

**Agenda and Public Notice for Meeting of  
City of Sanger Redevelopment Agency/Successor Agency Oversight Board**

**Monday, January 9, 2017**

**Council Chamber  
Sanger City Hall  
1700 7th Street  
Sanger, CA 93657  
4:00 PM**

**A. Call to Order**

**B. Flag Salute**

**C. Roll Call:**

- **Dan Spears**, Former Sanger RDA Employee appointed by Sanger Mayor;
- **Eduardo Martinez**, Associate Superintendent, Administrative Services, Sanger Unified School District, appointed by County Superintendent of School;
- **Reverend Paul Zavala**, appointed by the Chancellor of California Community Colleges;
- **Mark Johnson**, Sanger Del Rey Cemetery District, Appointee of Largest Special District;
- **Donald Yarbrough**, Public Appointee of Fresno County Board of Supervisors;
- **Karen Steinhauer**, Appointed by Fresno County Board of Supervisors.

**D. Public Comment:**

(This portion of the meeting is reserved for persons desiring to address the Board on any matter not otherwise on the agenda and within the jurisdiction of the Oversight Board. Speakers shall address all comments to the Chair and the Board as a body and not to any particular Board Member or member of the staff. Speakers should limit their comments to three (3) minutes.)

**E. Action Items:**

1. SUBJECT: Minutes for the Regular Meeting held on May 9, 2016.  
RECOMMENDATION: That the Oversight Board approve.
2. SUBJECT: Recognized Obligation Payment Schedule (ROPS 17-18).  
RECOMMENDATION: That the Oversight Board approves Resolution No. 17-01 adopting the July 2017 through June 2018 Recognized Obligation Payment Schedule (ROPS 17-18) pursuant to the Health and Safety Code Section 34177.

**F. Future Agenda Items**

**G. Staff Communications**

**H. Matters Initiated by Committee Members**

**I. Adjournment**

**Minutes for the Regular Meeting of  
City of Sanger Redevelopment Agency/Successor Agency Oversight Board**

**Monday, May 9, 2016  
Council Chamber  
Sanger City Hall  
1700 7th Street  
Sanger, CA 93657  
4:00 PM**

**A. Call to Order**

The meeting was called to order at 4:48:52 PM.

**B. Flag Salute**

Member Martinez led the flag salute.

**C. Roll Call:**

Members present:

- **Dan Spears**, Former Sanger RDA Employee appointed by Sanger Mayor.
- **Eduardo Martinez**, Chairperson, Associate Superintendent, Administrative Services, Sanger Unified School District, appointed by County Superintendent of School.
- **Donald Yarbrough**, Public Appointee of Fresno County Board of Supervisors; present
- **Karen Steinhauer**, Vice-Chairperson, Appointed by Fresno County Board of Supervisors. present

Members absent:

- **Mayor Pro Tem Raul Cantu**, Sanger Mayor's Appointee.
- **Reverend Paul Zavala**, appointed by the Chancellor of California Community Colleges.
- **Bill Collins**, Sanger Del Rey Cemetery District, Appointee of Largest Special District.

**D. Public Comment:**

None.

**E. Action Items:**

1. SUBJECT:   APRPOVED - Minutes for the Regular Meeting held on February 8, 2016.

The Board by motion of Member Steinhauer approved the minutes of the regular meeting held on February 8, 2016. The motion was seconded by Member Yarbrough and approved by the following vote:

AYES: SPEARS, MARTINEZ, YARBROUGH, STEINHAUER  
NOES: NONE  
ABSTAIN: NONE  
ABSENT: CANTU, ZAVALA, COLLINS

2. SUBJECT: APPROVED – RESOLUTION NO. 16-6 - Resolution to Change Authorized Funding Source.

The Successor Agency Oversight Board by motion of Member Spears approved Resolution No. 16-16 approving a change in authorized funding source from “Other Funds” to “Admin RPTTF” in the amount of \$44,859 for partial payment of Item No. 1, debt service payment for the 2006 Tax Allocation Bonds as approved by the Department of Finance on the ROPS 15-16A. The motion was seconded by Member Steinahuer and approved by the following vote:

AYES: SPEARS, MARTINEZ, YARBROUGH, STEINHAUER  
NOES: NONE  
ABSTAIN: NONE  
ABSENT: CANTU, ZAVALA, COLLINS

**F. Future Agenda Items**

None.

