

AGENDA

MEETING OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE CITY OF HOLLISTER REDEVELOPMENT AGENCY

DATE: Thurs. January 24, 2019 Time: 3:00 P.M. City Hall 375 Fifth St., Hollister, CA

***ANYONE WISHING TO ADDRESS THE OVERSIGHT BOARD PLEASE STEP
FORWARD AND STATE YOUR
NAME AND ADDRESS TO THE SECRETARY***

This Oversight Board has been created pursuant to §34161 through §34190 of the Health and Safety Code for the sole purpose of overseeing the actions of the Successor Agency to the City of Hollister Redevelopment Agency. In accordance with §34179 (h) of the Health and Safety Code, all Oversight Board ("Board") actions shall not be effective for five business days, pending a request for review by the State Department of Finance ("Department"). In the event that the Department requests a review of a given Board action, it shall have forty days from the date of its request to approve the Oversight Board action or return it to the Board for reconsideration. In the event that the Department returns the Board action to the Board for reconsideration, the Board shall resubmit the modified action for Department approval, and the modified Board action shall not become effective until approved by the Department.

Persons who wish to speak on matters set for Public Hearing will be heard when the presiding officer calls for comments from those persons who are in support of/or in opposition hereto. After persons have spoken, the hearing is closed and brought to Commission level for discussion and action. There is no further comment permitted from the audience unless requested by the Chairman.

Call to Order

Pledge of Allegiance

Roll Call: Members: Bill Avera, Mark Medina, Marty Richman, Shannon Hansen, Kathleen Rose, Holly McWhinnie, John Tobias

Verification of Agenda Posting

A. Approval of Minutes: [PAGES 3-4]

1. Approve minutes of the January 25, 2018 Oversight Board meeting.

B. Communications from the Public on Items Not Listed on the Agenda: This is the time for anyone in the audience to speak on any item not on the agenda and within the subject matter jurisdiction of the Oversight Board. When the Oversight Board calls your name, please come to the podium, state your name and address for the record, and speak to the Board. Each speaker will be limited to two minutes. Please note that state law prohibits the Oversight Board from discussing or taking action on any item not on the agenda.

C. Consent – None

D. New Business

1. **Election of Officers:** The Board will consider election of the Chair and Vice Chair of the Oversight Board for 2019.

2. **Recognized Obligation Payment Schedule 17-18 [PAGES 5-12]**

The Board will consider approval of Resolution No. 2019-01 OB, a resolution approving the Recognized Obligation Payment Schedule 19-20 for the next fiscal year (July 1, 2019 to June 30, 2020) with the Administrative Cost allowance.

E. Reports of the Successor Agency, Board, and County Auditor Controller.

1. Reports from Successor Agency Staff.
2. Reports from the Oversight Board members.
3. Report from the County Auditor Controller.

ADJOURNMENT

NEXT REGULAR MEETING: February 28, 2019

Materials related to an item on this Agenda submitted to the Board after distribution of the agenda packet are available for public inspection in the City Clerk's office at City Hall, 375 Fifth Street, Hollister and the Development Services Department, Successor Agency Office 339 Fifth Street, Monday through Friday, 8:00 am to noon, 1:00 pm to 5 pm (offices closed between 12:00 and 1:00 p.m.). Such documents are also available on the City of Hollister website at www.hollister.ca.gov subject to staff's ability to post the documents before the meeting.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (831) 636-4300 Ext 16. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28 CFR 35.102-35.104 ADA Title II].

MINUTES

MEETING OF OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF HOLLISTER

January 25, 2018, 3:00 p.m.

CALL TO ORDER: Chair Avera called the meeting to order at 3:00 p.m.

PLEDGE OF ALLEGIANCE: Director McWhinnie led the pledge of allegiance.

VERIFICATION OF AGENDA POSTING: The meeting agenda was posted at City Hall January 18, 2018 at 9:50 a.m. per Government Code Section 65954.2(a).

ROLL CALL:

Present: Bill Avera, Jim Gillio, Shannon Hansen, Holly McWhinnie, Kathleen Rose, John Tobias

Absent: Robert Rivas (uninstalled)

Staff Present: Mary Paxton

San Benito County Staff Present: Kelsey MacIsaac

1. Approval of Minutes:

ACTION: Director Gillio moved to approve the minutes of the January 26, 2017 Oversight Board meeting. Director Tobias seconded. Motion passed 6-0-1.

