

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

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**REGULAR MEETING  
AGENDA**

**November 14, 2013**

**2:00 PM**

County Government Center  
Hall of Administration  
County Executive Office  
CEO Large Conference Room – 4<sup>th</sup> Floor  
800 S. Victoria Avenue  
Ventura, California 93009

**Members of the Board:** Bill Bartels - Chair  
Paula Driscoll - Vice Chair  
Matt Carroll  
Tom Kasper  
David Keebler  
Heather Kurpiewski  
Christy Madden

Persons who require accommodation for any audio, visual or other disability in order to review an agenda, or to participate in a meeting of the Oversight Board per the American Disabilities Act (ADA), may obtain assistance by requesting such accommodation in writing addressed to the County Executive Office, 800 South Victoria Avenue, Loc. #1940, Ventura, CA 93009 or telephonically by calling (805) 477-1994. Any such request for accommodation should be made at least 48 hours prior to the scheduled meeting for which assistance is requested.

All agenda reports and supporting data, including those filed in accordance with Government Code Section 54957.5 (b) (1) and (2) are available from the County Executive Office, Ventura County Government Center, Hall of Administration, 4<sup>th</sup> Floor, 800 South Victoria Avenue, Ventura, California. The same materials will be available and attached with each associated agenda item, when received, at the following website: [www.countyofventura.org/ceo/divisions/communitydevelopment/RDA](http://www.countyofventura.org/ceo/divisions/communitydevelopment/RDA).

Welcome to the Meeting of the Oversight Board to the Successor Agency to the Former Redevelopment Agency of the County of Ventura.

The following information is provided to help you understand, follow, and participate in the Board meeting:

Pursuant to California Government Code Section 54953 (a) et al., time is set aside for citizen presentations regarding Oversight Board related matters. Those wishing to speak must fill out a speaker card and submit it to the Secretary. Speaker cards for issues not on the agenda must be submitted to the Secretary prior to the beginning of the public comment period. Agendized item, speaker cards must also be submitted before the item is taken up for consideration. The Secretary may not accept any additional speaker cards once an item commences.

Members of the public making oral presentations to the Board in connection with one or more agenda or non-agenda items at a single meeting are limited to a cumulative total of time not to exceed five (5) minutes for all of their oral presentations at such meeting unless otherwise provided. The entire public comment period is limited to no more than thirty (30) minutes total for all speakers.

Members of the public who desire to augment their comments with visual or audio presentations using County equipment must submit their materials to the County Executive Office and the Chair for review before use of County equipment will be allowed. The review will be conducted to determine only whether the materials are on matters within the jurisdiction of the Board, would be disruptive of the meeting, or would foster illegality, such as identity theft. If it is determined the materials are about matters not within the Board's jurisdiction, or would be disruptive of the meeting, or would foster illegality, use of County equipment will not be allowed.

#### OPENING

1. Call to Order.
2. Roll Call.
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)
5. **Receive and File Without Objection or Amendment the Minutes for September 12, 2013 Regular Meeting.**

Minutes for September 12, 2013 Regular Meeting are submitted for your receipt and review.

Staff Recommends: Receive and file as submitted.

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.
7. Review the Transfer of the Town Square Project and Storm Drain Project to the County of Ventura (County) and Take Action as Needed Thereon.
8. Review the Department of Finance (DOF) Response to the SA's Inquiry Regarding Accelerated Bond Payments and its Impact on the Potential Transfer of the Town Square and the Storm Drain Projects to the County and Take Action as Needed Thereon.
9. Review the DOF Response to the Long Range Property Management Plan and Take Action as Needed Thereon.
10. Receive and File the DOF Determination Letter Dated October 28, 2013, Regarding Resolution No. 13-11 Accepting the Recognized Obligation Payment Schedules (ROPS 13-14B) for January 1, 2014 through June 30, 2014.
11. Adoption of Resolution No. 13-12 Authorizing the Successor Agency to the Former Redevelopment Agency of the County of Ventura (SA) to Donate the Stained Glass Window Obtained From the Lechler Museum Auction to the Piru San Salvador Catholic Church and Direct SA Staff to Document and Facilitate the Transfer of the Window to Said Church.
12. Adoption of Resolution No. 13-13 Authorizing the SA to Implement the Oversight Board (OB) Recommendation Regarding the Water Fountain at the Piru Town Square Depot and Direct SA Staff to work with the County General Services Agency (GSA) to complete the work within the estimated cost.
13. **Announcements and Future Agenda Items**
  - A. Announcements
    - Pending Legislation
  - B. Future Agenda Items
    - Other Administrative Issues

Next Regular Oversight Board meeting is scheduled for December 12, 2013 at 2:00 p.m.

Adjournment

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

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OFFICIAL SUMMARY  
MINUTES  
September 12, 2013  
2:00 PM

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

OPENING

1. Call to Order.
2. Roll Call.

Quorum established.

**Members Present:** Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden

**Members Absent:** Bill Bartels, Paula Driscoll

**Staff Present:** Mary Ann Guariento, Donna McKendry, Beverly Monnier, and Jaclyn Smith,

**Staff Absent:** Roberto Orellana, Mike Powers, Rosanna Bati

*Motion to appoint David Keebler as Acting Chair for the Oversight Committee meeting due to the absence of Chair Bill Bartels and Vice-Chair Paula Driscoll.*

*Motion Moved by Christy Madden, seconded by Matt Carroll*

*Vote: 5-0*

*Yes: Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden*

3. Pledge of Allegiance to the Flag of the United States of America.

4. Public Comments regarding matters not on today's agenda.

None

5. **Receive and File Without Objection or Amendment the Minutes for August 8, 2013 Regular Meeting.**

*Motion to receive and file without objection or amendment the Minutes for August 8, 2013 Regular Meeting.*

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

6. **Review the Successor Agency (SA) Monthly Administrative Financial Status Report (FSR) and Take Action as Needed Thereon.**

*Motion to receive and file FSR and in support of Successor Agency's payment plan, as detailed by MaryAnn Guariento, CEO Fiscal Department Staff.*

*Without objection or modification, the FSR was received and filed.*

7. **Review the Transfer of the Town Square Project and Storm Drain Project to the County of Ventura and Take Action as Needed Thereon.**

No report this month.

8. **Review the Department of Finance (DOF) Response to the SA Inquiry Regarding Accelerated Bond Payments and its Impact on the Potential Transfer of the Town Square and the Storm Drain Projects to the County of Ventura and Take Action as Needed Thereon.**

No report this month.

9. **Review the Department of Finance Response to the Long Range Property Management Plan and Take Action as Needed Thereon.**

No report this month.

10. **Receive and File Resolution No. 13-07 Directing SA Staff to Send a Letter to the Piru Neighborhood Council Requesting Reimbursement for Lechler Museum Items.**

Donna McKendry, SA Secretary, stated that at the August 8, 2013 Oversight Board (OB) meeting, SA Staff was directed to (1) send a letter to PNC providing a 30-day deadline for full reimbursement of the unpaid balance of \$2,983, (2) agendaize the

item on the September 12, 2013 meeting, and (3) prepare a resolution for review and approval by Chair Bartels and counsel. Staff presented the OB with a copy of the executed Resolution No. 13-07 and a copy of the letter to PNC. Staff recommended the OB receive and file Resolution 13-07 and the letter.

