

AGENDA
THURSDAY SEPTEMBER 18, 2014
OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE
REDEVELOPMENT AGENCY FOR
THE COUNTY OF RIVERSIDE
CONFERENCE ROOM C, 5th FLOOR - COUNTY ADMINISTRATIVE CENTER
4080 Lemon Street, Riverside, California 92501
(Clerk 951-955-1060)
AND
VIDEO TELECONFERENCE LOCATION
73-710 FRED WARING DRIVE, SUITE 222
PALM DESERT, CA 92260
(760) 863-8211

1:30 P.M.

Pledge of Allegiance to the Flag

Roll Call

OPENING COMMENTS:

BOARD MEMBERS

ADMINISTRATIVE ACTION:

1. Approval of Meeting Minutes - June 19, 2014
2. Consideration of Resolution 2014-011, Approving the Use of Excess Bond Proceeds for the Grand Avenue Road Improvement Project
3. Consideration of Resolution 2014-012, Approving the Use of Excess Bond Proceeds for the Temescal Canyon Road Curve Realignment Project
4. Consideration of Resolution 2014-013, Approving the Successor Agency's Recognized Obligation Payment Schedule 14-15B for the Period of January 1, 2015 through June 30, 2015
5. Consideration of Resolution 2014-014, Approving the Successor Agency's Administrative Budget for the Period of January 1, 2015 through June 30, 2015
6. Consideration of Resolution 2014-015, Approving and Adopting the Long-Range Property Management Plan (LRPMP)

DISCUSSION:

7. Update Regarding Riverside County Bond Refunding
8. Update Regarding Litigation: County of Riverside vs. California Department of Finance

ORAL COMMUNICATIONS FROM THE AUDIENCE ON ANY MATTER WHICH DOES NOT APPEAR ON THE BOARD'S AGENDA:

MEETING ADJOURNED TO: October 16, 2014

Accommodation under the Americans with Disabilities act and agenda in alternate formats are available upon request. ***Requests must be made at least 72 hours prior to the meeting.*** Later requests will be accommodated to the extent feasible. Please telephone Lisa Wagner at the Clerk of the Board office at (951) 955-1063, from 8:00 a.m. to 5:00 p.m., Monday through Thursday.

MINUTES OF THE
OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE
REDEVELOPMENT AGENCY FOR
THE COUNTY OF RIVERSIDE

CONFERENCE ROOM D, 5th FLOOR - COUNTY ADMINISTRATIVE CENTER
4080 Lemon Street, Riverside, California 92501
(Clerk 951-955-1060)
AND
VIDEO TELECONFERENCE LOCATION
73-710 FRED WARING DRIVE, SUITE 222
PALM DESERT, CA 92260
(760) 863-8211

THURSDAY June 19, 2014

1:30 P.M.

Pledge of Allegiance to the Flag

Roll Call

Mr. Marcos Enriquez was absent

OPENING COMMENTS:
BOARD MEMBERS

ADMINISTRATIVE ACTION:

1. Approval of Meeting Minutes - May 1, 2014

On motion of Ed Sloman, seconded by Rohini Dasika and duly carried by unanimous vote, the Meeting Minutes of May 1, 2014, were received and filed.

2. Approval of Oversight Board Resolution No. 2014-009 – Approval of Issuance of Refunding Bonds for 2004 Series Tax Allocation Bonds for Project Area 1-1986, Desert Communities Project Area (DCPA) and 1-215 Corridor Project Area (1-215)

On motion of Ed Sloman, seconded by Lisa Brandl and duly carried by unanimous vote, Resolution No. 2014-009 was approved as recommended.

3. Approval of Oversight Board Resolution No. 2014-010 – Approval of Issuance of Refunding Bonds for Series 2004 Tax Allocation Housing Bonds

On motion of Ed Sloman, seconded by Lisa Brandl and duly carried by unanimous vote, Resolution No. 2014-010 was approved as recommended.

DISCUSSION:

4. Notification of RDA Audit by State Controller's Office (June 23-27)

No Action Taken

5. Update Regarding Litigation: County of Riverside vs. California Department of Finance

No Action Taken

THURSDAY SEPTEMBER 18, 2014

6. Update Regarding Long Range Property Management Plan (LRPMP)

No Action Taken

ORAL COMMUNICATIONS FROM THE AUDIENCE ON ANY MATTER WHICH DOES NOT APPEAR ON THE BOARD'S AGENDA: *No Public Speakers*

MEETING ADJOURNED TO: September 18, 2014, at 1:30 p.m.

Accommodation under the Americans with Disabilities act and agenda in alternate formats are available upon request. **Requests must be made at least 72 hours prior to the meeting.** Later requests will be accommodated to the extent feasible. Please telephone Lisa Wagner at the Clerk of the Board office at (951) 955-1063, from 8:00 a.m. to 5:00 p.m., Monday through Thursday.

OVERSIGHT BOARD
FOR THE
SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
FOR THE
COUNTY OF RIVERSIDE

Reports, Discussion and Action Items

Meeting Date: September 18, 2014

Action: Approval of Successor Agency Item 4-2 of September 9, 2014 – Reimbursement Agreement with County of Riverside Transportation and Land Management Agency (TLMA) for Grand Avenue Road Improvement Project - \$5,300,000 – Funded with Excess Bond Proceeds for Project Area 1-1986

Background:

The Riverside County Board of Supervisors adopted the Lakeland Village/Wildomar sub-area of the 1-1986 Project Area via Ordinance 793 on July 20, 1999. The former Redevelopment Agency for the County of Riverside issued tax allocation bonds for the project area in 2006. The Agency planned for various redevelopment projects to be financed in whole or in part from the bond proceeds, including drainage projects, street improvements, sidewalks and pedestrian amenities, and related public infrastructure improvements. Currently there are approximately \$6.1 million in unspent bond proceeds.

AB1484 was signed into law on June 27, 2012, and made several changes to ABx1 26. One provision of AB 1484 allows successor agencies to utilize excess bond proceeds for bonds issued prior to January 1, 2011, for the purposes for which the bonds were sold, once the successor agency has received a Finding of Completion (FOC), from the Department of Finance (DOF).

In anticipation of receiving a FOC, the Agency requested funding for the Grand Avenue Road Improvement project on ROPS 14-15A, for the period covering July-December 2014. Subsequent to submission of ROPS 14-15A, the Agency received a FOC from the DOF on April 18, 2014, after DOF confirmed that the Agency remitted all funds determined to be due to the County during the due diligence review and true-up process.

The use of the excess bond proceeds for the Grand Avenue Road Improvement project, as requested by the Agency on line #378 of ROPS 14-15A, was approved by DOF on May 16, 2014. The total amount of the excess bond proceeds to be used for the project is \$5,300,000.

On September 9, 2014, the Board of Supervisors for the County of Riverside, as the governing body of the Successor Agency to the Redevelopment Agency for the County of Riverside, approved ROPS the Reimbursement Agreement via Agenda Item 4-2.

Recommendation: Staff recommends that the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside approve the Reimbursement Agreement between the Successor Agency and TLMA, via Resolutions 2014-011.

Attachments:

- Resolution No. 2013-011 of the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside, Approving Successor Agency Agenda Item 4-2 of September 9, 2014, Related to the Grand Avenue Road Improvement Project.
- Staff Report to the Board of Supervisors for the County of Riverside, Item 4-2 of September 9, 2014

1 OVERSIGHT BOARD

COUNTY OF RIVERSIDE

2 SUCCESSOR AGENCY

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4 **RESOLUTION NO. 2014-011**

5 **A RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE**
6 **REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE APPROVING**
7 **SUCCESSOR AGENCY AGENDA ITEM 4-2 OF SEPTEMBER 9, 2014, RELATED TO THE**
8 **GRAND AVENUE ROAD IMPROVEMENT PROJECT**

9
10 **WHEREAS**, redevelopment agencies were dissolved as of February 1, 2012,
11 following a California Supreme Court ruling in *California Redevelopment Association v.*
12 *Matosantos* upholding Assembly Bill x1 26 ("ABX1 26"); and

13 **WHEREAS**, the Successor Agency to the Redevelopment Agency for the County of
14 Riverside ("Successor Agency") is responsible for implementing ABX1 26; and

15 **WHEREAS**, provisions of ABX1 26 require that each Successor Agency have an
16 oversight board to oversee and review the actions of the Successor Agency as it winds
17 down the affairs of the former Redevelopment Agency; and

18 **WHEREAS**, an Oversight Board has been formed, pursuant to Health and Safety
19 Code Section 34179;

20
21 **WHEREAS**, pursuant to Sections 34177-34181 of the Health and Safety Code, the
22 Agency is authorized to make and execute contracts and other instruments necessary or
23 convenient in compliance with the Enforceable Obligation Payment Schedule (EOPS), as
24 superseded by the Recognized Obligation Payment Schedule (ROPS) as adopted by the
25 Agency and the Oversight Board;

26 **WHEREAS**, the Agency received a Finding of Completion letter from the California
27 Department of Finance (DOF) on April 18, 2014;
28

1 **WHEREAS**, pursuant to HSC section 34191.4(c), the Agency may spend proceeds
2 derived from bonds issued prior to December 31, 2010;

3 **WHEREAS**, the bonds issued for the 1-1986 Project Area were issued in 2006, and
4 therefore qualify as excess bond proceeds as defined in HSC section 34191.4(c);

5 **WHEREAS**, the Agency requested funding for this Project on ROPS 13-14A as line
6 item 376;

7 **WHEREAS**, the use of excess bond proceeds was approved funding for the Project
8 was approved by letter from DOF on May 16, 2014;

9 **WHEREAS**, the Agency agrees to reimburse TLMA for the costs associated with the
10 construction of the PROJECT using excess bond proceeds; and,
11

12 **WHEREAS**, the Successor Agency recommends Oversight Board approval of the of
13 the Reimbursement Agreement between the Successor Agency and the County of Riverside
14 Transportation and Land Management Agency for the Grand Avenue Road Improvement
15 Project, as approved by the County of Riverside Board of Supervisors on September 9, 2014.

16 **NOW, THEREFORE, BE IT RESOLVED, FOUND, AND DETERMINED** by the
17 Oversight Board for the Successor Agency to the Redevelopment Agency for the County of
18 Riverside as follows:

19 1. The Oversight Board approves Successor Agency agenda item 4-2 of September 9,
20 2014;

21 2. The Board Clerk shall electronically transmit this resolution to the Department of
22 Finance as required pursuant to Health and Safety Code Section 34179(h).

23 3. Pursuant to Health and Safety Code Section 34177(m), the Department of Finance
24 shall make its determination of the enforceable obligations and the amounts and funding
25 sources of the enforceable obligations no later than 45 days after the Recognized Obligation
26 Payment Scheduled is submitted. Pursuant to Health and Safety Code Section 34179(h), all
27 actions taken by the Oversight Board may be reviewed by the State of California Department
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1 of Finance, and, therefore, this Resolution shall not be effective until five (5) business days
2 after approval, subject to a request for review by the State of California Department of
3 Finance.

4 **PASSED, APPROVED, AND ADOPTED** by the Oversight Board for the Successor
5 Agency to the Redevelopment Agency for the County of Riverside on September 18, 2014.

