

JOINT MEETING NOTICE AND AGENDA

SPECIAL MEETING OF MADERA CITY COUNCIL REGULAR MEETING OF THE CITY COUNCIL AS THE SUCCESSOR AGENCY TO THE FORMER MADERA REDEVELOPMENT AGENCY AND SPECIAL MEETING OF CITY COUNCIL AS THE SUCCESSOR HOUSING AGENCY

Wednesday, March 8, 2017 at 6:00 p.m.

City Hall Council Chambers

1. 6:00 p.m. – CALL TO ORDER

ROLL CALL

Mayor Andrew J. Medellin
Mayor Pro-Tem Cecelia K. Foley Gallegos
Council Member Jose Rodriguez
Council Member William Oliver
Council Member Derek O. Robinson Sr.
Council Member Charles F. Rigby
Council Member Donald E. Holley

INVOCATION

Pastor Randy Brannon, Grace Community Church

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT

The first fifteen minutes of the meeting are reserved for members of the public to address the Agency or Council on items which are within the subject matter jurisdiction of the Agency or Council. Speakers shall be limited to three minutes. Speakers will be asked to identify themselves and state the subject of their comment. If the subject is an item on the Agenda, the Mayor has the option of asking the speaker to hold the comment until that item is called. Comments on items listed as a Public Hearing on the Agenda should be held until the hearing is opened. The Agency and Council are prohibited by law from taking any action on matters discussed that are not on the Agenda, and no adverse conclusions should be drawn if the Agency or Council does not respond to public comment at this time.

2. WORKSHOP

Rental Housing Inspection Program Workshop by Neighborhood Revitalization Department

3. CONSENT CALENDAR

- 3A. Minutes of the Joint Meeting of the Regular Meeting of the Madera City Council, Special Meeting of the City Council as the Successor Agency to the former Madera Redevelopment Agency and Special Meeting of the Successor Housing Agency – February 8, 2017 **(City/Successor Agency/Successor Housing Agency)**
- 3B. Listing of Warrants Issued from February 1, 2017 to February 28, 2017 **(Successor Agency)**
- 3C. Monthly Financial Reports – Successor Agency **(Successor Agency)**
- 3D. Monthly Financial Reports – Code Enforcement **(City)**
- 3E. Activity Report – Code Enforcement Division **(City)**
- 3F. Code Enforcement Funds Collection Report for Period Ending February 28, 2017 **(City)**
- 3G. Update on Neighborhood Outreach Activities **(City)**
- 3H. Consideration of a Resolution Approving Contract Change Order No. 6 for the Riverwalk Drive Improvement Project City of Madera Project No. ST 10-03 **(Successor Housing Agency)**
- 3I. Investment Report for the Quarter Ending December 31, 2016 **(Successor Agency)**

4. **PROJECTS AND REPORTS**

There are no items for this section.

5. **AGREEMENTS**

There are no items for this section.

6. **HOUSING**

There are no items for this section.

7. **GENERAL**

There are no items for this section.

8. **AGENCY MEMBER REPORTS**

9. **CLOSED SESSION**

There are no items for this section.

10. **ADJOURN**

The next Regular Meeting of the Successor Agency will be Wednesday, April 12, 2017.

The meeting room is accessible to the physically disabled, and the services of a translator can be made available. Requests for additional accommodations for the disabled, signers, assistive listening devices, or translators needed to assist participation in this public meeting should be made at least seventy two (72) hours prior to the meeting. Please call the Human Resources Office at (559) 661-5401. Those who are hearing impaired may call 711 or 1-800-735-2929 for TTY Relay Service.

Any writing related to an agenda item for the open session of this meeting distributed to the Agency/City Council less than 72 hours before this meeting is available for inspection at the Agency office located at 428 East Yosemite Avenue, Madera California 93638 during normal business hours.

Para asistencia en Español sobre este aviso, por favor llame al (559) 661-5113.

I, Claudia Mendoza, Recording Secretary, declare under penalty of perjury that I posted the above Joint Meeting Agenda of the Special Meeting of the Madera City Council, and Regular Meeting of the City Council as the Successor Agency for the former Madera Redevelopment Agency and Special Meeting of the City Council as the Successor Housing Agency for March 8, 2017 to be held at 6:00 p.m. in the Council Chambers at City Hall near the front entrances of City Hall before the close of business on Friday, March 3, 2017.

/cm



Claudia Mendoza, Successor Agency Recording Secretary

REPORT TO THE CITY COUNCIL

MEETING OF: March 8, 2017

AGENDA ITEM: Workshop

APPROVED BY:



 Executive Director

Subject: Rental Housing Inspection Program Workshop by Neighborhood Revitalization Department

Summary: The City Council will participate in a workshop on a proposed Rental Inspection Ordinance.

HISTORY/BACKGROUND

Discussions regarding some form of rental inspection program began in 2008. The specific direction was for staff to work with major property owners and the Board of Realtors, who set up a committee to work with us. Following several months of negotiations it was determined that the program would be limited to multi-family projects with single family units being exempt. The prepared ordinance was vetted by City staff and was to be introduced in May, 2009. The only concern was expressed by the City Attorney's office and it related to the potential costs of relocation. There were several factors occurring during this time that caused us to postpone implementation of the program:

- In June, 2008, the former redevelopment agency issued \$29.5 million in tax allocation bonds.
- For the first time in history, the former RDA did a mid-year budget adjustment to eliminate or postpone a number of projects. The reasons for the actions are outlined below:
 1. The Assessor's office was anticipating a decline in property values.
 2. Building activity was beginning to show signs of stress.
 3. Mervyns had closed and the news on Gottschalks was troubling. Both were in the top ten (10) list of taxpayers in the Project Area.
 4. Foreclosures were becoming a major concern.
 5. We had entered into an agreement with the State of California to acquire property and participate in the cost of a parking structure for the courthouse relocation project. This was estimated to cost \$3 - \$3.5 million.
 6. In July, 2009 the state legislature passed a budget that included a \$2.05 billion taking of local redevelopment funds. The local impact would have been:
 - a) 2009/2010 - \$2,553,748
 - b) 2010/2011 - \$528,772

As a result of these factors the Agency Board voted to postpone all new programs or projects.

SITUATION

Several times a year the City Council is provided with a "Major Case Summary" report. On most occasions this involves a substandard residential unit. In February, 2016, Councilmember Rigby participated in an inspection of an occupied residential unit at 417 ½ North "A" Street. It was pointed out that as illustrated in past reports **this was not a rare isolated incident**. Following this report, staff was directed to develop the key elements of a rental inspection program. The project was assigned to Mr. Steve Montes. As you will note from the report:

1. The problem of occupied, substandard residential units is not a rare, isolated occurrence.
2. The problems is not limited to the east side so a policy of "contain and ignore" would not be particularly effective.
3. The fact that we are coming across so many problem properties is a strong indication that some form of public intervention is necessary.

RECOMMENDATION

Staff recommends the Council receive input from staff and interested members of the public and then direct that an ordinance be prepared and introduced to create a Rental Inspection Program.

or

Determine that current standards are high enough that the problem of substandard buildings are so minimal that no further government intervention is required.

or

Indicate that based on questions from the Council and input from the public, additional research is required. It may be appropriate to provide a timeline for completion.

JET/cm

Attachment:

-December 10, 2008 RDA Meeting Minutes

**MINUTES OF THE JOINT SPECIAL MEETING OF THE MADERA CITY COUNCIL AND
REGULAR MEETING OF THE MADERA REDEVELOPMENT AGENCY
CITY OF MADERA, CALIFORNIA**

December 10, 2008
6:00 p.m.

City Hall
Council Chambers

1. CALL TO ORDER

Sam Armentrout, Mayor/Chairperson, opened the Regular Meeting of the Joint Special Meeting of the Madera City Council and Regular Meeting of the Madera Redevelopment Agency at 6:20 p.m.

1A. ROLL CALL

Present:	Mayor/Chairperson Sam Armentrout
Present:	Mayor Pro-Tem/Vice Chairperson Gary Svanda
Present:	Council/Agency Member Robert Poythress
Present:	Council/Agency Member Steve Mindt
Present:	Council/Agency Member Sally Bomprezzi

1B. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Gary Svanda, Mayor Pro-Tem/Vice Chairperson.

1C. PUBLIC COMMENT

The first fifteen minutes of the meeting are reserved for members of the public to address the City/Agency on items of interest to the public that are within the subject matter jurisdiction of the City/Agency.

No comments were heard.

Agency staff members present: Jim Taubert, Executive Director; Richard Denhalter, General Counsel; David Croff, Finance Director/Agency Treasurer; Bob Wilson, Redevelopment Manager; Manuel Ruiz, Neighborhood Revitalization Coordinator; Sandi Brown, Agency Secretary, and Elizabeth Ybarra, Office Assistant.

City staff members present: David Tooley, City Administrator; Michael McHatten, Administrative Services Director; Michael Kime, Police Chief

1D. PRESENTATIONS - Presentation to Outgoing Agency Chairperson – Sally Bomprezzi

Chairperson Sam Armentrout presented Sally Bomprezzi, outgoing Agency Chairperson with plaque/gifts for her service as the Agency Chairperson this past year.

Mr. Taubert expressed the Agency's gratitude for all the effort that Member Bomprezzi gave the Agency during the last year. He noted that during the year of chairmanship not only does the Chairperson put together their sacrifices, it is also their spouse. He said that the Agency really appreciates the effort that the spouses put it in allowing them the time to serve the Redevelopment Agency.

Agency Member Bomprezzi mentioned that it has been an exciting year for the Redevelopment Agency. She noted that Mr. Taubert often went by her office and took her around the neighborhood to see ongoing projects and hoped that he continued to do so. She said that it has been exciting to see the changes taking place. She mentioned that she had a great year serving as the Chairperson for the Agency and looked forward to another successful year with Chairperson Armentrout.

1E. INTRODUCTIONS OF NEW EMPLOYEES

Juan Martinez, Maintenance Worker I – Neighborhood Revitalization/Waste Tire Collection
Ruth Padilla, Office Assistant II – Neighborhood Revitalization/Abandoned Vehicles

Mr. Ruiz mentioned that he has the pleasure to introduce two new employees Ruth Padilla, Office Assistant II and Juan Martinez, Maintenance Worker I.

Mr. Ruiz mentioned that Mrs. Padilla is married and has two daughters. He noted that she prides herself in her efficiency, likes to read and computers. He said if he were to describe her in one word it would be "efficiency." He said when she gets to the office all you hear is the clicking of the keyboard.

Mr. Ruiz mentioned that Juan Martinez prides himself in accomplishing his goals. He likes to spend his quality time with his family. He is married and has two children. His key phrase to describe himself is "get it done".

Mr. Martinez thanked the Council/Agency for blessing his family and giving him an opportunity, it is very exciting for him to come on board and join the City of Madera's family.

Mayor/Chairperson Armentrout welcomed Mrs. Padilla and Mr. Martinez.

2. CLOSED SESSION

Richard Denhalter, General Counsel, announced that the Redevelopment Agency Board will adjourn to Closed Session pursuant to Government Code 54956.8 to discuss real property negotiations with its negotiators. He added that the subject matter and one specific parcel are listed on the agenda and available from the clerk. He noted that Member Robert Poythress would be abstaining, with regard to Item 2B.

Mr. Denhalter, General Counsel, announced, with regard to Item 2A, that Redevelopment Agency Board will adjourn to Closed Session pursuant to Government Code 54956.9 to discuss Anticipated Litigation. He mentioned that this is an item under initiation of litigation pursuant to subdivision (c) in one case. He noted that the Brown Act provides the opportunity of public comment on closed session items. He announced that John Shirey, Executive Director of the California Redevelopment Association, would like to address the Agency Board in public regarding Item 2A, prior to adjourning to closed session.

2A. CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION. Initiation of litigation pursuant to subdivision (c) of Government Code Section 54956.9 in one case.

Mr. Shirey addressed the Agency Board by stating that it was great to be before the Agency Board to discuss this important item before the Agency Board retired into closed session. He mentioned as everyone knows the State of California is having a terrible time with its budget; it's a very serious situation. He noted that we see the State Legislature doing desperate things in order to pull together a large and serious deficit for the State. One of the things the Legislature did as part as a budget compromise, was pass AB1389. He noted that this bill among other things took \$350 million dollars from California's Redevelopment Agencies. He noted that the Madera Redevelopment Agency would be losing over \$500 thousand dollars.