Public Comment: C. King, PNC President, stated that the PNC currently does not have funds to purchase the items and proposed that the items be donated to the Fillmore Museum but that the PNC receive ownership of the items.

OB Member Madden explained that in order to comply with the RDA dissolution laws, the OB must transfer ownership or donate the items. Because the PNC still owes money to the former Piru RDA for the cost of the items, the items cannot be donated to the PNC. OB Member Madden explained that the PNC could discuss the possibility of the PNC obtaining ownership of the items from the museum after the items are donated, but that any agreement between the museum and the PNC regarding ownership of the items would not involve the OB.

Counsel explained that because the OB cannot legally enter into new contractual obligations, the OB cannot require the Fillmore Museum to give the PNC ownership of the items.

OB Member Kasper suggested that before the next OB meeting, the PNC talk to the Fillmore Museum about the PNC's hope to gain ownership of the items if the OB donates them to the museum.

*Resolution No. 13-07 received and filed. OB directed staff to report back at the next OB meeting about the status of the PNC's request of Fillmore Museum to allow the PNC to retain ownership of the items once donated.*

**11. Adoption of Resolution No. 13-08 Authorizing the SA to Enter into an Amendment of the Memorandum of Agreement (MOA) Between the County of Ventura's General Services Agency (GSA) and the SA to Expand the Services and Reimbursement Rate and Methodology to Include GSA Parks Department and Direct Secretary to Sign Amendment.**

SA Secretary McKendry explained that Item 11 is an amendment of the MOA between the SA and GSA to add new labor rates for Parks Division staff which will apply when Parks Division staff performs services under the MOA at the Piru Town Square and the bank building.

Staff recommends approval of the Amendment through the adoption of Resolution No. 13-08.

*Motion to Adopt Resolution No. 13-08 Authorizing the SA to Enter into an Amendment of the MOA Between GSA and the SA to Expand the Services and Reimbursement Rate and Methodology to Include GSA Parks Department labor*

*rates and Direct Secretary to Sign Amendment.*

*Motion Moved by Matt Carroll, seconded by Christy Madden*

*Vote: 5-0*

*Yes: Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden*

**12. Adoption of Resolution No. 13-09 Authorizing the SA to Request a Risk Analysis of the Water Fountain at the Piru Town Square Depot and Direct SA Staff to Report Back to the OB With Recommendations Based Upon the Analysis.**

SA Staff Secretary McKendry reported that the Piru Town Square has a water fountain feature that has been problematic because it is a magnet to children, who play in the fountain when it has water in it, which damages the integrity of the fountain. The fountain is not strong enough to withstand children playing and jumping inside of it. Adoption of Resolution No 13-09 would authorize SA staff to request a Risk Analysis of the water fountain and to report back to the OB with the recommendations.

Public Comment: C. King asked what would be included in the Risk Analysis. SA Secretary McKendry explained that the analysis would evaluate liability and maintenance issues for the fountain and recommend whether the fountain should be repaired, removed or maintained in light of that analysis.

*Motion: To adopt Resolution No. 13-09 Authorizing the SA to Request a Risk Analysis of the Water Fountain at the Piru Town Square Depot and Direct SA Staff to Report Back to the Oversight Board With Recommendations Based Upon the Analysis.*

*Motion Moved by Heather Kurpiewski , seconded by Matt Carroll*

*Vote: 5-0*

*Yes: Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden*

**13. Adoption of Resolution No 13-10 Approving the Administrative Budget for the Time Period of January 1, 2014, through June 30, 2014.**

*Motion: To Adopt Resolution No 13-10 Approving the Administrative Budget for the Time Period of January 1, 2014, through June 30, 2014.*

*Motion Moved by Matt Carroll, seconded by Heather Kurpiewski*

*Vote: 5-0*

*Yes: Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden*

14. **Adoption of Resolution No 13-11 Approving the Recognized Obligation Payment Schedules (ROPS 13-14B) for January 1, 2014 through June 30, 2014 Setting Forth a Schedule of Payments for Obligations of the SA and Transmission of Schedules to the Ventura County Auditor-Controller, State Controller's Office, State Department of Finance with Posting of Schedules to SA's Internet Website.**

*Motion: To Adopt Resolution No 13-11 Approving the Recognized Obligation Payment Schedules (ROPS 13-14B) for January 1, 2014 through June 30, 2014 Setting Forth a Schedule of Payments for Obligations of the SA and Transmission of Schedules to the Ventura County Auditor-Controller, State Controller's Office, State Department of Finance with Posting of Schedules to SA's Internet Website.*

*Motion Moved by Tom Kasper, seconded by Matt Carroll*

*Vote: 5-0*

*Yes: Matt Carroll, Tom Kasper, David Keebler, Heather Kurpiewski, and Christy Madden*

**15. Announcements and Future Agenda Items**

**A. Announcements**

- Pending Legislation

Counsel will provide updates on any recently adopted legislation at October OB meeting.

**B. Future Agenda Items**

- Lechler Museum Items
- Town Square Water Fountain – Risk Assessment
- Other Administrative Issues

Matt Carroll proposed changing the frequency of OB meetings so that the OB would meet only when there are pending action items that need to be addressed. Matt Carroll questioned the need for an October meeting.

Counsel advised that without an agenda item to change the meeting schedule, and considering that visiting members of the public were advised that the OB would reconvene in October to discuss resolution of the Lechler Museum items, it would be best practice to keep the October meeting as scheduled and direct OB Staff at that meeting to agenda an item to reconsider the regular meeting schedule.

Secretary McKendry noted that Staff has cancelled meetings in the past by posting public notice of cancellation. No immediate changes were made to the meeting schedule.



Next Regular Oversight Board meeting is scheduled for October 10, 2013 at 2:00 p.m.

Adjournment: The Board adjourned at 2:44 PM

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

REGULAR MEETING  
November 14, 2013

**AGENDA ITEM #6:**

Review the Successor Agency Monthly Administrative Financial Status Report (FSR) and Take Action as Needed Thereon.