6
7 Approved as to Form:

8 Oversight Board Legal Counsel

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10
11 By: _____

12 James M. Casso

FORM APPROVED COUNTY COUNSEL
 BY: GREGORY P. PRIAMOS DATE 8/14/14

**SUBMITTAL TO THE BOARD OF SUPERVISORS
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

361



FROM: Successor Agency to the Redevelopment Agency

SUBMITTAL DATE:
 August 28, 2014

SUBJECT: Grand Avenue Road Improvement Project, District 1/District 1, [\$5,300,000], Redevelopment Excess Bond Proceeds – Project Area 1-1986

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve and authorize the Chairman to execute the attached Agreement by and between the Successor Agency to the Redevelopment Agency ("Agency") and the County of Riverside Transportation and Land Management Agency ("TLMA") for the construction of the Grand Avenue Road Improvement Project; and,
2. Authorize staff to submit the Reimbursement Agreement to the Oversight Board for approval.

Departmental Concurrence

BACKGROUND:

Summary

(Commences on page 2)

Rohini Dasika
 Rohini Dasika
 Senior Management Analyst

FINANCIAL DATA	Current Fiscal Year	Next Fiscal Year	Total Cost	Ongoing Cost	POLICY/CONSENT (per Exec. Office)
COST	\$ 4,500,000	\$ 800,000	\$ 5,300,000	\$	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$	\$	\$	\$	
SOURCE OF FUNDS: Redevelopment Excess Bond Proceeds - Project Area 1-1986				Budget Adjustment:	No
				For Fiscal Year:	14/15-15/16

C.E.O. RECOMMENDATION:

APPROVE

County Executive Office Signature

BY: *Alex Gann*
 Alex Gann

MINUTES OF THE BOARD OF SUPERVISORS OF THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY

On motion of Supervisor Benoit, seconded by Supervisor Ashley and duly carried, IT WAS ORDERED that the above matter is tentatively approved pending final action by the oversight board.

Ayes: Tavaglione, Stone, Benoit and Ashley
 Nays: None
 Absent: None
 Disqualify: Jeffries
 Date: September 9, 2014

Kecia Harper-Ihem
 Clerk of the Board

By: *[Signature]*
 Deputy

A-30 4/5 Vote Positions Added Change Order
 Prev. Agn. Ref.: E.O., EDA District: 1 Agenda Number: 4-2

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Grand Avenue Road Improvement Project, District 1/District 1, [\$5,300,000], Redevelopment
Excess Bond Proceeds – Project Area 1-1986
DATE: August 28, 2014
PAGE: 2 of 2

BACKGROUND:
Summary (continued)

The Riverside County Board of Supervisors adopted the Lakeland Village/Wildomar sub-area of the 1-1986 Project Area via Ordinance 793 on July 20, 1999. The former Redevelopment Agency for the County of Riverside issued tax allocation bonds for the project area in 2006. The Agency planned for various redevelopment projects to be financed in whole or in part from the bond proceeds, including drainage projects, street improvements, sidewalks and pedestrian amenities, and related public infrastructure improvements. Currently there are approximately \$6.1 million in unspent bond proceeds.

The dissolution of redevelopment agencies in the state of California, pursuant to ABx1 26, became effective on February 1, 2012. Each redevelopment agency was required to establish a successor agency to perform the unwinding of redevelopment activity. The County of Riverside, through the Executive Office, serves as the Successor Agency to the Redevelopment Agency.

AB1484 was signed into law on June 27, 2012, and made several changes to ABx1 26. One provision of AB 1484 allows successor agencies to utilize excess bond proceeds for bonds issued prior to January 1, 2011, for the purposes for which the bonds were sold, once the successor agency has received a Finding of Completion (FOC), from the Department of Finance (DOF).

In anticipation of receiving a FOC, the Agency requested funding for the Grand Avenue Road Improvement project on ROPS 14-15A, for the period covering July-December 2014. Subsequent to submission of ROPS 14-15A, the Agency received a FOC from the DOF on April 18, 2014, after DOF confirmed that the Agency remitted all funds determined to be due to the County during the due diligence review and true-up process.

The use of the excess bond proceeds for the Grand Avenue Road Improvement project, as requested by the Agency on line #378 of ROPS 14-15A, was approved by DOF on May 16, 2014. The total amount of the excess bond proceeds to be used for the project is \$5,300,000. Therefore, staff recommends approval of the attached Reimbursement Agreement by and between the Successor Agency and TLMA for the project. After approval by the Board, the Agreement will be submitted to the Oversight Board and DOF for final approval.

Impact on Citizens and Businesses

Approval of this Agreement will have a positive impact on residents and businesses within the Lakeland Village community. Resurfacing of Grand Avenue, reconstruction of non-compliant access ramps, construction and reconstruction of drainage, and other improvements will increase safety, provide amenities, and improve the community.

OVERSIGHT BOARD
FOR THE
SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
FOR THE
COUNTY OF RIVERSIDE

Reports, Discussion and Action Items

Meeting Date: September 18, 2014

Action: Approval of Successor Agency Item 4-3 of September 9, 2014 – Reimbursement Agreement with County of Riverside Transportation and Land Management Agency (TLMA) for Temescal Canyon Road Curve Realignment Project - \$845,000 – Funded with Excess Bond Proceeds for Project Area 1-1986

Background:

The Riverside County Board of Supervisors adopted the El Cerrito/Temescal sub-area of the 1-1986 Project Area via Ordinance 800 on December 31, 1999. The former Redevelopment Agency for the County of Riverside issued tax allocation bonds for the project area in 2006. The Agency planned for various redevelopment projects to be financed in whole or in part from the bond proceeds, including drainage projects, street improvements, sidewalks and pedestrian amenities, and related public infrastructure improvements. Currently there are approximately \$6.1 million in unspent bond proceeds.

AB1484 was signed into law on June 27, 2012, and made several changes to ABx1 26. One provision of AB 1484 allows successor agencies to utilize excess bond proceeds for bonds issued prior to January 1, 2011, for the purposes for which the bonds were sold, once the successor agency has received a Finding of Completion (FOC), from the Department of Finance (DOF).

In anticipation of receiving a FOC, the Agency requested funding for the Grand Avenue Road Improvement project on ROPS 14-15A, for the period covering July-December 2014. Subsequent to submission of ROPS 14-15A, the Agency received a FOC from the DOF on April 18, 2014, after DOF confirmed that the Agency remitted all funds determined to be due to the County during the due diligence review and true-up process.

The use of the excess bond proceeds for the Temescal Canyon Road Curve Realignment project, as requested by the Agency on line #377 of ROPS 14-15A, was approved by DOF on May 16, 2014. The total amount of the excess bond proceeds to be used for the project is \$845,000.

On September 9, 2014, the Board of Supervisors for the County of Riverside, as the governing body of the Successor Agency to the Redevelopment Agency for the County of Riverside, approved ROPS the Reimbursement Agreement via Agenda Item 4-3.

Recommendation: Staff recommends that the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside approve the Reimbursement Agreement between the Successor Agency and TLMA, via Resolutions 2014-012.

Attachments:

- Resolution No. 2013-012 of the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside, Approving Successor Agency Agenda Item 4-3 of September 9, 2014, Related to the Grand Avenue Road Improvement Project.
- Staff Report to the Board of Supervisors for the County of Riverside, Item 4-3 of September 9, 2014

1 OVERSIGHT BOARD

COUNTY OF RIVERSIDE

2 SUCCESSOR AGENCY

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4 **RESOLUTION NO. 2014-012**

5 **A RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE**
6 **REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE APPROVING**
7 **SUCCESSOR AGENCY AGENDA ITEM 4-3 OF SEPTEMBER 9, 2014, RELATED TO THE**
8 **TEMESCAL CANYON ROAD CURVE REALIGNMENT PROJECT**

9
10 **WHEREAS**, redevelopment agencies were dissolved as of February 1, 2012,
11 following a California Supreme Court ruling in *California Redevelopment Association v.*
12 *Matosantos* upholding Assembly Bill x1 26 ("ABX1 26"); and

13 **WHEREAS**, the Successor Agency to the Redevelopment Agency for the County of
14 Riverside ("Successor Agency") is responsible for implementing ABX1 26; and

15 **WHEREAS**, provisions of ABX1 26 require that each Successor Agency have an
16 oversight board to oversee and review the actions of the Successor Agency as it winds
17 down the affairs of the former Redevelopment Agency; and

18 **WHEREAS**, an Oversight Board has been formed, pursuant to Health and Safety
19 Code Section 34179;

20
21 **WHEREAS**, pursuant to Sections 34177-34181 of the Health and Safety Code, the
22 Agency is authorized to make and execute contracts and other instruments necessary or
23 convenient in compliance with the Enforceable Obligation Payment Schedule (EOPS), as
24 superseded by the Recognized Obligation Payment Schedule (ROPS) as adopted by the
25 Agency and the Oversight Board;

26 **WHEREAS**, the Agency received a Finding of Completion letter from the California
27 Department of Finance (DOF) on April 18, 2014;
28

1 **WHEREAS**, pursuant to HSC section 34191.4(c), the Agency may spend proceeds
2 derived from bonds issued prior to December 31, 2010;

3 **WHEREAS**, the bonds issued for the 1-1986 Project Area were issued in 2006, and
4 therefore qualify as excess bond proceeds as defined in HSC section 34191.4(c);

5 **WHEREAS**, the Agency requested funding for this Project on ROPS 13-14A as line
6 item 376;

7 **WHEREAS**, the use of excess bond proceeds was approved funding for the Project
8 was approved by letter from DOF on May 16, 2014;

9 **WHEREAS**, the Agency agrees to reimburse TLMA for the costs associated with the
10 construction of the PROJECT using excess bond proceeds; and,
11

12 **WHEREAS**, the Successor Agency recommends Oversight Board approval of the of
13 the Reimbursement Agreement between the Successor Agency and the County of Riverside
14 Transportation and Land Management Agency for the Temescal Canyon Road Curve
15 Realignment Project, as approved by the County of Riverside Board of Supervisors on
16 September 9, 2014.

17 **NOW, THEREFORE, BE IT RESOLVED, FOUND, AND DETERMINED** by the
18 Oversight Board for the Successor Agency to the Redevelopment Agency for the County of
19 Riverside as follows:

20 1. The Oversight Board approves Successor Agency agenda item 4-3 of September 9,
21 2014;

22 2. The Board Clerk shall electronically transmit this resolution to the Department of
23 Finance as required pursuant to Health and Safety Code Section 34179(h).

24 3. Pursuant to Health and Safety Code Section 34177(m), the Department of Finance
25 shall make its determination of the enforceable obligations and the amounts and funding
26 sources of the enforceable obligations no later than 45 days after the Recognized Obligation
27 Payment Scheduled is submitted. Pursuant to Health and Safety Code Section 34179(h), all
28

1 actions taken by the Oversight Board may be reviewed by the State of California Department
2 of Finance, and, therefore, this Resolution shall not be effective until five (5) business days
3 after approval, subject to a request for review by the State of California Department of
4 Finance.

5 **PASSED, APPROVED, AND ADOPTED** by the Oversight Board for the Successor
6 Agency to the Redevelopment Agency for the County of Riverside on September 18, 2014.

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8 Approved as to Form:
9 Oversight Board Legal Counsel

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12 By: _____
13 James M. Casso

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FORM APPROVED COUNTY COUNSEL 8/19/14
 BY: GREGORY P. PRIAMOS DATE

**SUBMITTAL TO THE BOARD OF SUPERVISORS
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**



SUBMITTAL DATE:
 August 28, 2014

FROM: Successor Agency to the Redevelopment Agency

SUBJECT: Temescal Canyon Road Curve Realignment Project, District 1/District 1, [\$845,000],
 Redevelopment Excess Bond Proceeds – Project Area 1-1986

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve and authorize the Chairman to execute the attached Agreement by and between the Successor Agency to the Redevelopment Agency ("Agency") and the County of Riverside Transportation and Land Management Agency ("TLMA") for the construction of the Temescal Canyon Road Curve Realignment Project; and,
2. Authorize staff to submit the Reimbursement Agreement to the Oversight Board for approval.