Mr. Shirey said the CRA in conjunction with City of Moreno Valley filed a lawsuit against the State of California last Thursday. The lawsuit claims that their action violated the State Constitution, Article 16 Section 16, which was put in our Constitution in 1952. He noted that we were probably the first state in the country which authorized tax increment financing, which is the tool they use to make redevelopment happen in their City. It is one of the few things we have left to us in terms of trying to do community improvements, to make California communities better. He mentioned that general funds were strapped and special funds were to be used as special funds. He said there is not much you can do beyond that besides Redevelopment to bring improvement to our community.

Our voters in 1952 saw the wisdom in that, and added a special section in our Constitution authorizing the use of tax increment financing and specifically saying that the money raised through the improvement done by redevelopment, the additional increment, must go to the Redevelopment Agency and must be used for payment of various debts and obligations of the Redevelopment Agency.

What the State of California has done is to ignore that provision in the Constitution and instead shift that money and use it for schools. This is not additional money for schools but an offset to what the State is obligated to spend on schools in our State, no new net money for schools. It is just a way of providing a saving to the States general fund. However worthy that purpose is it is still against the Constitution.

Mr. Shirey mentioned that the plaintiffs in this lawsuit are the CRA, City of Moreno Valley, and Mr. Shirey as a taxpayer. He said we would appreciate the Agency Board's consideration to join this lawsuit. He stated that the Madera Redevelopment Agency is doing a fine job, doing good things with the redevelopment funds. He noted that they have a terrific housing program; the law does require that 20% of funds be set aside for affordable housing, the Madera Redevelopment Agency is making good use of those dollars. Specifically we are interested in the experience that the Madera Redevelopment Agency has had earlier this year with the bond issue.

Mr. Shirey noted that the Agency was ready to go with their bond sales and then this proposal from the State came out to take away redevelopment money. In addition to the cause of action in our complaint of this being a violation of the Constitution there is another issue. He said that it has to do with the second part of what's in the Constitution that says that this money has to be used for payment of obligations, debts. What this action does is cause in impairment of contract, it impairs the ability to issue bonds; it also has a bearing on the ability to sell bonds and the interest rate that is seen on those bonds in the future. He noted that there is a greater issue at stake that affects all Agencies in the State of California. It is the ability to issue bonds and debt which is the basic way that redevelopment makes projects happen.

If the Legislature can do as it pleases, take redevelopment money, it means that you do not have that money to pledge for repayment of debts and obligations. When you undertake a bond issue there is a covenant which says that all future revenue is pledged for repayment of those bonds. It affects the interest rate and security behind those bonds and provides the security for people who want to buy those bonds. They are relying on repayment of those bonds from the Agency's tax increment. If that money is subject to the whim of the Legislature it takes away from that ability, therefore causing an impairment of your ability to repay.

It is the circumstance that occurred to the Madera Redevelopment Agency this year that makes this Agency a prime candidate to be a plaintiff in this lawsuit. The lawsuit was filed in Superior Court the judge assigned is a former member of the Legislature and former member of a City Council. We think he is fair and balanced and is going to look at the law and the hard facts of the situation. We are confident of the law but in the argument of this case we need to be able to point out real live examples and think the City of Madera makes an excellent example to prove the law and to make the point that we want to make in this case.

Mr. Shirey mentioned that Brent Hawkins was with him that evening. He said that they have put in place a strong legal team, co-counsel between two firms in Sacramento. He noted that Mr. Hawkins is a partner at McDonough Holland and Allen. He asked that Mr. Hawkins address the Agency Board before they adjourn into closed session.

Mr. Hawkins noted that this is not the first time that the State has taken money from redevelopment agencies for deposit in the Educational Revenue Augmentation Fund (ERAF); this is a practice that goes back to the early 90's when the State was in budget trouble. Some have asked why the CRA did not sue the first time this happened. He noted that the legislation that established those initial ERAF takes and the subsequent ERAF takes all had a provision that said if for some reason the redevelopment agency doesn't make the payment to ERAF that is required, that money would be taken from property taxes that would be otherwise be paid by the local legislative body, in this case the City Council. If a lawsuit had been filed to

challenge ERAF and we had won, the result of that would have been that those ERAF payments would have had to be made by the local legislative body. That obstacle was overcome by proposition 1A in 2004, where it is now written into the Constitution that the legislator can not take property taxes away from the City or County. Redevelopment Agencies are now in a position where they can get clean shot at the ERAF requirement without putting the general fund of the City at risk.

2B. CONFERENCE WITH REAL PROPERTY NEGOTIATOR - Pursuant to California Government Code Section 54956.8

Property 100-114 South 'A' Street, Madera, CA
APN: 007-165-002; 007-165-016; 007-165-017; 007-165-018
Negotiating Parties: James E. Taubert for the Agency
Chuck Doud for the Madera Printing and Publishing Co., Inc.
Under Negotiations: Price and Terms

The Agency Board retired to Closed Session at 6:41 p.m. Member Poythress reentered the Council Chambers at 7:07 p.m. The meeting reconvened at 7:10 p.m. with all members present.

Richard Denhalter, General Counsel, announced that the Agency met in Closed Session Pursuant to Government Code Section 54956.8 to discuss terms and conditions with respect to real estate transactions for the one (1) parcel listed on the agenda. He stated no reportable action was taken during Closed Session related to Item 2B.

Mr. Denhalter stated that the Agency met in Closed Session Pursuant to Government Code Section 54956.9 to discuss anticipated litigation under subdivision (c) in one case. He reported the following action was taken:

On motion by Chairperson Armentrout and second by Member Poythress to join the lawsuit California Redevelopment Agency, et al versus State of California et al was approved by the following 4/1 vote: Ayes: Chairperson Armentrout, Members Poythress, Mindt and Bomprezzi; Noes: Member Svanda

Chairperson Armentrout thanked Mr. Shirey and Mr. Hawkins for coming this evening.

Mr. Shirey thanked the Agency Board for taking the action of joining the CRA in this lawsuit. He mentioned that they would represent them well and they look forward to a decision in favor of all cities and counties in California.

Mayor/Chairperson Armentrout recessed the meeting at 7:12 p.m.

Mayor/Chairperson Armentrout re-opened the meeting at 7:19 p.m. with all members present.

3. CONSENT CALENDAR

- 3A. Minutes of the Joint Meeting of the Special Meeting of Madera City Council and Regular Meeting of the Madera Redevelopment Agency – November 12, 2008 (City/Agency)**
- 3B. Minutes of the Joint Meeting of the Madera City Council and Special Meeting of the Madera Redevelopment Agency – November 19, 2008 (City/Agency)**
- 3C. Listing of Warrants Issued from November 8, 2008 to December 5, 2008 (Agency)**
- 3D. Monthly Financial Reports – Redevelopment Agency (Agency)**
- 3E. Monthly Financial Reports – Code Enforcement (City)**
- 3F. Code Enforcement Activity Report (City)**
- 3G. Report on the Tire Amnesty Day Event Held November 22, 2008 (City)**
- 3H. Consideration of a Resolution Approving “Operation Civic Pride” Agreement with Madera Coalition for Community Justice for the Planting of the Community Garden at Fourth and Lake Streets (Agency)**
- 3I. Consideration of a Resolution Accepting Charitable Contribution from Pacific Gas and Electric Company (Agency)**

- 3J. **Update on the Status of the Implementation of the Abandoned Real Property Registration Ordinance (City)**
- 3K. **Acceptance of the Gateway Drive Improvement Project – North of Cleveland, Project No. ST 08-01 (Agency)**
- 3L. **Acceptance of the Certificate of Completion for the Construction and Development of Longs Drug Store Located at the Crossroads Shopping Center at East Yosemite Avenue and Tozer Street (Agency)**
- 3M. **Consideration of a Resolution Approving Sales Agreement for Property at 420 North 'A' Street (APN 007-031-001) (Agency)**
- 3N. **Consideration of a Resolution Approving an Agreement with M3 Environmental Consulting, LLC for Asbestos Survey at 420 North 'A' Street (Agency)**
- 3O. **Consideration of a Resolution Approving an Agreement with Overland, Pacific and Cutler, Inc. for Relocation Services Related to the Central Madera District (Agency)**

Mayor/Chairperson Armentrout asked if members of the Council/Agency Board wished to pull any items from the Consent Calendar for discussion. No items were pulled.

Mayor/Chairperson Armentrout called for the reading of resolution titles.

The resolution titles were read by the Agency Secretary.

ITEM 3H **MRA-1186** A RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING THE OPERATION CIVIC PRIDE GRANT TO MADERA COALITION FOR COMMUNITY JUSTICE, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE GRANT AGREEMENT ON BEHALF OF THE AGENCY

ITEM 3I **MRA-1187** A RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY ACCEPTING A DONATION FROM PACIFIC GAS AND ELECTRIC COMPANY, AND DESIGNATING THE USE THEREOF

ITEM 3M **MRA-1188** RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH RIVERVIEW ASSOCIATES, A GENERAL PARTNERSHIP, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 420 NORTH 'A' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON BEHALF OF THE AGENCY

ITEM 3N **MRA-1189** A RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY APPROVING AGREEMENT WITH M3 ENVIRONMENTAL CONSULTING, LLC., FOR AN ASBESTOS SURVEY FOR PROPERTY LOCATED AT 420 NORTH 'A' STREET, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT ON BEHALF OF THE AGENCY

ITEM 3O **MRA-1190** RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH OVERLAND PACIFIC & CUTLER INC., FOR RELOCATION SERVICES RELATED TO THE CENTRAL MADERA DISTRICT, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT ON BEHALF OF THE MADERA REDEVELOPMENT AGENCY

*On motion by Council/Agency Member Bompreszi, seconded by Council/Agency Member Mindt, further reading was waived, and the Consent Calendar (with the exception of 3B) was unanimously approved, resulting in the adoption of Resolutions **MRA-1186, MRA-1187, MRA-1188, MRA-1189 and MRA-1190**, and the approval of the minutes of the November 12, 2008 Joint Special Meeting of Madera City Council and Regular Meeting of the Madera Redevelopment Agency.*

Council/Agency Member Mindt requested the minutes reflect he abstained from voting to approve the minutes of the November 19th meeting as listed under Item 3B due to his absence from the meeting. The minutes of the Joint Meeting of the Special Meeting of the Madera City Council and Special Meeting of the Madera Redevelopment Agency for November 19, 2008 were approved by the following 4/0/1 vote: Ayes: Chairperson Armentrout, Agency Members Svanda, Poythress and Bomprezzi; Noes: None; Abstained: Member Mindt.

4. PROJECTS AND REPORTS

4A. Update Regarding Multi-Family Inspection Program (City)

Mr. Ruiz reported on the status on the introduction of a multi-family rental inspection ordinance. He mentioned that they have attempted to meet with the Board of Realtors on a number of occasions. He said that staff is seeking direction from the Council to continue attempts to meet with the Realty Board or to pursue the adoption of the proposed ordinance with listed exceptions.

Mayor Armentrout commented that this situation is like the shopping carts, come to the table and play or stay away and face the consequences. He said that he takes this very seriously, 99% of our multi-family units in our City are maintained well and provide needed housing and he did not take exception to those folks. However, I do take exception to those out of town slum lords that refuse to comply with city codes and ordinances and families are afraid to say anything because of possible eviction. This is a time when we need to stand up and say that this is wrong and we need to take some action and do something about it.

Council Member Bomprezzi asked Mr. Ruiz if he tried to contact the actual office of the Realtor Board. She mentioned that they have regular monthly meetings and that is how Michael McHatten got in to talk to them about foreclosures. She asked if they were not open to talk about this program.

Mr. Taubert responded by stating the Board of Realtors had appointed a committee and he and Mr. Ruiz have attempted to contact the Committee Chair, George Harper, they have not received any return phone calls. He mentioned that Mr. Ruiz finally made contact with their director and president to indicate that this item would be on the agenda. He said they would go ahead with the preparation of the ordinance per the brief discussion they have had with the Board of Realtors. It is clear that their preference is to not move forward with an ordinance of any kind.

Council Member Poythress asked what the response of the Board of Realtors was during the two meetings that they did have.