Exhibit A – October 2013 FSR

SUCCESSOR AGENCY TO THE VENTURA COUNTY (PRU) REDEVELOPMENT AGENCY  
 FINANCIAL STATUS REPORT  
 For the Period Ending October 31, 2013 - AP04

Item #6 - Exhibit A

Expenditures	Fiscal Year 2012-2013				Fiscal Year 2013-2014				Notes		
	7/1/12 - 12/31/12		1/1/13 - 6/30/13		7/1/13 - 12/31/13		1/1/14 - 6/30/14				
	Budget	Actuals	Budget	Actuals	Budget	Actuals	Budget	Actuals			
<b>RPTTF - Non-Admin (Current Period)</b>											
Maintenance Contract	37,500	31,863	37,500	33,389	37,500	7,572	37,500	37,500	75,000	75,000	
Utilities - Electric	3,600	2,365	3,600	5,323	3,600	1,844	3,600	3,600	7,200	7,200	
Utilities - Gas	120	19	120	181	120	120	120	120	240	240	
Utilities - Water	2,100	1,975	2,100	2,824	2,100	1,287	2,100	2,100	4,200	4,200	
Utilities - Sewer	360	286	360	708	360	118	360	360	720	720	
Tax Allocation Bonds - 2002	10,865	10,865	69,866	77,730	9,535	-	9,535	9,535	77,730	77,730	
Tax Allocation Bonds - 2008	15,751	15,751	32,701	48,462	15,412	-	15,412	15,412	48,423	48,423	
COBG Loan											
<b>Sub-total - RPTTF - Non-Admin (Current Period)</b>											
<b>RPTTF - Non-Admin (Prior Period Unfunded Liability)</b>											
Prior period expenses - ROPS II corrections;											
ROPS I actuals											
<b>Prior period expenses - ROPS III shortfall</b>											
Prior period expenses - ROPS II corrections;											
admin allowances - ROPS III corrections;											
Sub-total - RPTTF - Non-Admin (Prior Period Unfunded Liability)											
<b>Total RPTTF - Non-Admin</b>											
<b>RPTTF - Admin</b>											
Purchase Order Processing	1,000	31	106,500	317	50,000	13,166	20,000	20,000	45,000	45,000	
CEO Admin	15,000	25,936	15,000	60,000	15,000	-	-	-	30,000	30,000	
CEO Admin	-	-	-	20,000	-	-	-	-	20,000	20,000	
Accounting/Auditing Services	-	-	-	-	-	-	-	-	-	-	
Accounting/Auditing Services	-	-	-	-	-	-	-	-	-	-	
Training	4,500	-	4,500	18,802	4,500	-	28,000	28,000	52,000	52,000	
Legal Counsel	10,500	16,141	10,500	18,141	10,500	-	-	-	-	-	
Legal Counsel	-	4,852	-	64,789	-	-	-	-	-	-	
Legal Counsel	-	-	-	-	-	-	-	-	-	-	
Legal Services	6,000	-	6,000	-	6,000	-	-	-	-	-	
Auditing Services	8,000	-	8,000	-	8,000	-	-	-	-	-	
Auditing Services	-	-	-	-	-	-	-	-	-	-	
Meeting expenses	500	-	500	-	500	-	-	-	-	-	
Successor HA Admin	1,000	-	1,000	-	1,000	-	-	-	-	-	
<b>Total RPTTF - Admin</b>											
<b>Other</b>											
Skate Park Construction & Planning	24,250	-	24,250	-	24,250	-	-	-	-	-	
Skate Park Construction	15,375	-	15,375	-	15,375	-	-	-	-	-	
Skate Park Construction & Planning	8,375	-	8,375	-	8,375	-	-	-	-	-	
Skate Park Construction	240,000	-	240,000	-	240,000	-	-	-	-	-	
<b>Total Other</b>											
<b>Total Expenditures</b>											
<b>Revenue</b>											
RPTTF Distribution	116,806	116,806	41,284	158,090	41,284	208,720	208,720	208,720	441,659	441,659	
Rental Income	-	-	-	1,573	-	-	-	-	-	-	
COBG Grant Revenue	-	506	-	1,068	-	-	-	-	-	-	
<b>Total Revenue</b>											
<b>Net Gain / (Loss)</b>											
<b>Less: Reallocated to taxing entities</b>											
<b>Net Fund Balance</b>											

Due to the rolling nature of these costs, Budget amounts for the Fiscal Year are the maximum approved, not the sum of the two ROPS periods. Unfunded liability caused by incorrect presentation of ROPS I Actuals on the ROPS III

Unfunded liability caused by ROPS III RPTTF shortfall

Unfunded liability caused by ROPS III Admin costs in excess of originally authorized amount (does not exceed \$250,000 annual allowance)

County of Ventura - GSA  
 County of Ventura - CEO supplemental pending available budget  
 County of Ventura - ACO  
 FY 12-13 Successor Agency Audit, not required  
 Due diligence review per 34179.5 ; 34179.6  
 Training and Seminars  
 Outside Legal Counsel  
 County Counsel fees Jul 12 - Jun 13  
 County Counsel fees Jul 12 - Jun 13  
 County Counsel fees Jul 12 - Jun 13  
 FY 11-12 RDA Final Audit  
 FY 11-12 Successor Agency Audit  
 FY 12-13 Successor Agency Audit  
 Successor Agency Audit  
 Cost of Oversight Board meetings  
 Admin costs of Successor Housing Agency

NOTE: Skate Park transferred to County; no further expenses incurred subsequent to ROPS periods.

County of Ventura - GSA  
 County of Ventura - CEO  
 County of Ventura - ACO  
 County of Ventura - BDS  
 County of Ventura - Various  
 TBD

13-14B is estimated distribution per County ACO  
 Skate Park; transferred to County so no longer applicable

Excess RPTTF; to reduce future RPTTF payment;  
 Unfunded liability; to be applied as Enforceable Obligation on future ROPS:

**CASH FLOW PROJECTION**  
**October 31, 2013 - AP04**

Item #6 - Exhibit A

	Oct Actual	ROPS 13-14A Nov-Dec Projected	ROPS 13-14B Jan-Jun Projected
<b>Beginning Cash Balance</b>	75,792.04	68,243.83	11,193.74
<b>Required Expenditures</b>			
RPTTF			
GSA Maintenance	6,690.00	29,927.54	37,500.00
Utilities: Water and Sanitation	-	117.98	353.94
Utilities: So Cal Edison	508.13	1,011.24	3,033.72
Utilities: Gas Co.	-	100.00	300.00
Utilities: Warring Water	473.29	946.58	2,839.74
Tax Allocation Bonds - 2002	-	9,535.13	68,235.13
Tax Allocation Bonds - 2008	-	15,411.62	33,011.62
<b>Other Expenditures</b>			
PWA - FY12 payable			
RMA - RDA Expenses			
Legal Counsel - ROPS I (FY 12)			
Legal Counsel - Jul '12-Apr '13			
Legal Counsel - May-Jun '13			
<b>Total RPTTF</b>	7,671.42	57,050.09	145,274.15
Administrative Allowance			
Accounting - ACO			20,000.00
County Counsel			
<b>Total Administrative Allowance</b>	-	-	20,000.00
<b>Total Expenditures</b>	7,671.42	57,050.09	165,274.15
<b>Revenue</b>			
Apportionment Revenue (RDA)			
RPTTF Distribution			465,957.90
Rental Income			
Interest Received	123.21		
CDBG Grant Revenue			
<b>Total Revenue</b>	123.21	-	465,957.90
<b>Ending Cash Balance (Projected)</b>	68,243.83	11,193.74	311,877.49
<b>Cash available to fund 14-15A period</b>			
<b>Deferred Expenditures</b>			
Administrative Allowance			
CEO Admin - Oct '12-Jun '13	54,278.84		
CEO Admin - Add'l charges for Jul-Sep '12	1,086.40	26,000.00	Estimated
Legal Counsel - ROPS 13-14A		20,000.00	Estimated
CEO Admin - ROPS 13-14A			25,000.00
Legal Counsel - ROPS 13-14B			26,000.00
CEO Admin - ROPS 13-14B			Estimated
<b>Total Deferred Expenditures</b>	55,367.24	46,000.00	51,000.00
<b>Adjusted Cash Balance</b>	12,876.59	(90,173.50)	159,510.25
<b>Cash available to fund 14-15A period</b>			

465,957.90 Represents ROPS 13-14 B and 14-15 A distributions:  
 based on 1/2/14 distribution estimate from County ACO

Cash available to fund 14-15A period

Cash available to fund 14-15A period

Item 7

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

REGULAR MEETING  
November 14, 2013

**AGENDA ITEM #7:**

Review the Transfer of the Town Square Project and the Storm Drain Project to the County of Ventura and Take Action as Needed Thereon.