COMMUNICATIONS FROM THE PUBLIC: None

CONSENT CALENDAR: None

OLD BUSINESS: None

NEW BUSINESS:

D-1 Election of Officers:

ACTION: Board Member McWhinnie nominated Member Rose to serve as the Chair and Member Avera seconded. Motion passed 6-0-1. Board Member Rose moved to nominate Board Member Hansen as Vice-Chair and Board Member Gillio seconded. Motion passed 6-0-1.
--

Report D-2 Recognized Obligation Payment Schedule 18-19:

ACTION: The Board received the report on Recognized Obligation Payment Schedule 18-19. Director Hansen moved to approve Resolution 2018-01 OB approving Recognized Obligation Payment Schedule 18-19 and Director McWhinnie seconded. Motion passed 6-0-1.

Report E-1 Reports from Successor Agency Staff. Mary Paxton shared that the City of Hollister and County of San Benito entered into a Memorandum of Understanding for the City of Hollister to provide staff services to the Oversight Board.

Member McWhinnie asked whether the State Department of Finance could exercise punitive actions due to delays to the disposition of the 400 Block property related to the pending referendum. Staff did not identify any authority in the existing law.

Report E-2 Reports from the Oversight Board Members: None.

Report E-3 Reports from the Oversight County Auditor Controller: None.

ADJOURNMENT:

ACTION: Director Gillio made a motion to adjourn the meeting at 3:15 p.m. Director McWhinnie seconded. Motion passed 6-0-1.

Chair of the Oversight Board

ATTEST:

Mary M. Paxton, Secretary

STAFF REPORT
OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE CITY OF HOLLISTER
REDEVELOPMENT AGENCY

DATE: January 17, 2019
STUDY SESSION DATE: N/A

AGENDA ITEM: D-1 Resolution
MEETING DATE: January 24, 2019

TITLE OF ITEM: Resolution 2019-01 OB, Resolution of the Oversight Board of the Successor Agency to the Redevelopment Agency (RDA) of the City of Hollister, adopting the Recognized Obligation Payment Schedule (ROPS) 19-20 for the period July 1, 2019 to June 30, 2020.

BRIEF DESCRIPTION: The Oversight Board will consider approval of a resolution approving the Recognized Obligation Payment Schedule (ROPS) 19-20 (ROPS) for the period July 1, 2019 to June 30, 2020 and an Administrative Cost Budget and Administrative Cost Allowance.

STAFF RECOMMENDATION: Adopt Resolution No. 2019-01 OB, approving the Recognized Obligation Payment Schedule 19-20.

DEPARTMENT SUMMARY: Staff has prepared ROPS 19-20 with the template provided by the Department of Finance (DOF) in December of 2018 for Fiscal Year 19-20. The City Council, will consider approval of the ROPS in its capacity for the Successor Agency on January 22, 2019. The deadline for submittal of ROPS 19-20 to the Department of Finance and State Auditor Controller is February 1, 2019. ROPS 19-20 includes anticipated enforceable obligations FY 19-20 and a summary of expenses from the past six months. ROPS 19-20 includes anticipated enforceable obligations on page 3 for FY 19-20 and a summary of expenses from the past six months on page 4.

DEPARTMENT SUMMARY: Staff has prepared ROPS 19-20 with the template provided by the DOF for Fiscal Year 19-20. The City Council, acting in its capacity for the Successor Agency is required to approve the ROPS 19-20 using a template released by the Department of Finance (DOF).

Page 2 of ROPS 19-20 includes anticipated expenses called 'enforceable obligations' for FY 19-20. Most of the expenses are related to paying off bonds of the former RDA. The remaining 2009 bond proceeds of close to one million dollars that will be used for the West Gateway Streetscape Beautification Project this summer on Fourth Street near Graf Road. There are also funds for a ten-year agreement at the Prospect Villa Apartments for rental assistance of \$50,000 per year. This agreement terminates at the end of 2019. There is an administrative cost allowance for winding down the former RDA which helps defer costs associated with the 400 block project, the Leatherback property, the West Gateway Streetscape Beautification project, existing non-housing loan agreements and

Finance Department administration. Page 3 of the ROPS includes a summary of expenses from the past six months. The City Council, acting in its capacity for the Successor Agency is required to approve the ROPS 19-20 and will consider a resolution recommending approval on January 22nd. Once the ROPS is accepted by the Oversight Board, it is submitted to the Department of Finance for final approval. The deadline for submittal of the locally approved ROPS to the DOF and County Auditor Controller is February 1, 2019.