Mr. Taubert mentioned that there were some specific issues brought up. He said that the original ordinance called for all rental units, including single family, be inspected and their point was that it would probably be too much to handle, it was then indicated that the inspections would be done in the units with two (2) or more dwellings. The second issue was that fees applied whether you got an inspection or not, it was indicated that the fees would be on a rotation and you only pay for the services rendered. Mr. Taubert stated that he agreed with the Board of Realtors on the concerns.

Mayor Armentrout asked what the wishes of the City Council were.

Council Member Poythress said that on the suggestion of Mr. Taubert he would like to see us move forward on putting together the ordinance still attempting to meet the Board of Realtors.

Mayor Armentrout said that he agreed with Member Poythress and said that we need to continue to communicate with the Board of Realtors.

Council Member Mindt asked what the financial impact would be to the landlords. If the ordinance is adopted are we looking at a bunch of homes that could be thrown into foreclosure.

Mr. Taubert mentioned that he has had discussions with Mr. Harper and the intent is not to discourage investment but to encourage it. He mentioned that if Mr. Harper was showing a property on 'B' Street and

there was a multi-family project located across the street he could use it as a sales pitch in that the multi-family property would meet code because it has been under the multi-family inspection program. Mr. Taubert said it would be safe to say that if a windshield survey was done the initial cost would be significant, by looking at the outside of a number of them you can imagine what the inside looks like. Once you get inside the unit there will be a significant cost to bring them up to code, which is the purpose of the program.

Council directed staff to prepare the ordinance and continue to attempt to contact the Board of Realtors for their input.

4B. Discussion Regarding Abandoned Shopping Carts (City)

Mr. Ruiz addressed the Council by stating that they had met with a number of shopping cart generators and with Joseph Coulombe, Director, Heartland Opportunity Center Inc., to offer a positive solution. Since that meeting Mr. Coulombe has created a proposal which he has distributed along with a cover letter to the shopping cart generators. Mr. Ruiz asked Mr. Coulombe to give an update as to the status of those proposals.

Mr. Coulombe addressed the City Council by stating that the last time he was at a meeting he presented a proposal that was purely a code enforcement proposal on behalf of the City to address the abandoned shopping carts. He mentioned that at the close of that meeting it was suggested that he meet with Mr. Taubert and Mr. Ruiz and look at modifying a pilot program. He said that after meeting with the shopping cart generators the proposal shifted from code enforcement to a proposal to address an alternative way for the stores to be in compliance with City's expectations.

Mr. Coulombe mentioned that in drafting the proposal they identified that the difference between code enforcement for the City and doing a proposal on behalf of the stores varies widely in terms of the hours required. He noted that the original proposal was three (3) days per week, it is a requirement for each store to spend thirty (30) hours per week to address the cart retrieval. The pilot project over an eight (8) week period is intended to establish a base line as to what is actually required in time and effort. The original proposal was based on retrieving five (5) days per week and the new proposal is (3) days per week, Monday, Wednesday and Friday. He mentioned that those days were selected to be in conformance with the existing City expectations of the stores requirement to retrieve the shopping carts within 72 hours. He said that they felt like fifteen (15) hours a week for eight (8) weeks would be sufficient time to get a good base line as to how large the problem is.

Mayor Armentrout asked how long ago the photo that was on the cover of the proposal had been taken.

Mr. Coulombe said that the photo was taken on December 3, 2008.

Mayor Armentrout noted that today was December 10, 2008 and he had driven by there this afternoon and those shopping carts were still there. It looks like it did a week ago.

Mr. Coulombe mentioned that he did not want to make any assumptions as to how the cost would be disbursed amongst the participating stores. Therefore he decided to mail out the proposals first and asked that response be received by December 23, 2008 and as a group with Mr. Taubert and Mr. Ruiz they could decide how the cost would be divided. He did not want to discourage any of the stores from participating, since some stores might feel like they have fewer carts than others. He mentioned that to date he has had one call from the manager at Wal-Mart and he is interested in the proposal and would like to discuss it further. Mr. Coulombe said that he would have more information after December 23, 2008 deadline.

Council Member Bompreszi asked staff what had happen with Bob's Cart Service.

Mayor Armentrout responded by saying the he had lost his contract because he had been out bid.

Mr. Taubert mentioned that our intent is to give the generators an opportunity to digest the Heartland proposal and then call a meeting with the generators after the first of the year. He said that the direction heard from the Council at last months meeting was that at the present time as a City Council/Agency Board they had no desire to spend taxpayer's money collecting shopping carts. He said that they would continue to preach this message to the generators and bring a report back to the Council in January.

Mayor Armentrout mentioned that he was disappointed that only one (1) of the generators had to date contacted Heartland.

Mr. Coulombe said that there are two kinds of store in Madera, the locally owned and the corporate stores. He sated that the proposal identified the scope of responsibility for Heartland and for the stores. It is expected that the stores take responsibility for the signage on their carts.

Mayor Armentrout asked Mr. Coulombe to let his coordinators and clients who do the Christmas caroling know that they did a great job when they were at his office.

Mr. Coulombe noted that they have been making their rounds throughout Madera.

4C. Report on Upcoming Vehicle Amnesty Day Event, December 13, 2008 (City)

Mr. Ruiz mentioned that they have began to receive phone calls for reservations for the December 13, 2008 Vehicle Amnesty Day Event. He stated that they are working closing with Pick-n-Pull Auto. He noted that Tom Fraser, Code Enforcement Officer has been instrumental in setting up the marketing, meetings and in securing a place for vehicle drop off.

Mr. Fraser addressed the Council by stating that this project came to fruition about a month ago. He stated that he had serious doubts that they would be ready to go by December 13, but the agencies involved have done a great job. He said that the advertisements have gone out, direct mailings went out, the Madera Tribune ran a full page ad and the Chamber of Commerce has also helped in advertisement. In addition the advertisement was also put on the City website.

Mr. Fraser noted that the drop off site was donated by one of the local businessmen at 1500 N. Gateway. This drop off location will be for those vehicles that did not request towing. The event is available for any resident in the City or County of Madera, no paper work will be required but the Police Department will be available to check VIN numbers for stolen vehicles. The event will take place between 9:00 a.m. – 4:00 p.m. It will be a great opportunity to remove these eyesores off the street.

Mr. Fraser also mentioned that Mayor Armentrout went out with them last week for a photo shoot for the Madera Tribune. He also mentioned that Pick-n-Pull had reported that they have already began to pick up some vehicles and to date have about 15 reservations.

Mr. Taubert mentioned that Mr. Fraser has done an outstanding job on putting this event together.

5. AGREEMENTS

5A. Consideration of a Resolution Approving a Real Property Acquisition Agreement with the Judicial Council of California Administrative Office of the Courts (Agency)

Mr. Taubert mentioned that this has been in the works for about 14 months and have finally got a working document from AOC. He pointed out the following conditions: 1) Agency will coordinate acquisition, demolition and relocation activities on the properties owned by VFW, Jerry and Karen Jones, Karen Jones, Gudino/Barreras and Madera County, 2) all properties need to be under contract by January 2009 and complete demolition activities and deliver clear title by December 1, 2010, 3) Agency will coordinate relocation of MID Canal, remove County-owned underground storage tanks, 4) Agency will have an option to acquire a portion of the property for the purpose of constructing parking facilities and 5) Agency will be reimbursed actual costs in an amount not to exceed \$2,915,000.00.

Mayor Armentrout asked if there were any questions.

Member Poythress asked if there was budget for the activities described.

Mr. Taubert responded by stating the he believed that all the activities can be completed under budget. He mentioned that the numbers we have for the canal relocation, which were provided by a local engineering firm, has a high margin of error in our favor and demolition costs are also in our favor. He said the estimates might be a little low on some of the acquisition and relocation costs.

Member Poythress asked if there was a margin of error in some of the numbers but the \$2,915,000.00 is the budget.

Mr. Taubert responded by saying that if the cost is \$2,700,000 we would be reimbursed that cost and if the cost is \$3,100,00 then we would be down \$200,000.

Member Mindt said that in previous reports he was of the understanding that in removing the underground tanks, if there was any contamination, the County would be responsible for this expense.

Mr. Taubert said this agreement was separate from the MOU with County. If there is any contamination the Agency will coordinate the removal and if there is any remediation it will be County responsibility.

Mayor Armentrout called for reading of the resolution title.

Resolution title was read by the Agency Secretary.

ITEM 5A MRA-1191 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING A REAL PROPERTY ACQUISITION AGREEMENT WITH THE JUDICIAL COUNCIL OF CALIFORNIA, ADMINISTRATIVE OFFICE OF THE COURT, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 200, 208-212, AND 216 SOUTH 'G' STREET, AND 221 SOUTH 'H' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT ON BEHALF OF THE AGENCY

*On motion by Agency Member Poythress, seconded by Agency Member Bompreszi, further reading was waived and Item 5A was unanimously approved resulting in the adoption of **Resolution MRA-1191**.*

5B. Consideration of a Resolution Approving a Sales Agreement for Property at 200 'G' Street (APN 010-134-001) (Agency)

Mr. Taubert mentioned that the first item on the agenda relates to approving a sales agreement for the VFW Post 1981 and the Agency has been meeting regularly with the VFW and their representatives. He said that they appeared fairly close to settling on a location for a new building facility and his recommendation is to adopt the resolution approving this agreement. He mentioned that the VFW intends to have the agreement approved at their meeting tomorrow night at which point the agreement will be executed by all parties.

Chairperson Armentrout pointed out that the staff report said that the VFW will be allowed time to relocate and the escrow will be for twelve (12) months or sooner. He asked if everything needed to be demolished and cleared in twelve (12) months why the VFW escrow is so long.

Mr. Taubert by responded that they have twenty-four (24) months to have the properties demolished and cleared.

Chairperson Armentrout asked if there were any other questions. There were none.

Chairperson Armentrout called for reading of the resolution title.

The Agency Secretary announced that the resolution was amended following the distribution of the agenda packets and copies of the amended resolution were available on the podium.

Resolution title was read by the Agency Secretary.

ITEM 5B MRA-1192 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH THE VETERANS OF FOREIGN WARS POST 1981, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 200 SOUTH 'G' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON BEHALF OF THE AGENCY

*On motion by Agency Member Svanda, seconded by Agency Member Mindt, further reading was waived and Item 5B was unanimously approved resulting in the adoption of **Resolution MRA-1192**.*

5C. Consideration of a Resolution Approving Sales Agreements for Property at 208 South 'G' Street (APN 010-134-002) (Agency)

Mr. Taubert mentioned that in regards to Items 5C and 5D the properties are owned by Jerry and Karen Jones. He said that he and Mr. Wilson have been involved in significant discussions with the property owners and they have no concerns regarding the appraisal of the property they are just nervous because they have not done anything with relocating Barney's Bail Bonds. He noted that the property owners thought that the Agency was going to take a more active role in finding them a new location. He stated that the Agency will continue to work with them throughout the month of December, but if they do not have a resolution by the January meeting it will be the Agency's recommendation that the property be turned over to the City of Madera to finalize the acquisition.

Chairperson Armentrout asked if there were any questions. There were none.

Chairperson Armentrout called for reading of the resolution title.

The Agency Secretary read the resolution title.

ITEM 5C MRA-1193 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH JERRY D. JONES, A MARRIED MAN, AND KAREN JONES, A MARRIED WOMAN, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 208 SOUTH 'G' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON BEHALF OF THE AGENCY

*On motion by Agency Member Poythress, seconded by Agency Member Bompreszi, further reading was waived and Item 5C was unanimously approved resulting in the adoption of **Resolution MRA-1193**.*

5D. Consideration of a Resolution Approving Sales Agreements for Property at 212 South 'G' Street (APN 010-134-003) (Agency)

The reading of the staff report was waived. Chairperson Armentrout asked if there were any questions. There were none.

Chairperson Armentrout called for reading of the resolution title.

The Agency Secretary read the resolution title.

ITEM 5D MRA-1194 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH JERRY D. JONES, A MARRIED MAN, AND KAREN JONES, A MARRIED WOMAN, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 212 SOUTH 'G' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE

CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON
BEHALF OF THE AGENCY

*On motion by Agency Member Mindt, seconded by Agency Member Svanda, further reading was waived and Item 5D was unanimously approved resulting in the adoption of **Resolution MRA-1194**.*

5E. Consideration of a Resolution Approving a Sales Agreement for Property at Sixth and 'H' Street (APN 010-134-005) (Agency)

Mr. Taubert mentioned that this property was owned by Madera County. He stated that the terms and conditions of the sales agreement are outlined in a MOU adopted by the Agency Board on November 12, 2008 and by the Board of Supervisors on November 25, 2008. It is the intent of the Board of Supervisors to place this item on their January 6, 2009 agenda.

