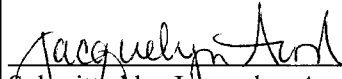


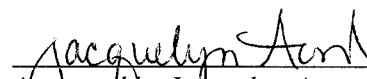


City of Carson Report to Successor Agency

August 6, 2013
New Business Discussion

SUBJECT: CONSIDER ADOPTION OF THE FY 2013/14 CARSON SUCCESSOR AGENCY BUDGET, RESOLUTION NO. 13-11-CSA


Submitted by Jacquelyn Acosta
Director of Administrative Services


Approved by Jacquelyn Acosta
Acting Executive Director

I. SUMMARY

As a result of the passage of the Redevelopment Dissolution Act under Assembly Bill 26 (AB1x 26), the Carson Redevelopment Agency (CRA) was dissolved on February 1, 2012. On June 27, 2012, the California Legislature passed, and the Governor signed, AB 1484 more commonly known as the Redevelopment Dissolution/Winding Down Trailer Bill, the primary purpose of which is to make amendments to the Redevelopment Dissolution Act.

AB1x 26 and AB 1484 have totally changed the financial architecture of the dissolved redevelopment agency of the City of Carson. Staff has crafted the budget in accordance with the provisions of the Assembly Bills. On July 29, 2013, the Successor Agency conducted a study session of its budget. The Carson Successor Agency is being requested to approve the budget for FY 2013/14, by adopting Resolution No. 13-11-CSA (Exhibit No. 1).

II. RECOMMENDATION

WAIVE further reading and ADOPT Resolution No. 13-11-CSA, "A RESOLUTION OF THE CARSON SUCCESSOR AGENCY ADOPTING THE FY 2013/14 BUDGET AND APPROVING APPROPRIATIONS FOR THE 2013/14 FISCAL YEAR."

III. ALTERNATIVES

TAKE any other action the Carson Successor Agency deems appropriate.

IV. BACKGROUND

On December 29, 2011, the California Supreme Court upheld Assembly Bill (AB) 1x 26 that provided for the dissolution of all redevelopment agencies in the State of California. The Carson Successor Agency (CSA) which replaced the dissolved Carson Redevelopment Agency (CRA) is a separate public agency now charged with winding down the CRA's affairs, including making payments due for enforceable obligations. AB1x 26 placed restrictions on the remaining assets of the dissolved redevelopment agency and the successor agency established by the City of Carson. Subject to the control of the Oversight Board, the remaining

assets can only be used to pay enforceable obligations in existence as of February 1, 2012, the date of the dissolution, including the completion of any unfinished projects that were subject to legally enforceable contractual commitments. The bill set forth a process for each agency to report the enforceable obligations on the Recognized Obligation Payment Schedule, or ROPS, covering the first and second 6-month period of each fiscal year. The Carson Successor Agency has submitted ROPS, approved by the Oversight Board, for the periods covering July to December 2013 and will submit the ROPS for January to June 2014 sometime in September 2013. The attached budget is largely based upon the ROPS information submitted to the California Department of Finance (DOF) and the County Auditor-Controller (CAC). For FY 2013/14, total expenditures that need to be appropriated in the Redevelopment Property Tax Trust Fund are \$20,399,606.93. It should be noted that the only revenue source of the CSA is the Redevelopment Property Tax Trust Fund (RPTTF) which is disbursed to the Successor Agencies by the County Auditor-Controller semi-annually. The amount of RPTTF to be received does not rely solely on the approved enforceable obligations but also take into account the available property tax revenues, net of the pass through obligations. Administrative costs of the Successor Agency are limited to 3% of the approved RPTTF, or \$250,000.00, whichever is higher.

Additionally, the proposed budget also outlines a spending plan for the unspent balances of the then Carson Redevelopment Agency bond funds. The bond funds totaling \$22,629,234.59 will be used to complete major infrastructure and facilities projects within the City boundaries.

There are elements of the redevelopment dissolution process which remain unclear, and there are those that are subject to future legislative or court clarification. Using the guidelines stipulated under AB1x 26 and AB 1484 as it is now understood, staff prepared the attached budget for the CSA for Fiscal Year 2013/14 (Exhibit No. 2).

V. FISCAL IMPACT

The proposed FY 2013/14 budget establishes the spending plan for the Carson Successor Agency, prepared in accordance with the intent of AB1x 26 and AB 1484, to fulfill all enforceable obligations and complete unfinished community development projects. Adoption of Resolution No. 13-11-CSA will authorize the implementation of the plan.

