

**MINUTES OF THE
LAWNDALE SUCCESSOR AGENCY
OVERSIGHT BOARD REGULAR MEETING
AUGUST 16, 2012 8:00 A.M.**

A. CALL TO ORDER

The regular meeting of the Lawndale Successor Agency Oversight Board was called to order at 8:16 a.m. in the City Hall council chamber, 14717 Burin Avenue, Lawndale, California by Vice Chair Michael Stewart as Chair Barry Waite was running late.

B. ROLL CALL / INTRODUCTIONS –

Board Members Present: Steve Mandoki, Greg Tsujiuchi, John Vinke, Barry Waite, Patricia Flynn, Michael Stewart, Joann Higdon

Also Present: Otis Ginoza, Lawndale Deputy City Manager, Ken Louie, Lawndale Finance Director/City Treasurer, DeDe Tran, Lawndale Associate Planner

C. PLEDGE OF ALLEGIANCE

Flag Salute - led by Board Member Waite

D. ADMINISTRATION – NEW BUSINESS

1. SUMMARY OF AB 1484

Deputy City Manager Ginoza delivered staff report. The Board discussion included: a) what happens to the profit from agency land sold and how it is appraised. AB 1484 allows the State to give an agency a Certificate of Compliance which may allow the property owned by the former redevelopment agency to be retained, although much is still unclear and may be clarified in April. Board Member Higdon stated that the process must be done by an “Agreed Upon Procedure” written by the Department of Finance (DOF), which are not yet written and which will probably be provided directly to audit firms. Board Member Higdon also believes that if there are properties left by the former redevelopment agencies then the property sales should go back to the State to balance their budget, b) Pass-through payments go to the Auditor Controller who distributes it, c) staff will do everything it can to meet the DOF deadlines, staff currently has an estimate from their auditors of \$7,500 - \$15,000 for the “Agreed Upon Procedure” (Caporicci & Larson) which is on the Recognized Obligation Payment Schedule but it is not clear what type of expenditure it would be categorized as, d) there is approximately \$6 million in bonds that have not been contracted, the Board to know requested when those bonds were issued, how much has been expended, any refunding and projected completion date of project and a copy of IRS arbitrage filing, e) difficult and confusion when working with the DOF.

2. THIRD RECOGNIZED OBLIGATION PAYMENT SCHEDULE

Deputy City Manager Ginoza delivered staff report. AB 1484 stated that the Recognized Obligation Payment Schedule (ROPS) would now be required to be completed on an electronic form provided by DOF. The form was released August 1st then changed the next week; form was expanded from one page to five pages. Therefore, the current DOF form is not complete but all of the decision making information for the Oversight Board is provided. Staff asked the Board to approve the information provided in their staff report which will then be transferred to the final schedule once all the information that has been completed by staff which is due September 1st. The Board discussion included: a) the expenditure for the Agreed Upon Procedure is included in the ROPS, b) the Mobile Home Park closure contingency costs including the possibility of appraisal, relocation expense and sales strategy is also included. The property is in the City's name.

A motion by Board Member Higdon to approve the Third Recognized Obligation Payment Schedule and was seconded by Board Member Vinke and carried by consensus.

3. REVISED ADMINISTRATIVE BUDGETS

Deputy City Manager Ginoza delivered staff report.

A motion by Board Member Flynn to approve the resolution for the Revised Administrative Budgets and was seconded by Board Member Stewart and carried by consensus.

4. PASS-THROUGH PAYMENT LITIGATION

Deputy City Manager Ginoza delivered staff report. The Board discussion included: a) The Lawndale Elementary School District has filed a formal notice of claim so that their statute of limitations for filing is protected, b) staff has not heard of any other pending litigation regarding pass through payments but may arise in the future, c) many pockets of Educational Revenue Augmentation (ERAF) funds, d) the former Redevelopment Agency did not face any legal challenges by school districts to staff's knowledge but staff did determine seven years ago that the pass through payments were not being calculated correctly and appropriate payments were made to the school districts, e) it is unclear at this time how much the payment to the school districts will be or how it will be calculated.

5. AB 1484 AND FUTURE MEETINGS

Deputy City Manager Ginoza delivered staff report. The Board decided to meet on October 4th at 4 PM and October 11th at 1 PM.

6. HOUSING SUCCESSOR AGENCY ASSET REPORTING FORM

Deputy City Manager Ginoza delivered staff report.

7. MINUTES OF MAY 24, 2012 MEETING

Correction was made for Board Member Mandoki's name changed on page 3.

Minutes for the May 24, 2012 meeting approved by consensus.

E. CONSENT CALENDAR

None

F. PUBLIC COMMENTS

None

G. ITEMS FROM SECRETARY/ADMINISTRATIVE CLERK

None

H. ITEMS FROM BOARD MEMBERS

Board Member Stewart requested a memo for questions asked during the course of the meeting and how they were answered. He would also like to be informed of the DOF conference call.

I. ADJOURNMENT

There being no further business to conduct, the meeting was adjourned at 9:10 a.m

The next scheduled Oversight Board meeting is **Thursday, October 4, 2012.**



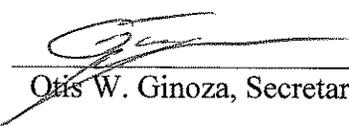
Barry Waite, Chairman

Copies of staff reports or other written documentation relating to each agenda item are on file with the Oversight Board and are available for public inspection prior to the meeting.

It is the intention of the Oversight Board to comply with the Americans With Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the Board will attempt to accommodate you in every reasonable manner. Please contact the Lawndale Community Development Department at (310) 973-3230, at least forty-eight (48) hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible.

CERTIFICATION

Pursuant to the requirements of Government Code Section 54954.2, agendas for each Oversight Board meeting must be posted at least 72 hours in advance in a location that is freely accessible to members of the public. As the Secretary/Administrative Clerk of the Oversight Board, I declare under penalty of perjury that I caused the Oversight Board Agenda to be posted on **August 9, 2012** in accordance with the provisions of State Law and local regulations.



Otis W. Ginoza, Secretary/Administrative Clerk