

**SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
OF THE CITY OF FRESNO**

848 M Street, 3rd floor / Fresno, CA 93721
(559) 621-7600
(559) 498-1870 (Fax)

**Oversight Board to the
Successor Agency to the Redevelopment Agency
of the City of Fresno**

**Executive Director
Marlene Murphey**

**Chair
Alan Hofmann**

**Members
Jeff Becker
Larry Hodges
Brian Pacheco
Doug Vagim
Rene Watahira
Larry Westerlund**

AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board
From: Enrique Mendez, Project Manager
Through: Marlene Murphey, Executive Director
RE: Agenda Item IV. - Line 9 - Old Armenian Town Development, ROPS 18-19

This obligation pertains to a Master Disposition and Development Agreement between the Redevelopment Agency of the City of Fresno ("Agency") and ESSAYONS, LP ("Developer") for a master development of approximately 9.72 acres located in the Convention Center Project Area generally bounded by O Street, Ventura Street, M Street and Freeway 41 (the "Master Development Site"). ROPS 18-19 provides for ongoing project costs including fence rentals and storage rentals.

Interested Parties:

State of California acting by and through its Department of General Services
Judicial Council of California, Administrative Office of the Courts
on behalf of the Court of Appeal, Fifth Appellate District
Administrative Presiding Justice Brad R. Hill

ESSAYONS, a Limited Partnership
PENTORI, a California Corporation
The Penstar Group, Inc.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board
From: Enrique Mendez, Project Manager
Through: Marlene Murphey, Executive Director
RE: Agenda Item IV. - Line 10 - Historic Houses, ROPS 18-19

This obligation pertains to the relocated/rehabilitated historic structures located at the southwest corner of 'M' Street and Santa Clara.

ROPS 18-19 provides for ongoing costs associated with these structures including utilities, maintenance, repairs, inspections, etc.

Interested Parties are:

State of California acting by and through its Department of General Services
Judicial Council of California, Administrative Office of the Courts
on behalf of the Court of Appeal, Fifth Appellate District
Administrative Presiding Justice Brad R. Hill

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 24 – 2003 Mariposa Tax Allocation Bonds (formerly Mariposa Line 4, pg 10)

Pursuant to the Trust Indenture by and between the Redevelopment Agency of the City of Fresno (the “Agency”) and BNY West Trust Company, as Trustee, dated August 1, 2003, relating to \$5,005,000 Tax Allocation Refunding Bonds (Mariposa Project Area), the Agency is to pay principal and interest until note maturity on February 1, 2023.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 25 – California Infrastructure Bank Loan (formerly Roeding Line 3, pg 11)

Pursuant to that certain Tax Allocation Loan Agreement (“Loan Agreement”) between the Redevelopment Agency of the City of Fresno and the California Infrastructure and Economic Development Bank (“CIEDB”) dated August 19, 2003 and executed and approved by the Agency Board on February 10, 2004, CIEDB issued tax exempt bonds secured by a pledge of its rights under the Loan Agreement and then loaded those proceeds to the Agency. The Agency pays principal annually and interest semi-annually commencing on August 1, 2004 and terminating on August 1, 2033.

The loan proceeds were used to fund public infrastructure improvements to widen Marks Avenue to a four lane arterial between Belmont and Whitesbridge including landscaped median islands, curb, gutter, paving, street trees and lights.

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AGENCY BRIEFING REPORT

Date: January 17, 2018

To: Oversight Board Members

From: Debbie Barletta

Through: Marlene Murphey

Subject: Agenda Item IV. - Line 27 – Foundry Park CFD #5 Developer Agreement (formerly South Van Ness Line 2, page 13)

This enforceable obligation is an Owner Participation Agreement covering 14 parcels within Foundry Park, an industrial area of about 49 acres generally bounded by Church and Jensen Avenues, Golden State Boulevard and Freeway 99. A Community Facility District (CFD) was formed and bonds issued to build off-site public infrastructure. The public improvements have been completed and about 80% of the available acreage (9 acres) has been fully developed. The Agency's obligation is limited to reimbursement of the CFD special tax assessment in an amount not to exceed 75% of the net tax increment generated solely from the 14 parcels. The Obligation ends with the expiration of the initial term of the CFD bonds or payment in full, whichever occurs first.

The payees are:

- Willow Creek – Foundry Ventures, LLC.
- San Joaquin Stairs
- Flores Frank Trustee
- Alan & Sherry Shufelberger
- S & B Enterprises
- Craig N. & Carolyn F. Crump
- Teton Properties LLC
- Express Business Resources LLC
- Patrick & Elezabeth Cody Trustees
- Foundry Park Investors LP
- Wolverine Ventures LLC

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Enrique Mendez, Project Manager
Through: Marlene Murphey, Executive Director
Subject: Agenda Item IV. - Line 33 – Property Maintenance, ROPS 18-19

The Fresno County Economic Opportunity Commission's Local Conservation Corps performs a variety of tasks necessary to maintain the Agency's property and to comply with municipal codes. Under contract, the EOC provides weed abatement, trash clean-up/hauling/disposal and other general landscape and irrigation maintenance. ROPS 18-19 provides for this ongoing service.

