSION** – None

2. **APPROVAL OF MINUTES**

Following discussion a **motion** was made by Graville and seconded by Valle to approve the regular meeting minutes of January 26, 2016. Motion carried by the following vote:

AYES: Mike Graville, Raymond Lerma, Sidonio Palmerin, Kevin Tromborg, and Richard Valle

NOES: None

ABSENT: Steve Corl

ABSTAIN: Kristin Robinson

3. **STAFF REPORTS**

At 4:13 Board Member Palmerin left the Dias, he returned at 4:13 p.m.

3-A. Following Board discussion a motion was made by Graville and seconded by Palmerin to approve Resolution No. 2016-03 approving the issuance of bonds to refund the 2004 RDA Tax Bond and authorize the Executive Director to sign related documents pertaining to reissuance. . Motion carried by the following vote:

AYES: Mike Graville, Raymond Lerma, Sidonio Palmerin, Kristin Robinson, Kevin Tromborg, and Richard Valle

NOES: None

ABSENT: Steve Corl

ABSTAIN: None

4. **INFORMATION ITEMS** – None

ADJOURNMENT

4:14 P.M.

Marlene Lopez, Corcoran Oversight Board Secretary

Raymond Lerma, Chair

APPROVED DATE: _____

Recognized Obligation Payment Schedule (ROPS 17-18) - Summary

Filed for the July 1, 2017 through June 30, 2018 Period

Successor Agency: Corcoran
County: Kings

	17-18A Total (July - December)	17-18B Total (January - June)	ROPS 17-18 Total
A Enforceable Obligations Funded as Follows (B+C+D):	\$ -	\$ -	\$ -
B Bond Proceeds	-	-	-
C Reserve Balance	-	-	-
D Other Funds	-	-	-
E Redevelopment Property Tax Trust Fund (RPTTF) (F+G):	\$ 355,737	\$ 223,262	\$ 578,999
F RPTTF	304,487	172,012	476,499
G Administrative RPTTF	51,250	51,250	102,500
H Current Period Enforceable Obligations (A+E):	\$ 355,737	\$ 223,262	\$ 578,999

Certification of Oversight Board Chairman:
Pursuant to Section 34177 (o) 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.

Raymond Lerma Oversight Board Chair
Name Title
/s/ Signature Date

Corcoran Recognized Obligation Payment Schedule (ROPS 17-18) - Report of Cash Balances
(Report Amounts in Whole Dollars)

Pursuant to Health and Safety Code section 34177 (I), Redevelopment Property Tax Trust Fund (RPTTF) may be listed as a source of payment on the ROPS, but only to the extent no other funding source is available or when payment from property tax revenues is required by an enforceable obligation. For tips on how to complete the Report of Cash Balances Form, [see Cash Balance Tips Sheet](#).

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	Comments	
ROPS 15-16B Actuals (01/01/16 - 06/30/16)									
1	Beginning Available Cash Balance (Actual 01/01/16)								
2	Revenue/Income (Actual 06/30/16) RPTTF amounts should tie to the ROPS 15-16B distribution from the County Auditor-Controller during January 2016						6,536	ROPS 14-15B prior period adjustment	
3	Expenditures for ROPS 15-16B Enforceable Obligations (Actual 06/30/16)						187,943	Check received 12/30/15 from County	
4	Retention of Available Cash Balance (Actual 06/30/16) RPTTF amount retained should only include the amounts distributed as reserve for future period(s)						146,850		
5	ROPS 15-16B RPTTF Balances Remaining	No entry required							
6	Ending Actual Available Cash Balance C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,629		

City of

CORCORAN

A MUNICIPAL CORPORATION

FOUNDED 1914

STAFF REPORT

ITEM #: 3-A

MEMO

TO: Oversight Board

FROM: Kindon Meik, City Manager

DATE: January 27, 2017

MEETING DATE: January 31, 2017

SUBJECT: Consider Approval of Resolution No. 2017-01 for ROPS 17-18

RECOMMENDATION: (Voice Vote)

Approve Resolution No. 2017-01 and the Recognized Obligation Payment Schedule (ROPS 17-18) for the period of July 1, 2017 to June 30, 2018.

DISCUSSION:

As part of the dissolution of redevelopment agencies, AB X1 26 and AB 1484 require that the Successor Agency adopt a Recognized Obligation Payment Schedule (ROPS) allocating funds to cover anticipated expenses for the fiscal year. Obligations of the Successor Agency must be identified in the ROPS and approved by the Oversight Board.

The ROPS 17-18, as attached, is a schedule of obligations for a one year period beginning on July 1, 2017 through June 30, 2018. The schedule is based on a worksheet template provided to the Corcoran Successor Agency by the Department of Finance. The ROPS 17-18 is to be submitted to the Department of Finance by the beginning of February 1, 2017.