Staff recommends that the Oversight Board review the Recognized Obligation Payment Schedule 19-20 and administrative cost allowance for the period of July 1, 2019 to June 30, 2020 and approve Resolution 2019-01 OB approving the ROPS and directing staff to forward the ROPS to the Department of Finance.

ATTACHMENTS:	Resolution, Recognized Obligation Payment Schedule 19-20
CEQA:	Approval of the ROPS is exempt from CEQA
DEPARTMENT:	Development Services Department, Successor Agency
CONTACT PERSON:	Mary M. Paxton, RDA Program Manager
PHONE NUMBER:	(831) 636-4316 Extension 16

RESOLUTION NO. 2019-01 OB

**RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO
THE REDEVELOPMENT AGENCY ("RDA") OF THE CITY OF HOLLISTER,
ADOPTING THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE 19-20 FOR
THE PERIOD JULY 1, 2019 TO JUNE 30, 2020**

WHEREAS, Health and Safety Code Section 34177.7 (m) (o) (1) requires the Successor Agency to the Redevelopment Agency of the City of Hollister to prepare and approve a recognized obligation payment schedule (the "ROPS") and make associated notifications and distributions for the period of July 1, 2019 to June 30, 2020 which is attached to the January 24, 2019 Staff Report; and

WHEREAS, on January 22, 2019 the Successor Agency reviewed and approved a Recognized Obligation Payment Schedule (ROPS), and an administrative budget (the "Successor Agency Administrative Budget") for the period January 1, 2019 to June 30, 2020; and

WHEREAS, the ROPS approved by the Successor Agency was prepared using a template provided by the Department of Finance as required by Health and Safety Code Sections 34177 (m) and 34186 (a) (b) and was verified on the Department of Finance web site prior to distribution to the county administrative officer, the county auditor-controller and the Oversight Board; and

WHEREAS, Health and Safety Code Section 34177.7 (o) (1) requires approval of a ROPS for the fiscal year from July 1, 2019 to June 30, 2020 and submittal of the approved ROPS to the California Department of Finance and the County Auditor Controller no later than February 1, 2019; and

WHEREAS, at a public meeting held on January 24, 2019, the Oversight Board considered the staff report, written and oral testimony for the Recognized Obligation Payments Schedule 19-20; and

NOW THEREFORE BE IT RESOLVED that the Oversight Board, hereby approves the Recognized Obligation Payment Schedules (ROPS) 19-20 for the period July 1, 2019 to June 30, 2020.

BE IT FURTHER RESOLVED that all costs of, liabilities of, and claims against the Successor Agency and/or the Oversight Board shall be solely the costs and liabilities of the Successor Agency and/or the Oversight Board and shall not be costs of, liabilities of, and/or claims against the City.

BE IT FURTHER RESOLVED that the Oversight Board hereby authorizes and directs the Development Services Director or the Director's designee, acting on behalf of the Oversight Board, to file, post, mail or otherwise deliver via electronic mail, internet posting, and/or hardcopy, all notices and transmittals necessary or convenient in connection with the approval of the ROPS, approval of the Successor Agency Administrative Budget and other actions taken pursuant to this Resolution.

APPROVED January 24, 2019 by the Oversight Board to the Successor Agency to the City of Hollister Redevelopment Agency by the following vote:

AYES:

NOES:

ABSTAINED:

ABSENT:

Chair,

ATTEST:

Mary M. Paxton, Board Secretary

Recognized Obligation Payment Schedule (ROPS 19-20) - Summary
Filed for the July 1, 2019 through June 30, 2020 Period

Successor Agency: Hollister
County: San Benito

Current Period Requested Funding for Enforceable Obligations (ROPS Detail)		19-20A Total (July - December)	19-20B Total (January - June)	ROPS 19-20 Total
A	Enforceable Obligations Funded as Follows (B+C+D):	\$ 922,244	\$ -	\$ 922,244
B	Bond Proceeds	922,244	-	922,244
C	Reserve Balance	-	-	-
D	Other Funds	-	-	-
E	Redevelopment Property Tax Trust Fund (RPTTF) (F+G):	\$ 3,213,253	\$ 140,500	\$ 3,353,753
F	RPTTF	3,088,253	15,500	3,103,753
G	Administrative RPTTF	125,000	125,000	250,000
H	Current Period Enforceable Obligations (A+E):	\$ 4,135,497	\$ 140,500	\$ 4,275,997

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.