Chairperson Armentrout asked if there were any questions. There were none.

Chairperson Armentrout called for reading of the resolution title.

The Agency Secretary read the resolution title.

ITEM 5E MRA-1195 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH COUNTY OF MADERA, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 216 WEST 6TH STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON BEHALF OF THE AGENCY

*On motion by Agency Member Bompreszi, seconded by Agency Member Poythress, further reading was waived and Item 5E was unanimously approved resulting in the adoption of **Resolution MRA-1195**.*

5F. Consideration of a Resolution Approving a Sales Agreement for Property at 216 South 'G' Street (APN 010-134-006) (Agency)

Mr. Taubert stated that this property is a vacant lot and fair market value was established at \$75,000, although there is an \$85,000 loan on the property at this point we are moving forward with sales agreement based on fair market value. One of the property owners is Victoria Gudino who is the audience and may want to comment. He mentioned that Ms. Gudino has hired an attorney which precludes the Agency from further negotiating directly with her. Mr. Taubert recommended that the sales agreement be approved and if something can not be worked out with her attorney by the January meeting it will be recommended that the City of Madera take over acquisition of this property through a setting of a hearing for a resolution of public necessity.

Chairperson Armentrout asked if there were any questions. There were none.

Chairperson Armentrout asked if Ms. Gudino would like to address the Agency Board. Ms. Gudino did not.

Chairperson Armentrout called for reading of the resolution title.

The Agency Secretary read the resolution title.

ITEM 5F MRA-1196 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY, MADERA, CALIFORNIA, APPROVING AGREEMENT WITH VICTORIA GUDINO, AN UNMARRIED WOMAN, AND MARTIN BARRERAS, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, EACH AS TO AN UNDIVIDED ONE-HALF INTEREST, FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 216 SOUTH 'G' STREET, IN THE CITY OF MADERA, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT AND ACCEPT THE PROPERTY ON BEHALF OF THE AGENCY

*On motion by Agency Member Svanda, seconded by Agency Member Mindt, further reading was waived and Item 5F was unanimously approved resulting in the adoption of **Resolution MRA-1196**.*

5G. Joint Public 33433 Hearing and Consideration of Resolutions Related to the Leasing of Agency-Owned Property Located at 109 South B Street (City/Agency)

Mr. Taubert mentioned that this is a joint Public Hearing between the City and the Agency which is required to occur when we lease or sell property. He noted that the Agency purchased the property at 109 South B Street, it had been the intent of the Agency to demolish the building but we were contacted by staff from Darin Camarena Health Centers who need temporary facilities while the Agency works with them regarding a 10,000 sq. ft. expansion of their offices. Mr. Taubert mentioned that they have agreed to the following terms: 1) Lease amount is \$2,041 per month 2) Term – One (1) year 3) Interior Improvements – Tenant's responsibility and 4) Utilities – Tenant's responsibility. The cost to the Agency for this agreement is included in the 333433 report.

Mayor Armentrout asked if there were any questions before the public hearing was opened. There were none.

Mayor Armentrout opened the Public Hearing at 7:58 p.m.

Mayor Armentrout asked is there was anyone in the audience wanting to speak regarding this item. There were none.

Mayor Armentrout closed the Public Hearing at 7:59 p.m.

Mayor Armentrout called for reading of the resolution title.

The Agency Secretary read the resolution titles.

Agency Secretary announced that the resolution was distributed after the distribution of the agenda packets and copies are available on the podium

ITEM 5G CC-08-260 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, APPROVING LEASE AGREEMENT WITH DARIN M. CAMARENA HEALTH CENTERS, INC., A CALIFORNIA CORPORATION, AND MAKING FINDINGS RELATED THERETO

MRA-1197 A RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY APPROVING LEASE AGREEMENT WITH DARIN M. CAMARENA HEALTH CENTERS, INC., A CALIFORNIA CORPORATION, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT ON BEHALF OF THE AGENCY

*On motion by Council/Agency Member Mindt, seconded by Council/Agency Member Svanda, further reading was waived and Item 5G was unanimously approved resulting in the adoption of **Resolution MRA-1197 and Resolution CC-08-260**.*

5H. Consideration of a Resolution Approving an Agreement with Triad Architecture & Planning Associates, Inc. for a Space-Needs Analysis (Agency)

Mr. Taubert stated that by direction from the Agency Board they initiated activity related to finding a building to lease or constructing a new facility. He said that the first thing they need to do is hire a certified planner and do a space-needs analysis. Triad Architecture will prepare several site plans and then bring that recommendation to the Agency Board.

Chairperson Armentrout asked if there were any questions.

Agency Member Mindt asked for the timing on an estimated completion date for the proposal.

Mr. Taubert said it would probably be 2 months.

Chairperson Armentrout pointed out that the current conditions in seating arrangement for code enforcement is really bad and we really need to do something.

Mr. Taubert stated that we are taking it seriously and know that we need to do something.

Chairperson called for reading of resolution title.

Resolution title was read by the Agency Secretary.

ITEM 5H MRA-1198 RESOLUTION OF THE MADERA REDEVELOPMENT AGENCY MADERA, CALIFORNIA, APPROVING AGREEMENT WITH TRIAD ARCHITECTURE & PLANNING ASSOCIATES INC., FOR ARCHITECTURAL DESIGN AND PLANNING SERVICES RELATED TO NEW FACILITIES FOR THE MADERA REDEVELOPMENT AGENCY, AND AUTHORIZING THE CHAIRPERSON TO EXECUTE THE AGREEMENT ON BEHALF OF THE MADERA REDEVELOPMENT AGENCY

*On motion by Agency Member Mindt, seconded by Agency Member Svanda, further reading was waived and Item 5H was unanimously approved resulting in the adoption of **Resolution MRA-1198**.*

6. HOUSING

6A. Discussion Regarding Single-Family Housing Projects Constructed at 1220 Nebraska Avenue, 1224 Nebraska Avenue and 303 East Central Avenue by David Kyriss dba Kyriss Construction (Agency)

Mr. Taubert noted that at the November 12, 2008 meeting staff was directed to work with Mr. Kyriss regarding his projects at 1220/1224 Nebraska Avenue and 303 East Central Avenue. The sense received from the majority of the Agency Board at that time was that they wanted staff to work with Mr. Kyriss but did not appear to be excited about a public subsidy.

Mr. Taubert stated that they currently have two (2) agreements with Mr. Kyriss, one is a Disposition and Development Agreement where in exchange for the property he agrees to build a house and sell to a family in the targeted income group, the home would have to be owner occupied. He said what we could do is amend the Disposition and Development Agreement and allow Mr. Kyriss to lease the home for a period of five years, we would not be giving up anything because we would still be receiving an affordability covenant because the lease would have to go to persons/family within the targeted income group.

The second agreement is a Construction Loan Agreement for \$160,000 per home. What the Agency could do is convert the construction loan to a permanent financing with the following terms 1) Thirty (30) year amortization with a five (5) year call and 2) Four percent (4%) interest rate. Mr. Taubert stated that currently there is not a market to sell at the price Mr. Kyriss needs to become whole on this project, by leasing it for a period of five (5) years he can be very selective on his lease and find somebody under a lease/purchase agreement and he could structure the rent accordingly.

Mr. Taubert noted that the reason they went with a thirty (30) year amortization instead of a twenty (20) year is because with a thirty (30) year the rent would be about \$760 per month and he could charge between \$1,000 - \$1,200 which is the market rate and could be applied towards the purchase. Mr. Taubert said that this agreement is satisfactory to Mr. Kyriss and follows the direction provided by the Agency Board.

Member Poythress said that this is an excellent compromise and takes care of the financial situation the Mr. Kyriss is in as well as not compromising the terms of the original agreement and allow market

conditions to return to a point of profitability. Member Poythress thanked Mr. Taubert for reaching a tentative agreement with Mr. Kyriss.

Member Mindt said that it looked like a good solution. He asked if the security would still be back on Redevelopment.

Mr. Taubert said that it would. He mentioned that they would bring a series of items back at the January meeting amending the Disposition and Development Agreement, Construction Loan Agreement and the Promissory Note and the Agency will still be in first position.

Chairperson asked if Mr. Kyriss had anything he wanted to add.

Ed McIntyre representative for David Kyriss stated that they concurred with staff's recommendation.

Agency staff was directed to bring the Agency Board the amended agreements and a resolution.

7. GENERAL

7A. Update on the Courthouse Relocation Project

Council/Agency Member Svanda stated that tonight was a historic evening in regards to what we are in the midst of doing for the City of Madera; we just made a 50 year change in the way our downtown is going to look. The entire Council should be very proud not the least of which is this Redevelopment Agency and help from his staff that has made this participation possible.

Chairperson Armentrout acknowledged that Council Members Mindt and Svanda have worked really hard to make all this come together and their work is very much appreciated.

8. AGENCY MEMBER REPORTS

Council/Agency Member Mindt mentioned that he sits on the San Joaquin Valley Regional Planning Agency's Policy Council represented through the Madera County Transportation Commission and they had a meeting on Friday.

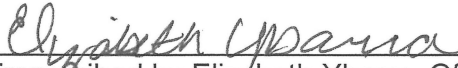
He said that the Policy Council (representing Kern, Kings, Madera, Merced, San Joaquin, Stanislaus and Tulare Counties) has been working together to get common grounds and over a year ago they commissioned a transit study that was inter-county. They received their first report on Friday and the assessment was that there are three areas that are of significant interest to the valley, the northern route 99 corridor including Merced, Modesto, Manteca, Stockton, Lodi and Sacramento and the same was in the bay area connection to BART. The transit study showed that between Visalia, Fresno and Madera, there was a potential for a transit system. He noted that the final report is due in March.

He also mentioned that they also had a presentation of the Blueprint which has scheduled a meeting on January 26, 2009 at the Fresno Convention Center from 9 am – 3 pm. He said that he could not impress enough that as Council Members they should be there to participate. Once this Blueprint is approved it will be like a law and will govern how the valley changes and is able to secure monies to support our communities.

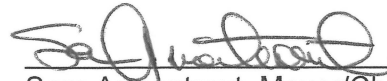
Mayor Pro-Tem/Vice-Agency Member Svanda mentioned that he along with Council/Member Poythress David Tooley, Mr. Taubert, and Dave Merchant attended a meeting with a group of consultants from the Bay Area trying to bring us a specific plan to address our Downtown Redevelopment Plan in coordination with the General Plan update. Mr. Taubert took the consultants on a tour of the City to make sure they understood that we are not Morgan Hill or some of other places they had referenced during their presentation. After having talked with staff they have a clear understanding of what our expectations and hopes are. He said that they would continue to keep us updated.

9. ADJOURNMENT

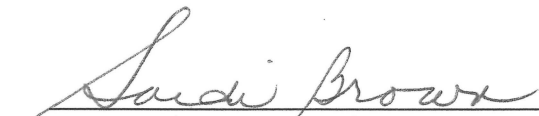
Mayor/Chairperson Armentrout adjourned the Joint Special Meeting of the Madera City Council and Regular Meeting of the Madera Redevelopment Agency at 8:16 p.m.



Transcribed by Elizabeth Ybarra, Office Assistant



Sam Armentrout, Mayor/Chairperson



Sandi Brown, Agency Secretary



AGENDA ITEM 3A

Minutes of the Joint Meeting of the Regular Meeting of the Madera City Council, Special Meeting of the City Council as the Successor Agency to the former Madera Redevelopment Agency and Special Meeting of the Successor Housing Agency – February 8, 2017
(City/Successor Agency/Successor Housing Agency)

**This item agenda item will be delivered
prior to the meeting.**

**THE SUCCESSOR AGENCY TO
THE FORMER CITY OF MADERA REDEVELOPMENT AGENCY**

Memorandum To: The Honorable Chairman,
Agency Board and
Executive Director

From: Office of the Treasurer

Subject: Listing of Warrants Issued

Date: MARCH 8, 2017

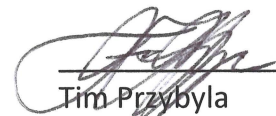
Attached, for your information, is the register of the warrants for the Successor Agency to the former Redevelopment Agency covering obligations paid during the period of:

February 1, 2017 to February 28, 2017

Each demand has been audited and I hereby certify to their accuracy and that there were sufficient funds for their payment.