**G. Staff Communications**

1. Oversight Board Member Dan Spears and City Manager Tim Chapa informed the Board that local boards will continue sitting until June 30, 2018 and that the functions of the local boards will be turned over to a county board beginning July 1, 2018.

**H. Matters Initiated by Committee Members**

None.

**I. Adjournment**

Being no further business the Board adjourned their meeting at [5:07:21 PM](#).



# CITY OF SANGER AS SUCCESSOR AGENCY TO THE SANGER REDEVELOPMENT AGENCY REPORT TO THE OVERSIGHT BOARD

**To:** Oversight Board  
**From:** Rudy Hernandez, Director of Administrative Services  
**Subject:** Recognized Obligation Payment Schedule (ROPS 17-18)  
**Attachments:** Resolution No. 17-01  
Adopting the July 2017 through June 2018 Recognized Obligation Payment Schedule (ROPS 17-18) Pursuant to Health and Safety Code Section 34177

**CONFLICT OF INTEREST:**

None.

**RECOMMENDATION:**

That the Oversight Board approves Resolution No. 17-01 adopting the July 2017 through June 2018 Recognized Obligation Payment Schedule (ROPS 17-18) Pursuant to Health and Safety Code Section 34177.

**EXECUTIVE SUMMARY:**

The Oversight Board will consider a resolution approving the Recognized Obligation Payment Schedule for the July 1, 2017 through June 30, 2018 time (ROPS 17-18).

Prepared by: Rudy Hernandez

Approved by: \_\_\_\_\_

REVIEW: City Manager: \_\_\_\_\_

Finance: \_\_\_\_\_

City Attorney: \_\_\_\_\_

**TYPE OF ITEM:**

**COUNCIL ACTION: APPROVED DENIED NO ACTION**

- Consent
- Info Item
- Action Item
- Department Report
- Redevelopment Agency

- Public Hearing
- Matter Initiated by a Council Member
- Other
- Continued to: \_\_\_\_\_

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## **BACKGROUND:**

Assembly Bill x126, Assembly Bill 1484, and Senate Bill (SB) 107 dissolved Redevelopment Law and require the Successor Agency to the Sanger Redevelopment Agency (Successor Agency) to prepare a Recognized Obligation Payment Schedule (ROPS). Prior to 2016, the ROPS was prepared every six months. Starting in 2016, it will be prepared annually and will cover the entire fiscal year.

The ROPS must be approved by the Oversight Board and submitted to the State Department of Finance (DOF). Pursuant to the Health and Safety Code (HSC), the completed ROPS 17-18 is due to DOF by February 1, 2017 by electronic submission. Pursuant to HSC Section 34177(I)(2)(C), a copy of the ROPS must also be submitted to the Fresno County Auditor-Controller and the State Controller's Office.

In addition to a list of enforceable obligations and requested funds to pay them during the upcoming twelve-month period, the ROPS form includes a Report of Cash Balances. On the Report of Cash Balances, successor agencies identify any available funds on hand that can be used to pay enforceable obligations.

After all available funds on hand are allocated, the Successor Agency can request funding for enforceable obligations from the Redevelopment Property Tax Fund (RPTTF), through which the County Auditor-Controller distributes property tax increment revenue. Allocations of RPTTF require approval by the Oversight Board and DOF.

## **REASON FOR RECOMMENDATION:**

Assembly Bill x1 26 requires the Oversight Board to adopt by resolution a Recognized Obligation Payment Schedule to identify all Agency obligations for July 1, 2017 through June 30, 2018.