VI. EXHIBITS

1. Resolution No. 13-11-CSA. (pgs. 4-5)
2. Carson Successor Agency Budget for FY 2013/14. (pgs. 6-9)

Document2

| Prepared by: Trini H. Catbagan, Finance Officer

TO: Rev06-19-2013

Reviewed by:

City Clerk	City Treasurer
Administrative Services	Public Works
Community Development	Community Services

Action taken by Successor Agency

Date_____ Action_____

RESOLUTION NO. 13-11-CSA

A RESOLUTION OF THE CARSON SUCCESSOR
AGENCY ADOPTING THE FISCAL YEAR 2013/14
BUDGET AND APPROVING APPROPRIATIONS FOR THE
2013/14 FISCAL YEAR.

WHEREAS, the Acting Executive Director has prepared and submitted to the Carson Successor Agency a proposed budget for Fiscal Year 2013/14; and

WHEREAS, the Carson Successor Agency has reviewed the proposed FY 2013/14 budget; and

WHEREAS, the Carson Successor Agency has determined that it is necessary to fulfill enforceable obligations and complete any unfinished projects that were subject to legally enforceable contractual commitments; and

WHEREAS, the Carson Successor Agency has determined that it is necessary for the efficient management of the Successor Agency that certain sums be appropriated to the various activities of the Successor Agency.

NOW, THEREFORE, THE CARSON SUCCESSOR AGENCY DOES HEREBY RESOLVE, FIND, DETERMINE AND ORDER AS FOLLOWS:

Section 1. The budget for the Carson Successor Agency for the fiscal year beginning July 1, 2013 and ending June 30, 2014, is hereby adopted. Said budget being the proposed budget as reviewed and amended in open study session before the Carson Successor Agency, a copy of which is on file in the Agency Secretary's Office.

Section 2. The sums of money therein set forth are hereby appropriated to the respective accounts and funds for expenditure during Fiscal Year 2013/14 for each of the several items set forth in the proposed budget, as amended.

Section 3. The sum of \$43,028,841.52 is hereby appropriated to the funds of the Carson Successor Agency for expenditure during Fiscal Year 2013/14:

Fund 82	Carson Successor Agency Fund	\$22,629,234.59
Fund 83	Redevelopment Property Tax Fund	<u>20,399,606.93</u>
	Total	<u>\$43,028,841.52</u>

Section 4. The Acting Executive Director is hereby instructed to have copies hereof duplicated and distributed to all departments, officials and interested parties as soon as convenient.

Section 5. The Agency Secretary shall certify to the adoption of this resolution and shall keep a copy of this resolution attached to the budget for Fiscal Year 2013/14 on file and effective as of July 1, 2013, the same shall be in force and effect.

[MORE]

EXHIBIT NO 01

4

PASSED, APPROVED and ADOPTED this 6th day of August, 2013.

CARSON SUCCESSOR AGENCY

By: _____
Chairman Jim Dear

ATTEST:

Agency Secretary Donesia L. Gause, CMC

APPROVED AS TO FORM:

Agency Counsel

CARSON SUCCESSOR AGENCY
REDEVELOPMENT PROPERTY TAX TRUST FUND
FUND 82
SCHEDULE OF FUND ACTIVITY

	ACTUAL Jan - Jun 2012 ROPS I	ACTUAL Jul - Dec 2012 ROPS II	ESTIMATED Jan - Jun 2013 ROPS III	ESTIMATED Jul - Dec 2013 ROPS 13-14A	PROJECTED Jan - Jun 2014 ROPS 13-14B	TOTAL 2013/14
APPROVED BY DOF						
RPTTF - DOF Approved Enforceable Obligation	\$ 7,404,160.00	\$ 5,148,258.00	\$ 12,428,230.00	\$ 14,346,445.00		
RPTTF - DOF Approved Admin Cost Allowance	639,430.00	154,448.00	372,847.00	430,393.00		
TOTAL	\$ 8,043,590.00	\$ 5,302,706.00	\$ 12,801,077.00	\$ 14,776,838.00		
Date Received	From CRA Funds	6/1/2012	1/2/2013	6/3/2013		
Check No.		TS 0016185378	# 0017401644	# 0018296938		
Amount		\$ 5,302,706.00	\$ 7,860,734.00	\$ 12,464,235.00		
BEGINNING BALANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
REVENUES						
RPTTF E/O Received/Est. to be Received	\$ 12,344,503.00	\$ 5,148,258.00	\$ 7,487,887.00	12,464,235.00	\$ 4,766,811.93	\$ 17,231,046.93
RPTTF Admin Received/ RPTTF RECEIVED	639,430.00	154,448.00	372,847.00	-	587,214.00	587,214.00
	\$ 12,983,933.00	\$ 5,302,706.00	\$ 7,860,734.00	\$ 12,464,235.00	\$ 5,354,025.93	\$ 17,818,260.93
DOF - PRIOR PERIOD ADJUSTMENT	\$ -	\$ -	\$ 4,940,343.00	\$ 2,312,602.48	\$ 219,873.52	\$ 2,532,476.00
TOTAL AVAILABLE FUNDS	\$ 12,983,933.00	\$ 5,302,706.00	\$ 12,801,077.00	\$ 14,776,837.48	\$ 5,573,899.45	\$ 20,350,736.93
EXPENDITURES						
Enforceable Obligation	\$ 4,719,039.00	\$ 2,676,287.80	\$ 12,142,343.48	\$ 11,085,329.00	\$ 4,552,656.93	\$ 15,637,985.93
Debt Service	2,685,121.00	159,367.34	66,013.00	3,261,116.00	214,155.00	3,475,271.00
Operation & Maintenance	639,430.00	154,448.38	372,847.00	699,136.00	587,214.00	1,286,350.00
TOTAL EXPENDITURES	\$ 8,043,590.00	\$ 2,990,103.52	\$ 12,581,203.48	\$ 15,045,581.00	\$ 5,354,025.93	\$ 20,399,606.93
ENDING BALANCE/DOF PPA	\$ 4,940,343.00	\$ 2,312,602.48	\$ 219,873.52	\$ (268,743.52)	\$ 219,873.52	\$ (48,870.00)
^ APPROVED BY DOF						
Enforceable Obligation				\$ 14,346,445.00		
Debt Service				\$ 11,085,329.00		
Operation & Maintenance				3,261,116.00		
Enforceable Obligation				\$ 14,346,445.00		
Administration Cost Allowance				430,393.00		
				\$ 14,776,838.00		