Departmental Concurrence

BACKGROUND:

Summary
 (Commences on page 2)

Rohini Dasika
 Rohini Dasika
 Senior Management Analyst

FINANCIAL DATA	Current Fiscal Year	Next Fiscal Year	Total Cost	Ongoing Cost	POLICY/CONSENT (per Exec. Office)
COST	\$ 300,000	\$ 200,000	\$ 845,000	\$	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$	\$	\$	\$	
SOURCE OF FUNDS: Redevelopment Excess Bond Proceeds - Project Area 1-1986				Budget Adjustment:	No
				For Fiscal Year:	14/15-16/17

C.E.O. RECOMMENDATION: APPROVE
 BY: *Alex Gann*
 Alex Gann
 County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS OF THE SUCCESSOR AGENCY TO
 THE REDEVELOPMENT AGENCY**

On motion of Supervisor Benoit, seconded by Supervisor Ashley and duly carried by unanimous vote, IT WAS ORDERED that the above matter is tentatively approved pending final action by the oversight board.

Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
 Nays: None
 Absent: None
 Date: September 9, 2014
 xc: E.O., EDA

Kecia Harper-Ihem
 Clerk of the Board
 By: *Kecia Harper-Ihem*
 Deputy

- A-30
- Positions Added
- 4/5 Vote
- Change Order

Prev. Agn. Ref.: District: 1 Agenda Number:

4-3

**SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Temescal Canyon Road Curve Realignment Project, District 1/District 1, [\$845,000],
Redevelopment Excess Bond Proceeds – Project Area 1-1986
DATE: August 28, 2014
PAGE: 2 of 2**

**BACKGROUND:
Summary (continued)**

The Riverside County Board of Supervisors adopted the El Cerrito/Temescal sub-area of the 1-1986 Project Area via Ordinance 800 on December 21, 1999. The former Redevelopment Agency for the County of Riverside issued tax allocation bonds for the project area in 2006. The Agency planned for various redevelopment projects to be financed in whole or in part from the bond proceeds, including drainage projects, street improvements, sidewalks and pedestrian amenities, and related public infrastructure improvements. Currently there are approximately \$6.1 million in unspent bond proceeds.

The dissolution of redevelopment agencies in the state of California, pursuant to ABx1 26, became effective on February 1, 2012. Each redevelopment agency was required to establish a successor agency to perform the unwinding of redevelopment activity. The County of Riverside, through the Executive Office, serves as the Successor Agency to the Redevelopment Agency.

AB1484 was signed into law on June 27, 2012, and made several changes to ABx1 26. One provision of AB 1484 allows successor agencies to utilize excess bond proceeds for bonds issued prior to January 1, 2011, for the purposes for which the bonds were sold, once the successor agency has received a Finding of Completion (FOC), from the Department of Finance (DOF).

In anticipation of receiving a FOC, the Agency requested funding for the Grand Avenue Road Improvement project on ROPS 14-15A, for the period covering July-December 2014. Subsequent to submission of ROPS 14-15A, the Agency received a FOC from the DOF on April 18, 2014, after DOF confirmed that the Agency remitted all funds determined to be due to the County during the due diligence review and true-up process.

The use of the excess bond proceeds for the Temescal Canyon Road Curve Realignment project, as requested by the Agency on line #377 of ROPS 14-15A, was approved by DOF on May 16, 2014. The total amount of the excess bond proceeds to be used for the project is \$845,000. Therefore, staff recommends approval of the attached Reimbursement Agreement by and between the Successor Agency and TLMA for the project. After approval by the Board, the Agreement will be submitted to the Oversight Board and DOF for final approval.

Impact on Citizens and Businesses

Approval of this Agreement will have a positive impact on residents and businesses within the El Cerrito/Temescal community. Road paving and protection and construction of new drainage facilities will increase safety and improve the community.

OVERSIGHT BOARD
FOR THE
SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
FOR THE
COUNTY OF RIVERSIDE

Reports, Discussion and Action Items

Meeting Date: September 18, 2014

Action: Adoption of the Recognized Obligation Payment Schedule and Successor Agency Administrative Budget for the Period of January 1, 2015 through June 30, 2015, via Resolutions 2014-013 and 2013-014 – Successor Agency Item 4-4, of September 9, 2014

Background:

Pursuant to California Health and Safety Code Section 34177(j) and 34177(l), Successor Agencies are required to prepare a proposed administrative budget and a Recognized Obligation Payment Schedule (“ROPS”) and submit it to the Oversight Board for approval.

Oversight Board Resolution No. 2014-013 includes Exhibit “A”, which is the ROPS 14-15A for the January 1, 2015 through June 30, 2015 fiscal period.

Oversight Board Resolution No. 2014-014 addresses the Successor Agency’s Administrative Budget, and includes Exhibit “A”, which provides the estimated administrative cost for the January through June 2015 fiscal period, and serve as a summary of the direct and indirect costs for the given fiscal period.

The outstanding obligations by funding source for the January through June 2015 ROPS are as follows:

A. Available Revenues Other Than Anticipated RPTTF Funding	6,113,922
B. Enforceable Obligations Funded with RPTTF	34,008,107
C. Administrative Allowance funded with RPTTF	990,527
D. Total RPTTF Requested (B+C=D)	34,998,624

On September 9, 2014, the Board of Supervisors for the County of Riverside, as the governing body of the Successor Agency to the Redevelopment Agency for the County of Riverside, approved ROPS 14-15B and the Successor Agency’s Administrative Budget for the period of January 1, 2015 through June 30, 2014.

Recommendation: Staff recommends that the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside adopt the ROPS 14-15B and the Successor Agency Administrative Budget for the fiscal period of January 1, 2015 through June 30, 2015, via Resolutions 2014-013 and 2014-014.

Attachments:

- Resolution No. 2014-013 of the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside Adopting the Recognized Obligation Payment Schedule 14-15B for the Period of January 1, 2015 through June 30, 2015
- Recognized Obligation Payment Schedule for the fiscal period of January 1, 2015 through June 30, 2015
- Resolution No. 2014-014 of the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside Adopting the Successor Agency's Administrative Budget for the Period of January 1, 2015 through June 30, 2015
- Staff Report to the Board of Supervisors for the County of Riverside, Item 4-4 of September 9, 2014

1 OVERSIGHT BOARD

COUNTY OF RIVERSIDE

2 SUCCESSOR AGENCY

3
4 **RESOLUTION NO. 2014-013**

5 **A RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE**
6 **REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE ADOPTING THE**
7 **RECOGNIZED OBLIGATION PAYMENT SCHEDULE 14-15B, FOR THE PERIOD OF**
8 **JANUARY 1, 2015 THROUGH JUNE 30, 2015**
9

10 **WHEREAS**, redevelopment agencies were dissolved as of February 1, 2012, following
11 a California Supreme Court ruling in *California Redevelopment Association v. Matosantos*
12 upholding Assembly Bill x1 26 ("ABX1 26"); and

13 **WHEREAS**, the Successor Agency to the Redevelopment Agency for the County of
14 Riverside (Successor Agency) is responsible for implementing ABX1 26; and

15 **WHEREAS**, provisions of ABX1 26 require that each Successor Agency have an
16 oversight board to oversee and review the actions of the Successor Agency as it winds down
17 the affairs of the former Redevelopment Agency; and

18 **WHEREAS**, an oversight board has been formed, pursuant to Health and Safety Code
19 Section 34179; and

20 **WHEREAS**, Health and Safety Code Sections 34177(l) and (m) require the Successor
21 Agency to prepare a Recognized Obligation Payment Schedule ("ROPS") for each sixth
22 month fiscal period and submit it to the Oversight Board for approval; and

23 **WHEREAS**, the Successor Agency recommends Oversight Board adoption of the
24 ROPS 14-15B for the period of January 1, 2015 through June 30, 2015.

25 **NOW, THEREFORE, BE IT RESOLVED, FOUND, AND DETERMINED** by the
26 Oversight Board for the Successor Agency to the Redevelopment Agency for the County of
27 Riverside as follows:
28

1 1. The Oversight Board adopts the Recognized Obligation Payment Schedule attached
2 hereto as Exhibit "A," the period of January 1, 2015 through June 30, 2015.

3 2. The Board Clerk shall electronically transmit this resolution to the Department of
4 Finance as required pursuant to Health and Safety Code Section 34179(h).

5 3. Pursuant to Health and Safety Code Section 34177(m), the Department of Finance
6 shall make its determination of the enforceable obligations and the amounts and funding
7 sources of the enforceable obligations no later than 45 days after the Recognized Obligation
8 Payment Scheduled is submitted. Pursuant to Health and Safety Code Section 34179(h), all
9 actions taken by the Oversight Board may be reviewed by the State of California Department
10 of Finance, and, therefore, this Resolution shall not be effective until five (5) business days
11 after approval, subject to a request for review by the State of California Department of
12 Finance.

13 **PASSED, APPROVED, AND ADOPTED** by the Oversight Board for the Successor
14 Agency to the Redevelopment Agency for the County of Riverside on September 18, 2014.

15
16 Approved as to Form:
17 Oversight Board Legal Counsel

18
19
20 By: _____
21 James M. Casso

Recognized Obligation Payment Schedule (ROPS 14-15B) - Summary

Filed for the January 1, 2015 through June 30, 2015 Period

Name of Successor Agency: Riverside County
 Name of County: Riverside

Current Period Requested Funding for Outstanding Debt or Obligation	Six-Month Total
A Enforceable Obligations Funded with Non-Redevelopment Property Tax Trust Fund (RPTTF) Funding Sources (B+C+D):	\$ 6,213,922
B Bond Proceeds Funding (ROPS Detail)	5,853,922
C Reserve Balance Funding (ROPS Detail)	360,000
D Other Funding (ROPS Detail)	-
E Enforceable Obligations Funded with RPTTF Funding (F+G):	\$ 34,008,107
F Non-Administrative Costs (ROPS Detail)	33,017,580
G Administrative Costs (ROPS Detail)	990,527
H Current Period Enforceable Obligations (A+E):	\$ 40,222,029

I Enforceable Obligations funded with RPTTF (E):	34,008,107
J Less Prior Period Adjustment (Report of Prior Period Adjustments Column S)	(11,984,747)
K Adjusted Current Period RPTTF Requested Funding (I-J)	\$ 22,023,360

L Enforceable Obligations funded with RPTTF (E):	34,008,107
M Less Prior Period Adjustment (Report of Prior Period Adjustments Column AA)	-
N Adjusted Current Period RPTTF Requested Funding (L-M)	34,008,107

Certification of Oversight Board Chairman:
 Pursuant to Section 34-177 (m) 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 agency.