General Warrants: #1102 - 1117 \$ 1,343,080.01

Respectfully submitted,



Tim Przybyla

Finance Director



Bob Wilson

Successor Agency Manager

**THE SUCCESSOR AGENCY TO
THE FORMER CITY OF MADERA REDEVELOPMENT AGENCY
REGISTER OF AUDITED DEMANDS FOR BANK #1-UNION BANK MAIN ACCOUNT
MARCH 8, 2017**

CHECK	PAYDATE	ISSUED TO	DESCRIPTION	AMOUNT
1102	02/02/2017	PACIFIC GAS & ELECTRIC	428 E YOSEMITE AND 5 E YOSEMITE ELECTRIC AND GAS SVCS DEC 2016	1,499.67
1103	02/02/2017	THE BANK OF NEW YORK MELLON TRUST CO, NA	1998, 2003, 2008A, AND 2008B BOND PAYMENTS	1,152,750.64
1104	02/13/2017	BLAIR CHURCH & FLYNN	CENTRAL AND "B" STREET PROJECT	1,899.93
1105	02/13/2017	BSK ASSOCIATES	RIVERWALK DR. IMPROVEMENT PROJECT PROGRESS PMT #6	8,018.75
1106	02/13/2017	CALIFORNIA MUNICIPAL STATISTICS, INC.	LARGEST TAXPAYER REPORT 15-16	600.00
1107	02/13/2017	CITY OF MADERA	DECEMBER 2016 SUCCESSOR AGENCY PAYROLL	24,589.84
1108	02/13/2017	CITY OF MADERA	NOVEMBER 2016 SUCCESSOR AGENCY PAYROLL	25,460.12
1109	02/13/2017	CITY OF MADERA	AUGUST 2016 SUCCESSOR AGENCY PAYROLL	27,311.51
1110	02/13/2017	CITY OF MADERA	JANUARY 2017 SUCCESSOR AGENCY PAYROLL	27,329.74
1111	02/13/2017	CITY OF MADERA	OCTOBER 2016 SUCCESSOR AGENCY PAYROLL	27,432.04
1112	02/13/2017	CITY OF MADERA	SEPTEMBER 2016 SUCCESSOR AGENCY PAYROLL	43,897.82
1113	02/13/2017	CITY OF MADERA	5 E YOSEMITE UTILITY SVCS 2/17	54.50
1114	02/13/2017	CITY OF MADERA	303 E CENTRAL UTILITY SVCS 2/17	100.02
1115	02/13/2017	RICOH USA, INC	COPIER MAINTENANCE FEE FOR PERIOD 01/17	5.62
1116	02/17/2017	NORTHSTAR ENGINEERING GROUP INC	TRAFFIC STUDY	2,025.00
1117	02/17/2017	VERIZON WIRELESS	CELLPHONE CHARGES JAN 02 - FEB 01	104.81

BANK #1 - Union Bank Main Acct. Total

\$ 1,343,080.01

CITY OF MADERA REDEVELOPMENT AGENCY REPORT TO SUCCESSOR AGENCY BOARD

SUCCESSOR AGENCY MEETING OF MARCH 8, 2017

SUCCESSOR AGENDA ITEM NUMBER 3C / 3D

APPROVED BY



FINANCE DEPARTMENT



SUCCESSOR AGENCY EXECUTIVE DIRECTOR



SUCCESSOR AGENCY MANAGER

Subject: Monthly Financial Reports

Background: Each month the Finance Department will be including in the agenda packet a set of reports that present the operating results for the Successor Agency during the prior month. Reports for the Code Enforcement program are also included in this presentation.

Recommendation: This report is for Successor Board Member review and no formal action is being requested.

Discussion: Due to the timing of the Successor Agency meetings, it will not be possible to reflect the results from each month based on information that is reconciled to the bank statement, since the statements are not available from the bank in time to do so. However, the information shown in the actual column is cumulative, so later months will reflect any changes made to an earlier month based on the reconciliation of accounting data to the bank and trustee statements.

CONSISTENCY WITH THE VISION MADERA 2025 PLAN

Approval of the monthly financial reports is not addressed in the vision or action plans; there is no formal action being requested, therefore, no conflict exists with any of the actions or goals contained in that plan.

Should the Successor Agency Board wish to have additional information, the Finance Department will make every effort to meet those requests.



03/01/2017
13:39:46

City of Madera, CA - LIVE 11.1
FLEXIBLE PERIOD REPORT

PAGE 1
glflxrpt

FROM 2017 01 TO 2017 08

ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
4020 Housing Fund							
<hr/>							
40200000 Low/Mod Housing Fund							
40200000 4163 Interest Income/Loans	0	-203	-203	-275.60	.00	72.60	135.8%
40200000 4190 Rental Income	0	-12,600	-12,600	-8,400.00	.00	-4,200.00	66.7%
40200000 4434 Grant	0	-16,000	-16,000	.00	.00	-16,000.00	.0%
40200000 4442 Local Grants	0	0	0	-25,000.00	.00	25,000.00	.0%
40200000 4659 Refunds and Reimbursements	0	0	0	-3,423.73	.00	3,423.73	.0%
40200000 4671 Sale of Real and Personal Pr	0	-250,000	-250,000	.00	.00	-250,000.00	.0%
40200000 5000 Salaries/Full-time	0	28,000	28,000	18,752.94	.00	9,247.06	67.0%
40200000 5005 Salaries/Part-time	0	2,602	2,602	1,109.27	.00	1,492.73	42.6%
40200000 5100 Salaries/Overtime	0	0	0	26.43	.00	-26.43	.0%
40200000 5105 Salaries/Leave Payout	0	1,785	1,785	.00	.00	1,785.00	.0%
40200000 5300 Public Employee Retirement S	0	6,890	6,890	4,286.32	.00	2,603.68	62.2%
40200000 5302 Long Term Disability Insuran	0	80	80	49.87	.00	30.13	62.3%
40200000 5303 Life Insurance Premiums	0	18	18	11.45	.00	6.55	63.6%
40200000 5304 Workers Compensation Insuran	0	2,567	2,567	1,606.49	.00	960.51	62.6%
40200000 5305 Medicare Tax- Employer's Sha	0	480	480	272.77	.00	207.23	56.8%
40200000 5307 Deferred Comp/Part-Time	0	98	98	41.34	.00	56.66	42.2%
40200000 5308 Deferred Compensation/Full-t	0	628	628	972.47	.00	-344.47	154.9%
40200000 5309 Unemployment Insurance	0	95	95	62.86	.00	32.14	66.2%
40200000 5310 Section 125 Benefit Allow.	0	3,750	3,750	2,927.44	.00	822.56	78.1%
40200000 6401 Gas and Electric Utilities	0	4,000	4,000	767.35	.00	3,232.65	19.2%
40200000 6402 Telephone/Fax Charges	0	350	350	191.86	.00	158.14	54.8%
40200000 6411 Advertising/Bids and Notices	0	800	800	223.08	.00	576.92	27.9%
40200000 6416 Office Supplies/Expendable	0	200	200	.00	.00	200.00	.0%
40200000 6418 Postage / Other Mailing Char	0	100	100	.00	.00	100.00	.0%
40200000 6440 Contracted Services	0	80,000	80,000	1,062.00	.00	78,938.00	1.3%
40200000 6485 Rehabilitation Costs	0	250,000	250,000	.00	.00	250,000.00	.0%
40200000 6487 Disposal Costs	0	15,000	15,000	.00	.00	15,000.00	.0%
40200000 6515 Taxes and Assessments	0	6,600	6,600	230.00	.00	6,370.00	3.5%
40200000 6530 Conference/Training/Ed	0	100	100	.00	.00	100.00	.0%
40200000 6532 Maintenance/Other Supplies	0	400	400	1,521.23	.00	-1,121.23	380.3%
40200000 6535 Lease Property Maintenance	0	1,500	1,500	955.00	.00	545.00	63.7%
40200000 7030 Facilities And Improvements	0	413,000	413,000	-2,678.52	354,362.85	61,315.67	85.2%
TOTAL Low/Mod Housing Fund	0	540,240	540,240	-4,707.68	354,362.85	190,584.83	64.7%
TOTAL Housing Fund	0	540,240	540,240	-4,707.68	354,362.85	190,584.83	64.7%
TOTAL REVENUES	0	-278,803	-278,803	-37,099.33	.00	-241,703.67	
TOTAL EXPENSES	0	819,043	819,043	32,391.65	354,362.85	432,288.50	

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ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
4030 Redevelop Prop Tax Trust Fd							
<hr/>							
40300000 Non Housing Tax Increment							
40300000 4000 Current Secured Property Tax	0	-3,875,445	-3,875,445	-3,875,445.00	.00	.00	100.0%
40300000 8200 Transfer Out	0	3,875,445	3,875,445	3,875,445.00	.00	.00	100.0%
TOTAL Non Housing Tax Increment	0	0	0	.00	.00	.00	.0%
TOTAL Redevelop Prop Tax Trust Fd	0	0	0	.00	.00	.00	.0%
TOTAL REVENUES	0	-3,875,445	-3,875,445	-3,875,445.00	.00	.00	
TOTAL EXPENSES	0	3,875,445	3,875,445	3,875,445.00	.00	.00	

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ACCOUNTS FOR:
5750 Successor Agency Admin

	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
<hr/>							
57500000 Successor Agency Admin							
57500000 4355 Transfer In	0	-250,000	-250,000	-250,000.00	.00	.00	100.0%
57500000 5000 Salaries/Full-time	0	125,000	125,000	103,751.76	.00	21,248.24	83.0%
57500000 5005 Salaries/Part-time	0	11,615	11,615	6,303.32	.00	5,311.68	54.3%
57500000 5100 Salaries/Overtime	0	0	0	142.89	.00	-142.89	.0%
57500000 5105 Salaries/Leave Payout	0	7,968	7,968	.00	.00	7,968.00	.0%
57500000 5300 Public Employee Retirement S	0	30,758	30,758	23,727.93	.00	7,030.07	77.1%
57500000 5302 Long Term Disability Insuran	0	356	356	259.54	.00	96.46	72.9%
57500000 5303 Life Insurance Premiums	0	81	81	59.42	.00	21.58	73.4%
57500000 5304 Workers Compensation Insuran	0	11,461	11,461	8,918.66	.00	2,542.34	77.8%
57500000 5305 Medicare Tax- Employer's Sha	0	2,143	2,143	1,513.39	.00	629.61	70.6%
57500000 5307 Deferred Comp/Part-Time	0	436	436	236.39	.00	199.61	54.2%
57500000 5308 Deferred Compensation/Full-t	0	2,802	2,802	5,311.15	.00	-2,509.15	189.5%
57500000 5309 Unemployment Insurance	0	425	425	339.95	.00	85.05	80.0%
57500000 5310 Section 125 Benefit Allow.	0	16,743	16,743	15,209.54	.00	1,533.46	90.8%
57500000 6401 Gas and Electric Utilities	0	4,000	4,000	9,182.74	.00	-5,182.74	229.6%
57500000 6402 Telephone/Fax Charges	0	3,500	3,500	1,923.25	.00	1,576.75	55.0%
57500000 6411 Advertising/Bids and Notices	0	0	0	49.00	.00	-49.00	.0%
57500000 6414 Professional Dues	0	300	300	.00	.00	300.00	.0%
57500000 6415 Publications/Subscriptions	0	100	100	69.00	.00	31.00	69.0%
57500000 6416 Office Supplies/Expendable	0	1,500	1,500	.00	.00	1,500.00	.0%
57500000 6420 Mileage Reimbursements	0	1,200	1,200	773.95	.00	426.05	64.5%
57500000 6440 Contracted Services	0	20,500	20,500	5,333.80	.00	15,166.20	26.0%
57500000 6515 Taxes and Assessments	0	800	800	341.07	.00	458.93	42.6%
57500000 6530 Conference/Training/Ed	0	3,312	3,312	1,027.91	.00	2,284.09	31.0%
57500000 6532 Maintenance/Other Supplies	0	5,000	5,000	-140.83	.00	5,140.83	2.8%
TOTAL Successor Agency Admin	0	0	0	-65,666.17	.00	65,666.17	.0%
TOTAL Successor Agency Admin	0	0	0	-65,666.17	.00	65,666.17	.0%
TOTAL REVENUES	0	-250,000	-250,000	-250,000.00	.00	.00	
TOTAL EXPENSES	0	250,000	250,000	184,333.83	.00	65,666.17	