**Carson Successor Agency
Bond Funds
Schedule of Fund Activity-Fund 82**

	ACTUAL FY 2011/12	ADOPTED FY 2012/13	ESTIMATED FY 2012/13	PROPOSED FY 2013/14
I. BONDS				
A. 2003 B Bonds-30-981				
Beginning Balance	\$ 31,794,148.71	\$ 21,729,243.45	\$ 21,837,403.45	\$ 24,072,419.54
Revenues:				
Revenues (Interest)	366,370.20	173,833.95	104,038.17	194,986.60
Revenues (Reversal of Proj 1256 Carson Sheriff's Station Chk)	(2,500,000.00)	2,500,000.00	2,500,000.00	-
Total Revenues	\$ (2,133,629.80)	\$ 2,673,833.95	\$ 2,604,038.17	\$ 194,986.60
Expenditures:				
Salaries and Benefits-Project Management	-	-	-	9,584.00
Project 839-Broadway Improvements	-	800,000.00	-	800,000.00
Project 919-I405 Fwy Interchange @ Wilmington	20,610.36	-	-	-
Project 921-I405 Fwy Interchange @ Avalon	7,318,339.49	500,000.00	349,221.40	150,778.60
Project 1006-Broadway-168th to Alondra	173,168.80	-	(35,708.29)	-
Project 1043-Carson Street Master Plan	310,996.81	-	50,308.97	5,949,691.03
Project 1223-Carson Park Master Plan	-	3,400,000.00	-	3,400,000.00
Project 1276-Broadway Impr-Design	-	-	5,200.00	-
Total Expenditures	\$ 7,823,115.46	\$ 4,700,000.00	\$ 369,022.08	\$ 10,310,053.63
Ending Balance - 2003B Bonds	\$ 21,837,403.45	\$ 19,703,077.40	\$ 24,072,419.54	\$ 13,957,352.51
B. 2003 C & D Bonds-31-985				
Beginning Balance	\$ 22,831,759.24	\$ 22,422,788.06	\$ 22,437,933.06	\$ 23,421,066.73
Revenues:				
Revenues (Interest)	156,533.53	134,536.74	125,487.26	137,765.46
Total Revenues	\$ 156,533.53	\$ 134,536.74	\$ 125,487.26	\$ 137,765.46
Expenditures:				
Salaries and Benefits-Project Management	-	225,020.34	-	197,541.00
Project 919-I405 Fwy Interchange @ Wilmington	550,359.71	2,428,000.00	(857,646.41)	9,285,646.41
Project 1252-Pedestrian Bridge over Dominguez Channel	-	-	-	1,000,000.00
Project 1389-Vets Park Irrigation System Upgrade	-	-	-	250,000.00
Total Expenditures	\$ 550,359.71	\$ 2,653,020.34	\$ (857,646.41)	\$ 10,733,187.41
Ending Balance - 2003 C & D Bonds	\$ 22,437,933.06	\$ 19,904,304.46	\$ 23,421,066.73	\$ 12,825,644.78
C. 2006 Bonds (With Trustee)-56-996				
Beginning Balance	\$ 14,194,621.71	\$ 11,054,360.16	\$ 11,027,493.16	\$ 2,467,909.98
Revenues:				
Return of 18-year advance lease to the General Fund	\$ -	\$ -	\$ 1,030,003.00	\$ -
Revenues (Interest)	64,636.48	76,024.99	21,525.17	4,601.30
Total Revenues	\$ 64,636.48	\$ 76,024.99	\$ 1,051,528.17	\$ 4,601.30
Expenditures:				
Salaries and Benefits-Project Management	-	130,385.15	-	122,039.00
Transfer to D/S Acct	107,419.17	-	-	-
Project 1043-Carson Street Master Plan	86,354.08	-	200.00	-
Project 1223-Carson Park Improvement Phase II	2,344,314.60	11,000,000.00	9,536,045.45	1,463,954.55
Project 1327-Shearer Park	567,677.18	-	60,865.90	-
Project 1331-Hemingway Park Roof Replacement	126,000.00	-	14,000.00	-
Total Expenditures	\$ 3,231,765.03	\$ 11,130,385.15	\$ 9,611,111.35	\$ 1,585,993.55
Ending Balance - 2006 Bonds	\$ 11,027,493.16	\$ 0.00	\$ 2,467,909.98	\$ 886,517.73
ENDING BALANCES -TOTAL BOND FUNDS	\$ 55,302,829.67	\$ 39,607,381.86	\$ 49,961,396.25	\$ 27,669,515.02



CARSON SUCCESSOR AGENCY	Total Outstanding Debt or Obligation**	TOTAL Approved	ROPS 13-14A		ROPS 13-14B (est)		TOTAL FY 2013/14 ESTIMATED
			SUBMITTED	APPROVED	Total Due During 01/01/14 - 06/30/14 TO BE SUBMITTED	APPROVED	
Admin Allowance						TBD	
SA-Admin Cost Allowance	1,057,862.00	430,393.00	555,378.00	430,393.00	441,714.00		872,107.00
Various - O&M							
Aleshire & Wynder LLP*	233,807.00	223,807.00	223,807.00	223,807.00	10,000.00		233,807.00
DHA Consulting LLC*	50,000.00	12,500.00	12,500.00	12,500.00	37,500.00		50,000.00
Eco and Assoc. *	20,000.00	5,000.00	5,000.00	5,000.00	15,000.00		20,000.00
City of Carson - Rent*	3,000.00	3,000.00	3,000.00	3,000.00	-		3,000.00
Daily Breeze*	1,400.00	1,400.00	1,400.00	1,400.00	-		1,400.00
Daily Journal Corp*	2,300.00	2,300.00	2,300.00	2,300.00	-		2,300.00
Federal Express*	605.00	605.00	605.00	605.00	-		605.00
Iron Mountain*	3,000.00	3,000.00	3,000.00	3,000.00	-		3,000.00
Los Angeles County*	1,000.00	500.00	500.00	500.00	500.00		1,000.00
National Development Council*	90,000.00	7,500.00	7,500.00	7,500.00	82,500.00		90,000.00
Pro Courier Inc*	500.00	500.00	500.00	500.00	-		500.00
Vazquez & Co	8,631.00	8,631.00	8,631.00	8,631.00	-		8,631.00
Subtotal-O & M reclassified as Admin	414,243.00	268,743.00	268,743.00	268,743.00	145,500.00		414,243.00
TOTAL ADMIN ALLOWANCE	1,472,105.00	699,136.00	824,121.00	699,136.00	587,214.00		1,286,350.00