## **FISCAL IMPACT:**

The County-Auditor- Controller will allocate property tax increment to the Successor Agency to pay the debts listed on the ROPS.

## **ALTERNATIVES:**

None presented at this time.

## **ACTIONS FOLLOWING APPROVAL:**

The approved ROPS will be submitted to the Department of Finance on February 3, 2017 which is 2 days after deadline. The reason for this delay is that the ROPS Resolution must also be approved by the City Council which won't meet again until February 2, 2017. Staff did get verbal approval from the State Department of Finance.

RESOLUTION NO. 17-01

**A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE FORMER SANGER REDEVELOPMENT AGENCY APPROVING AND ADOPTING THE JULY 1, 2017 THROUGH JUNE 30, 2018 RECOGNIZED OBLIGATION PAYMENT SCHEDULE (“ROPS 17-18”) PURSUANT TO HEALTH AND SAFETY CODE SECTION 34177**

**WHEREAS**, the City of Sanger elected to serve as the Successor Agency to the former Sanger Redevelopment Agency (“Successor Agency”) pursuant to Assembly Bill x1 26 (“AB x1 26”, or the “Dissolution Act”) as codified in the California Health & Safety Code (“H&SC”); and,

**WHEREAS**, among the duties of successor agencies under the Dissolution Act is the preparation of a Recognized Obligation Payment Schedule (“ROPS”) for the ensuing twelve-month period for consideration by a local oversight board and the California Department of Finance (“DOF”) for purposes of administering the wind-down of financial obligations of the former Redevelopment Agency; and,

**WHEREAS**, as amended by Assembly Bill 1484 (“AB 1484”), the Dissolution Act requires that the proposed ROPS be transmitted to the local oversight board, after which time the oversight board may approve and transmit the adopted ROPS to DOF, the County Auditor-Controller, and the State Controller’s Office for their consideration; and,

**WHEREAS**, the proposed ROPS for the twelve-month period from July 1, 2017 through June 30, 2018 (“17-18”), attached hereto as Exhibit “A”, has been prepared and is consistent with the provisions of the Dissolution Act and in the format made available by DOF; and,

**NOW, THEREFORE, BE IT RESOLVED**, that the Oversight Board to the City of Sanger as Successor Agency to the Sanger Redevelopment Agency hereby adopts the Recognized Obligation Payment Schedule attached as Exhibit “A,” and directs Agency staff to monitor and review Agency obligations to ensure compliance with the Schedule and the Act, and, if necessary, to prepare an amended Schedule to be considered and adopted by this Board as necessary to comply with the Act.

**BE IT FURTHER RESOLVED**, that the City’s City Manager, or designee, is authorized and directed to take any action and execute any documents necessary to implement this Resolution.

I hereby certify that the foregoing was duly passed and adopted by the Oversight Board of the Successor Agency of the Sanger Redevelopment Agency, Fresno County, State of California, at a regular meeting thereof held on January 9, 2017, by the following vote:

- AYES: Board Members:
- NOES: Board Members:
- ABSTAIN: Board Members:
- ABSENT: Board Members:

ATTEST: \_\_\_\_\_  
Rebeca Hernandez, Clerk to the Board

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

Pursuant to Health and Safety Code section 34177 (j), 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 balances retained	Prior ROPS RPTTF distributed as reserve for future period(s)	Rent, grants, interest, etc.	Non-Admin and Admin	Comments									
<b>Cash Balance Information by ROPS Period</b>															
<b>ROPS 15-16B Actuals (01/01/16 - 06/30/16)</b>															
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	360,901				(12,846)	87,111								
3	Expenditures for ROPS 15-16B Enforceable Obligations (Actual 06/30/16)	214				419	121,440								
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)	18					69,250								
5	ROPS 15-16B RPTTF Balances Remaining	360,885													
No entry required															
6	Ending Actual Available Cash Balance C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	\$ 212	\$ -	\$ -	\$ -	\$ (12,427)	\$ 77,581								