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ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
6050 Non Housing Bond Proceeds							
<hr/>							
60500000 Non Housing Bond Proceeds							
60500000 4201 Services for Other Agencies	0	0	0	-800.00	.00	800.00	.0%
60500000 4671 Sale of Real and Personal Pr	0	0	0	-18,750.00	.00	18,750.00	.0%
60500000 5000 Salaries/Full-time	0	95,335	95,335	16,405.84	.00	78,929.16	17.2%
60500000 5005 Salaries/Part-time	0	8,858	8,858	804.17	.00	8,053.83	9.1%
60500000 5100 Salaries/Overtime	0	0	0	26.43	.00	-26.43	.0%
60500000 5105 Salaries/Leave Payout	0	6,077	6,077	.00	.00	6,077.00	.0%
60500000 5300 Public Employee Retirement S	0	23,458	23,458	3,736.11	.00	19,721.89	15.9%
60500000 5302 Long Term Disability Insuran	0	272	272	60.08	.00	211.92	22.1%
60500000 5303 Life Insurance Premiums	0	62	62	13.81	.00	48.19	22.3%
60500000 5304 Workers Compensation Insuran	0	8,741	8,741	1,374.80	.00	7,366.20	15.7%
60500000 5305 Medicare Tax- Employer's Sha	0	1,634	1,634	234.31	.00	1,399.69	14.3%
60500000 5307 Deferred Comp/Part-Time	0	333	333	28.53	.00	304.47	8.6%
60500000 5308 Deferred Compensation/Full-t	0	2,137	2,137	919.85	.00	1,217.15	43.0%
60500000 5309 Unemployment Insurance	0	324	324	62.86	.00	261.14	19.4%
60500000 5310 Section 125 Benefit Allow.	0	12,769	12,769	3,547.53	.00	9,221.47	27.8%
60500000 6401 Gas and Electric Utilities	0	12,000	12,000	589.47	.00	11,410.53	4.9%
60500000 6402 Telephone/Fax Charges	0	0	0	191.86	.00	-191.86	.0%
60500000 6440 Contracted Services	0	52,000	52,000	.00	.00	52,000.00	.0%
60500000 6487 Disposal Costs	0	0	0	1,262.90	.00	-1,262.90	.0%
60500000 6515 Taxes and Assessments	0	0	0	102.39	.00	-102.39	.0%
60500000 6532 Maintenance/Other Supplies	0	29,000	29,000	250.34	.00	28,749.66	.9%
60500000 6804 Infrastructure Study	0	70,000	70,000	2,350.00	.00	67,650.00	3.4%
60500000 6807 Building Developmnt Depot Bl	0	350,000	350,000	.00	.00	350,000.00	.0%
60500000 6810 Traffic Signal-Yosemite/E/m	0	0	0	6,873.48	.00	-6,873.48	.0%
60500000 6811 Riverside Subdivision Strm D	0	0	0	153,402.22	30,716.01	-184,118.23	.0%
60500000 6812 Riverwalk Improvement Projec	0	0	0	462,274.36	106,291.42	-568,565.78	.0%
60500000 7030 Facilities And Improvements	0	2,425,910	2,425,910	.00	.00	2,425,910.00	.0%
60500000 7050 Construction/Infrastructure	0	2,998,280	2,998,280	277,547.15	.00	2,720,732.85	9.3%
TOTAL Non Housing Bond Proceeds	0	6,097,190	6,097,190	912,508.49	137,007.43	5,047,674.08	17.2%
TOTAL Non Housing Bond Proceeds	0	6,097,190	6,097,190	912,508.49	137,007.43	5,047,674.08	17.2%
TOTAL REVENUES	0	0	0	-19,550.00	.00	19,550.00	
TOTAL EXPENSES	0	6,097,190	6,097,190	932,058.49	137,007.43	5,028,124.08	

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ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
6060 LowMod Housing Bond Proceeds							
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60600000 LowMod Housing Bond Proceeds							
60600000 6440 Contracted Services	0	170,810	170,810	48,925.00	134,940.00	-13,055.00	107.6%
60600000 6485 Rehabilitation Costs	0	0	0	8,675.00	.00	-8,675.00	.0%
60600000 7030 Facilities And Improvements	0	369,150	369,150	160,777.00	3,963.00	204,410.00	44.6%
TOTAL LowMod Housing Bond Proceeds	0	539,960	539,960	218,377.00	138,903.00	182,680.00	66.2%
TOTAL LowMod Housing Bond Proceeds	0	539,960	539,960	218,377.00	138,903.00	182,680.00	66.2%
TOTAL EXPENSES	0	539,960	539,960	218,377.00	138,903.00	182,680.00	

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ACCOUNTS FOR:

8040 Debt Svc Fund - SA

ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
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80400000 Debt Svc Fund/Successor Agency

80400000 4162 Interest Income	0	0	0	-18,594.24	.00	18,594.24	.0%
80400000 4355 Transfer In	0	-3,625,445	-3,625,445	-3,625,445.00	.00	.00	100.0%
80400000 4751 Realized Gain/Loss Sale of I	0	0	0	-24.91	.00	24.91	.0%
80400000 6440 Contracted Services	0	40,000	40,000	9,626.00	.00	30,374.00	24.1%
80400000 8000 Interest Expense	0	2,331,149	2,331,149	2,331,142.53	.00	6.47	100.0%
80400000 8001 Principal Payment	0	1,225,000	1,225,000	1,225,000.00	.00	.00	100.0%
TOTAL Debt Svc Fund/Successor Agency	0	-29,296	-29,296	-78,295.62	.00	48,999.62	267.3%
TOTAL Debt Svc Fund - SA	0	-29,296	-29,296	-78,295.62	.00	48,999.62	267.3%
TOTAL REVENUES	0	-3,625,445	-3,625,445	-3,644,064.15	.00	18,619.15	
TOTAL EXPENSES	0	3,596,149	3,596,149	3,565,768.53	.00	30,380.47	

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	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
GRAND TOTAL	0	7,148,094	7,148,094	982,216.02	630,273.28	5,535,604.70	22.6%



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FROM 2017 01 TO 2017 08

ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED	ACTUALS	ENCUMBRANCES	AVAILABLE	PCT
1020 General Fund	APPROP	ADJSTMTS	BUDGET			BUDGET	USED
<hr/>							
10204400 Code Enforcement							
10204400 4076 Registration Fee	-14,500	0	-14,500	-3,735.00	.00	-10,765.00	25.8%
10204400 4203 Background Check/Report Fee	-300	0	-300	-675.00	.00	375.00	225.0%
10204400 4355 Transfer In	-230,395	0	-230,395	.00	.00	-230,395.00	.0%
10204400 4551 Fines/Penalties for Violati	-680,000	0	-680,000	-333,008.52	.00	-346,991.48	49.0%
10204400 4554 Vehicle Abatement Fee	-48,000	0	-48,000	.00	.00	-48,000.00	.0%
10204400 4556 Revenue/ Foreclosures	-45,000	0	-45,000	-15,846.70	.00	-29,153.30	35.2%
10204400 4657 Miscellaneous Revenue	0	0	0	-64.66	.00	64.66	.0%
10204400 4659 Refunds and Reimbursements	0	0	0	-194.80	.00	194.80	.0%
10204400 4684 Cost Recovery for Weed Abate	-18,000	0	-18,000	.00	.00	-18,000.00	.0%
10204400 5000 Salaries/Full-time	519,639	0	519,639	317,856.81	.00	201,782.39	61.2%
10204400 5005 Salaries/Part-time	84,443	0	84,443	48,587.09	.00	35,856.36	57.5%
10204400 5100 Salaries/Overtime	0	0	0	691.92	.00	-691.92	.0%
10204400 5105 Salaries/Leave Payout	11,618	0	11,618	339.07	.00	11,278.73	2.9%
10204400 5110 Salaries/Uniform Pay	1,000	0	1,000	1,477.35	.00	-477.35	147.7%
10204400 5300 Public Employee Retirement S	130,088	0	130,088	77,272.09	.00	52,815.41	59.4%
10204400 5302 Long Term Disability Insuran	1,713	0	1,713	1,078.11	.00	634.86	62.9%
10204400 5303 Life Insurance Premiums	542	0	542	344.75	.00	197.47	63.6%
10204400 5304 Workers Compensation Insuran	50,760	0	50,760	33,143.91	.00	17,616.47	65.3%
10204400 5305 Medicare Tax- Employer's Sha	9,235	0	9,235	5,681.09	.00	3,554.27	61.5%
10204400 5307 Deferred Comp/Part-Time	2,505	0	2,505	1,834.07	.00	670.53	73.2%
10204400 5308 Deferred Compensation/Full-t	17,717	0	17,717	15,824.99	.00	1,891.65	89.3%
10204400 5309 Unemployment Insurance	3,175	0	3,175	2,319.25	.00	855.84	73.0%
10204400 5310 Section 125 Benefit Allow.	173,610	0	173,610	112,099.50	.00	61,510.14	64.6%
10204400 6401 Gas and Electric Utilities	21,000	0	21,000	.00	.00	21,000.00	.0%
10204400 6402 Telephone/Fax Charges	8,000	0	8,000	2,529.79	.00	5,470.21	31.6%
10204400 6411 Advertising/Bids and Notices	1,000	0	1,000	9.46	.00	990.54	.9%
10204400 6414 Professional Dues	375	0	375	.00	.00	375.00	.0%
10204400 6415 Publications/Subscriptions	250	0	250	202.95	.00	47.05	81.2%
10204400 6416 Office Supplies/Expendable	6,000	0	6,000	2,251.20	.00	3,748.80	37.5%
10204400 6418 Postage / Other Mailing Char	13,000	0	13,000	3,529.32	.00	9,470.68	27.1%
10204400 6420 Mileage Reimbursements	500	0	500	.00	.00	500.00	.0%
10204400 6425 Vehicle Fuel, Supplies & Mai	10,000	0	10,000	2,265.17	.00	7,734.83	22.7%
10204400 6437 Weed Abatement Expense	18,000	0	18,000	.00	.00	18,000.00	.0%
10204400 6440 Contracted Services	80,000	0	80,000	12,576.12	.00	67,423.88	15.7%
10204400 6530 Conference/Training/Ed	10,000	0	10,000	7,884.82	.00	2,115.18	78.8%
10204400 6532 Maintenance/Other Supplies	14,500	0	14,500	13,857.62	85.12	557.26	96.2%
10204400 6902 Interfund Charges- Central S	600	0	600	26.34	.00	573.66	4.4%
10204400 6907 Interfund Chrg/Vehicle Replc	11,667	0	11,667	7,778.00	.00	3,889.00	66.7%

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ACCOUNTS FOR: 1020 General Fund	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
10204400 6908 Interfund Chrg/Vehicle Maint	19,493	0	19,493	12,995.36	.00	6,497.64	66.7%
10204400 6918 Interfund Charges- Comp Main	77,369	0	77,369	51,579.36	.00	25,789.64	66.7%
10204400 6920 Interfund Charges - Computer	14,616	0	14,616	9,744.00	.00	4,872.28	66.7%
TOTAL Code Enforcement	276,220	0	276,220	392,254.83	85.12	-116,119.82	142.0%
TOTAL General Fund	276,220	0	276,220	392,254.83	85.12	-116,119.82	142.0%
TOTAL REVENUES	-1,036,195	0	-1,036,195	-353,524.68	.00	-682,670.32	
TOTAL EXPENSES	1,312,415	0	1,312,415	745,779.51	85.12	566,550.50	