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

REGULAR MEETING  
November 14, 2013

**AGENDA ITEM #8:**

Review the Department of Finance Response to the Successor Agency Inquiry Regarding Accelerated Bond Payments and its Impact on the Potential Transfer of the Town Square and the Storm Drain Projects to the County of Ventura and Take Action as Needed Thereon.

Item 9

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

REGULAR MEETING  
November 14, 2013

**AGENDA ITEM #9:**

Review the Department of Finance Response to the Long Range Property Management Plan and Take Action as Needed Thereon.

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

---

**DATE:** November 14, 2013

**TO:** Oversight Board to Successor Agency

**FROM:** Donna McKendry, CEO Management Analyst

**SUBJECT:** Receive and File DOF Determination Letter Dated October 28, 2013, Regarding Resolution No. 13-11 Accepting the Recognized Obligation Payment Schedules (ROPS 13-14B) for January 1, 2014, through June 30, 2014

**RECOMMENDATION:**

It is recommended that your Board:

Receive and File the Department of Finance (DOF) Determination Letter Dated October 28, 2013, accepting your Board's adoption of Resolution No. 13-11 and the ROPS 13-14B for January 1, 2014 through June 30, 2014.

**FISCAL IMPACT:**

No fiscal impact.

**DISCUSSION:**

At your September 13, 2013 Oversight Board (OB) meeting, the OB adopted Resolution No. 13-11 approving the ROPS 13-14B and directing transmission of the ROPS 13-14B to the Ventura County Auditor-Controller's Office, State Controller's Office and the DOF. On October 28, 2013, Successor Agency (SA) staff received the DOF's Determination Letter (Exhibit A) approving Resolution No. 13-11 and the ROPS 13-14B.

**STAFF RECOMMENDATION:**

Staff recommends that your Board receive and file the DOF's Determination Letter dated October 28, 2013 approving Resolution No. 13-11 and the ROPS 13-14B.

Exhibit A – DOF Letter dated October 28, 2013





DEPARTMENT OF  
**FINANCE**

Item #10 - Exhibit A

EDMUND G. BROWN JR. ■ GOVERNOR

915 L STREET ■ SACRAMENTO CA ■ 95814-3706 ■ WWW.DOF.CA.GOV

October 28, 2013

Ms. Donna McKendry, Management Analyst  
Ventura County  
800 South Victoria Avenue, L# 1940  
Ventura, CA 93009

Dear Ms. McKendry:

**Subject: Recognized Obligation Payment Schedule**

Pursuant to Health and Safety Code (HSC) section 34177 (m), the Ventura County Successor Agency (Agency) submitted a Recognized Obligation Payment Schedule (ROPS 13-14B) to the California Department of Finance (Finance) on September 13, 2013 for the period of January through June 2014. Finance has completed its review of your ROPS 13-14B, which may have included obtaining clarification for various items.

Based on our review, we are approving all of the items listed on your ROPS 13-14B at this time.

Pursuant to HSC Section 34186 (a), successor agencies were required to report the estimated obligations and actual payments (prior period adjustments) associated with the January through June 2013 period. The amount of RPTTF approved in the table below includes the prior period adjustment that was self-reported by the Agency. HSC Section 34186 (a) also specifies that the prior period adjustments self-reported by successor agencies are subject to audit by the county auditor-controller (CAC) and the State Controller. Any proposed CAC adjustments were not received in time for inclusion in this letter. Therefore, the amount of RPTTF approved in the table below includes only the prior period adjustment that was self-reported by the Agency.

The Agency's maximum approved RPTTF distribution for the reporting period is \$487,670 as summarized below:

<b>Approved RPTTF Distribution Amount</b>	
<b>For the period of January through June 2014</b>	
Total RPTTF requested for non-administrative obligations	287,670
Total RPTTF requested for administrative obligations	200,000
<b>Total Requested RPTTF</b>	<b>\$ 487,670</b>
Total RPTTF approved for non-administrative obligations	287,670
Total RPTTF approved for administrative obligations	200,000
<b>Total RPTTF approved for obligations</b>	<b>\$ 487,670</b>
ROPS III prior period adjustment	-
<b>Total RPTTF approved for distribution</b>	<b>\$ 487,670</b>

Please refer to the ROPS 13-14B schedule that was used to calculate the approved RPTTF amount:

[http://www.dof.ca.gov/redevelopment/ROPS/ROPS 13-14B Forms by Successor Agency/](http://www.dof.ca.gov/redevelopment/ROPS/ROPS%2013-14B%20Forms%20by%20Successor%20Agency/).


This is Finance's final determination related to the enforceable obligations reported on your ROPS for January 1 through June 30, 2014. This determination applies only to items where funding was requested for the six month period. Finance's determination is effective for this time period only and should not be conclusively relied upon for future periods. All items listed on a future ROPS are subject to a subsequent review and may be denied even if it was or was not denied on this ROPS or a preceding ROPS. The only exception is for those items that have received a Final and Conclusive determination from Finance pursuant to HSC 34177.5 (i). Finance's review of items that have received a Final and Conclusive determination is limited to confirming the scheduled payments as required by the obligation.

The amount available from the RPTTF is the same as the amount of property tax increment that was available prior to enactment of ABx1 26 and AB 1484. This amount is not and never was an unlimited funding source. Therefore, as a practical matter, the ability to fund the items on the ROPS with property tax is limited to the amount of funding available to the successor agency in the RPTTF.

To the extent proceeds from bonds issued after December 31, 2010 exist and are not encumbered by an enforceable obligation pursuant to 34171 (d), HSC section 34191.4 (c)(2)(B) requires these proceeds be used to defease the bonds or to purchase those same outstanding bonds on the open market for cancellation.

Please direct inquiries to Beliz Chappuie, Supervisor or Anna Kyumba, Lead Analyst at (916) 445-1546.

