



**AGENDA**  
**NEWMAN REDEVELOPMENT SUCCESSOR AGENCY**  
**OVERSIGHT BOARD**  
**REGULAR MEETING JANUARY 13, 2017**  
**CITY COUNCIL CHAMBERS, 3:00 P.M., 938 FRESNO STREET**

1. Call To Order.
2. Roll Call.
3. Items from the Public - Non-Agenda Items.
4. Approval Of Minutes From The January 25, 2016 Meeting.
5. Public Hearing.
6. Regular Business
  - a. Adopt Resolution No. 2017- , A Resolution Of The Newman Redevelopment Successor Agency Oversight Board Approving A Recognized Obligation Payment Schedule Pursuant To Health And Safety Code Section 34177(m).
7. Items From Board Members.
8. Items From The City Manager And Staff.
9. Adjournment.



**MINUTES**  
**NEWMAN REDEVELOPMENT SUCCESSOR AGENCY**  
**OVERSIGHT BOARD**  
**REGULAR MEETING JANUARY 25, 2016**  
**CITY COUNCIL CHAMBERS, 2:00 P.M., 938 FRESNO STREET**

1. **Call To Order** Chairperson Ocasio 2:00 P.M.

2. **Roll Call - PRESENT:** Board Members - Jim DeMartini, Anne DeMartini, Fillpot, Hunewill, Day  
And Chairperson Ocasio.

**ABSENT:** Davis.

3. **Items from the Public - Non-Agenda Items** - None.

4. **Approval Of Minutes From The September 24, 2015 Meeting.**

**ACTION:** On Motion By Hunewill Seconded By Day, The Minutes From The September 24, 2015 Meeting Were Approved By The Following Vote: AYES: J. DeMartini, A. DeMartini, Fillpot, Hunewill, Day And Ocasio; NOES: None; ABSENT: Davis; NOT PARTICIPATING: None.

5. **Public Hearing** - None.

6. **Regular Business**

- a. Adopt Resolution No. 2016-1, A Resolution Of The Newman Redevelopment Successor Agency Oversight Board Approving A Recognized Obligation Payment Schedule Pursuant To Health And Safety Code Section 34177(m).

Board Member Jim DeMartini Asked How Much Longer The Bond Payments Would Continue.

Finance Director Humphries Responded That The Bond Payments Would Conclude On August 1, 2027.

**ACTION:** On Motion By Day Seconded By J. DeMartini, Resolution No. 2016-1, A Resolution Of The Newman Redevelopment Successor Agency Oversight Board, Approving A Recognized Obligation Payment Schedule Pursuant To Health And Safety Code Section 34177(m), Was Adopted: AYES: J. DeMartini, A. DeMartini, Fillpot, Hunewill, Day And Ocasio; NOES: None; ABSENT: Davis; NOT PARTICIPATING: None.

7. **Items From Board Members** - None.

8. **Items From The City Manager And Staff.**

Finance Director Humphries Noted That The Oversight Board's Consolidation With The County Was Currently Scheduled For July 1, 2016. Humphries Noted That The State Still Had Not Approved The Long Range Property Management Plan Sent To Them In October Of 2015.

9. **Adjournment.**

**ACTION:** On Motion By Hunewill Seconded By Fillpot, The Meeting Was Adjourned At 2:14 P.M. By The Following Vote: AYES: J. DeMartini, A. DeMartini, Fillpot, Hunewill, Day And Ocasio; NOES: None; ABSENT: Davis; NOT PARTICIPATING: None.

Honorable Chairman and Members of the  
Newman Redevelopment Successor Agency  
Oversight Board

**RESOLUTION OF THE NEWMAN REDEVELOPMENT SUCCESSOR AGENCY  
OVERSIGHT BOARD, APPROVING A RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
PURSUANT TO HEALTH AND SAFETY CODE SECTION 34177(m)**

**RECOMMENDATION:**

It is recommended that the Oversight Board adopt Resolution No. 2017- approving the Recognized Obligation Payment Schedule (ROPS) pursuant to Health and Safety Code section 34177(m).