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ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
1081 General Fund - LEA Tire Grant							
<hr/>							
10814420 LEA Tire Grant							
10814420 4428 Grant/ Current Yr Allocation	-18,338	0	-18,338	-1,597.80	.00	-16,740.20	8.7%
10814420 5000 Salaries/Full-time	6,335	0	6,335	653.47	.00	5,681.53	10.3%
10814420 5110 Salaries/Uniform Pay	0	0	0	22.65	.00	-22.65	.0%
10814420 5300 Public Employee Retirement S	1,725	0	1,725	627.71	.00	1,097.25	36.4%
10814420 5302 Long Term Disability Insuran	23	0	23	4.86	.00	17.95	21.3%
10814420 5303 Life Insurance Premiums	0	0	0	1.54	.00	-1.54	.0%
10814420 5304 Workers Compensation Insuran	531	0	531	73.98	.00	457.46	13.9%
10814420 5305 Medicare Tax- Employer's Sha	96	0	96	12.20	.00	83.52	12.7%
10814420 5308 Deferred Compensation/Full-t	266	0	266	32.81	.00	233.26	12.3%
10814420 5309 Unemployment Insurance	215	0	215	.00	.00	215.39	.0%
10814420 5310 Section 125 Benefit Allow.	2,607	0	2,607	586.74	.00	2,020.54	22.5%
10814420 6530 Conference/Training/Ed	6,956	0	6,956	.00	.00	6,956.00	.0%
10814420 6532 Maintenance/Other Supplies	205	0	205	.00	.00	205.00	.0%
TOTAL LEA Tire Grant	622	0	622	418.16	.00	203.51	67.3%

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ACCOUNTS FOR:	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
1081 General Fund - LEA Tire Grant							
<hr/>							
10814460 Tire Amnesty Grant							
10814460 4556 Tire Amnesty Grant	-39,649	0	-39,649	-22,924.87	.00	-16,724.13	57.8%
10814460 5000 Salaries/Full-time	5,280	0	5,280	1,284.22	.00	3,995.78	24.3%
10814460 5300 Public Employee Retirement S	1,438	0	1,438	2,928.03	.00	-1,490.34	203.7%
10814460 5302 Long Term Disability Insuran	19	0	19	6.81	.00	12.20	35.8%
10814460 5303 Life Insurance Premiums	0	0	0	1.95	.00	-1.95	.0%
10814460 5304 Workers Compensation Insuran	443	0	443	157.13	.00	285.81	35.5%
10814460 5305 Medicare Tax- Employer's Sha	80	0	80	27.14	.00	52.64	34.0%
10814460 5308 Deferred Compensation/Full-t	222	0	222	73.36	.00	148.40	33.1%
10814460 5309 Unemployment Insurance	180	0	180	7.75	.00	171.77	4.3%
10814460 5310 Section 125 Benefit Allow.	2,173	0	2,173	590.62	.00	1,582.46	27.2%
10814460 6412 Advertising/Other	4,318	0	4,318	588.60	.00	3,729.40	13.6%
10814460 6440 Contracted Services	25,545	0	25,545	7,730.00	17,500.00	315.00	98.8%
10814460 6532 Maintenance/Other Supplies	665	0	665	101.92	.00	563.08	15.3%
TOTAL Tire Amnesty Grant	713	0	713	-9,427.34	17,500.00	-7,359.88	%
TOTAL General Fund - LEA Tire Grant	1,334	0	1,334	-9,009.18	17,500.00	-7,156.37	636.3%
TOTAL REVENUES	-57,987	0	-57,987	-24,522.67	.00	-33,464.33	
TOTAL EXPENSES	59,321	0	59,321	15,513.49	17,500.00	26,307.96	

03/01/2017
13:51:51

City of Madera, CA - LIVE 11.1
FLEXIBLE PERIOD REPORT

FROM 2017 01 TO 2017 08

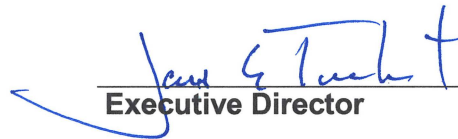
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	ACTUALS	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
GRAND TOTAL	277,555	0	277,555	383,245.65	17,585.12	-123,276.19	144.4%

REPORT TO THE CITY COUNCIL

MEETING OF: March 8, 2017

AGENDA ITEM NUMBER: 3E

APPROVED BY:


Executive Director


Neighborhood Preservation Supervisor

Subject: Activity Report – Code Enforcement Division

Summary: The City Council has identified pro-active code enforcement to be a major priority. We have modified the format in order to provide you and the public with a better understanding of the activity level of the Neighborhood Revitalization Program.

HISTORY/BACKGROUND

Foreclosed properties continue to be a City-wide problem and not limited to individual census tracts. Our focus on these types of vacant buildings continues to dominate our list of priorities. To address such vacancies, our level of activity extends to regular monitoring and inspections, regular issuing of notices and administrative citations to property owner(s) and interested parties and when necessary placing a lien on the property for any continuing violation(s). The goal in this focused effort is to contact the responsible parties, (who in most cases are absentee financial institutions), early in the process, so as to prevent the properties from deterioration and blight, from attracting unauthorized persons into the home, and from health hazards but most of all to help preserve the well-being of the neighborhood.

RECOMMENDATION

No action is required.

JET/vr

Attachment:
-Activity Report

REPORT FOR FEBRUARY 1, 2017 – FEBRUARY 28, 2017

Foreclosed Property Activities

	Activity	Amount
1.	Total Foreclosed Property Cases	100
2.	Monitoring (Occupied)	74
3.	Active Cases	26
*4.	Properties Sold this month and/or Closed	4
5.	Properties Registered	0
6.	Citations Issued	1

* (3) Foreclosure properties sold. Foreclosure cases closed due to cancellation of foreclosure process (1).

Code Enforcement Activities

	Activity	Total for Month	Year to Date (From 7/1/2016)
1.	Files Opened <i>Public Nuisance, Zoning, Vacant Building, Substandard Housing</i>	89	653
2.	Files Closed <i>Public Nuisance, Zoning, Vacant Building, Substandard Housing</i>	55	650
3.	Active Files <i>Public Nuisance, Zoning, Vacant Building, Substandard Housing</i>	750	N/A
4.	Citations Issued <i>Public Nuisance, Zoning, Vacant Building, Substandard Housing</i>	2	45
5.	Abandoned Vehicles Tagged (Cases Opened)	44	343
6.	Abandoned Vehicles Towed (Cases Closed)	6	26
7.	Abandoned Vehicles Removed (Cases Closed)	51	354
8.	Active Abandoned Vehicle Files	108	N/A
9.	Weed Abatement Files Opened	83	83
10.	Active Weed Abatement Files	407	N/A

Accounts Receivables Activities

	Activity	Total for Month	Year to Date (From 7/1/2016)
1.	Fines/Citations, Penalties, and Enforcement Fees <i>Levied</i>	\$3,625.00	\$57,575.00
2.	Fines/Citations, Penalties, and Enforcement Fees <i>Collected</i>	\$746.00	\$331,662.07
3.	Registration Fees for Vacant/Abandoned Buildings and Foreclosed Properties <i>Collected</i>	\$0.00	\$3,720.00
4.	Removed for Collections - Fines, Penalties, Citations and Towing Fees sent to Collection Agency	\$0.00	\$6,985.00

Small Claims and Lien Activities

Information provided by City Attorney's Office

	Type	No. of files This month	No. of files Ytd.	Amount This month	Amount Year to Date
1.	Small Claims / Intercept Candidates	0	136	\$0.00	\$158,188.32
2.	Lien Confirmations	0	19	\$0.00	\$156,099.92
3.	Liens turned over to Assessor	0	8	\$0.00	\$2,251.76

Files currently being reviewed for appropriate action – 0

REPORT TO THE CITY COUNCIL

MEETING OF: March 8, 2017

AGENDA ITEM NUMBER: 3F

APPROVED BY:



 Executive Director

Subject: Code Enforcement Funds Collection Report for Period Ending February 31, 2017

Summary: The City Council will be provided with an updated funds collection report.

HISTORY/BACKGROUND

The primary sources for Code Enforcement/Neighborhood Revitalization funding are General Fund, and CDBG funds. Other sources include:

- Foreclosure Registration Fee
- Abandoned Building Registration Fee
- Graffiti Restitution
- Fines and Penalties

Since we have begun recording Notice of Violations on foreclosures, we have experienced a significant increase in revenues from "Fines and Penalties." Revenue increases from "other sources" is illustrated below.

Fiscal Year	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June	TOTAL
2010-11	\$ 9,845	\$ 7,980	\$ 5,806	\$ 7,953	\$10,873	\$12,240	\$10,304	\$5,354	\$11,147	\$19,446	\$13,501	\$42,760	\$157,209
2011-12	\$22,646	\$35,955	\$22,782	\$42,900	\$45,553	\$71,297	\$67,720	\$64,524	\$52,238	\$23,612	\$28,641	\$45,809	\$523,678
2012-13	\$33,216	\$36,791	\$24,520	\$56,500	\$61,504	\$62,101	\$60,271	\$76,941	\$70,142	\$61,138	\$66,261	\$22,660	\$632,045
2013-14	\$73,253	\$41,445	\$40,692	\$116,589	\$58,036	\$47,573	\$94,700	\$64,214	\$18,911	\$31,682	\$51,773	\$9,043	\$647,915
2014-15	\$12,262	\$60,675	\$171,037	\$38,146	\$129,213	\$37,074	\$11,836	\$27,967	\$144,602	\$29,078	\$75,658	\$8,867	\$753,645
2015-16	\$27,183	\$83,589	\$2,393	\$88,406	\$34,598	\$26,218	\$16,834	\$88,144	\$76,912	\$67,380	\$122,878	\$39,338	\$673,872
2016-17	\$17,905	\$28,638	\$20,220	\$133,834	\$38,741	\$23,545	\$88,231	\$2,375					\$352,590
TOTAL													\$3,740,952

RECOMMENDATION

Report is provided for your information only – no action is required.

REPORT TO THE CITY COUNCIL

BOARD MEETING OF: March 8, 2017
AGENDA ITEM NUMBER: 3G

APPROVED BY:


 Neighborhood Outreach Coordinator


 Executive Director

Subject: Update on Neighborhood Outreach Activities

Summary: The City Council has identified pro-active neighborhood outreach to be a major priority. This is a brief report outlining the activities of the Neighborhood Watch Program and other pertinent outreach activities.

HISTORY/BACKGROUND:

The purpose of this report is to provide the City Council a monthly update for the month of February on projects and tasks undertaken by the Neighborhood Outreach team:

- Saleh Alhomed, Neighborhood Outreach Coordinator, full-time employee.
- Yuliana Franco, Neighborhood Outreach Consultant, part-time employee (20hrs/week).
- Christina Herrera, Neighborhood Outreach Assistant, full-time employee.

