



AGENDA

**JOINT MEETING OF THE COTATI CITY COUNCIL AND THE SUCCESSOR
AGENCY TO THE FORMER COTATI COMMUNITY REDEVELOPMENT AGENCY
Police Community Room 203 W. Sierra Avenue
Wednesday January 25, 2017
1:00 PM SPECIAL MEETING**

- 1. CALL TO ORDER AND ROLL CALL**
- 2. APPROVAL OF MINUTES**
 - 1. OVERSIGHT BOARD TO SUCCESSOR AGENCY OF FORMER COTATI COMMUNITY REDEVELOPMENT AGENCY - SPECIAL MEETING - JAN 27, 2016 2:00 PM**
- 3. PUBLIC COMMENT**

Pursuant to California Government Code section 54954.3(a), members of the public wishing to address the Agency may do so at the beginning of the special meeting, and such comments shall be limited to the special meeting topic(s).
- 4. CONSENT CALENDAR**
 - 1. REVIEW AND CONSIDER THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS 17-18) FOR THE PERIOD OF JULY 1 2017 TO JUNE 30, 2018.**

It is recommended that the Oversight Board adopt a Resolution Approving the Recognized Obligation Payment Schedule (ROPS 17-18) for the Period of July 1 2017 to June 30, 2018.
- 5. REGULAR AGENDA**
- 6. ADJOURNMENT**

Certification of Posting of the Notice: I declare under penalty of perjury that I am employed by the City of Cotati and that I posted this notice on the bulletin boards of City Hall, Veterans' Memorial Building and the U.S. Post Office on or before January 21, 2017.



MINUTES

**JOINT MEETING OF THE COTATI CITY COUNCIL AND THE SUCCESSOR
AGENCY TO THE FORMER COTATI COMMUNITY REDEVELOPMENT AGENCY
Police Community Room 203 W. Sierra Avenue
Wednesday January 27, 2016
2:00 PM SPECIAL MEETING**

1. CALL TO ORDER AND ROLL CALL

Attendee Name	Title	Status
James Cerreta	Member (County Superintendent of Schools)	Present
Keenan Foster	Member (Board of Supervisors/Sp. District Rep.)	Absent
Susan Harvey	Chair (Mayor)	Present
Kate Jolley	Member (Chancellor of Calif. Comm. Colleges)	Present
Lisa Moore	Vice Chair (Board of Supervisors/Public Rep.)	Present
Vicki Parker	Member (City Council/Employee Rep.)	Present
David Rabbitt	Member (Board of Supervisors/County Rep.)	Present

2. APPROVAL OF MINUTES

1. **OVERSIGHT BOARD TO SUCCESSOR AGENCY OF FORMER COTATI COMMUNITY REDEVELOPMENT AGENCY - SPECIAL MEETING - DEC 9, 2015 2:00 PM**

3. PUBLIC COMMENT

Pursuant to California Government Code section 54954.3(a), members of the public wishing to address the Agency may do so at the beginning of the special meeting, and such comments shall be limited to the special meeting topic(s).

4. CONSENT CALENDAR

1. **REVIEW AND CONSIDER THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS 16-17) FOR THE PERIOD OF JULY 1 2016 TO JUNE 30, 2017.**

A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO COTATI COMMUNITY REDEVELOPMENT AGENCY APPROVING A RECOGNIZED OBLIGATIONS PAYMENT SCHEDULE (ROPS 16-17) COVERING THE PERIOD OF JULY 1, 2016 THROUGH JUNE 30, 2017

RESULT:	ADOPTED [UNANIMOUS]
AYES:	Cerreta, Harvey, Jolley, Moore, Parker, Rabbitt
ABSENT:	Foster

5. REGULAR AGENDA

No items.

6. UPDATES BY STAFF

7. ADJOURNMENT

Minutes Acceptance: Minutes of Jan 27, 2016 2:00 PM (Approval of Minutes)

**Oversight Board to Successor Agency of Cotati Community
Redevelopment Agency
Agenda Staff Report**

Item type: CONSENT CALENDAR

To: Oversight Board to Successor Agency of Former Cotati Community
Redevelopment Agency

Subject: Review and consider the Recognized Obligation Payment Schedule (ROPS 17-18) for the Period of July 1 2017 to June 30, 2018.

Date: January 25, 2017

Written by: Norm Veloso, Director of Administrative Services

Recommendation

It is recommended that the Oversight Board adopt a Resolution Approving the Recognized Obligation Payment Schedule (ROPS 17-18) for the Period of July 1 2017 to June 30, 2018.

Background

The Cotati Community Redevelopment Agency (CCRA) was dissolved on February 1, 2012, pursuant to ABx1 26. On January 11, 2012, by Resolution 2011-74, the City Council of the City of Cotati elected to become the Successor Agency to the Cotati Community Redevelopment Agency (Agency) in order to ensure that projects currently underway are completed, to retain control over the disposition of assets, and to make payments as identified in approved Recognized Obligation Payment Schedules (ROPS). Each ROPS is prepared by the Successor Agency and sets forth the amounts due for each enforceable obligation during a six-month period. The ROPS is approved by the Oversight Board for the Successor Agency, and the approved ROPS is forwarded to the California Department of Finance (DOF), the State Controller and the Sonoma County Auditor-Controller (County A-C).

On June 27, 2012, the California Legislature adopted a redevelopment trailer bill, AB 1484, amending many of the provisions of ABx1 26. Pursuant to AB 1484, on July 25, 2012 the City Council adopted Resolution No. 2012-52, acknowledging the Successor Agency as a local public entity distinct from the City of Cotati. AB 1484 also established a schedule for the adoption of ROPS.