 Name Title
 /s/ _____
 Signature Date

Recognized Obligation Payment Schedule (ROPS 14-15B) - ROPS Detail
January 1, 2015 through June 30, 2015
 (Report Amounts in Whole Dollars)

A	B	C	D	E	F	G	H	I	J	K	L		M	N	O	P
											Contract/Agreement Execution Date	Contract/Agreement Termination Date				
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	Bond Proceeds	Reserve Balance	Other Funds	Non-Admin Balance	Admin Balance	Six-Month Total	
1	2004 Tax Allocation Rev Bonds	Bonds Issued On or Before 12/31/10	10/1/2003	10/1/2037	Bond holders/BNY	Debt Service - principal and interest	All	\$ 1,530,529,858	N	\$ 5,853,822	\$ 360,000	\$ -	\$ 33,017,590	\$ 990,527	\$ 40,222,029	
2	2005 Tax Allocation Rev Bonds	Bonds Issued On or Before 12/31/10	8/17/2005	10/1/2037	Bond holders/BNY	Debt Service - principal and interest	All	163,780,213	N	-	3,786,538	-	6,122,894	-	3,786,538	
3	2006 TARB Series A	Bonds Issued On or Before 12/31/10	11/2/2006	10/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA, DCPA, I-215	243,489,066	N	-	-	-	7,110,841	-	7,110,841	
4	2006 TARB Series B	Bonds Issued On or Before 12/31/10	11/2/2006	10/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	46,448,119	N	-	-	-	1,384,631	-	1,384,631	
5	2007 Tax Allocation Rev Bonds	Bonds Issued On or Before 12/31/10	5/10/2007	10/1/2035	Bond holders/BNY	Debt Service - principal and interest	JVPA	128,731,025	N	-	-	-	1,651,106	-	1,651,106	
6	2010 TARB Series C	Bonds Issued On or Before 12/31/10	7/8/2010	10/1/2040	Bond holders/BNY	Debt Service - principal and interest	MCPA	216,619	N	-	-	-	216,619	-	216,619	
7	2010 TARB Series D	Bonds Issued On or Before 12/31/10	7/8/2010	10/1/2037	Bond holders/BNY	Debt Service - principal and interest	MCPA	55,793,181	N	-	-	-	1,536,381	-	1,536,381	
8	2010 TARB Series E	Bonds Issued On or Before 12/31/10	7/8/2010	10/1/2040	Bond holders/BNY	Debt Service - principal and interest	DCPA	107,289,672	N	-	-	-	2,174,103	-	2,174,103	
9	2011 TARB Series B & T	Bonds Issued After 12/31/10	3/17/2011	10/1/2042	Bond holders/BNY	Debt Service - principal and interest	I-215	120,518,344	N	-	-	-	1,791,394	-	1,791,394	
10	2011 TARB Series D	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	DCPA	12,595,025	N	-	-	-	322,288	-	322,288	
11	2011 TARB Series E	Bonds Issued After 12/31/10	3/17/2011	12/1/2044	Bond holders/BNY	Debt Service - principal and interest	I-215	51,539,884	N	-	-	-	543,856	-	543,856	
12	CORAL - AGES	Miscellaneous	6/7/1988	12/1/2015	BNY Mellon	1985 CORAL Certif. of Participation	All	1,126,690	N	-	-	-	515,353	-	515,353	
13	CORAL - Bellegrave	Miscellaneous	11/2/1993	12/1/2015	EO - County of Riverside	RDA share-County of Riverside	JVPA	1,062,904	N	-	-	-	428,716	-	428,716	
14	2011 TARB Series C	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	285,099	N	-	-	-	17,500	-	17,500	
15	2011 TARB Series D	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	120,000	N	-	-	-	20,000	-	20,000	
16	2011 TARB Series E	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	185,000	N	-	-	-	20,000	-	20,000	
17	2011 TARB Series F	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	50,000	N	-	-	-	20,000	-	20,000	
18	2011 TARB Series G	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	112,500	N	-	-	-	11,250	-	11,250	
19	2011 TARB Series H	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	2,142,889	N	-	-	-	234,986	-	234,986	
20	2011 TARB Series I	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	1,000,000	N	-	-	-	20,000	-	20,000	
21	2011 TARB Series J	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	990,527	N	-	-	-	890,527	-	890,527	
22	2011 TARB Series K	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	75,804,813	N	-	-	-	945,312	-	945,312	
23	2011 TARB Series L	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	37,940,200	N	-	-	-	701,098	-	701,098	
24	2011 TARB Series M	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	22,812,453	N	-	-	-	342,953	-	342,953	
25	2011 TARB Series N	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	39,023,250	N	-	-	-	476,550	-	476,550	
26	2011 TARB Series O	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	100,887,425	N	-	-	-	1,787,163	-	1,787,163	
27	2011 TARB Series P	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	60,920,825	N	-	-	-	234,413	-	234,413	
28	2011 TARB Series Q	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	13,834,025	N	-	-	-	377,025	-	377,025	
29	2011 TARB Series R	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	120,997	N	-	-	-	20,000	-	20,000	
30	2011 TARB Series S	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	1,000,000	N	-	-	-	20,000	-	20,000	
31	2011 TARB Series T	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	500,000	N	-	-	-	20,000	-	20,000	
32	2011 TARB Series U	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	
33	2011 TARB Series V	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	
34	2011 TARB Series W	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	
35	2011 TARB Series X	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	
36	2011 TARB Series Y	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	
37	2011 TARB Series Z	Bonds Issued After 12/31/10	3/17/2011	12/1/2037	Bond holders/BNY	Debt Service - principal and interest	JVPA	200,000	N	-	-	-	20,000	-	20,000	

Recognized Obligation Payment Schedule (ROPS 14-19B) - ROPS Detail
January 1, 2015 through June 30, 2015
 (Report Amounts in Whole Dollars)

A	B	C	D	E	F	G	H	I	J	K	L		M	N	O	P
											Contract/Agreement Execution Date	Contract/Agreement Termination Date				
87	Mission Plaza	Miscellaneous	8/14/2011	8/14/2011	United Contractors	Professional consulting services	JVPA	30,000	N	0,000	0,000					9,000
88	Mission Plaza	Miscellaneous	12/31/2009	03/31/2011	Harvey Partners LLC	Professional consulting services	JVPA	200,000	N	0,000	0,000					8,000
89	Mission Plaza	Miscellaneous	11/21/2011	7/31/2012	Alameda Water, Inc.	Self administered services	JVPA	700,000	N	0,000	0,000					17,000
90	Mission Plaza	Miscellaneous	8/14/2011	8/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
91	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
92	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
93	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
94	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
95	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
96	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
97	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
98	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
99	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	0,000	0,000					
100	Rancho Jurupa Sports Park	Professional Services	2/26/2008	12/15/2011	RHA Amendment	landscape architectural services	JVPA	10,000	N							
101	Rancho Jurupa Sports Park	Professional Services	6/27/2009	8/30/2009	Krieger & Stewart, Inc.	engineering services	JVPA	10,000	N							
102	Rancho Jurupa Sports Park	CPA/DA/Construction	12/14/2010	12/31/2015	Principals Constructing Inc	Construction services - change orders	JVPA	145,000	N							145,000
127	Bond Funded Project Staff Cost	Project Management	5/31/1994	12/31/2020	Successor Agency	Project management support	JVPA	500,000	N							50,000
128	Bond Funded Counsel Review Fees	Legal	5/31/1994	12/31/2020	County of Riverside Office of County Counsel	Project review expenses	JVPA	300,000	N							30,000
94	Mission Plaza	Miscellaneous	8/14/2011	7/31/2012	Various Payees	Various services including: Utility, Gas, Electric, Sewer, Water, etc.	JVPA	1,350,000	N	43,510						43,510

Recognized Obligation Payment Schedule (ROPS 14-15B) - ROPS Detail
 January 1, 2015 through June 30, 2015
 (Report Amounts in Whole Dollars)

A	B	C	D	E	F	G	H	I	J	K	L		M	N	O	P
											Contract/Agreement Execution Date	Contract/Agreement Termination Date				
129	Property Maintenance Activities	Property Maintenance	2/1/2012	12/31/2030	Various	Weed Abatement, Demolition, Fencing, etc. to maintain properties until disposition	MCPA	100,000	N					20,000		20,000
130	Property Maintenance Management Staff	Property Maintenance	5/31/1994	12/31/2030	Successor Agency	Real Estate Staff Support	MCPA	100,000	N					20,000		20,000
153	Property Maintenance Activities	Property Maintenance	2/1/2012	12/31/2030	Various	Weed Abatement, Demolition, Fencing, etc. to maintain properties until disposition	DCPA	200,000	N					20,000		20,000
154	Property Maintenance Management Staff	Property Maintenance	5/31/1994	12/31/2030	Successor Agency	Real Estate Staff Support	DCPA	200,000	N					20,000		20,000
166	Mecca Comfort Station	Miscellaneous	6/14/2011	6/14/2013	DACE	Temporary Shelter - Operating Cost (3 years)	DCPA	-	N					-		-
167	Mecca Comfort Station	OPA/DDA/Construct on	6/14/2011	12/31/2020	Contractor to be selected	Permanent Shelter - Construction	DCPA	-	N					-		-
168	Mecca Comfort Station	Miscellaneous	6/14/2011	12/31/2020	Operator to be selected	Permanent Shelter - Operating Costs (5 yrs)	DCPA	-	N					-		-
170	Mecca Comfort Station	Project Management Costs	5/31/1994	12/31/2020	Successor Agency	Real Estate Support Project Salaries	DCPA	-	N					-		-
194	Property Maintenance Activities	Property Maintenance	2/1/2012	12/31/2030	Various	Weed Abatement, Demolition, Fencing, etc. to maintain properties until disposition	I-215	200,000	N					20,000		20,000
195	Property Maintenance Management Staff	Property Maintenance	5/31/1994	12/31/2030	Successor Agency	Real Estate Staff Support	I-215	200,000	N					20,000		20,000
279	Project Staff Cost	Project Management Costs	5/31/1994	6/30/2014	Successor Agency	Project management support	I-215	250,000	N							
282	Bond Funded Project Staff Cost	Project Management Costs	5/31/1994	12/31/2020	Successor Agency	Project management support	I-215	250,000	N	90,000						90,000
283	Bond Funded Counsel Review Fees	Fees	5/31/1994	12/31/2020	County of Riverside Office of County Counsel	Project review expenses	I-215	300,000	N	90,000						90,000
284	Public Notice Publication Costs/Various	Miscellaneous	5/31/1994	12/31/2020	Various newspaper	Public Notice Publication Costs and Marketing	ALL	15,000	N		15,000					15,000
285	Weed Abatement - RDA Housing Maintenance	Property Maintenance	5/31/1994	12/31/2020	Various contractors	Weed abatement/Property Maintenance	ALL	25,000	N		25,000					25,000
320	Legal Counsel for Hg Projects (BK, foreclosure, etc.)	Legal	5/31/1994	12/31/2020	County Counsel	Legal Counsel Services	ALL	20,000	N		20,000					20,000
321	Project Staffing	Project Management Costs	5/31/1994	12/31/2020	Various Staff	Staffing Salary	ALL	300,000	N		300,000					300,000
322	Project Staffing	Project Management Costs	5/31/1994	12/31/2020	Various Staff	Staffing Salary	ALL	-	Y							-
328	Habitat Riverside MOU - 2012-2014 Reacquisition	OPA/DDA/Construct on	5/17/2011	5/17/2014	Habitat Riverside	Single-family Acq, Rehab or New Construction	JVPA	-	N							-
359	Hernandez Mobile Home Park	Property Maintenance	6/24/2010	12/31/2020	Housing Authority	Property Maintenance, Relocation Services and Benefits	DCPA	97,000	N	97,000						97,000
360	Hernandez Mobile Home Park	Property Maintenance	10/25/2010	12/31/2020	Housing Authority	Board up, fencing & property management	DCPA	154,412	N	154,412						154,412
361	Hernandez Mobile Home Park	Project Management Costs	5/31/1994	12/31/2020	Real Estate Project Cost	Real Property Staff Salary	DCPA	-	N							-
362	Hernandez Mobile Home Park	Property Maintenance	6/24/2010	12/31/2020	Demolition Contractor	Demolition	DCPA	-	N							-
373	Higroove Family Apartments*	OPA/DDA/Construct on	4/10/2010	7/26/2066	Workforce Homebuilders, LLC	Development Loan & ENA*	I-215	1,000,000	N	1,000,000						1,000,000
377	Tennessee Canyon Road Curve Reacquisition	OPA/DDA/Construct on	7/1/2014	12/31/2016	Riverside County TLMA	Construction of Road Improvements		845,000	N	200,000						200,000
378	Grand Avenue Road Improvements	OPA/DDA/Construct on	7/1/2014	12/31/2016	Riverside County TLMA	Construction of Road Improvements		5,300,000	N	4,000,000						4,000,000
379	Junipa Valley Aquatic Center	Fees	7/1/2014	7/1/2014	Junipa Community Services District	Aquatic Center Construction		-	Y							-
380	Glen Avon VFW Rehabilitation	Fees	7/1/2014	7/1/2014	Junipa Community Services District	Facility Rehab Project		-	Y							-
381	Thermal Sheriff Station	OPA/DDA/Construct on	7/1/2014	7/1/2014	ASR Constructors, Inc./Fidelity Surety	Stop Notices to be paid		-	Y							-
383									N							
384									N							
385									N							
386									N							
387									N							