Sincerely,



JUSTYN HOWARD  
Assistant Program Budget Manager

cc: Ms. Mary Ann Guariento, Accounting Officer, Ventura County  
Ms. Sandra Bickford, Chief Deputy, Ventura County Auditor-Controller  
California State Controller's Office

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

---

**DATE:** November 14, 2013

**TO:** Oversight Board to Successor Agency

**FROM:** Donna McKendry, CEO Management Analyst

**SUBJECT:** Adoption of Resolution No. 13-12 Authorizing the Successor Agency to the Former Redevelopment Agency of the County of Ventura (SA) to Donate the Stained Glass Window Obtained From the Lechler Museum Auction to the Piru San Salvador Catholic Church and Direct SA Staff to Document and Facilitate the Transfer of the Window to Said Church

**RECOMMENDATION:**

It is recommended that your Board:

1. Adopt Resolution No. 13-12 authorizing the SA to donate the Stained Glass Window to the Piru San Salvador Catholic Church.
2. Request the SA Staff to document the transfer of the window to the church.
3. Request the SA Staff to facilitate the transfer of the window to the church.

**FISCAL IMPACT:**

No fiscal impact.

**DISCUSSION:**

At your August 8, 2013 Oversight Board (OB) meeting, SA Staff reported that in April, 2013, staff was made aware that a number of items were obtained from the Piru Lechler Museum. They were purchased for economic development reasons in the hopes of placing them into a future Piru Museum. The former RDA spent \$2,983 which resulted in a 94.23% interest in one stained-glass window as noted in Exhibit A. All other property is documented to be owned by the Piru Neighborhood Council (PNC).

On June 5, 2013, staff sent an email to the DOF requesting direction on what to do with the property. On July 1, the DOF responded suggesting that, due to their minimal value, the Oversight Board adopt a resolution authorizing the SA to donate the items to a local non-profit museum (Exhibit B).

Discussion has taken place with the PNC and both the Fillmore Historical Museum and the San Salvador Catholic Church regarding donation of the former RDA owned stained-glass window. The Fillmore Historical Museum and the San Salvador Catholic Church both have expressed interest in obtaining the window. The Fillmore Historic Museum would store it and the Catholic Church would display it. The PNC is very supportive of the church obtaining the window for this purpose and has submitted a letter so stating (Exhibit C).

**STAFF RECOMMENDATION:**

Staff recommends that your Board:

1. Adopt Resolution No. 13-12 (Exhibit D) authorizing the SA to transfer all interest in the Lechler Museum stained-glass window to the Piru San Salvador Catholic Church, located at 4049 Center St, Piru, California 93040.
2. Request the SA Staff to document the transfer of the window to the church.
3. Request the SA Staff to facilitate the transfer of the window to the church.

Exhibit A – Museum List  
Exhibit B – Email – DOF Response  
Exhibit C – PNC Letter  
Exhibit D – Resolution No. 13-12

## LIST OF LECHLER MUSEUM ITEMS

Description	Ownership	Price	Tax	Auction Fee	Total Value
1a Stained glass church window (94.23148% ownership)	FMR RDA	2,544.25	184.46	254.43	2,983.13
<b>Subtotal</b>		<u>\$2,544.25</u>	<u>\$184.46</u>	<u>\$254.43</u>	<u>\$2,983.13</u>
1b Stained glass church window (5.76852% ownership)	PNC	\$155.75	\$11.29	\$15.58	\$182.62
2 Stained glass church window	PNC	\$2,700.00	\$195.75	\$270.00	\$3,165.75
3 Lanterns – two	PNC	120.00	8.70	12.00	140.70
4 Scale - black – Piru Sanchez Market	PNC	125.00	9.06	12.50	146.56
5 Hotel Bell - Gold colored metal bell and yellow Piru sign	PNC	150.00	10.88	15.00	175.88
6 Butter dish – Round Rock Hotel	PNC	125.00	9.06	12.50	146.56
7 Calculator/adding machine - printing with paper	PNC	125.00	9.06	12.50	146.56
8 Ceiling fan motor with 4 blades	PNC	175.00	12.68	17.50	205.18
9 Photos – miscellaneous black and white	PNC	100.00	7.25	10.00	117.25
10 Stamp – Citrus VC Exchange	PNC	20.00	1.45	2.00	23.45
11 Skull - Lechler's Piru Museum	PNC	40.00	2.90	4.00	46.90
12 Edison Cup (SOLD)	PNC	15.00	1.09	1.50	17.59
<b>Subtotal</b>		<u>\$3,850.75</u>	<u>\$279.17</u>	<u>\$385.08</u>	<u>\$4,515.00</u>
<b>Grand Total</b>		<u>\$6,395.00</u>	<u>\$463.63</u>	<u>\$639.50</u>	<u>\$7,498.13</u>

**From:** "Hill, Chris" [Chris.Hill@dof.ca.gov](mailto:Chris.Hill@dof.ca.gov)  
**To:** "Donna McKendry@ventura.org" <[Donna.McKendry@ventura.org](mailto:Donna.McKendry@ventura.org)>  
**Date:** 7/1/2013 4:22 PM  
**Subject:** FW: Requesting DOF Direction - Ventura County

Item #11 – Exhibit B

Good afternoon-

Given the nature of these items and their apparently minimal value, the Department of Finance believes the most appropriate course of action would be for the Oversight Board to adopt a resolution authorizing the Successor Agency to donate the items to a local non-profit museum. The Piru Neighborhood Council may not be the most appropriate recipient of this material, since they failed to honor their initial agreement to fully reimburse the former RDA for the \$4,948 in tax increment monies spent to purchase the items. It would be advisable for the Oversight Board resolution to describe the items being donated (either individually or by grouping), and to provide an approximate cash value for each individual item or grouping of items. The resolution should be forwarded to Finance for review.

From: Donna McKendry [<mailto:Donna.McKendry@ventura.org>]  
Sent: Thursday, June 27, 2013 9:07 AM  
To: Redevelopment Administration  
Cc: Christy Madden; Jaclyn Smith; Robert Orellana  
Subject: Re: Requesting DOF Direction - Ventura County

Dear DOF,

The following email was sent to your agency on June 5, 2013. Aside from your automatic reply, we have not heard from your office regarding the questions outlined in the message. It is now June 27th. Could you let us know when we can expect a response?

Thank you,  
Donna McKendry  
Successor Agency Secretary

>>> Donna McKendry 6/5/2013 4:23 PM >>>  
Dear DOF,

One of the goals of the County of Ventura's Redevelopment Agency (RDA) was to promote economic development by bringing new businesses into the town of Piru, increase commerce for existing businesses and promote tourism.

For many years the town had the "Lechler Museum" that was privately owned and operated. In early 2000, the owners of the museum decided to close the museum and auction off all of the items. This spurred the community into action, with a desire to obtain as many of the artifacts as possible and place them in, what the town hoped would be, a future Piru museum. The RDA staff thought it would be a good tourism tool to help with their economic development efforts.

So, on August 26, 2000, RDA staff spent \$4,948.13 of RDA money on museum items for the town of Piru. The Piru Neighborhood Council (PNC), a 501(c)3, purchased \$2,550 worth of items. In November 2000, the PNC reimbursed the RDA for \$1,965. The intent was for the PNC to reimburse the RDA for remaining \$2,983.13. However, the Piru museum never materialized and the PNC never paid the RDA back for the balance.

