

**OVERSIGHT BOARD – SUCCESSOR AGENCY TO THE
FORMER REDEVELOPMENT AGENCY OF THE
COUNTY OF VENTURA**

**OFFICIAL SUMMARY
AMENDED MINUTES**

February 13, 2014

2:00 PM

County Government Center
Hall of Administration
County Executive Office
CEO Atrium Room - 4th Floor
800 S. Victoria Avenue
Ventura, California 93009

OPENING

1. Call to Order.
2. Roll Call.

Quorum established.

Members Present: Bill Bartels Matt Carroll, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

Members Absent: David Keebler

Staff Present: Rosanna Bati, David Brown, Donna McKendry, Beverly Monnier, Roberto Orellana, and Jaclyn Smith

Staff Absent: None

3. Pledge of Allegiance to the Flag of the United States of America.
4. Public Comments – Citizen presentations regarding Board related matters NOT appearing on this agenda. (See guidelines, above.)
 - A. The Piru Neighborhood Council (PNC) has requested time to ask the Oversight Board (OB) to reconsider its decision to direct Successor **Agenda**

Agency (SA) staff to remove the Piru water fountain and replace it with an irrigated tree, pursuant to Resolution No. 13-13.

PNC President C. King and seven Piru residents attended the meeting and provided a Petition signed by 67 Piru residents in support of the Town Square fountain feature being repaired instead of removed and replaced with a tree as previously ordered by the Oversight Board at its November 14, 2013 meeting. (The names of the residents who attended the meeting and the Petition are provided in Attachment A hereto.)

Oversight Board Chairman Bill Bartels explained to the Piru residents attending the meeting that the OB can hear their concerns and can direct SA staff to agendize the matter for Board action at a later date, but cannot take action at today's meeting.

Discussion: The Piru residents stated that the community prefers to have the fountain become operable; they enjoy the feature and feel that it is important to the community to have the fountain in working order. They argued that since the park is greatly used, it needs proper care and maintenance by the RDA Successor Agency.

OB Member Paula Driscoll raised questions about how this would affect the LRPMP (Item 8 on this meeting's Agenda), and whether it would impact work to be performed by the County's General Services Agency (GSA) under the terms of the maintenance contract before transferring the Town Square asset to the County of Ventura. The OB decided that it should formally address the GSA and other related issues (including reconsideration of Resolution No. 13-13 and any potential for volunteers caring for fountain) at its next meeting.

Oversight Board Chairman Bill Bartels directed Successor Agency (SA) Staff to agendize the residents' request at next month's OB meeting (March 13, 2014), and for staff to prepare a report of the issues regarding the fountain for the OB's consideration at that time.

5. Receive and File Without Objection or Amendment the Minutes for November 14, 2013 Regular Meeting.

Motion to receive and file without objection or amendment the Minutes for November 14, 2013 Regular Meeting.

Without objection or modification, the Minutes were received and filed.

6. Review the Successor Agency to the Former Redevelopment Agency of the County of Ventura (SA) Monthly Administrative Financial Status Report and Take Action as Needed Thereon.

Rosanna Bati, CEO Fiscal Department provided responses to several accounting questions from Oversight Board Members.

7. Receive and File the Written Receipt for the Transfer of the Lechler Museum Stained-Glass Window to the Piru San Salvador Catholic Church as Directed by Resolution No. 13-12.

Discussion: Successor Agency Secretary Donna McKendry informed the Oversight Board (OB) of the following: As directed by the OB on December 4, 2013, SA Staff met with Father Barney Gatlin, PNC President C. King, and Captain Monika McGrath to transfer the ownership of one stained-glass window to the Piru San Salvador Church. Father Barney took possession of the window on behalf of the church and signed the receipt. Staff recommended that the OB receive and file the receipt confirming the church's acceptance of the window.

Motion: To Receive and File the Written Receipt for the Transfer of the Lechler Museum Stained-Glass Window to the Piru San Salvador Catholic Church as Directed by Resolution No. 13-12.

Moved by Christy Madden, seconded by Paula Driscoll

Vote: 6-0

Yes: Bill Bartels, Matt Carroll, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

8. Adoption of Resolution No. 14-01 Authorizing the Successor Agency to the Former Redevelopment Agency of the County of Ventura (SA) to Enter into a Second Amendment of the Memorandum of Agreement (MOA) Between the County of Ventura's General Services Agency (GSA) and the SA to Increase the Not to Exceed Amount for Cost of GSA Services to \$116,000 and Direct SA Secretary to Sign Amendment.

Discussion: SA Secretary Donna McKendry informed the Oversight Board (OB) of the following: Currently the MOA with the County's General Services Agency (GSA) for general park maintenance and repairs for the Piru Town Square and Bank buildings is valid through June 30, 2014, but limited to \$75,000, as approved on both ROPS 13-14A & 13-14B. Deferred maintenance costs for both buildings are not covered under this MOA.

Anticipating the transfer of the Town Square to the County, GSA conducted an evaluation of the facility and provided the SA with an estimate to repair and paint the Town Square facility and gazebo. The estimated cost is \$41,447.00. No paint or structural repairs have been made since the building was completed in 2003.