Recognized Obligation Payment Schedule (ROPS 14-15B) - Report of Cash Balances
(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 https://rad.dof.ca.gov/rad-sa/pdf/Cash_Balance_Agency_Tips_Sheet.pdf.

A	B	C							H	I
		D	E	F	G					
		Bond Proceeds	Prior ROPS period balances and DDR RPTTF balances retained	Prior ROPS RPTTF distributed as reserve for future period(s)	Other	RPTTF				
Cash Balance Information by ROPS Period										
ROPS 13-14B Actuals (01/01/14 - 06/30/14)										
1	Beginning Available Cash Balance (Actual 01/01/14)		51,721,814	48,658,309	12,335,000	2,859,116	18,238,067			Line 1E includes \$4,372,968 of Program Income generated by the Housing Successor Agency from loans, leases, etc. at the time of dissolution. Pursuant to AB1484, this amount needs to be retained in Low & Moderate Housing Asset Fund (LMIHAF).
2	Revenue/Income (Actual 06/30/14) RPTTF amounts should tie to the ROPS 13-14B distribution from the County Auditor-Controller during January 2014	32,998,065								
3	Expenditures for ROPS 13-14B Enforceable Obligations (Actual 06/30/14) RPTTF amounts, H3 plus H4 should equal total reported actual expenditures in the Report of PPA, Columns L and Q	67,708	47,591	323,848		31,394				
4	Retention of Available Cash Balance (Actual 06/30/14) RPTTF amount retained should only include the amounts distributed for debt service reserve(s) approved in ROPS 13-14B	1,988,599	1,337,951	4,410,425			2,890,510	18,078,831		Line 4E includes the \$4,372,968 program income referred to above.
5	ROPS 13-14B RPTTF Prior Period Adjustment RPTTF amount should tie to the self-reported ROPS 13-14B PPA in the Report of PPA, Column S	24,155,725	28,321,074	25,688,283	12,335,000					
No entry required										
6	Ending Actual Available Cash Balance C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	6,921,449	22,110,380	18,883,449					11,984,747	Line 6E includes the \$4,372,968 program income referred to above.
ROPS 14-15A Estimate (07/01/14 - 12/31/14)										
7	Beginning Available Cash Balance (Actual 07/01/14) (C, D, E, G = 4 + 6, F = H4 + F4 + F6, and H = 5 + 6)	31,077,174	50,431,454	44,571,732	12,335,000				159,236	
8	Revenue/Income (Estimate 12/31/14) RPTTF amounts should tie to the ROPS 14-15A distribution from the County Auditor-Controller during June 2014	5,000	10,000	10,000					9,851,895	
9	Expenditures for ROPS 14-15A Enforceable Obligations (Estimate 12/31/14)	2,990,000	15,275,637	760,542	12,335,000				14,716,636	
10	Retention of Available Cash Balance (Estimate 12/31/14) RPTTF amount retained should only include the amount distributed for debt service reserve(s) approved in ROPS 14-15A	21,400,587	13,916,173	21,130,559						Line 10E includes the \$4,372,968 program income referred to above.
11	Ending Estimated Available Cash Balance (7 + 8 - 9 - 10)	6,691,587	21,249,644	22,690,631					(4,705,505)	

1 OVERSIGHT BOARD

COUNTY OF RIVERSIDE

2 SUCCESSOR AGENCY

3
4 **RESOLUTION NO. 2014-014**

5 **A RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE**
6 **REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE ADOPTING THE**
7 **SUCCESSOR AGENCY'S ADMINISTRATIVE BUDGET FOR THE PERIOD OF**
8 **JANUARY 1, 2015 THROUGH JUNE 30, 2015**
9

10 **WHEREAS**, redevelopment agencies were dissolved as of February 1, 2012, following
11 a California Supreme Court ruling in *California Redevelopment Association v. Matosantos*
12 upholding Assembly Bill x1 26 ("ABX1 26"); and

13 **WHEREAS**, the Successor Agency to the Redevelopment Agency for the County of
14 Riverside ("Successor Agency") is responsible for implementing ABX1 26; and

15 **WHEREAS**, provisions of ABX1 26 require that each Successor Agency have an
16 oversight board to oversee and review the actions of the Successor Agency as it winds down
17 the affairs of the former Redevelopment Agency; and

18 **WHEREAS**, an oversight board has been formed, pursuant to Health and Safety Code
19 Section 34179; and

20 **WHEREAS**, Health and Safety Code Section 34177(j) requires the Successor Agency
21 to prepare an administrative budget for each sixth month fiscal period and submit it to the
22 Oversight Board for approval; and

23 **WHEREAS**, the Successor Agency recommends Oversight Board adoption of the
24 Successor Agency's Administrative Budget for the period of January 1, 2015 through June 30,
25 2015.

26 **NOW, THEREFORE, BE IT RESOLVED, FOUND, AND DETERMINED** by the
27 Oversight Board for the Successor Agency to the Redevelopment Agency for the County of
28 Riverside as follows:

1 1. The Oversight Board adopts the Successor Agency's Administrative Budget
2 attached hereto as Exhibit "A" for the period of January 1, 2015 through June 30, 2015.

3 2. The Board Clerk shall electronically transmit this resolution to the Department of
4 Finance as required pursuant to Health and Safety Code Section 34179(h).

5 3. Pursuant to Health and Safety Code Section 34177(m), the Department of Finance
6 shall make its determination of the enforceable obligations and the amounts and funding
7 sources of the enforceable obligations no later than 45 days after the Recognized Obligation
8 Payment Scheduled is submitted. Pursuant to Health and Safety Code Section 34179(h), all
9 actions taken by the Oversight Board may be reviewed by the State of California Department
10 of Finance, and, therefore, this Resolution shall not be effective until five (5) business days
11 after approval, subject to a request for review by the State of California Department of
12 Finance.

13 **PASSED, APPROVED, AND ADOPTED** by the Oversight Board for the Successor
14 Agency to the Redevelopment Agency for the County of Riverside on September 18, 2014.

15
16 Approved as to Form:

17 Oversight Board Legal Counsel

18
19
20 By: _____

21 James M. Casso

**Successor Agency to the Redevelopment Agency
SA Admin Budget Detail
FY 14-15**

Admin Cost Allowance	
	ROPS 14-15B
Administrative Cost Allowance	990,527
Administrative Cost Allowance (per ROPS 3):	990,527
Admin Costs	
<u>Successor Agency Indirect Costs:</u>	
Salaries & Benefits	395,027
Projected Operating Expenses	76,500
Total Indirect Costs	471,527
<u>Successor Agency Direct Costs:</u>	
Risk Mgmt Liability Ins	500
Risk Mgmt Property Ins	500
BOS Ancillary Fees	300,000
RCIT	5,000
RMAP	5,000
County Counsel	55,000
Barth Tozer & Daly	50,000
Cowcap & Oasis Fees	45,000
Miscellaneous Admin Expenses	25,000
Oversight Board - Admin & Legal	2,000
Data Builders & TRS	30,000
Training	1,000
Total Direct Costs	519,000
Total Successor Agency Indirect & Direct Costs	990,527

FORM APPROVED COUNTY COUNSEL
 BY: GREGORY P. PRIAMOS DATE: 8/27/14

**SUBMITTAL TO THE BOARD OF SUPERVISORS
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

367



FROM: Successor Agency to the Redevelopment Agency

SUBMITTAL DATE:
 August 25, 2014

SUBJECT: Adoption of the Successor Agency to the Redevelopment Agency Recognized Obligation Payment Schedule for the Period of January 1, 2015 through June 30, 2015 [\$40,222,029], Redevelopment Property Tax Trust Fund (RPTTF) (85%), Bonds (14%), Successor Agency Reserves (1%)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Adopt the Recognized Obligation Payment Schedule for the Successor Agency to the Redevelopment Agency for the period of January 1, 2015 through June 30, 2015 (ROPS 14-15B);
2. Adopt the Administrative Budget for the Successor to the Redevelopment Agency for the period of January 1, 2015 through June 30, 2015; and
3. Authorize staff to forward this ROPS 14-15B and Administrative Budget to the Oversight Board for approval.

BACKGROUND:

(commences on page 2)

Alex Gann

Alex Gann
 Deputy County Executive Officer

FINANCIAL DATA	Current Fiscal Year	Next Fiscal Year	Total Cost	Ongoing Cost	POLICY/CONSENT (per Exec. Office)
COST	\$ 40,222,029	\$	\$ 40,222,029	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	
SOURCE OF FUNDS: Redevelopment Property Tax Trust Fund (85%), Redevelopment Bond Proceeds (14%), Successor Agency Reserves (1%).				Budget Adjustment: No	
				For Fiscal Year: 2014/15	

C.E.O. RECOMMENDATION:

APPROVE

BY: *George A. Johnson*
 George A. Johnson

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS OF THE SUCCESSOR AGENCY TO
 THE REDEVELOPMENT AGENCY**

On motion of Supervisor Benoit, seconded by Supervisor Ashley and duly carried by unanimous vote, IT WAS ORDERED that the above matter is tentatively approved pending final action by the oversight board.

Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
 Nays: None
 Absent: None
 Date: September 9, 2014
 xc: E.O., EDA

Kecia Harper-Ihem
 Clerk of the Board

By: *Kecia Harper-Ihem*
 Deputy

Prev. Agn. Ref.: 4-2 of 2/11/14

District: All

Agenda Number:

4-4

FISCAL PROCEDURES APPROVED
 PAUL ANGLIO, CPA, AUDITOR-CONTROLLER
 BY: Esteban Hernandez DATE: 8/27/14

Departmental Concurrence

- A-30
- 4/5 Vote
- Positions Added
- Change Order

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Adoption of the Successor Agency to the Redevelopment Agency Recognized Obligation Payment Schedule and Administrative Budget for the Period of January 1, 2015 through June 30, 2015 [\$40,222,029]; RPTTF (85%), Bonds (14%), Successor Agency Reserves (1%)

DATE: August 25, 2014

Page 2 of 3

BACKGROUND:

Summary

Pursuant to ABx1 26, more specifically subdivision l of Health and Safety Code Section 34177, as amended by AB 1484 (Dissolution Act), successor agencies are required to prepare a Recognized Obligation Payment Schedule (ROPS) before each six month fiscal period.