In the meantime, the artifacts, listed below, have been stored in a County facility in Piru at no charge. All of the items are partially owned by the PNC and partially by the RDA. The items include: a butter dish, old photos, ceiling fan, adding machine, grocery market scale, lanterns, citrus exchange stamp, cow skull, 2 stain glass windows and a door bell.

Unfortunately, the Successor Agency (SA) staff only recently found out about the ownership of these items. Therefore, they were never added onto the asset list or accounted for in any of the reports. We could not find any reference in the legislation of what to do with property/assets that are newly discovered.

Could you provide us with direction on how to handle this situation? Would it be acceptable to the DOF if the SA's Oversight Board disposed of this personal property by donating it to the PNC or to a local museum? Should the OB adopt a resolution for your review prior to carrying out such action?

Thank you for any assistance you can provide.

Best Regards,  
Donna McKendry  
Successor Agency Secretary

Donna McKendry  
Management Analyst II  
Ventura County Executive Office  
Hall of Administration L#1940  
800 South Victoria Avenue  
Ventura, CA 93009  
Office: 805-654-2876  
FAX: 805-654-5106  
[donna.mckendry@ventura.org](mailto:donna.mckendry@ventura.org)

*Piru Neighborhood Council Inc. since 1977*

---

P.O. Box 162, Piru, CA 93040

piruneighborhoodcouncilinc@yahoo.com

November 2013

Donna McKendry  
Management Analyst II  
Ventura County Executive Office

Dear CEO oversight committee,

The Piru Neighborhood Council would like to suggest that the Stained glass windows purchased from the Lechler museum auction be donated to the San Salvador Mission in Piru California. The current Pastor, Fr. Barney, of San Salvador Church has been looking for them, and he has already acquired the original church chandelier, and would like to exhibit the original windows with the chandelier in the current church.

We would also like to suggest that the other items that the County was holding for the PNC housed at the Fillmore museum contingent on the PNC still owning such items and until such time as Piru has a place to store or exhibit them in Piru.

Sincerely,

C. King

**Board of Directors, 2013 – 2014:** *C.S. King ~ Madame President · Lupe Hurtado ~ Madame Vice President · Yvonne Gonzalez ~ Secretary · Jazmin Gonzalez ~ Treasurer · Julz Lugo ~ Ways & Means*

**RESOLUTION NO. 13-12**

**RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO  
THE FORMER REDEVELOPMENT AGENCY OF THE COUNTY OF VENTURA,  
STATE OF CALIFORNIA, DIRECTING SUCCESSOR AGENCY STAFF TO DONATE A STAINED GLASS  
WINDOW OBTAINED FROM THE LECHLER MUSEUM AUCTION TO THE PIRU SAN SALVADOR CATHOLIC  
CHURCH AND DIRECT SUCCESSOR AGENCY STAFF TO DOCUMENT AND FACILITATE THE TRANSFER OF  
THE WINDOW**

The Oversight Board for the Successor Agency to The Former Redevelopment Agency of the County of Ventura (Former RDA) does resolve as follows:

WHEREAS, Assembly Bill x1 26 ("ABx1 26") was passed by the State Legislature on June 15, 2011, and signed by the Governor on June 28, 2011, and AB 1484 was approved by Governor, effective June 27, 2012; and

WHEREAS, among other things, ABx1 26 added and AB 1484 amended Part 1.85 to the California Health and Safety Code, including Health and Safety Code section 34170 et seq.; and

WHEREAS, by enactment of Part 1.85 of Division 24 of the Health and Safety Code, The Redevelopment Agency of the County of Ventura was dissolved as of February 1, 2012, and the County of Ventura was designated the Successor Agency to The Redevelopment Agency of the County of Ventura ("Successor Agency") under Health and Safety Code Section 34173(a); and

WHEREAS, one of the goals of the Former RDA was to promote economic development by bringing new businesses into the town of Piru, increasing commerce for existing businesses and promoting tourism; and

WHEREAS, for many years the Lechler Museum, a privately owned and operated business, existed in the town of Piru and, in early 2000, the owners of the museum decided to close the museum and auction off all of the items on August 25 and 26, 2000; and

WHEREAS, the Piru Neighborhood Council (PNC) and the Former RDA discussed creating a Piru Museum that could display historical items native to Piru and provide a venue to promote tourism and positive economic impact to the area; and

WHEREAS, on August 26, 2000, RDA staff spent \$2,983.13 of Former RDA money on a stained-glass window; and

WHEREAS, on June 5, 2013, Successor Agency (SA) staff submitted an inquiry to the Department of Finance (DOF) for direction on what to do with the items owned by the Former RDA; and

WHEREAS, on July 1, 2013, the DOF responded (Exhibit B) that the Oversight Board (OB) could adopt a resolution (1) authorizing the SA to donate the items to a local non-profit museum and (2) describing the items, with an approximate cash value for each individual item, and forward the resolution to the DOF for final review; and



WHEREAS, SA staff discussed the alternatives of transferring ownership of the stained-glass window to the Fillmore Historical Museum and the Piru San Salvador Catholic Church, both non-profit agencies; and

WHEREAS, the Fillmore Historical Museum intended to store the stained-glass window and potentially display it but not necessarily in the town of Piru; and

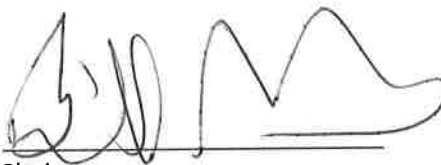
WHEREAS, the Piru San Salvador Catholic Church would display the stained-glass window in their church in the town of Piru; and

WHEREAS, the PNC supports donation of the stained-glass window to the Piru San Salvador Catholic Church so that it could be displayed locally (Exhibit C).

NOW, THEREFORE BE IT FOUND AND RESOLVED AS FOLLOWS:

1. The above citations are true and correct.
2. The OB approves the transfer of all SA interest in the above-described stained-glass window purchased at the Lechler Museum auction to the San Salvador Catholic Church in Piru, subject to the DOF's review of this Resolution.
3. The OB directs staff to document and facilitate the physical and legal transfer of the above-described stained-glass window to the Piru San Salvador Catholic Church.

PASSED, APPROVED AND ADOPTED by the Oversight Board, on a motion by Board Member Christy Madden, seconded by Member Paula Driscoll, this 14 day of November 2013.

By:   
Chair  
Oversight Board

ATTEST:

By:   
Successor Agency Secretary

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

---

**DATE:** November 14, 2013

**TO:** Oversight Board to Successor Agency

**FROM:** Donna McKendry, CEO Management Analyst

**SUBJECT:** Adoption of Resolution No. 13-13 Authorizing the SA to Implement the OB's Recommendation for Piru Town Square Water Fountain and Direct SA Staff to work with the County General Services Agency (GSA) to complete the work within the estimated cost

**DISCUSSION:**

The Piru Town Square Depot ("Town Square") is located on a seven acre parcel at 664 Piru Square (formerly 3977 East Center Street), Piru, CA 93040. It contains 1,002 square feet of building space, including restrooms, maintenance room, multi-purpose room, gazebo, children's playground and a water fountain where children often play.