Name Title
/s/ _____
Signature Date

Hollister Recognized Obligation Payment Schedule (ROPS 19-20) - ROPS Detail

July 1, 2019 through June 30, 2020

(Report Amounts in Whole Dollars)

A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T	U	V	W
Item #	Project Name/Debt Obligation	Obligation Type	Contract/Agreement Execution Date	Contract/Agreement Termination Date	Payee	Description/Project Scope	Project Area	Total Outstanding Debt or Obligation	Retired	ROPS 19-20 Total	19-20A (July - December)					19-20A Total	19-20B (January - June)					19-20B Total
											Fund Sources						Fund Sources					
											Fund Sources						Fund Sources					
											Bond Proceeds	Reserve Balance	Other Funds	RPTTF	Admin RPTTF		Bond Proceeds	Reserve Balance	Other Funds	RPTTF	Admin RPTTF	
								\$ 81,575,666		\$ 4,275,997	\$ 922,244	\$ 0	\$ 0	\$ 3,088,253	\$ 125,000	\$ 4,135,497	\$ 0	\$ 0	\$ 0	\$ 15,500	\$ 125,000	\$ 140,500
3	2009 Tax Allocation Bond	Bonds Issued On or Before	7/22/2009	10/1/2032	Union Bank of California	TE 2009 Bond- Fire Stat. 1, W.	Hollister	46,844,894	N	\$ 673,903				673,903		\$ 673,903						\$ -
4	Fiscal Agent Fee for Bonds	Fees	8/1/2003	10/1/2032	Union Bank of California	Fiscal agent fees for bonds	Hollister	25,178	N	\$ 2,500				1,250		\$ 1,250				1,250		\$ 1,250
5	Bond Expense Funds	Fees	8/1/2003	10/1/2032	Wildan Financial Services	Annual continuing disclosure for bonds	Hollister	53,000	N	\$ 3,500				1,750		\$ 1,750				1,750		\$ 1,750
7	Successor Agency Admin Costs	Admin Costs	2/1/2012	1/1/2032	City of Hollister	Successor Agency Administrative Costs	Hollister	250,000	N	\$ 250,000					125,000	\$ 125,000					125,000	\$ 125,000
10	Prospect Villa apartments	Miscellaneous	10/4/2010	12/31/2019	Hollister Inv. Group IV	Tenant Based Rental Assistance	Hollister	25,000	N	\$ 25,000				12,500		\$ 12,500				12,500		\$ 12,500
33	2014 Tax Allocation Refunding Bond	Bonds Issued After 12/31/10	8/13/2014	8/13/2032	Union Bank of California	2014 Tax Allocation Refunding Bonds	Hollister	33455350	N	\$ 2,398,850				2,398,850		\$ 2,398,850						\$ -
35	Prior ROPS Item 11Appeal West Gateway	Bond Funded Project – Pre-2011	10/1/2009	12/1/2019	Successor Agency	Streetscape improvements unused bond proceeds	Hollister	922,244	N	\$ 922,244	922,244					\$ 922,244						\$ -
36									N	\$ -						\$ -						\$ -
37									N	\$ -						\$ -						\$ -
38									N	\$ -						\$ -						\$ -
39									N	\$ -						\$ -						\$ -
40									N	\$ -						\$ -						\$ -
41									N	\$ -						\$ -						\$ -
42									N	\$ -						\$ -						\$ -
43									N	\$ -						\$ -						\$ -
44									N	\$ -						\$ -						\$ -
45									N	\$ -						\$ -						\$ -
46									N	\$ -						\$ -						\$ -
47									N	\$ -						\$ -						\$ -
48									N	\$ -						\$ -						\$ -
49									N	\$ -						\$ -						\$ -
50									N	\$ -						\$ -						\$ -
51									N	\$ -						\$ -						\$ -
52									N	\$ -						\$ -						\$ -
53									N	\$ -						\$ -						\$ -
54									N	\$ -						\$ -						\$ -
55									N	\$ -						\$ -						\$ -
56									N	\$ -						\$ -						\$ -
57									N	\$ -						\$ -						\$ -
58									N	\$ -						\$ -						\$ -
59									N	\$ -						\$ -						\$ -
60									N	\$ -						\$ -						\$ -
61									N	\$ -						\$ -						\$ -
62									N	\$ -						\$ -						\$ -
63									N	\$ -						\$ -						\$ -
64									N	\$ -						\$ -						\$ -
65									N	\$ -						\$ -						\$ -
66									N	\$ -						\$ -						\$ -
67									N	\$ -						\$ -						\$ -
68									N	\$ -						\$ -						\$ -
69									N	\$ -						\$ -						\$ -
70									N	\$ -						\$ -						\$ -
71									N	\$ -						\$ -						\$ -
72									N	\$ -						\$ -						\$ -
73									N	\$ -						\$ -						\$ -
74									N	\$ -						\$ -						\$ -
75									N	\$ -						\$ -						\$ -
76									N	\$ -						\$ -						\$ -
77									N	\$ -						\$ -						\$ -
78									N	\$ -						\$ -						\$ -
79									N	\$ -						\$ -						\$ -
80									N	\$ -						\$ -						\$ -
81									N	\$ -						\$ -						\$ -
82									N	\$ -						\$ -						\$ -
83									N	\$ -						\$ -						\$ -
84									N	\$ -						\$ -						\$ -
85									N	\$ -						\$ -						\$ -
86									N	\$ -						\$ -						\$ -
87									N	\$ -						\$ -						\$ -
88									N	\$ -						\$ -						\$ -
89									N	\$ -						\$ -						\$ -
90									N	\$ -						\$ -						\$ -
91									N	\$ -						\$ -						\$ -
92									N	\$ -						\$ -						\$ -
93									N	\$ -						\$ -						\$ -
94									N	\$ -						\$ -						\$ -
95									N	\$ -						\$ -						\$ -
96									N	\$ -						\$ -						\$ -
97									N	\$ -						\$ -						\$ -
98									N	\$ -						\$ -						\$ -
99									N	\$ -						\$ -						\$ -
100									N	\$ -						\$ -						\$ -
101									N	\$ -						\$ -						\$ -
102									N	\$ -						\$ -						\$ -
103									N	\$ -						\$ -						\$ -
104									N	\$ -						\$ -						\$ -
105									N	\$ -						\$ -						\$ -
106									N	\$ -						\$ -						\$ -
107									N	\$ -						\$ -						\$ -
108									N	\$ -						\$ -						\$ -
109																						

