



OVERSIGHT BOARD OF THE SUCCESSOR AGENCY TO THE FORMER SAN MARCOS REDEVELOPMENT AGENCY

MINUTES SPECIAL MEETING

Monday, March 3, 2014

City of San Marcos – City Council Chamber
1 Civic Center Drive, San Marcos, CA 92069

CALL TO ORDER - Chair Hamels called the meeting to order at 9:00 a.m.

PLEDGE OF ALLEGIANCE - Chair Hamels led the pledge.

ROLL CALL

PRESENT: BOARD MEMBERS: GITTINGS, JONES, MALONE, NEWMAN, PEREZ, SIMMONS AND HAMELS

ABSENT: BOARD MEMBERS: NONE

ORAL COMMUNICATIONS

No members of the public requested to speak.

ACTION ITEMS

1. APPROVAL OF MINUTES – November 1, 2013 Regular Meeting.

MOVED BY GITTINGS, SECONDED BY MALONE, TO ACCEPT MINUTES OF THE NOVEMBER 1, 2013, REGULAR OVERSIGHT BOARD MEETING AS PRESENTED.

AYES: BOARD MEMBERS: GITTINGS, JONES, MALONE, NEWMAN, PEREZ, SIMMONS, HAMELS
NOES: BOARD MEMBERS: NONE

2. SUCCESSOR AGENCY ADMINISTRATIVE BUDGET FOR ROPS 14-15A

MOVED BY MALONE, SECONDED BY GITTINGS, TO ADOPT RESOLUTION NO. OBRDA 2014-018, TO APPROVE THE SUCCESSOR AGENCY ADMINISTRATIVE BUDGET FOR ROPS 14-15A AS PRESENTED.

AYES: BOARD MEMBERS: GITTINGS, JONES, MALONE, NEWMAN, PEREZ, SIMMONS, HAMELS
NOES: BOARD MEMBERS: NONE

3. LOAN REPAYMENT SCHEDULE FOR SUPPLEMENTAL EDUCATIONAL REVENUE AUGMENTATION FUND (SERAF)

ROCHA presented staff report dated 3/3/14 and recommended adoption of the resolution approving the SERAF.

BOARDMEMBER COMMENTS INCLUDED: clarification of the repayment amounts and repayment schedule.

MOVED BY MALONE, SECONDED BY NEWMAN, TO ADOPT RESOLUTION NO. OBRDA 2014-019, TO ACCEPT THE LOAN REPAYMENT SCHEDULE AS PRESENTED.

AYES: BOARD MEMBERS: GITTINGS, JONES, MALONE, NEWMAN, PEREZ, SIMMONS, HAMELS
NOES: BOARD MEMBERS: NONE

GITTINGS recused himself from the discussion from items #4 and #5 due to a conflict of interest for his representation of Opportune Southern California Ventures LLC and interested parties associated with properties listed on the ROPS.

4. DEVELOPMENT AND LOAN AGREEMENT (DLA) WITH OPPORTUNE SOUTHERN CALIFORNIA VENTURES, LLC. FOR AN AFFORDABLE HOUSING PROJECT IN THE CREEK DISTRICT

SCHWARM presented staff report dated 3/3/14 and recommended adoption of the resolution approving the development and loan agreement for the affordable housing project in the Creek District.

Mike Hunsaker spoke in opposition to the proposed costs per unit and cautioned staff on ensuring that loan repayments were being made on current and future projects.

BOARDMEMBER COMMENTS INCLUDED: clarification of the repayment amounts, repayment schedule, use of tax credits, issuance and receipt of a Trust Deed, project does not require use of prevailing wages, housing loans are perpetual allowing ongoing use for projects, amount of tax credits available in the County.

MOVED BY SIMMONS, SECONDED BY MALONE, TO ADOPT RESOLUTION NO. OBRDA 2014-020, TO APPROVE THE DEVELOPMENT AND LOAN AGREEMENT WITH OPPORTUNE SOUTHERN CALIFORNIA VENTURES, LLC. AS PRESENTED.

AYES: BOARD MEMBERS: JONES, MALONE, NEWMAN, PEREZ, SIMMONS, HAMELS
NOES: BOARD MEMBERS: NONE
ABSTAIN: BOARD MEMBERS: GITTINGS

5. RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS) FOR 14-15A

ROCHA presented staff report dated 3/3/14 and recommended adoption of the resolution approving recognized obligation payment schedule 14-15A.

No members of the public commented on this item.

BOARDMEMBER COMMENTS INCLUDED: clarification of the Redevelopment Property Tax Trust Fund repayments and amounts and other outstanding obligations.

MOVED BY MALONE, SECONDED BY NEWMAN, TO ADOPT RESOLUTION NO. OBRDA 2014-021, TO APPROVE THE ROPS 14-15A AS PRESENTED.

AYES: BOARD MEMBERS: JONES, MALONE, NEWMAN, PEREZ, SIMMONS, HAMELS
NOES: BOARD MEMBERS: NONE
ABSTAIN: BOARD MEMBERS: GITTINGS

STAFF COMMENTARY

ROMERO informed the Board that the March 7 meeting would be canceled and outlined future business coming to the board.

ROCHA provided further details on the clean-up and streamlining items that need to be reviewed by the board at an upcoming meeting.

BOARD MEMBER COMMENTARY

There was none.

ADJOURNMENT – Chair Hamels adjourned the meeting at 9:40 a.m.



GARY HAMELS, CHAIR
Oversight Board of the Successor Agency to
the Former San Marcos Redevelopment Agency

ATTEST:



PHILLIP SCOLICK, BOARD CLERK
Oversight Board of the Successor Agency to
the Former San Marcos Redevelopment Agency