Because the water fountain is a magnet for children when it has water in it, the water fountain is typically turned off throughout the year. The water fountain is only turned on for special events, facility rentals or film shoots. Those who rent the facility are charged a fee to have the fountain operating.

GSA has determined that damage occurs when children play in and around the fountain. The fountain is not strong enough to withstand the stress of children wading in and jumping up and down inside of it. There is concern about the integrity and function of the structure, cost of maintenance and repairs and the possibility that it is an attractive nuisance.

At your September 12, 2013 Oversight Board (OB) meeting, your board adopted Resolution No. 13-09 authorizing the SA to request a risk analysis of the water fountain and directed Successor Agency (SA) staff to report back to your Board with recommendations based upon the analysis.

SA staff met with GSA staff and County of Ventura Risk Assessment (RA) staff regarding the water fountain. As a result, there are two recommendations (#1 and #2) that offer very low liability risk and costs ranging from \$2,604 to \$6,272.

On October 25, 2013, the PNC President, Ms. C. King, met with SA staff to discuss the fountain and express the PNC's recommendation of what to do with the water fountain. Ms. King provided numerous computer display examples of "splash pad" designs from other cities and counties. (Exhibit A.) Based on Ms. King's recommendation, SA staff also consulted with GSA and RA to get estimates and feedback on a "splash pad."

Including the PNC's suggestion for a splash pad, the options are:

1. Remove the water fountain and plant one 24" box tree with irrigation and bark in place of the fountain.
2. Remove the water fountain and replace with concrete.
3. Remove the water fountain and construct a "splash pad."
4. Take no action.

RA provided the following risk assessment for the four options outlined above:

1. Options 1, 2 and 4 are very low risk. The current water fountain, regardless of whether it has water, is not considered a dangerous condition because of its reasonable function and use and because it does not create a unique environment.
2. Unlike the other options, a "splash pad" poses a moderate level of risk. This is because of its wet and slippery surface and a lack of on-site supervision for a water feature. It is also a unique feature which makes it more complicated to maintain. Also, because the splash pad would be located in a remote area, any maintenance failure could create a liability because of the time and distance required to respond to any water failures.
3. The estimated cost to defend a liability claim for this type of recreation facility is approximately \$50,000 to \$150,000.

GSA provided the following evaluation, based upon a modest 3 jet system, for the feasibility of installing a "splash pad:"

1. The equipment for a 3 jet system on a 120-200 square foot foot-print would cost approximately \$30,000. Installation for this system would cost approximately \$30,000 to \$40,000. Depending on whether domestic water and sewer or a

recirculating system is used, the cost for this addition would range from \$60,000 to \$130,000.

2. GSA received a general quote from Water Design, Inc. for a system that consisted of a pad with 10 jets, drains, a 4,000 gallon water reservoir, a treatment system with pumps, filters, ultraviolet light water treatment and pumps for the jets. A rudimentary system for this would start around \$150,000.
3. GSA examined the current location of the water fountain and stated a "splash pad" is not recommended for that location because it overlaps one sidewalk and is very close to the main side walk and street. Over-splash would occur on the sidewalks, creating an unsafe situation. If a "splash pad" is approved, it would require placement further into the park, removal and concreting the existing water fountain (see option #2 under Fiscal Impact below) and removal/encroachment of other park grounds to construct the "splash pad" and the water reservoir, treatment system, pumps and filters.
4. Due to California environmental regulations and requirements, the maintenance, water testing, health regulations, etc., of a "splash pad" is equivalent to a public swimming pool. Since the County of Ventura does not have any public swimming pools, GSA would be required to hire, train and certify someone specifically for this facility. In addition, during the days the facility is operational, the qualified staff person would have to go to the site a minimum of two times per day to conduct water tests and check on the pumps and water system. Another option would be to contract out these services. Either way, there would be a significant annual cost to operate and maintain the "splash pad" facility.
5. There would be a significant annual increase in power, water and sewer costs associated with this type of project.
6. GSA has documented an extremely high level of vandalism to the Piru Town Square facility. Additional hidden costs would be associated with the high risk of vandalism.
7. GSA has expressed concerns that when the Piru Town Square is transferred from the SA to the County of Ventura, the Parks Department does not have the funds to maintain such a facility under current funding structure. Transfer of the Piru Town Square with a "splash pad" would require the County Board of Supervisors to examine an unanticipated increase in General Fund expenditures upon accepting the transfer.

**FISCAL IMPACT:**

The options are:

1. Remove the water fountain and plant one 24" box tree with irrigation and bark in place of the fountain.

Estimated cost: \$2,604 with minimal annual maintenance and water costs.  
Liability Risk: Very low

2. Remove the water fountain and replace with concrete.

Estimated cost: one-time cost of \$6,272 with no annual maintenance costs.  
Liability Risk: Very low

3. Remove the water fountain and construct a "splash pad."

Estimated cost: Between \$60,000 to \$130,000, plus significant increase in annual costs including maintenance labor, equipment and supplies as well as the cost of utilities.  
Liability Risk: Moderate

4. Take no action.

Estimated cost: ongoing maintenance and repair costs to keep the fountain functional. Cost conditioned upon the amount of use and damage or liability resulting from continued misuse of the fountain.  
Liability Risk: Very low

The cost of options 1, 2 or 4 could be absorbed in the current contract with GSA which allows for work and expenses not to exceed \$75,000. The cost of option 3 would require an increase to the GSA contract. By law, the maximum annual allocation for the SA's administrative budget is \$250,000. Since the entire \$250,000 is allocated across enforceable obligations and service contracts, any addition above the GSA \$75,000 contract would need to be taken from other contracts.

#### **STAFF RECOMMENDATION:**

It is recommended that your Board:

1. Select an option and Adopt Resolution No. 13-13 authorizing the SA to implement the OB selection for the water fountain.
2. Direct SA staff to work with GSA to complete the work within the estimated costs set forth above.

Exhibit A – Splash Pad Photos  
Exhibit B – Resolution No 13-13

*Piru Neighborhood Council Inc. since 1977*

---

P.O. Box 162, Piru, CA 93040

piruneighborhoodcouncilinc@yahoo.com

November 2013

Donna McKendry  
Management Analyst II  
Ventura County Executive Office

Dear CEO oversight committee,

The Piru Neighborhood Council would like to suggest the fountain in the Piru Square be replaced with a sprayground water installation. The current fountain is not very sturdy, and has often been overly loved by residents who would like to play in the water, not just look at it. As Piru gets very hot, and shade is limited, as well as water resources, a sprayground installation would help alleviate some much needed respite from heat in our area, and incur less damage and need for repair.

Piru can be one of the first towns in Ventura to embrace this new cost effective way of cooling off its citizens. Enclosed there are some photos of types of sprayground installations. It would be most beneficial to our community if we could incorporate a round rock type statue, as Round Rocks are a symbol of our Piru area heritage, as well as encouraging water use in the installation. We know that a barrier/bench would need to be built, as well as changing the filtration system. We look forward to working with the county to change the current fountain into both something beautiful, useful and cost effective for the county and our community.