Current interested parties are:

EOC Board of Commissioners

Julia Hernandez – Target Area A
Juanita Veliz - Target Area B
Daniel T. Parra - Target Area C
Richard Sepulveda - Target Area D
Lisa Nichols - Target Area E
Debbie Darden - Target Area F
Catherine Robles - Target Area G
Linda R. Hayes - Target Area H
Pastor B.E. McAlister - West Fresno Faith Based
Organizations
Charles Garabedian, Jr. - Malaga County Water District
Lee Ann Eager - Economic Development Corp
Tito A. Lucero - Head Start County-Wide Policy Council

Deanna Mathies - FUSD
LeRoy Candler - NAACP
Jimi Rodgers - Association of Black Social Workers
Maiyer Vang - Fresno Center for New Americans
Angie Isaak - Juvenile Court
Tim Bakman - 14th Senatorial District
Miguel Arias - Community Colleges
Barigye McCoy - Fresno County Board of Supervisors
Richard Keyes - Fresno Mayor's Appointment
Yvette Quiroga - Fresno County Board of Supervisors
Juan Arambula - 31st Assembly District
Harpreet Bali - 16th Congressional District

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board
From: Enrique Mendez, Project Manager
Through: Marlene Murphey, Executive Director
RE: Agenda Item IV. - Line 34 – Property Sale/Disposition, ROPS 18-19

This obligation includes the on-going disposition and maintenance expenditures for parcels owned by the Successor Agency during ROPS 18-19. This item includes costs related to the execution of the Long Range Property Management Plan including: property insurance; utilities; site security; fencing; and, repairs due to vandalism, theft, etc.

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AGENCY BRIEFING REPORT

Date: January 17, 2018

To: Oversight Board Members

From: Sarina Vang

Through: Marlene Murphey

Subject: Agenda Item IV. - Line 36 – CALPERS Unfunded & Employee Leave Payout
(formerly Other pg Line 12)

This enforceable obligation is to cover the CalPers Unfunded Liability. The balance provides coverage to meet the retirement obligations for those who are currently vested.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 41 – Audit

Funding is requested in the July 2018 to June 2019 ROPS for the Agency's annual audit of financial statements.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 115 – 2003 Mariposa Tax Allocation Bonds – Trustee Fees

Pursuant to the Trust Indenture by and between the Redevelopment Agency of the City of Fresno (the “Agency”) and BNY West Trust Company, as Trustee, dated August 1, 2003, relating to \$5,005,000 Tax Allocation Refunding Bonds (Mariposa Project Area), the Agency is to pay annual trustee fees to BNY West Trust Company until note maturity on February 1, 2023.

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Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 116 – 2003 Mariposa Tax Allocation Bonds – Annual Arbitrage Rebate Services

Pursuant to the Trust Indenture by and between the Redevelopment Agency of the City of Fresno (the “Agency”) and BNY West Trust Company, as Trustee, dated August 1, 2003, relating to \$5,005,000 Tax Allocation Refunding Bonds (Mariposa Project Area), the Agency is to pay for Annual Arbitrage Rebate Services to Wildan Financial Services until note maturity on February 1, 2023.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 117 – 2003 Mariposa Tax Allocation Bonds – Annual Continuing Disclosure Services

Pursuant to the Trust Indenture by and between the Redevelopment Agency of the City of Fresno (the “Agency”) and BNY West Trust Company, as Trustee, dated August 1, 2003, relating to \$5,005,000 Tax Allocation Refunding Bonds (Mariposa Project Area), the Agency is to pay for Annual Continuing Disclosure Services to Wildan Financial Services until note maturity on February 1, 2023.

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AGENCY BRIEFING REPORT

Date: January 17, 2018
To: Oversight Board Members
From: Debbie Barletta
Through: Marlene Murphey
Subject: Agenda Item IV. - Line 121 – Approved Attorney’s Fees per Settlement Agreement dated 8/31/17 regarding Sacramento Superior Court Case 34-2017-80002575

Pursuant to a Settlement Agreement, regarding Sacramento Superior Court Case No. 34-2017-80002575 (the “Action”), between the City of Fresno, the Successor Agency to the Redevelopment Agency of the City of Fresno (“Successor Agency”), the California Department of Finance (“Finance”) and Michael Cohen, in his official capacity as Director of the State of California Department of Finance, Finance approved a reimbursement of attorney’s fees incurred by the Successor Agency in connection with the Action in an amount not to exceed \$20,000. The Agency incurred \$15,423 of attorney’s fees in connection with the Action, the total of which was paid from a loan provided to the Successor Agency by the City of Fresno. Successor Agency is requesting \$15,423 to repay said loan.