Furthermore, subdivision m of Section 34177 requires that, "commencing with the ROPS covering the period of July 1, 2013, through December 31, 2013, successor agencies shall submit an oversight board approved ROPS to the Department of Finance and to the county auditor-controller no fewer than 90 days before the date of property tax distribution."

Therefore, the Successor Agency to the Redevelopment Agency for the County of Riverside (Successor Agency) is required to submit to the oversight board an approved ROPS covering the period of January 1, 2015 through June 30, 2015 (ROPS 14-15B) by October 3, 2014. ROPS 14-15B is included as Exhibit A, and is requesting approval of \$34,008,107 from the Redevelopment Property Tax Trust Fund (RPTTF) for debt service and other non-administrative costs. \$5,853,922 in expenditures is being requested for previously approved project budgets, and is to be paid from redevelopment bond proceeds. The Successor Agency is also requesting approval of the expenditure of \$360,000 for project costs to be paid from reserve funds.

In addition to the ROPS, the Successor Agency is also required to submit a detailed Administrative Budget for each six-month ROPS reporting period. As shown on Exhibit B, the Administrative Budget for the Successor Agency for the period from January 1, 2015 through June 30, 2015 is projected to be \$990,527, and, if approved, will be funded from RPTTF. This amount represents the three-percent administrative allowance of all RPTTF projections for the ROPS 14-15B reporting period.

The aforementioned projected expenditures are components of the total budget of \$40,222,029 as requested on ROPS 14-15B.

Impact on Citizens and Businesses

Adoption of these items will have a positive impact on the citizens and businesses throughout Riverside County. Residents are relying on the completion of the remaining projects in order to enhance their communities. Construction firms we have contracted with will also benefit from this action by being able to complete the project based on the reliance that they will be compensated. Further, approval of the ROPS provides authority to make debt service payments for the benefit of the RDA bondholders.

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Adoption of the Successor Agency to the Redevelopment Agency Recognized Obligation Payment Schedule and Administrative Budget for the Period of January 1, 2015 through June 30, 2015 [\$40,222,029], RPTTF (85%), Bonds (14%), Successor Agency Reserves (1%)

DATE: August 25, 2014

Page 3 of 3

EXHIBIT B

Successor Agency to the Redevelopment Agency
SA Admin Budget Detail
FY 14-15

Admin Cost Allowance	
	ROPS 14-15B
Administrative Cost Allowance	990,527
Administrative Cost Allowance (per ROPS 3):	990,527
Admin Costs	
<u>Successor Agency Indirect Costs:</u>	
Salaries & Benefits	395,027
Projected Operating Expenses	76,500
Total Indirect Costs	471,527
<u>Successor Agency Direct Costs:</u>	
Risk Mgmt Liability Ins	500
Risk Mgmt Property Ins	500
BOS Ancillary Fees	300,000
RCIT	5,000
RMAP	5,000
County Counsel	55,000
Barth Tozer & Daly	50,000
COWCAP & Oasis Fees	45,000
Miscellaneous Admin Expenses	25,000
Oversight Board - Admin & Legal	2,000
Data Builders & TRS	30,000
Training	1,000
Total Direct Costs	519,000
Total Successor Agency Indirect & Direct Costs	990,527

OVERSIGHT BOARD

FOR THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE

Reports, Discussion and Action Items

Meeting Date: September 18, 2014

Action: Approval and Adoption of the Long-Range Property Management Plan, via Resolution 2014-015 – Successor Agency Item 4-5, of September 9, 2014

Background:

The Successor Agency to the Redevelopment Agency for the County of Riverside has prepared the Long-Range Property Management Plan (LRPMP) in accordance with the requirement of Health and Safety Code Section 34191.5. The Agency has identified all real property assets owned by the former Redevelopment Agency for the County of Riverside and has provided its recommendations for appropriate disposition of each parcel as identified in the LRPMP. The plan includes the respective property profile for each parcel. Each property profile describes the property's potential use, describes the disposition strategy, and explains the benefit of the proposed disposition strategy to the surrounding community.

The Agency is the owner of record of 85 Assessor Parcel Numbers, amounting to approximately 640 acres of land. The table below shows a summary of the use and disposition strategy for the parcels, based on the permissible categories as set forth in Health and Safety Code Section 34191.5. The Agency is not requesting the retention of any properties for future development.

Successor Agency to the Redevelopment Agency for the County of Riverside Summary of Properties		
	# of Assessor Parcel Number(s)	Approximate Acreage
Governmental Use Parcels	25	21
Sale of Property	58	604
Enforceable Obligation	2	15
Total:	85	640 acres

The Agency received its Finding of Completion (FOC) from the State Department of Finance (DOF) on April 18, 2014. Pursuant to Health and Safety Code Section 34191.5, the Agency is required to submit the LRPMP to the Oversight Board and DOF within six months after receiving the FOC.

On September 9, 2014, the Board of Supervisors for the County of Riverside, as the governing body of the Successor Agency to the Redevelopment Agency for the County of Riverside, approved the LRPMP via Agenda Item 4-5.

Recommendation: Staff recommends that the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside approve and adopt the Long-Range Property Management Plan, via Resolution 2014-015.

Attachments:

- Resolution No. 2013-015 of the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside Approving and Adopting the Long-Range Property Management Plan
- Long-Range Property Management Plan

3
4 **RESOLUTION NO. 2014-015**

5 **A RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO THE**
6 **REDEVELOPMENT AGENCY FOR THE COUNTY OF RIVERSIDE APPROVING AND**
7 **ADOPTING THE LONG-RANGE PROPERTY MANAGEMENT PLAN (LRPMP)**
8

9 **WHEREAS**, redevelopment agencies were dissolved as of February 1, 2012, following
10 a California Supreme Court ruling in *California Redevelopment Association v. Matosantos*
11 upholding Assembly Bill x1 26 ("ABX1 26"); and

12 **WHEREAS**, the Successor Agency to the Redevelopment Agency for the County of
13 Riverside (Successor Agency) is responsible for implementing ABX1 26; and

14 **WHEREAS**, provisions of ABX1 26 require that each Successor Agency have an
15 oversight board to oversee and review the actions of the Successor Agency as it winds down
16 the affairs of the former Redevelopment Agency; and

17 **WHEREAS**, an oversight board has been formed, pursuant to Health and Safety Code
18 Section 34179; and

19 **WHEREAS**, AB 1484 was enacted in June 2012, requiring all successor agencies for
20 the former redevelopment agencies that owned property at the time of the dissolution in 2011
21 to prepare a Long-Range Property Management Plan (LRPMP) that addresses the disposition
22 and use of the identified real properties vested under the former redevelopment agency for
23 consideration by the Oversight Board and the Department of Finance (DOF) for purposes of
24 administering the winding down of redevelopment activity;

25 **WHEREAS**, pursuant to Health and Safety Code Section 34191.5(c), the LRPMP shall
26 include an inventory of all properties owned by the former Redevelopment Agency for the
27 County of Riverside at the time of dissolution, and provide recommendations for appropriate
28 means of disposal and use of each parcel as identified in the LRPMP;

1 **WHEREAS**, the proposed LRPMP, attached hereto and incorporated herein by
2 reference as Exhibit A, has been prepared consistent with the requirements of Health and
3 Safety Code Section 34191.5;

4 **WHEREAS**, pursuant to Health and Safety Code Section 34191.5(b), the LRPMP shall
5 be submitted to the Oversight Board and DOF within six (6) months after a successor agency
6 receives a Finding of Completion (FOC);

7 **WHEREAS**, the Successor Agency received their FOC from the DOF on April 18,
8 2014; and,

9 **WHEREAS**, the Successor Agency recommends Oversight Board approval and
10 adoption of the Long-Range Property Management Plan (LRPMP).

11 **NOW, THEREFORE, BE IT RESOLVED, FOUND, AND DETERMINED** by the
12 Oversight Board for the Successor Agency to the Redevelopment Agency for the County of
13 Riverside as follows:

14 1. The Oversight Board approves and adopts the Long-Range Property Management
15 Plan in substantially the form attached hereto as Exhibit A, as required by Health and Safety
16 Code Section 34191.5.

17 2. The Board Clerk shall electronically transmit this resolution to the Department of
18 Finance as required pursuant to Health and Safety Code Section 34179(h).

19 3. Pursuant to Health and Safety Code Section 34177(m), the Department of Finance
20 shall make its determination of the enforceable obligations and the amounts and funding
21 sources of the enforceable obligations no later than 45 days after the Recognized Obligation
22 Payment Scheduled is submitted. Pursuant to Health and Safety Code Section 34179(h), all
23 actions taken by the Oversight Board may be reviewed by the State of California Department
24 of Finance, and, therefore, this Resolution shall not be effective until five (5) business days
25 after approval, subject to a request for review by the State of California Department of
26 Finance.

27 ///

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PASSED, APPROVED, AND ADOPTED by the Oversight Board for the Successor Agency to the Redevelopment Agency for the County of Riverside on September 18, 2014.

Approved as to Form:
Oversight Board Legal Counsel

By: _____
James M. Casso

FORM APPROVED COUNTY COUNSEL 8/21/14
 BY: GREGORY P. PRAMOS DATE
 Departmental Concurrence

**SUBMITTAL TO THE BOARD OF SUPERVISORS
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

411



FROM: Successor Agency to the Redevelopment Agency

SUBMITTAL DATE:
 August 27, 2014

SUBJECT: Approval of the Long-Range Property Management Plan, All Districts, [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve Resolution No. 2014-008, approving the Long-Range Property Management Plan (LRPMP);
2. Find that the approval of the Long Range Property Management Plan is exempt from the California Environmental Quality Act pursuant to Section 15061 (b) (3).
3. Authorize staff to submit the Long Range Property Management Plan to the Oversight Board for approval; and

(Continued)

Alex Gann

Alex Gann
 Deputy County Executive Officer

FINANCIAL DATA	Current Fiscal Year	Next Fiscal Year	Total Cost	Ongoing Cost	POLICY/CONSENT (per Exec. Office)
COST	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: N/A
 Budget Adjustment: No
 For Fiscal Year: 2014/15

C.E.O. RECOMMENDATION: APPROVE
 BY: *George A. Johnson*
 George A. Johnson
 County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS OF THE SUCCESSOR AGENCY TO
 THE REDEVELOPMENT AGENCY**

On motion of Supervisor Benoit, seconded by Supervisor Ashley and duly carried by unanimous vote, IT WAS ORDERED that the above matter is tentatively approved pending final action by the oversight board.

Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
 Nays: None
 Absent: None
 Date: September 9, 2014
 xc: E.O., EDA, Recorder

Kecia Harper-Ihem
 Clerk of the Board
 By: *Kecia Harper-Ihem*
 Deputy

Prev. Agn. Ref.: | District: ALL | Agenda Number:

4-5

By: Robert Field, Assistant County Executive Officer/EDA
 Riverside County Economic Development Agency/EDA
 A-30
 4/5 Vote
 Positions Added
 Change Order

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

Successor Agency to the Redevelopment Agency

FORM 11: Approval of the Long-Range Property Management Plan, All Districts, [\$0]

DATE: August 27, 2014

PAGE: 2 of 3

RECOMMENDED MOTION: (Continued)

4. Direct the Clerk of the Board to file the Notice of Exemption upon approval by the Oversight Board.

BACKGROUND:

Summary

Assembly Bill 1484 (AB 1484) was enacted in June 2012, and, pursuant to Health and Safety Code Section 34191.5, requires all successor agencies for former redevelopment agencies that owned property at the time of redevelopment dissolution in 2011 to prepare a LRPMP. The LRPMP governs and sets forth the disposition and use of properties held by the Successor Agency to the Redevelopment Agency for the County of Riverside (Agency). The statute has defined four permissible categories for the use or disposal of properties:

- 1) Retain for governmental use;
- 2) Retain for future development;
- 3) Sale of property; and,
- 4) Retain to fulfill an enforceable obligation.

In accordance with the requirements of Health and Safety Code Section 34191.5, staff has prepared the attached LRPMP. The Agency has identified all real property assets owned by the former Redevelopment Agency for the County of Riverside and has provided its recommendations for appropriate disposition of each parcel as identified in the attached LRPMP. The plan includes the respective property profile for each parcel which describes the property's potential use, describes the disposition strategy, and explains the benefit of the proposed disposition strategy to the surrounding community.

The Agency is the owner of record of 87 Assessor Parcel Numbers, amounting to approximately 640 acres of land. The table below shows a summary of the use and disposition strategy for the parcels, based on the permissible categories as set forth in Health and Safety Code Section 34191.5. The Agency is not requesting the retention of any properties for future development.

Successor Agency to the Redevelopment Agency for the County of Riverside		
Summary of Properties		
	Number of Assessor Parcel Numbers (s)	Approximate Acreage
Governmental Use Parcels	24	20
Salvage Properties	38	60
Enforceable Obligation	5	15
Total:	87	640 acres

The Agency received its Finding of Completion (FOC) from the State Department of Finance (DOF) on April 18, 2014. Pursuant to Health and Safety Code Section 34191.5, within six months after receiving the FOC from the DOF, the Agency is required to submit its LRPMP to the Oversight Board and DOF for review and approval.

Impact on Citizens and Businesses

(Commences on Page 3)

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

Successor Agency to the Redevelopment Agency

FORM 11: Approval of the Long-Range Property Management Plan, All Districts, [\$0]

DATE: August 27, 2014

PAGE: 3 of 3

Impact on Citizens and Businesses

Pursuant to the Redevelopment Dissolution Law, the net proceeds from the sale of the identified disposal properties will be distributed to taxing entities, including school districts, special districts and the County. Additionally, the properties retained for governmental use will provide for future service needs including a library, fire stations and affordable housing.

Attachments:

Resolution

Long Range Property Management Plan

1 BOARD OF SUPERVISORS

COUNTY OF RIVERSIDE

2 SUCCESSOR AGENCY

3
4 **RESOLUTION NO. 2014-008**

5 **Resolution of the Successor Agency to the Redevelopment Agency for the County of**
6 **Riverside Approving the Long-Range Property Management Plan (LRPMP) and**
7 **Authorizing transmittal to the Oversight Board**

8
9 **WHEREAS**, the County of Riverside serves as the Successor Agency to the former
10 Redevelopment Agency ("Agency") pursuant to Assembly Bill x1 26 ("Redevelopment
11 Dissolution Act") and Assembly Bill AB 1484 as codified in the California Health and Safety
12 Code;

13 **WHEREAS**, AB 1484 was enacted in June 2012, requiring all successor agencies for
14 the former redevelopment agencies that owned property at the time of the dissolution in 2011
15 to prepare a Long-Range Property Management Plan (LRPMP) that addresses the disposition
16 and use of the identified real properties vested under the former redevelopment agency for
17 consideration by the Oversight Board and the Department of Finance ("DOF") for purposes of
18 administering the winding down of redevelopment activity;

19 **WHEREAS**, Pursuant to Health and Safety Code Section 34191.5 (c), the Long-Range
20 Property Management Plan shall include an inventory of all properties owned by the former
21 Redevelopment Agency for the County of Riverside at the time of dissolution, and provide
22 recommendations for appropriate means of disposal and use of each parcel as identified in the
23 Plan;

24 **WHEREAS**, the proposed Long-Range Property Management Plan, attached hereto
25 and incorporated herein by reference as Exhibit A, has been prepared consistent with the
26 requirements of Health and Safety Code Section 34191.5;

1 **WHEREAS**, pursuant to Health and Safety Code Section 34191.5 (b) the LRPMP shall
2 be submitted to the Oversight Board and DOF within six (6) months after a successor agency
3 receives a Finding of Completion (FOC);

4 **WHEREAS**, the Agency received their FOC from the DOF on April 18, 2014; and,

5 **WHEREAS**, the Agency desires to approve the Long-Range Property Management
6 Plan and transmit it to the Oversight Board and the DOF as required.

7 **NOW, THEREFORE, THE SUCCESSOR AGENCY TO THE REDEVELOPMENT**
8 **AGENCY FOR THE COUNTY OF RIVERSIDE DOES HEREBY RESOLVE AS FOLLOWS:**

9 **Section 1. Recitals.** The Recitals set forth above are true and correct and
10 incorporated herein by reference.

11 **Section 2. Approval of Long-Range Property Management Plan.** The Successor
12 Agency hereby approves and adopts the Long-Range Property Management Plan, in
13 substantially the form attached hereto as Exhibit A, as required by Health and Safety Code
14 Section 34191.5.

15 **Section 3. Transmittal to Appropriate Agencies.** The Deputy County Executive
16 Officer is hereby authorized and directed to transmit a copy to the Oversight Board for
17 approval.

18 ROLL CALL:

19 Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
20 Nays: None
21 Absent: None

22 The foregoing is certified to be a true copy of a
23 resolution duly adopted by said Board of Super-
24 visors on the date therein set forth.

25 KECIA HARRER JHEM, Clerk of said Board
26 By:  Deputy

27 FORM APPROVED COUNTY COUNSEL

28 BY:  8/28/14
 ANITA C. WILLIS /DATE

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EXHIBIT A

**LONG-RANGE PROPERTY MANAGEMENT PLAN
SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
FOR THE COUNTY OF RIVERSIDE**

LONG-RANGE PROPERTY MANAGEMENT PLAN



SUCCESSOR AGENCY TO THE
REDEVELOPMENT AGENCY FOR THE
COUNTY OF RIVERSIDE

September 9, 2014

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Valley Way/Armstrong Road Surplus Property	59
Hemet Ryan Vicinity Manufacturing Property	61
Thermal Street Improvement Surplus Property	63
Thermal Commercial Property	65
Mecca Senior Center Surplus Property	67
Thermal Property (600 acres)	69
Trumble Road Commercial Property	71
Cabazon/Ramona Commercial Property	74
Cabazon Sewer Project	76
Romoland Property	78
HWY 74 Surplus Property	80
Enforceable Obligation	
Mission Plaza	82

ATTACHMENTS

Department of Finance Worksheet – Property Inventory

INTRODUCTION

Assembly Bill 1484 (AB 1484), was enacted in June 2012, requiring all successor agencies for former redevelopment agencies that owned property as of the time of redevelopment dissolution in 2011 to prepare a Long Range Property Management Plan (Plan). This Plan governs and sets forth the disposition and use of properties held by the Successor Agency to the Redevelopment Agency for the County of Riverside.

EXECUTIVE SUMMARY

The Successor Agency to the Redevelopment Agency for the County of Riverside (Successor Agency) has identified all real property assets vested to the former Redevelopment Agency for the County of Riverside (Former RDA) and has provided its recommendations for appropriate means of transfer and disposal of each parcel. Over the years, the Former RDA acquired the properties included in the Land Inventory in an effort to redevelop and revitalize certain communities within the five different Project Areas in Riverside County.

With the approval of the Successor Agency and Oversight Board, all of the properties have been determined to be used or disposed based on the following categories:

- 1) Retain property for governmental use;
- 2) Retain property for future development;
- 3) Sale of the property; or
- 4) Retain property to fulfill an Enforceable Obligation

The Successor Agency is the owner of record of 85 parcels and approximately 640 acres of land. Twenty-five (25) properties have been identified as parcels to be transferred to a governmental agency for governmental uses serving the community. Fifty-eight (58) properties are designated for sale pursuant to current legal requirements, and two (2) properties are designated to be retained due to the existence of an enforceable obligation.

Successor Agency to the Redevelopment Agency for the County of Riverside Summary of Properties		
	# of Assessor Parcel Number(s)	Approximate Acreage
Governmental Use Parcels	25	21
Sale of Property	58	602
Enforceable Obligation	2	15
Total	85	640 acres

REDEVELOPMENT AGENCY BACKGROUND

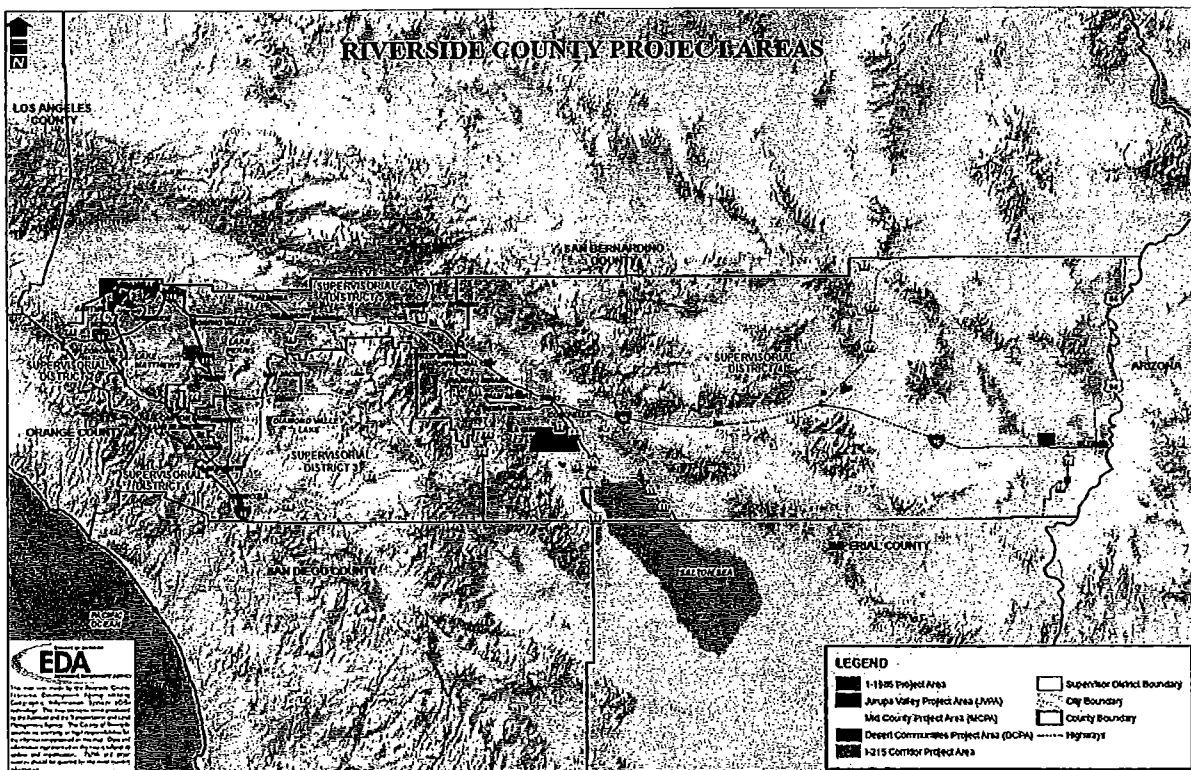
The California Community Redevelopment Act of 1945 gave local governments the tools necessary to address problems in communities such as blight, degraded buildings and a lack of housing. The former Redevelopment Agency for the County of Riverside was established in 1985, and consisted of five (5) project areas with approximately 82,335 acres. Redevelopment Agency programs and activities encouraged new development, created jobs and generated tax revenues within the following project areas:

- 1) Project Area 1-1986 (1-1986)
- 2) Jurupa Valley Project Area (JVPA)
- 3) Mid-County Project Area (MCPA)
- 4) Desert Communities Project Area (DCPA)
- 5) Interstate 215 Project Area (I-215)

Section 33391 of the Health and Safety Code provides, in pertinent part, that a redevelopment agency may, for the purposes of redevelopment: "... Purchase, lease, obtain option upon, acquire by gift, grant, bequest, devise, or otherwise, any real or personal property, any interest in property, and any improvements on it, including repurchase of developed property previously owned by the agency. ..."