**BACKGROUND:**

Pursuant to Health and Safety Code Section 34172, the Redevelopment Agency of the City of Newman ("Agency") was dissolved as of February 1, 2012. The City of Newman ("RDA Successor Agency") is the successor agency of the Agency. The Oversight Board is responsible for approving the actions of the RDA Successor Agency pursuant to Health and Safety Code Section 34179.

**ANALYSIS:**

Pursuant to Health and Safety Code Section 34177(m) successor agencies are to prepare the fiscal year 2017-2018 ROPS listing all of the outstanding debts and obligations of the former Agency, for that period, and submit the ROPS to the Oversight Board for approval. Once approved by the Oversight board it is to be forwarded to the Department of Finance and the County Auditor-Controller. ROPS must be submitted to the Department of Finance by February 1, 2017 to avoid a penalty. Successor agencies may be assessed a \$10,000 per day penalty for failure to timely submit the ROPS (section 34177(m)(2)).

The Department of Finance ROPS reporting format contains four pages; Summary, ROPS Detail, Cash Balances, and Notes. No new obligations have been added to the ROPS.

The Department of Finance has 45 days to make any determinations on the ROPS. Within 5 days of notification of any Department of Finance determinations successor agencies my request additional review and meet and confer.

**CEQA**

The actions taken by enactment of this Resolution do not commit the Oversight Board to any actions that may have a significant effect on the environment. As a result, this action does not constitute a project subject to the requirements of the California Environmental Quality Act.

**FISCAL IMPACT:**

There is no impact to the Oversight Board. No funds are involved with the approval of the ROPS.

**CONCLUSION:**

Staff recommends that the Oversight Board adopt Resolution No. 2017- approving the Recognized Obligation Payment Schedule.

**ATTACHMENTS:**

1. Resolution No. 2017-
2. Exhibit A – Recognized Obligation Payment Schedule pages 1-4

Respectfully submitted,



Lewis A. Humphries  
Finance Director

**REVIEWED/CONCUR**



Michael Holland  
City Manager

**RESOLUTION NO. 2017-**

**A RESOLUTION OF THE NEWMAN REDEVELOPMENT SUCCESSOR AGENCY  
OVERSIGHT BOARD APPROVING A RECOGNIZED OBLIGATION PAYMENT  
SCHEDULE PURSUANT TO HEALTH AND SAFETY CODE SECTION 34177(m)**

**WHEREAS**, pursuant to Health and Safety Code Section 34173(d), the City of Newman (“RDA Successor Agency”) is the successor agency to the dissolved Redevelopment Agency of the City of Newman (“Agency”); and

**WHEREAS**, the Oversight Board is the RDA Successor Agency’s oversight board pursuant to Health and Safety Code Section 34179(a); and

**WHEREAS**, the California State Department of Finance, requires the RDA Successor Agency to prepare a “recognized obligation payment schedule” (“ROPS”) listing outstanding obligations of the Agency to be performed by the RDA Successor Agency during the time period from July 1, 2017 through June 30, 2018; and

**WHEREAS**, the California State Department of Finance requires the RDA Successor Agency to submit this period ROPS to the Department of Finance and County Auditor-Controller for review by February 1<sup>st</sup> 2017;

**NOW, THEREFORE, THE NEWMAN REDEVELOPMENT SUCCESSOR AGENCY  
OVERSIGHT BOARD DOES HEREBY RESOLVE AS FOLLOWS:**

Recitals. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

CEQA Compliance. The approval of the ROPS through this Resolution does not commit the Oversight Board to any action that may have a significant effect on the environment. As a result, such action does not constitute a project subject to the requirements of the California Environmental Quality Act.

Approval of the ROPS. The Oversight Board hereby approves and adopts the ROPS, in substantially the form attached to this Resolution as Exhibit A, pursuant to Health and Safety Code Section 34177.