Sincerely,

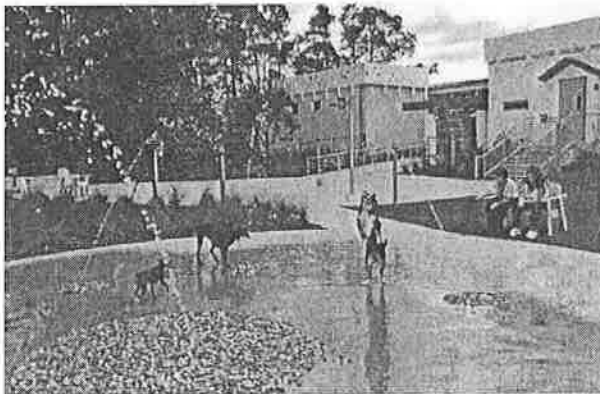
C. King

**Board of Directors, 2013 – 2014:** *C.S. King ~ Madame President · Lupe Hurtado ~  
Madame Vice President · Yvonne Gonzalez ~ Secretary · Jazmin Gonzalez ~ Treasurer  
· Julz Lugo ~ Ways & Means*

*Not a lot of water  
depth, the ground  
seeps us the water.  
Fountain does not  
run all of the time.*



*Rock type installation,  
encouraging water  
use/touch.*



## Bubbling Rock



Bubbling Rock  
\$229.95

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Water and sand are a perfect combination that gives children manipulative play, and a chance to be extraordinarily creative making sand castles, sand roads, road beds, mountains, tunnels, and all kinds of other play scenes.

Bubbling Rock, controlled by a teacher-operated valve, provides a gentle flow of water bubbling out of the top of a real rock that can be placed in a play area, or in a rain garden, or anywhere else you want a gentle supply of fresh water.

Bubbling Rock is a real rock (not a fake one), it looks beautiful, it makes for great conversation, and the sand or dirt it gets wet provides endless, creative play.



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[Tree Parts](#)  
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[Rocks](#)  
[Fitness](#)

Rocks and boulders are a "must have" on any playground!

Licensing and Playground Safety Inspectors, and Insurance representatives are beginning to understand that rocks and boulders are very safe playground additions that become part of the natural landscape that children absolutely adore and learn to respect. Further, neither the ASTM nor the CPSC guidelines regulates boulders, so it is up to you completely, whether you want to bring these beautiful, natural wonders to your children.

*Cost effective resources.*



**RESOLUTION NO. 13-13**

**RESOLUTION OF THE OVERSIGHT BOARD FOR THE SUCCESSOR AGENCY TO  
THE FORMER REDEVELOPMENT AGENCY OF THE COUNTY OF VENTURA,  
STATE OF CALIFORNIA, AUTHORIZING THE SUCCESSOR AGENCY (SA) TO IMPLEMENT THE OVERSIGHT  
BOARD (OB) RECOMMENDATION REGARDING THE WATER FOUNTAIN AT THE PIRU TOWN SQUARE  
DEPOT AND DIRECT SA STAFF TO WORK WITH THE COUNTY OF VENTURA'S GENERAL SERVICES  
AGENCY (GSA) TO COMPLETE THE WORK AND NOT TO EXCEED THE ESTIMATED COST.**

The Oversight Board for the Successor Agency to The Former Redevelopment Agency of the County of Ventura ("OB") does resolve as follows:

WHEREAS, Assembly Bill x1 26 ("ABx1 26") was passed by the State Legislature on June 15, 2011, and signed by the Governor on June 28, 2011, and AB 1484 was approved by Governor, effective June 27, 2012; and

WHEREAS, among other things, ABx1 26 adds and AB 1484 amends Part 1.85 to the California Health and Safety Code, including Health and Safety Code section 34170 et seq.; and

WHEREAS, by enactment of Part 1.85 of Division 24 of the Health and Safety Code, The Redevelopment Agency of the County of Ventura was dissolved as of February 1, 2012 such that the Successor Agency to The Redevelopment Agency of the County of Ventura ("SA") shall be designated as successor entity to the former redevelopment agency under Health and Safety Code Section 34173(a); and

WHEREAS, the Piru Town Square Depot is located on a seven acre parcel at 664 Piru Square (formerly 3977 East Center Street), Piru, CA 93040, and it contains 1,002 square feet of building space, including restrooms, maintenance room, multi-purpose room, gazebo, children's playground and a water fountain; and

WHEREAS, there are questions regarding the current integrity and function of the water fountain, the cost of maintenance and repairs, and the possibility that it is an attractive nuisance; and

WHEREAS, on September 12, 2013, the OB adopted Resolution No. 13-09 authorizing the SA to request a risk analysis of the water fountain at the Piru Town Square Depot and directed SA staff to report back to the OB with recommendations based upon the analysis; and

WHEREAS, SA staff met with General Services Agency (GSA) staff and County of Ventura Risk Assessment staff regarding the water fountain; and

WHEREAS, on October 25, 2013, SA staff met with the Piru Neighborhood Council (PNC) President regarding the water fountain; and

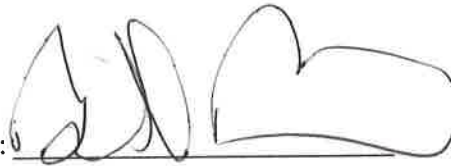
WHEREAS, from these meetings, four options (outlined below) were assessed regarding risk level, as well as installation and maintenance costs:

1. Remove the water fountain and plant one 24" box tree, with irrigation and bark. (Estimated cost: \$2,604.00; low risk of liability claims); or
2. Remove the water fountain and replace with concrete. (Estimated cost: \$6,272.00; low risk of liability claims); or
3. Remove the water fountain and construct a water "splash pad" feature. (Estimated cost: \$60,000.00 - \$130,000.00; increased (moderate) risk of exposure to claims, over risk of current and alternative situations); or
4. Take no action at this time. (Estimated cost: current cost for ongoing maintenance and repair; minimal, but some degree of risk of claims due to potential for structure failure).

NOW, THEREFORE BE IT FOUND AND RESOLVED AS FOLLOWS:

1. The above recitations are true and correct.
2. The OB selects and approves Option # 1 above\* in regards to the Piru Town Square water fountain.
3. The OB directs SA Staff to work with the County of Ventura's GSA to complete the work and not to exceed the estimated cost set forth above.

PASSED, APPROVED AND ADOPTED by the Oversight Board, on a motion by Board Member Bill Bartels, seconded by Member Matt Carroll, this 14 day of November 2013.

By:   
 Chair  
 Oversight Board

ATTEST:

By:   
 Successor Agency Secretary



\* The tree option is selected as being covered within the terms of, and budgeted amount for, the SA's current contract with the County's General Services Agency, which contract and corresponding budgeted amount has been approved by the Department of Finance for inclusion in ROPS 13-14A + 13-14B.