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

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

Successor Agency: Sanger  
 County: Fresno

		17-18A Total (July - December)	17-18B Total (January - June)	ROPS 17-18 Total
<b>A</b>	<b>Enforceable Obligations Funded as Follows (B+C+D):</b>	-	-	-
B	Bond Proceeds	-	-	-
C	Reserve Balance	-	-	-
D	Other Funds	-	-	-
<b>E</b>	<b>Redevelopment Property Tax Trust Fund (RPTTF) (F+G):</b>	<b>438,187</b>	<b>318,666</b>	<b>756,853</b>
F	RPTTF	348,543	229,022	577,565
G	Administrative RPTTF	89,644	89,644	179,288
<b>H</b>	<b>Current Period Enforceable Obligations (A+E):</b>	<b>438,187</b>	<b>318,666</b>	<b>756,853</b>

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



**Sanger Recognized Obligation Payment Schedule (ROPS 17-18) - ROPS Detail**

July 1, 2017 through June 30, 2018

(Report Amounts in Whole Dollars)

A Item #	B Project Name/Debt Obligation	C Obligation Type	D Contract/Agreement Execution Date	E Contract/Agreement Termination Date	F Payee	G Description/Project Scope	H Project Area	I Total Outstanding Debt or Obligation	J Retired	K ROPS 17-18 Total	17-18A (July - December)					17-18B (January - June)					W 17-18B Total	
											Fund Sources					Fund Sources						
											L	M	N	O	P	Q	R	S	T	U		V
											Bond Proceeds	Reserve Balance	Other Funds	RPTTF	Admin RPTTF	17-18A Total	Bond Proceeds	Reserve Balance	Other Funds	RPTTF		Admin RPTTF
1	2006 Tax Allocation Bonds	Bonds Issued On or Before	12/1/2006	8/1/2018	Union Bank	Bond issued to fund non housing	Merged	\$ 2,581,714	N	\$ 756,853	\$ -	\$ -	\$ -	\$ 348,543	\$ 89,644	\$ 438,187	\$ -	\$ -	\$ -	\$ 229,022	\$ 89,644	\$ 318,666
5	Year End Audit	Admin Costs	3/7/2010	6/30/2016	White Nelson, Diehl Evans LLP	Year end audit, state controllers report	Merged	706,313	N	\$ 353,378				345,443		\$ 345,443				7,935		\$ 7,935
9	Successor Agency Administrative Costs	Admin Costs	7/1/2017	6/30/2018	City of Sanger	Administrative Costs	Merged		N	\$ 179,288					89,644	\$ 89,644					89,644	\$ 89,644
13	Tech Park Loan from City Water Fund	City/County Loan (Prior 06/28/11), Cash exchange	1/4/2004	6/30/2024	City of Sanger	Loan determined to be for legitimate RDA purposes per AB1484 Section 34191.4(b) (1)	Merged	929,020	N	\$ 216,587						\$ -				216,587		\$ 216,587
14	Union Bank	Fees	12/1/2006	8/1/2018	Union Bank	Trustee for bonds	Merged	5,000	N	\$ 2,500						\$ -				2,500		\$ 2,500
15	Bond Disclosure Reporting	Fees	2/22/2016	8/1/2018	IGService	Consulting assistance for annual disclosure requirements	Merged	4,500	N	\$ 1,500						\$ -				1,500		\$ 1,500
16	Bond Dissemination Agent	Fees	6/1/2015	8/1/2018	City of Sanger	Costs for City as Dissemination Agent	Merged	1,500	N	\$ 500						\$ -				500		\$ 500
17		RPTTF Shortfall							N	\$ -						\$ -						\$ -
18									N	\$ -						\$ -						\$ -
19									N	\$ -						\$ -						\$ -