The ROPS 17-18 schedule is due to be submitted by February 1, 2017 for the July 1 2017 to June 30, 2018 period. This ROPS covers the entire Fiscal Year Budget from July 2017 to June 2018. The ROPS are used to authorize expenditures and allocate Redevelopment Property Tax Trust

Fund (RPTTF) payments to the Successor Agencies. Below is a graphic from the State Department of Finance with the schedule for the next four years.

State Department of Finance Schedule



Analysis/Discussion

AB 1484 requires that a Successor Agency submit a draft ROPS concurrently to the Oversight Board, the County Administrative Officer, the County A-C and the DOF. A ROPS must be approved by the Oversight Board and submitted to the DOF, the County A-C and the State Controller 90 days prior to the Redevelopment Property Tax Trust Fund distribution.

The attached ROPS 17-18 was approved by the Successor Agency on January 10, 2017.

The State Department of Finance has continued to modify the ROPS form to provide information on available fund balances and clarify the carry forward of Redevelopment Property Tax Trust Fund (RPTTF) funds from one period to the next. They have also modified the reporting of prior actual expenditures to provide more detail and determine subsequent adjustment to the RPTTF allocations.

In addition, submission of the ROPS is now required electronically through a secure website. DOF also suggests an automated validation process for the draft prior to Oversight Board review. The draft ROPS 17-18 has been submitted for review and passed validation.

Financial Considerations

The ROPS 17-18 requests are to pay the bond debt payments, bond trustee costs, school district obligation and administrative costs. In addition, Successor Agency requests to pay for costs associated with the implementation of the approved Long Range Property Management Plan (LRPMP).

Environmental Issues

The action of the Successor Agency in adopting the ROPS Resolution does not constitute a project as defined by the California Environmental Quality Act Guidelines Section 15378; therefore, no further environmental review is required.

RESOLUTION NO.
**A RESOLUTION OF THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO
COTATI COMMUNITY REDEVELOPMENT AGENCY APPROVING A
RECOGNIZED OBLIGATIONS PAYMENT SCHEDULE (ROPS 17-18) COVERING
THE PERIOD OF JULY 1, 2017 THROUGH JUNE 30, 2018**

WHEREAS, the Cotati Community Redevelopment Agency (Agency) was formed for the purpose of revitalizing areas within the City of Cotati pursuant to Health and Safety Code Section 33000, et. seq.; and

WHEREAS, AB X1 26 required the dissolution of all redevelopment agencies in the state; and

WHEREAS, on January 11, 2012, the City adopted Resolution 2011-74 electing to serve as the successor agency to the Cotati Community Redevelopment Agency pursuant to Health and Safety Code Section 34176; and

WHEREAS, on July 25, 2012, in accordance with AB 1484, enacted on June 27, 2012, the City Council adopted Resolution No. 2012-51 and the Successor Agency Board adopted Resolution No. 2012-52, acknowledging the Successor Agency as a local public entity distinct from the City of Cotati; and

WHEREAS, a Recognized Obligation Payment Schedule (ROPS) is defined in Health and Safety Code Section 34171(h) as the minimum payment amounts and the due dates of payments required by enforceable obligations for a six month period; and

WHEREAS, a Recognized Obligation Payment Schedule (ROPS) identifies the payment source of enforceable obligations as payable from the Redevelopment Property Tax Trust Fund (RPTTF) and payable from other sources of the Successor Agency; and

WHEREAS, in accordance with AB 1484, a draft ROPS must be concurrently submitted to the Sonoma County Administrative Officer, the Sonoma County Auditor-Controller, the California Department of Finance (DOF), and the Oversight Board established to review Successor Agency actions; and

WHEREAS, further in accordance with AB 1484, the Recognized Obligation Payment Schedule (ROPS 17-18) covering the period July 1, 2017 through June 30, 2018, once it is approved by the Oversight Board, must be posted on the Successor Agency's website and must be submitted to the Sonoma County Auditor Controller, the State Controller, and the DOF by February 1, 2017, and

WHEREAS, on January 18, 2017, the ROPS 17-18 covering the period July 1, 2017 through June 30, 2018, pursuant to Health and Safety Code Section 34177(l), was considered by the Oversight Board; and

WHEREAS, in approving the ROPS 17-18, the Oversight Board of the Successor Agency does not intend to waive, nor shall the Oversight Board be deemed to have waived, any rights the Oversight Board may have pursuant to, or in connection with, any obligation listed on ROPS 17-18, including without limitation, the right to modify, amend, terminate or challenge any obligation listed on such ROPS 17-18.

NOW THEREFORE, THE OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE COTATI COMMUNITY REDEVELOPMENT AGENCY DOES RESOLVE, DETERMINE, FIND AND ORDER AS FOLLOWS:

- 1. Finds that the Recitals are true and correct, and are incorporated herein by reference.
- 2. Approves the Recognized Obligation Payment Schedule (ROPS 17-18) covering the period July 1, 2017 through June 30, 2018, attached hereto, subject to all reservations, and contingencies set forth above.
- 3. Authorizes the Successor Agency’s Executive Director or designee to perform all acts necessary to be compliant with AB X1 26, AB 1484 and the statutory requirements set forth by the Sonoma County Auditor-Controller, the California Department of Finance, or any other applicable agency.
- 4. Declares if any provision, sentence, clause, section or part of this Resolution is found to be unconstitutional, illegal or invalid, such finding shall affect only such provision, sentence, clause, section or part, and shall not affect or impair any of the remaining parts.

IT IS HEREBY CERTIFIED that the foregoing resolution was duly adopted at a regular joint meeting of the City Council of the City of Cotati and the Successor Agency to the Former Cotati Community Redevelopment Agency held on the 25th day of January, 2017, by the following vote, to wit:

Approved: _____
Chair

Attest: _____
Lauren Berges, Deputy City Clerk

Approved as to form:

City Attorney