* Submitted as RPTTF cost but DOF approved as part of Admin

CARSON SUCCESSOR AGENCY	Total Outstanding Debt or Obligation**	TOTAL Approved	ROPS 13-14A Total Due During 07/01/13 - 12/31/13		ROPS 13-14B (est) Total Due During 01/01/14 - 06/30/14		TOTAL FY 2013/14
			SUBMITTED	APPROVED	TO BE SUBMITTED	APPROVED	ESTIMATED
TBD							
ENFORCEABLE OBLIGATION							
Approved by Department of Finance							
Tax Allocation 2003B	61,380,206.25	696,106.00	696,106.25	696,106.00	696,106.50		1,392,212.50
Tax Allocation Refunding 2003	2,069,184.44	197,222.00	197,221.88	197,222.00	34,221.76		231,443.76
Tax Allocation Refunding 2001	11,431,962.50	2,647,288.00	2,647,287.50	2,647,288.00	217,249.50		2,864,537.50
Tax Allocation Refunding 2009A	42,819,418.75	1,107,894.00	1,107,893.75	1,107,894.00	693,781.00		1,801,675.00
Tax Allocation Bond 2003A MAA	14,959,431.26	1,112,750.00	1,112,750.00	1,112,750.00	257,000.00		1,369,750.00
Tax Allocation Bond 2003B MAA	3,298,828.15	252,666.00	252,665.63	252,666.00	49,165.26		301,831.26
Tax Allocation Bond 2003C MAA	11,253,554.40	621,812.00	621,811.88	621,812.00	178,111.76		799,923.76
Tax Allocation Bond 2007A	29,562,018.78	375,850.00	375,850.00	375,850.00	500,850.00		876,700.00
Tax Allocation Bond 2006	44,365,823.89	1,011,624.00	1,011,623.75	1,011,624.00	527,123.50		1,538,747.50
TA Hsng Bonds 2010A-T	15,881,790.02	1,465,825.00	1,465,825.30	1,465,825.00	300,112.90		1,765,937.90
TA Hsng Bonds 2010A	46,155,406.25	647,031.00	647,031.25	647,031.00	647,031.50		1,294,062.50
Carson LRB 2009	23,366,837.50	623,525.00	623,525.00	623,525.00	358,650.00		982,175.00
Carson LRB 2009 - Agency Added Pymnt	3,108,762.75	325,736.00	325,736.00	325,736.00	93,253.25		418,989.25
Subtotal - DEBT SERVICE	309,653,224.94	11,085,329.00	11,085,328.19	11,085,329.00	4,552,656.93	-	15,637,985.93
A1 Fence Company	5,156.00	2,578.00	2,578.00	2,578.00	2,578.00		5,156.00
ALD Landscape and Maint	9,030.00	4,515.00	4,515.00	4,515.00	4,515.00		9,030.00
Bond Logistix	9,250.00	9,250.00	9,250.00	9,250.00	-		9,250.00
BNV Trust	6,971.00	6,971.00	6,971.00	6,971.00	-		6,971.00
CM de Crinis	50,000.00	12,500.00	12,500.00	12,500.00	12,500.00		25,000.00
Eichel Inc	44,000.00	5,000.00	5,000.00	5,000.00	5,000.00		10,000.00
Geoppner & Assoc	55,000.00	7,500.00	7,500.00	7,500.00	7,500.00		15,000.00
Gwynne Pugh Urban Studio	31,820.00	31,280.00	31,280.00	31,280.00	540.00		31,820.00
Lender Processing Services	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00		5,000.00
Keyser Marston & Assoc	18,100.00	5,000.00	5,000.00	5,000.00	5,000.00		10,000.00
OPEB - City of Carson	1,590,217.00	159,022.00	1,590,217.00	159,022.00	159,022.00		318,044.00
Psomas Engineering	59,073.00	15,000.00	15,000.00	15,000.00	15,000.00		30,000.00
Richard Rand	3,000,000.00	3,000,000.00	3,000,000.00	3,000,000.00	-		3,000,000.00
Subtotal -OPERATIONS & MAINTENANCE	4,881,117.00	3,261,116.00	4,692,311.00	3,261,116.00	214,155.00	-	3,475,271.00
Subtotal-DS and O&M	314,534,341.94	14,346,445.00	15,777,639.19	14,346,445.00	4,766,811.93		19,113,256.93
Subtotal-EO - DS and O&M						-	20,399,606.93
GRAND TOTAL- Admin & EO							