Hollister Recognized Obligation Payment Schedule (ROPS 19-20) - Report of Cash Balances
July 1, 2016 through June 30, 2017
(Report Amounts in Whole Dollars)

Pursuant to Health and Safety Code section 34177 (l), 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
		Fund Sources					
		Bond Proceeds		Reserve Balance	Other Funds	RPTTF	
		Bonds issued on or before 12/31/10	Bonds issued on or after 01/01/11	Prior ROPS RPTTF and Reserve Balances retained for future period(s)	Rent, Grants, Interest, etc.	Non-Admin and Admin	
	ROPS 16-17 Cash Balances (07/01/16 - 06/30/17)						Comments
1	Beginning Available Cash Balance (Actual 07/01/16) RPTTF amount should exclude "A" period distribution amount						
		1,611,025	2,432,187			48,496	
2	Revenue/Income (Actual 06/30/17) RPTTF amount should tie to the ROPS 16-17 total distribution from the County Auditor-Controller						
		6,910			20,256	6,574,131	
3	Expenditures for ROPS 16-17 Enforceable Obligations (Actual 06/30/17)						
			2,424,872		20,256	3,342,362	D: Bond refinanced with reserves insured.
4	Retention of Available Cash Balance (Actual 06/30/17) RPTTF amount retained should only include the amounts distributed as reserve for future period(s)						
5	ROPS 16-17 RPTTF Prior Period Adjustment RPTTF amount should tie to the Agency's ROPS 16-17 PPA form submitted to the CAC	No entry required					
6	Ending Actual Available Cash Balance (06/30/17) C to F = (1 + 2 - 3 - 4), G = (1 + 2 - 3 - 4 - 5)						
		\$ 1,617,935	\$ 7,315	\$ 0	\$ 0	\$ 3,280,265	

Hollister Recognized Obligation Payment Schedule (ROPS 19-20) - Notes July 1, 2019 through June 30, 2020

[illegible]