ATTACHMENTS:

Resolution No. 2017-01

ROPS 17-18

City Offices

RESOLUTION NO. 2017-01

**A RESOLUTION OF THE CORCORAN OVERSIGHT BOARD FOR THE
CORCORAN SUCCESSOR AGENCY TO THE
FORMER CORCORAN REDEVELOPMENT AGENCY APPROVING THE
RECOGNIZED OBLIGATION PAYMENT SCHEDULE
FOR THE PERIOD JULY 1, 2017 TO JUNE 30, 2018 (ROPS 17-18)**

WHEREAS, AB X1 26 (“AB 26”) was passed by the California State Legislature on June 15, 2011, signed by the Governor on June 28, 2011, and on February 1, 2012 redevelopment agencies in the state of California were dissolved; and

WHEREAS, AB 1484 was passed by the California State Legislature and signed by the Governor on June 27, 2012 modifying the provisions of AB 26; and

WHEREAS, AB 26 and AB 1484 require the Successor Agency to, among other things, adopt a Recognized Obligation Payment Schedule for every six (6) month period; and

WHEREAS, obligations of the Successor Agency must be included in the Recognized Obligation Payment Schedule (ROPS) before payment can be made; and

WHEREAS, AB 1484 requires the Successor Agency to prepare a Recognized Obligation Payment Schedule for the period of July 1, 2017 to June 30, 2018 to be approved by the Oversight Board and submitted to the California Department of Finance no later than February 1, 2016 or the host agency (City of Corcoran) will receive a penalty of \$10,000 per day until it is received; and

WHEREAS, Health and Safety Codes Section 34177.3(b) stipulates that “successor agencies may create enforceable obligations to conduct the work of winding down the redevelopment agency;” and

WHEREAS, Health and Safety Code Section 34180 requires the actions of the Successor Agency shall first be approved by the Oversight Board.

NOW, THEREFORE, BE IT RESOLVED that the Corcoran Oversight Board for the Corcoran Successor Agency of the Corcoran Redevelopment Agency hereby approves the Recognized Obligation Payment Schedule (ROPS 16-17) for the period July 1, 2017 to June 30, 2018. The schedule is attached hereto and incorporated by reference herein.

BE IT FURTHER RESOLVED that the City Manager of the City of Corcoran, the Successor Agency to the Corcoran Redevelopment Agency, or designee, is hereby authorized to take such actions as are necessary and appropriate to implement this Resolution.

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon its adoption.

PASSED, APPROVED, AND ADOPTED by the Oversight Board of the Successor Agency to the Corcoran Redevelopment Agency at a regular meeting this 31st day of January 2017, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

APPROVED:

Raymond M. Lerma, Chairperson

ATTEST:

Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary

CERTIFICATE

**STATE OF CALIFORNIA)
COUNTY OF KINGS) ss.
CITY OF CORCORAN)**

I, Marlene Lopez, Board Secretary of the Corcoran Successor Agency, do hereby certify the forgoing Resolution of the Corcoran Oversight Board for the Corcoran Successor Agency of the Corcoran Redevelopment Agency was duly passed and adopted at a Regular Meeting of the Oversight Board held on January 31, 2017.

DATED:

Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary

City of

CORCORAN

A MUNICIPAL CORPORATION

FOUNDED 1914

STAFF REPORT

ITEM #: 3-B

MEMO

TO: Oversight Board

FROM: Kindon Meik, City Manager

DATE: January 27, 2017

MEETING DATE: January 31, 2017

SUBJECT: Consider Approval of Resolution No. 2017-02, Resolution No. 2017-03, and Resolution No. 2017-04 authorizing the transfer of properties.

RECOMMENDATION: (Voice Vote)

Approve Resolution No. 2017-01, Resolution No. 2017-03, and Resolution No. 2017-04 authorizing the transfer of redevelopment properties to the City of Corcoran as the Successor Agency of the former Corcoran Redevelopment Agency.

DISCUSSION:

As part of the dissolution of redevelopment agencies, AB X1 26 and AB 1484 require that former properties of the redevelopment agency be transferred to the Successor Agency and are to be used as designated in the approved Long Range Property Management Plan.

The attached resolutions identify sixteen properties to be transferred to the City of Corcoran pending approval and acceptance by the City Council.

ATTACHMENTS:

Resolution No. 2017-02
Resolution No. 2017-03
Resolution No. 2017-04

City Offices

RESOLUTION NO. 2017-02

A RESOLUTION OF THE CORCORAN OVERSIGHT BOARD OF THE SUCCESSOR AGENCY OF THE FORMER CORCORAN REDEVELOPMENT AGENCY APPROVING THE TRANSFER OF PROPERTY TO THE CITY OF CORCORAN FOR GOVERNMENT USE

WHEREAS, the California Department of Finance (“DOF”) on May 20, 2016 approved the amended Long Range Property Management Plan (“LRPMP”) of the Successor Agency of the former Corcoran Redevelopment Agency.