Over the years, the redevelopment agency proceeded with the acquisition of property to fulfill the redevelopment purposes outlined in the redevelopment plans for each project area such as, the provision of low and moderate income housing, the construction of community facilities, and the expansion of business opportunities and the subsequent creation of jobs.

Redevelopment Project Areas Map



Redevelopment and Implementation Plans

Pursuant to the Community Redevelopment Law of the State of California (CRL) as set forth in Health and Safety Code Section 33000, et seq., redevelopment plans were adopted by the Redevelopment Agency for each of the five Project Areas and each related sub-area. The adoption of the redevelopment plans provided the Redevelopment Agency with powers, duties and obligations to implement redevelopment programs and activities committed for the continued redevelopment, rehabilitation, and revitalization within the Project Areas and sub-areas.

Support

This Plan has been prepared by the Successor Agency with the approval of the Oversight Board, along with the support of the County of Riverside and its respective Taxing Entities.

STATEMENT OF LEGAL REQUIREMENTS

This Long-Range Property Management Plan addresses the strategy for the disposition and use of the real properties owned by the former Redevelopment Agency for the County of Riverside (Former RDA) at the time of dissolution. Pursuant to Health and Safety Code section 34191.5, the Successor Agency received its Finding of Completion from the Department of Finance (DOF) on April 18, 2014. The Successor Agency will submit for approval to the Oversight Board and the DOF, this Plan addressing the disposition and use of the real properties held in trust by the Successor Agency.

This Plan addresses the disposition and use of the real properties of the Former RDA and discusses the Successor Agency's goals.

- Ensure the community's needs are met through the disposition or use of each property
- Transfer properties to government entities for governmental use for public benefit
- Retain properties for future development purposes for public benefit
- Dispose properties by marketing and maximizing the sales price, property tax, sales tax and/or combination thereof for properties deemed appropriate for private development
- Address the public's concerns and needs by ensuring public awareness
- Ensure the Successor Agency and Oversight Board are informed of the progress of the Plan
- Compliance with ABx1 26 and AB 1484

PROPERTY INVENTORY – FORMER RDA PROPERTIES

The former Redevelopment Agency for the County of Riverside owned 85 parcels at the time of dissolution. The properties are grouped by its Proposed Disposition Category as defined in AB 1484 and a detailed description of the properties, and are subcategorized by project area and supervisorial district.

PROPERTY PROFILES

This Plan includes a profile of each property categorized by use or disposition strategy. The property profiles include the following:

- 1) Aerial map, photo(s) and assessor parcel map;
- 2) Required components: the property profiles provide specific information related to each property's acquisition date, cost and, purpose, parcel information including address, if any, assessor parcel number, lot size and/or zoning, contractual requirements, environmental contamination/remediation, development proposal history and activity and advancement of planning objective;
- 3) Classification of property (i.e. vacant, parking lot, residence, etc.);
- 4) Disposal strategy including supportive information regarding the proposed use or disposition of each property, where this use was planned for in the Redevelopment Plan and General Plan; and,
- 5) Advancement of Planning Objectives.

RETAIN FOR GOVERNMENTAL USE CATEGORY

Successor Agency to the Redevelopment Agency for the County of Riverside Governmental Use – Transfer to Housing Authority			
Property Name	# of Assessor Parcel Number(s)	Approximate Acreage	Proposed Use
In Fill Housing – Rubidoux	3	0.52	In Fill Housing
Wallace Street Surplus Property	1	0.17	In Fill Housing
In Fill Housing – Mission Plaza	1	1.37	In Fill Housing
In Fill Housing – North Hemet	1	0.77	In Fill Housing
Lakeview/Nuevo Surplus Property	1	4.52	In Fill Housing
Total:	7	7.35	

Successor Agency to the Redevelopment Agency for the County of Riverside Governmental Use – Transfer to County of Riverside			
Property Name	# of Assessor Parcel Number(s)	Approximate Acreage	Proposed Use
Lakeland Village Property	1	2.66	Community Park
North Shore Fire Station Relocation Property	2	0.64	Fire Station
Future Thermal Library Property	1	4.38	Library
Future Oasis Fire Station Property	1	3.08	Fire Station
Mecca Triangle Park	1	0.22	Community Gateway
Mecca Common Station	1	0.68	Common Station
Mecca Fire Station Surplus Property (Future In Fill Housing)	3	1.77	Potential In Fill Housing
Mecca Roundabout Surplus Property (Future In Fill Housing)	5	0.39	Potential In Fill Housing
Total:	18	13.82	

Transfer Strategy

The intent of the Successor Agency is to transfer these properties shown in the table above to the appropriate governmental agency. These proposed transfers to governmental agencies will fulfill one or more goals of the Redevelopment Plan, by improving community blight, fulfilling community needs for public amenities, and providing for the construction of public safety facilities. Potential investment in the development of certain properties will encourage reinvestment of existing residents and businesses, increasing the economic value of the communities.

It is the Agency's position that the transfer of these properties for governmental use will benefit the citizens of the communities through fulfillment of the Redevelopment Plan. This governmental transfer will also benefit the taxing entities to a greater extent than a sale, as the development of public facilities and housing will ultimately increase the tax base more than the sale of each individual property.

The attached property profiles provide information regarding the specific strategies for each property.

SALE OF PROPERTY CATEGORY

Successor Agency to the Redevelopment Agency for the County of Riverside Summary of Sale of Properties		
Property Name	# of Assessor Parcel Number(s)	Approximate Acreage
"A" Street Surplus Property	1	0.61
University Research Park	2	7.47
Home Gardens Surplus Property	3	0.48
Vernola Park/Wineville Realignment Surplus Property	1	0.19
Mission Boulevard/Arora Commercial Property	2	.24
Mission Boulevard/Packard Commercial Property		0.85
SR60/Valley Interchange Surplus Property	1	4.22
Rubidoux Village Commercial Property	6	2.01
Mission Boulevard/Daly Commercial Project	1	0.38
Rubidoux Health Clinic/ Surplus Property	2	0.63
Mission Boulevard/Fort Commercial Property	1	0.64
Valley Way/Armstrong Road Surplus Property	1	0.15
Hemet Ryan Vicinity Manufacturing Property	1	4.17
Thermal Street Improvement Project Surplus Property	6	0.73
Thermal Commercial Property	4	0.43
Mecoa Senior Center Surplus Property	11	1.35
Thermal Property (600 acres)	7	567.78
Trumble Road Commercial Property	2	4.82
Cabazon/Ramona Commercial Property	2	0.58
Cabazon Sewer Project	1	3.41
Romoland Property	1	2.10
Hwy 74 Surplus Property	1	1.00
Total:	58	604.32

Sale Strategy

The intent of the Successor Agency is to achieve the community benefits originally set forth in the Redevelopment and Implementation Plans and also to general economic benefits for the Agency and the Taxing Entities. In order to maximize the value to the communities and to the Taxing Entities, the Successor Agency will use one or a combination of various intended sale methods. The sales proceeds

of these Properties will be distributed amongst the Taxing Entities pursuant to the provisions of ABx 1 26 and AB 1484. The above referenced properties will be disposed of on a case-by-case basis utilizing one or a combination of the following sale methods:

- 1) Staff Marketing – Staff will market a property through: (a) development of a marketing packet which will be delivered to all interested developers/property owners, (b) advertise properties through the Economic Development website, (c) place a “for sale” sign on the property and (d) display available properties at trade shows, conventions and Real Estate forums.
- 2) Request for Proposals (RFP) – The Successor Agency in conjunction with the County will directly identify and engage with the most experienced and qualified buyers, while setting parameters for disposition and development in a way to encourage maximum reinvestment in the properties for the benefit of the community.
- 3) Unsolicited Proposals – When received, County will analyze and will consider each unsolicited proposal on a case-by-case looking at its highest and best value to the Taxing Entities.
- 4) Use of Real Estate Brokers – Where appropriate, to maximize the value, the Successor Agency may engage licensed real estate brokers to assist in marketing certain properties.

The RFP process will be utilized for marketing properties identified as having specific development potential to meet a specific redevelopment and/or economic goal for the community. Through the RFP process, the Successor Agency in conjunction with the County will solicit proposals through a competitive bid process allowing identifying and engaging the most qualified and experienced buyer. This process will allow the Successor Agency to identify a buyer with the necessary experience and financial capacity to complete the purchase and subsequent development of the property, while preventing further damage to the community through the elimination of social and economic blight. The Successor Agency will ensure that the property to be sold will be developed to its highest and best potential and as defined in each property profile. The goal is to sell the property at its highest value; all purchase proposals will be considered based on the scope of development and the long-term benefits for the Successor Agency, its community and its affected Taxing Entities.

FULFILL AN ENFORCEABLE OBLIGATION CATEGORY

Successor Agency to the Redevelopment Agency for the County of Riverside Summary of Enforceable Obligation Properties		
Property Name	# of Assessor Parcel Number(s)	Approximate Acreage
Mission Plaza	2	15.25
Total	2	15.25

Enforceable Obligation

The intent of the Successor Agency is to fulfill an existing obligation for this property, pursuant to Health and Safety Code Section 34191.5(c)(2). The Successor Agency intends to comply with the enforceable obligation to continue pursuing the proposed development to aid in the elimination of blight in the project area and provide valuable revenue. The Successor Agency's strategy is to comply with the existing agreements.

The Successor Agency has a ground lease with Cardenas Markets, Inc., which requires the Agency to undertake certain on-site and off-site improvements. The Successor Agency will complete those improvements. It is anticipated that, in accordance with the terms and conditions of the lease, Cardenas Markets will thereafter complete construction of the planned Cardenas Market. Additionally, through the RFP process, the Successor Agency will solicit proposals through a competitive bid process allowing identifying and engaging the most qualified and experienced buyer for the Mission Plaza shopping center. This process will allow the Successor Agency to identify a buyer with the necessary experience and financial capacity to complete the purchase and additional development and management of the property as proposed by the Successor Agency, while preventing further damage to the community through the elimination of social and economic blight. The Successor Agency will ensure that the property to be sold will be developed to its highest and best potential and as defined in the property profile. The goal is to sell the property at its highest value; all purchase proposals will be considered based on the scope of development and the long-term benefits for the Successor Agency, its community and its affected Taxing Entities.

PROPERTY PROFILES