Implementation. The Oversight Board hereby directs the RDA Successor Agency to submit copies of the ROPS approved by the Oversight Board to all required agencies after the effective date of this Resolution, and to post the ROPS on the RDA Successor Agency’s website.

Severability. If any provision of this Resolution or the application of any such provision to any person or circumstance is held invalid, such invalidity shall not affect other provisions or applications of this Resolution that can be given effect without the invalid provision or application, and to this end the provisions of this Resolution are severable. The Oversight Board declares that the Oversight Board would have adopted this Resolution irrespective of the invalidity of any particular portion of this Resolution.

Certification. The City Clerk of the City of Newman, acting on behalf of the Oversight Board as its Secretary, shall certify to the adoption of this Resolution.

Effective Date. Pursuant to Health and Safety Code Section 34177(m), all actions taken by the Oversight Board may be reviewed by the State of California Department of Finance within 45 days during which time the Department of Finance will provide a determination.

The foregoing resolution was introduced at a regular meeting of the Newman Redevelopment Successor Agency Oversight Board held on the 13<sup>th</sup> of January, 2017 by Board Member \_\_\_\_\_, who moved its adoption, which motion was duly seconded and it was upon roll call carried and the resolution adopted by the following roll call vote:

AYES:  
NOES:  
ABSENT:

APPROVED:

\_\_\_\_\_  
Chairman of the Newman Redevelopment  
Successor Agency Oversight Board

ATTEST:

\_\_\_\_\_  
Secretary of the Newman Redevelopment  
Successor Agency Oversight Board

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

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

**Successor Agency:** Newman  
**County:** Stanislaus

Current Period Requested Funding for Enforceable Obligations (ROPS Detail)	17-18A Total (July - December)	17-18B Total (January - June)	ROPS 17-18 Total
<b>A Enforceable Obligations Funded as Follows (B+C+D):</b>	\$ -	\$ -	\$ -
B Bond Proceeds	-	-	-
C Reserve Balance	-	-	-
D Other Funds	-	-	-
<b>E Redevelopment Property Tax Trust Fund (RPTTF) (F+G):</b>	<b>\$ 245,876</b>	<b>\$ 112,269</b>	<b>\$ 358,145</b>
F RPTTF	175,876	42,269	218,145
G Administrative RPTTF	70,000	70,000	140,000
<b>H Current Period Enforceable Obligations (A+E):</b>	<b>\$ 245,876</b>	<b>\$ 112,269</b>	<b>\$ 358,145</b>

Certification of Oversight Board Chairman:  
Pursuant to Section 34177 (o) of the Health and Safety code, I  
hereby certify that the above is a true and accurate Recognized  
Obligation Payment Schedule for the above named successor  
agency.

Stephanie Ocasio Chairperson  
Name Title  
/s/ \_\_\_\_\_  
Signature Date

Newman Recognized Obligation Payment Schedule (ROPS 17-18) - ROPS Detail

July 1, 2017 through June 30, 2018

(Report Amounts in Whole Dollars)