WHEREAS, said DOF-approved LRPMP provided for the transfer, to the City of Corcoran (“City”), of real property of the former redevelopment agency; and,

WHEREAS, the LRPMP allows for the transfer of property for government use;

NOW THEREFORE, BE IT RESOLVED THAT THE OVERSIGHT BOARD:

1. Found the foregoing recitals true and correct;
2. Directed and approved the conveyance of the following properties to the City for government use:
 - 840 Whitley Avenue, Corcoran, California (APN: 034-204-001)
 - 1099 Otis Avenue, Corcoran, California (APN: 030-203-002)
 - 1033 Chittenden Avenue, Corcoran, California (APN: 030-201-011)
3. The Successor Agency and the City are hereby approved to take all necessary and proper steps to carry out the transfer of said real property.

UPON MOTION OF BOARD MEMBER _____, SECONDED BY BOARD MEMBER _____, THE FOREGOING WAS PASSED, APPROVED, AND ADOPTED BY THE OVERSIGHT BOARD AT AN OFFICIAL MEETING HELD January 31, 2017, BY THE FOLLOWING VOTE:

AYES:
NOES:
ABSTAIN:
ABSENT:

APPROVED: _____
Raymond Lerma, Chair

ATTEST: _____
Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary

RESOLUTION NO. 2017-03

**A RESOLUTION OF THE CORCORAN OVERSIGHT BOARD OF THE
SUCCESSOR AGENCY OF THE FORMER CORCORAN REDEVELOPMENT
AGENCY APPROVING THE TRANSFER OF PROPERTIES TO
THE CITY OF CORCORAN TO BE HELD FOR RESALE**

WHEREAS, the California Department of Finance (“**DOF**”) on May 20, 2016 approved the amended Long Range Property Management Plan (“**LRPMP**”) of the Successor Agency of the former Corcoran Redevelopment Agency.

WHEREAS, said DOF-approved LRPMP provided for the transfer, to the City of Corcoran (“**City**”), of real property of the former redevelopment agency; and,

WHEREAS, the LRPMP allows for the transfer of property to be held for resale;

NOW THEREFORE, BE IT RESOLVED THAT THE OVERSIGHT BOARD:

1. Found the foregoing recitals true and correct;
2. Directed and approved the conveyance of the following properties to the City as the Successor Agency of the former Redevelopment Agency to be sold as directed in the LRPMP:
 - (APN: 034-290-002)
 - (APN: 034-290-003)
 - (APN: 034-290-004)
 - (APN: 034-290-005)
 - (APN: 034-290-006)
 - (APN: 034-290-010)
 - (APN: 034-290-011)
 - (APN: 034-290-012)
 - (APN: 034-290-013)
 - (APN: 034-290-014)
 - (APN: 034-290-015)
3. The Successor Agency and the City are hereby approved to take all necessary and proper steps to carry out the transfer of said real property.

UPON MOTION OF BOARD MEMBER _____, SECONDED BY BOARD MEMBER _____, THE FOREGOING WAS PASSED, APPROVED, AND ADOPTED BY THE OVERSIGHT BOARD AT AN OFFICIAL MEETING HELD January 31, 2017, BY THE FOLLOWING VOTE:

AYES:

NOES:

ABSTAIN:

ABSENT:

APPROVED: _____
Raymond Lerma, Chair

ATTEST: _____
Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary

RESOLUTION NO. 2017-04

**A RESOLUTION OF THE CORCORAN OVERSIGHT BOARD OF THE
SUCCESSOR AGENCY OF THE FORMER CORCORAN REDEVELOPMENT
AGENCY APPROVING THE TRANSFER OF PROPERTY TO
THE CITY OF CORCORAN**

WHEREAS, the adoption of AB1X 26 and subsequently AB No. 1484 provided for the dissolution of redevelopment agencies and outlined the process for the transfer of former redevelopment agency properties; and,

WHEREAS, the transfer of properties requires approval of the Oversight Board,

NOW THEREFORE, BE IT RESOLVED THAT THE OVERSIGHT BOARD:

1. Found the foregoing recitals true and correct;
2. Directed and approved the conveyance of the following properties to the City:
 - (APN: 030-062-008)
 - (APN: 030-172-003)
3. The Successor Agency and the City are hereby approved to take all necessary and proper steps to carry out the transfer of said real property.

UPON MOTION OF BOARD MEMBER _____, SECONDED BY BOARD MEMBER _____, THE FOREGOING WAS PASSED, APPROVED, AND ADOPTED BY THE OVERSIGHT BOARD AT AN OFFICIAL MEETING HELD January 31, 2017, BY THE FOLLOWING VOTE:

AYES:

NOES:

ABSTAIN:

ABSENT:

APPROVED: _____
Raymond Lerma, Chair

ATTEST: _____
Marlene Lopez, City Clerk
Corcoran Oversight Board Secretary