SA Staff recommended adoption of Resolution No. 14-01, to approve a Second Amendment to the MOA increasing the maximum expenditures by \$41,000, to a not to exceed amount of \$116,000, and to delegate authority to the SA Secretary to prepare and sign the Second Amendment to the MOA. If approved, the increase of \$41,000 would be reflected in the ROPS 14-15A, item No. 11 on the 2-13-14 Agenda.

Comments: Some OB members recognized that maintenance to the Town Square buildings has been neglected and should be dealt with before a potential transfer of the asset to the County. Others expressed concerns about the SA incurring more debt with an additional \$41,000 in spending on the GSA MOA. After much discussion, Board members expressed concern that the scope of work in the current MOA and the proposal from GSA are somewhat unclear.

SA Secretary Donna McKendry clarified that the proposal does not reflect any work being done related to health and safety issues, but addresses needed maintenance that has not been done and has caused the property to be fall into disrepair.

Failed Motion: *To adopt Resolution No. 14-01, authorizing the SA to enter into a Second Amendment to the GSA increasing the not to exceed amount for cost of GSA services to \$116,000, and directing SA Secretary to sign the amendment.*

Moved by Tom Kasper, seconded by Paula Driscoll

Vote: 0-5 Motion is Defeated

Yes-NO: *Bill Bartels, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden*

Absent: Member Carroll was absent at the time of this vote.

Chairman Bartels and OB members discussed an alternative motion to approve the contract amendment provided any work beyond the scope of services in the original MOA must be first approved by the OB.

Approved Motion:

To adopt Resolution No. 14-01, authorizing the SA to enter into a revised Second Amendment increasing the not to exceed amount for the total cost of all GSA services to \$116,000, and directing SA Secretary to sign the amendment. In addition, staff is directed to ask GSA to attend the next OB meeting to explain scope of services contemplated by submitted deferred maintenance proposal and to bring photos of items in need of such repair.

Moved by Paula Driscoll, seconded by Christy Madden

Vote: 5-0

Yes: Bill Bartels, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

Absent: Member Carroll was absent at the time of this vote.

9. Adoption of Resolution No. 14-02 Approving the Amended Long Range Property Management Plan (LRPMP) to Include the Transfer of the Piru Town Square and Piru Storm Drain to the County of Ventura and Directing SA Staff to Submit the Amended LRPMP to the DOF

Discussion: Successor Agency Secretary (SA) Donna McKendry informed the Oversight Board (OB) of the following: In January, 2014, the DOF contacted SA staff resulting in their recommendation that the OB amend the LRPMP to facilitate the transfer of the Piru Storm Drain and Piru Town Square Depot for governmental purposes to the County of Ventura instead of waiting for the bonds to be paid off. The DOF confirmed that, if the transfer takes place, the SA (*not the County*) would retain responsibility for making all payments on the bonded debts related to these assets of the SA, as reflected in the OB's current ROPS, until such time as the bondholders are paid in full. County Counsel confirmed that DOF staff made this representation and that bond counsel had informed the County that the assets were not security for the bonded debts under the bond agreements.

Staff recommended adoption of Resolution No. 14-02, approving the amended LRPMP and directing SA staff to submit the Amended LRPMP to the DOF.

Moved by Paula Driscoll, seconded by Heather Kurpiewski

Vote: 5-0

Yes: Bill Bartels, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

Absent: Member Carroll was absent at the time of this vote.

10. Adoption of Resolution No. 14-03 Approving the Administrative Budget for the Time Period of July 1, 2014, through December 31, 2014.

SA Staff presented the item; there was no discussion by the OB.

Motion: *To Adopt Resolution No. 14-03 Approving the Administrative Budget for the Time Period of July 1, 2014, through December 31, 2014.*

Moved by Paul Driscoll, seconded by Tom Kasper

Vote: 5-0

Yes: Bill Bartels, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

Absent: Member Carroll was absent at the time of this vote.

11. Adoption of Resolution No. 14-04 Approving the Recognized Obligation Payment Schedules (ROPS 14-15A) for July 1, 2014 through December 31,

2014, Setting Forth a Schedule of Payments for Obligations of the Successor Agency and Transmission of Schedules to the Ventura County Auditor-Controller, State Controller’s Office, State Department of Finance, as well as Posting of Schedules to Successor Agency Internet Website.

Motion: To Adopt Resolution No. 14-04 Approving the Recognized Obligation Payment Schedules (ROPS 14-15A) for July 1, 2014 through December 31, 2014, Setting Forth a Schedule of Payments for Obligations of the Successor Agency and Transmission of Schedules to the Ventura County Auditor-Controller, State Controller’s Office, State Department of Finance, as well as Posting of Schedules to Successor Agency Internet Website.

Moved by Christy Madden, seconded by Tom Kasper

Vote: 5-0

Yes: Bill Bartels, Paula Driscoll, Tom Kasper, Heather Kurpiewski, and Christy Madden

Absent: Member Carroll was absent at the time of this vote

12. Announcements and Future Agenda Items

A. Announcements

• Pending Legislation

Counsel expects to bring a summary of legislative updates to the Oversight Board at its next meeting.

B. Future Agenda Items

• Other Administrative Issues

Next Regular Oversight Board meeting is scheduled for March 13, 2014 at 2:00 p.m.

Adjournment: The Board adjourned at 4:15 PM.