A	B	C	D	E	F	G	H	I	J	K	17-18A (July - December)					Q	17-18B (January - June)					W
											Fund Sources						Fund Sources					
											L	M	N	O	P		R	S	T	U	V	
Item #	Project Name/Debt Obligation	Obligation Type	Contract/Agreement Execution Date	Contract/Agreement Termination Date	Payee	Description/Project Scope	Project Area	Total Outstanding Debt or Obligation	Retired	ROPS 17-18 Total	Bond Proceeds	Reserve Balance	Other Funds	RPTTF	Admin RPTTF	17-18A Total	Bond Proceeds	Reserve Balance	Other Funds	RPTTF	Admin RPTTF	17-18B Total
1	1997 Tax Allocation Bonds	Bonds Issued On or Before	12/2/1997	8/1/2027	US Bank	Bond Payment	Project No.1	\$ 6,462,768	N	\$ 358,145	\$ -	\$ -	\$ -	\$ 175,876	\$ 70,000	\$ 245,876	\$ -	\$ -	\$ -	\$ 42,269	\$ 70,000	\$ 112,269
2	ABX4-36 SERAF Payments	SERAF/ERAF	5/1/2010	8/1/2027	Newman LMIHF - 74	LMIHF loan to RDA from SERAF Payments	Project No.1	2,220,415	N	218,145				175,876		175,876				42,269		42,269
3	Borrowed Funds from Cash Pool	City/County Loans On or Before 6/27/11	6/30/2010	8/1/2027	City of Newman	Negative Cash Position	Project No.1	371,232	N													
4	LMIH Project w/ Housing Authority	OPA/DDA/Construction	3/1/2011	7/1/2017	Housing Authority	Housing Authority 60 units of LMIH	Project No.1	-	Y	\$ -						\$ -						\$ -
6	Loan from Stanislaus County for Plaza	City/County Loans On or Before 6/27/11	1/1/2010	3/1/2018	Stanislaus County	Stanislaus Cnty Economic Dev. Bank Loan	Project No.1	-	Y	\$ -						\$ -						\$ -
7	Employee Costs - Estimated	Admin Costs	6/28/2011	8/1/2028	Employees of Agency	Payroll Costs	Project No.1	1,941,898	N	\$ 110,000					55,000	\$ 55,000					55,000	\$ 55,000
8	Project Administration Costs - Estim.	Admin Costs	6/28/2011	8/1/2028	City of Newman	Project Administration Costs - Gen Alloc	Project No.1	1,293,401	N	\$ 30,000					15,000	\$ 15,000					15,000	\$ 15,000
9	Audit and Financial Reports - Estim.	Admin Costs	6/28/2011	8/1/2028	Clendenin Bird & Co., P.C.	Audit Services	Project No.1	150,000	N	\$ -						\$ -						\$ -
13									N	\$ -						\$ -						\$ -
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**Newman Recognized Obligation Payment Schedule (ROPS 17-18) - 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 Cash Balance Tips Sheet.](#)

A	B	C	D	E	F	G	H	I	
		<b>Fund Sources</b>							
		<b>Bond Proceeds</b>		<b>Reserve Balance</b>		<b>Other</b>	<b>RPTTF</b>		
		Bonds issued on or before 12/31/10	Bonds issued on or after 01/01/11	Prior ROPS period balances and DDR RPTTF balances retained	Prior ROPS RPTTF distributed as reserve for future period(s)	Rent, grants, interest, etc.	Non-Admin and Admin	<b>Comments</b>	
<b>Cash Balance Information by ROPS Period</b>									
<b>ROPS 15-16B Actuals (01/01/16 - 06/30/16)</b>									
1	<b>Beginning Available Cash Balance (Actual 01/01/16)</b>	250,469				(63,930)	8,726	ROPS 14-15B Prior Period Adjustment. There was no Prior Period Adjustment for 15-16A. Starting cash balance was (\$55,204) (negative balance). \$250,469 is required bond reserve.	
2	<b>Revenue/Income (Actual 06/30/16)</b> RPTTF amounts should tie to the ROPS 15-16B distribution from the County Auditor-Controller during January 2016	3				211,960	212,275	Authorized ROPS \$221,001. \$211,960 was from receipt of loan repayments, interest, etc. \$3.00 was interest earned on bond reserve account.	
3	<b>Expenditures for ROPS 15-16B Enforceable Obligations (Actual 06/30/16)</b>						216,627	Total ROPS expenditures - \$4,374 under approved ROPS limit.	
4	<b>Retention of Available Cash Balance (Actual 06/30/16)</b> RPTTF amount retained should only include the amounts distributed as reserve for future period(s)	250,472						\$250,472 is required bond reserve.	
5	<b>ROPS 15-16B RPTTF Balances Remaining</b>	No entry required							
6	<b>Ending Actual Available Cash Balance</b> C to G = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	\$ -	\$ -	\$ -	\$ -	\$ 148,030	\$ 4,374		