I. Neighborhood Meetings:

a. February Meetings:

- i. February 9, 2017; Location: Corner of Rotan and West 5th Streets; Time: 6-7 P.M. (1st NW)
- ii. February 22, 2017; Location: S. Coolidge Street; Time: 6-7PM (3rd NW)
- iii. February 23, 2017; Location: 800 Yosemite Apartments; Time: 11-12 P.M. (2nd NW)

II. Upcoming Neighborhood Watch Meetings:

a. March Meetings:

- i. March 2, 2017; Location: 120 Harding Street; Time: 6-7 P.M. (2nd NW)
- ii. March 16, 2017; Location: 831 Green Way Street; Time: 6-7 P.M. (4th NW follow-up meeting)
- iii. March 23, 2017; Location: 800 Yosemite Ave; Time: 11-12 P.M. (3rd NW meeting)

III. Anti-Graffiti Program

- a. We launched our annual Anti-Graffiti Program. This year, we are covering 14 schools—that is, all the elementary schools in the city and a few in the county. Christina and Saleh are coordinating with our partners the Madera Police Department, The Madera County Probation, the Madera County Sheriff Department, and Public Works Department to carry out the presentations effectively.
- b. Here is the schedule:

January:

- Tuesday, January 31st at 1:30PM, at Dixieland Elementary School--**Completed**
 - 18440 Rd 19, Madera, CA 93637

February

- Wednesday, February 1st at 8:30AM, at Eastin-Arcola Elementary School—**Completed**
 - 29551 Ave 8, Madera, CA 93637

- Thursday, February 2nd at 8:30AM, at Nishimoto Elementary School—**Completed**
 - **26460 Martin St, Madera, CA 93638**
- Wednesday, February 8th at 1:30PM, at Howard Elementary School
 - **13878 Rd 21 1/2, Madera, CA 93637**
- Friday, February 10th at 10:15AM, at Cesar Chavez Elementary School
 - **2600 E Pecan Ave, Madera, CA 93637**
- Wednesday, February 15th at 1:30PM, at Millview Elementary School
 - **1609 Clinton St, Madera, CA 93638**
- Friday, February 24th at 1:30PM, at Alpha Elementary School
 - **900 Stadium Rd, Madera, CA 93637**

March

- Thursday, March 2nd at 9:00AM, at Sierra Vista Elementary School—**Councilman Holley**
 - **917 E Olive Ave, Madera, CA 93638**
- Monday, March 6th at 1:30PM, at James Madison Elementary School
 - **109 Stadium Rd, Madera, CA 93637**
- Thursday, March 16th at 10:00AM, at George Washington Elementary School—**Councilman Oliver**
 - **509 E South St, Madera, CA 93638**
- Thursday, March 23rd at 1:30PM, at Parkwood Elementary School
 - **1150 E Pecan Ave, Madera, CA 93637**
- Thursday, March 31st at 10AM, at Perishing Elementary School
 - **1505 Ellis St, Madera, CA 93638**

April

- Monday, April 3rd at 8:30AM, at Berenda Elementary School—**Councilman Oliver**
 - **26820 Club Drive, Madera, CA 93638**
- Friday, April 7th at 10:15AM, at John Adams Elementary School—**Councilwoman Gallegos**
 - **1822 National Ave, Madera, CA 93637**
- Friday, April 19th at 1:30PM, at Lincoln Elementary School—**Supervisor Robert Poythress**

IV. Outreach Activities:

- a. Our outreach staff walked different neighborhoods to promote Neighborhood Watch:
 - i. Cutting and Bloker Streets neighborhood area.
 - ii. Berry Drive, Peach Street, and Apple Street neighborhood area.
 - iii. Merced and Tulare Street neighborhood area.
 - iv. Foxglove Street, Plumwood Street, and Grapewood Street neighborhood area.
 - v. Mainberry Street, Westgate Street, and Sunset Street neighborhood area.

V. Established Community Partnerships:

- a. American Red Cross Volunteer Training
 - i. The monthly meeting was cancelled and volunteers used to help with evacuations in the Oakhurst area.
- b. Community Partnership
 - i. The meeting was held on February 9, 2017 at the Madera County Community Action Partnership and we discussed the interagency collaboration on events planning.
- c. Curb Stripe Initiative
 - i. Saleh Alhomedi met with the Madera Ministerial Association (MMA) and will be working with Churches to help promote the program to residents and their congregations.
 - ii. We left over 150 Consent Forms ready for distribution to residents.
 - iii. Social media promotion is underway and will continue sharing posts regarding the program.
- d. Madera Downtown Association

- i. Councilman Will Oliver and Community Outreach Coordinator Saleh Alhomed met with the Madera Downtown Association President Juanita Camarillo to discuss beautification of downtown.
 - ii. The president will work with merchants and endeavor to solicit their support for beautification of downtown.
 - iii. The association's monthly meeting will be held on Wednesday, March 8th at 8:30 A.M.
 - iv. The City of Madera Finance Director will attend the meeting to update the association on City assessment and clean-up services in downtown.
- e. SCORE
- i. Jim, Yuliana, and Saleh are collaborating with Mr. Chris Boyle, Director of the Planning Department, on preparing for the City's annual business workshops. These collaborative efforts will help enhance the quality of workshops and bring more entrepreneurs and business owners to the workshops.
 - ii. Yuliana and Saleh will continue working with Mr. Chris Boyle and City Manager David Tooley on planning for the annual Business Workshops.
- f. Adopt-A-School
- i. Our department received a \$25,000 grant to help run the program. Our department will partner with the Madera Ministerial Association on outreach and running the program.
 - ii. A Coordinators meeting was held on Wednesday, February 21st. Jim Taubert and Saleh trained the coordinators and provided the breakdown of the program's implementation.
 - iii. Mr. David Hernandez will be the MUSD contact person coordinators will be working with throughout the duration of the program.
 - iv. The allocation of funds is underway and coordinators will be able to start working this month.
- g. Youth Leadership Conference
- i. Yuliana Franco has been leading the effort. Thus far, the project is ready for launching and will be held on Saturday, March 25th, at Desmond Middle School.
 - ii. Saleh and Christina will provide her support as she undertakes the final assignments of implementing the project and making it successful.
 - iii. The Irvine Foundation provided a total of \$10,000 to fund the entirety of the project for this year.

VISION 2025 LINKAGE

These items are compatible with the objectives and goals set forth in the Vision Madera 2025 Action Plan.

RECOMMENDATION

This report is merely informational. No action is required.

REPORT TO THE SUCCESSOR HOUSING AGENCY OF THE FORMER MADERA REDEVELOPMENT AGENCY

BOARD MEETING OF: March 8, 2017
AGENDA ITEM NUMBER: 3H

APPROVED BY:


Executive Director

Subject: Consideration of a Resolution Approving Contract Change Order No. 6 for the Riverwalk Drive Improvement Project City of Madera Project No. ST 10-03

Summary: The Successor Housing Agency will consider a resolution approving Change Order No. 6 for completion of project construction and extension of a new sewer system to service Successor Agency parcels proposed for development.

HISTORY/BACKGROUND

It is requested that the Successor Housing Agency approve Contract Change Order No. 6 needed to serve the proposed Riverwalk, Planned Unit Development (PUD) parcels located within the project limits. The Successor Housing Agency has notified the Successor Agency of its intent to utilize Series 2008A and 2008B bond proceeds. The work was required to be done prior to the completion of the project. The project funding is included in the current 2016/17 Successor Agency Budget.

DISCUSSION

The contract for the Riverwalk Drive Improvement Project was awarded on December 9, 2015, to Avison Construction, Inc. in the amount of \$1,027,169. At the time of project award, the Agency approved a contingency allowance allowing the City Engineer to approve change orders within the project scope and limits that could potentially increase the contract up to an additional 10%. In consideration of work that was necessary for completion of the project, the additional work will exceed the 10% contingency currently approved for the project.

The project consisted of constructing Riverwalk Drive, a new street that will serve the Riverwalk Subdivision including the existing neighborhood and provide access from A Street, B Street and C Street.

The residential development requires that underground utilities such as water, sewer and storm drain be provided. New water system and storm drain facilities were also provided by the project.

However, an analysis of the existing sewer pipeline system that was to provide service to the redevelopment area was found to be too shallow and undersized to be utilized for sewer services of the newly created parcels. Therefore a new sewer system was installed in Central Avenue connecting to D Street and into Riverwalk Drive that included sewer service laterals for the proposed development of the PUD parcels.

SITUATION

Change Order No. 6 is in the amount of \$40,065.70 and is required for the completion of project construction including the extension of a new sewer main system.

Items included in this Contract Change Order are as follows:

1.	Removal of AC paving for new Sewer Main	-	\$ 2,845.90
2.	Lowering 30" Storm Drain	-	\$ 6,977.21
3.	Lower 8" Water Line and Slurry Backfill	-	\$ 1,136.83
4.	Install Lower 30" RCP/45 degree Connection	-	\$ 9,803.87
5.	Install Upper 30" RCP/45 degree Connection	-	\$10,300.15
6.	Complete Construction of Storm Drain Siphon	-	\$ 6,984.56
7.	Lower Air Valve Service Box	-	\$ 1,188.32
8.	Bid Item No. 30 Add 2 - 1" Water Services	-	\$ 2,300.00
9.	Bid Item No. 37 Add 1 - 1" Water Services	-	\$ 1,620.00
10.	CCO No. 3-7 Credit	-	<u>\$ (3,091.14)</u>
Total of Project Construction & Extension of Sewer System			\$40,065.70

It is staff's recommendation that Contract Change Order No. 6 in the amount of \$40,065.70 be approved for the Riverwalk Drive Improvement Project.

RECOMMENDATION

Adoption of a Resolution:

- a. Approving Change Order No. 6 for completion of project construction and extension of a new sewer system to Service Successor Agency Parcels Proposed for Development.

Attachment(s):

- Resolution

RESOLUTION NO. SHA 17-__

A RESOLUTION OF THE SUCCESSOR HOUSING AGENCY OF THE FORMER MADERA REDEVELOPMENT AGENCY APPROVING CONTRACT CHANGE ORDER NO. 6 FOR THE RIVERWALK DRIVE IMPROVEMENT PROJECT CITY OF MADERA PROJECT NO. ST 10-03 FOR INSTALLATION OF SEWER MAIN IMPROVEMENTS AND SEWER LATERALS TO SERVICE THE RIVERWALK SUBDIVISION

WHEREAS, the Riverwalk Drive Improvement Project City of Madera Project No. ST 10-03, is programmed in the Successor Agency FY 2016/17 Budget; and

WHEREAS, the Successor Housing Agency has notified the Successor Agency of its intent to utilize Series 2008A and 2008B bond proceeds for the Riverwalk Drive Improvement Project, and

WHEREAS, funds are available from the Successor Agency Fund 6050 appropriated for the project in ROPS 16-17 Line 66 Account Number 5002-3812/60500000-7050; and.

WHEREAS, it was necessary to complete the construction of improvements required for the Successor Housing Agency's proposed "Planned Unit Development" located within the Riverwalk Drive Project limits.

NOW, THEREFORE IT IS RESOLVED AND THE BOARD OF DIRECTORS OF THE SUCCESSOR HOUSING AGENCY OF THE FORMER MADERA REDEVELOPMENT AGENCY finds, declares, determines, and orders as follows:

1. The above recitals are true and correct.
2. The Successor Agency Funds in the FY 2016-17 budget for the payment of Construction Change Order No. 6 in the amount of \$40,065.70 to the Riverwalk Drive Improvements Project City of Madera Project No. ST 10-03, is hereby approved. A copy of which is on file with the Successor Housing Agency Secretary.
3. The Successor Housing Agency Secretary is authorized and directed to forward a certified copy of the resolution to the Director of Finance who is authorized to take such action as necessary to implement the terms of this resolution.
4. This resolution is effective immediately upon adoption.

REPORT TO SUCCESSOR AGENCY BOARD
TO THE FORMER MADERA REDEVELOPMENT AGENCY

SUCCESSOR AGENCY MEETING OF MARCH 8, 2017
AGENDA ITEM NUMBER 3I

APPROVED BY:



Finance Department


Executive Director


Successor Agency Manager

SUBJECT: Investment Activity Report for the Quarter Ending December 31, 2016

BACKGROUND: SB 564 requires all local agencies to file reports on the status of their investment portfolio with their governing body. In accordance with our current investment policy and procedures, excess cash balances are maintained in a combination of interest bearing directed investments. Certain cash balances are maintained with local banks to compensate for charges that accrue to our account as a result of the monthly activity that is processed by the bank. Debt proceeds and the interest earned on reserves maintained for debt issues are managed under trust agreements by third party administrators (fiscal agents). These proceeds and earnings are invested until needed to meet the cash requirements of the debt issue from which they originated.

It has been verified that the current investment portfolio is in conformity with the Agency's proposed investment policy with one exception this quarter. The Treasurer's cash management program provides sufficient liquidity to meet estimated future expenditures for a period of six months. The objectives of our investment policy are to:

- Maintain the safety of the principal invested.
- Maintain a portfolio with sufficient liquidity to enable the city to meet its operating cash requirements.
- Maintain a market rate of return taking into account the investment risk constraints and cash flow characteristics of the portfolio.
- Public Agencies are required to report the market value on the measurement date used for this report.

RECOMMENDATION: This report was prepared for Successor Agency Board Member review and no formal action is being requested.

DISCUSSION: The Investment Report being presented this evening is for the quarter ended December 31, 2016.

CONSISTENCY WITH THE VISION MADERA 2025 PLAN

Approval of the quarterly investment report is not addressed in the vision or action plans. There is no formal action being requested, therefore, no conflict exists with any of the actions or goals contained in the Vision Madera 2025 Plan.

City of Madera
Council Investment Report
 Report Format: By Transaction
 Group By: Asset Class
 Average By: Market Value
Portfolio / Report Group: Report Group: Successor Agency
As of 12/31/2016

Description	CUSIP/Ticker	% of Portfolio	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Market Value	Maturity Date	Days To Maturity
Federal Agency Securities										
FHLB 1.02 11/29/2019	3130A92J9	1.98	FHLB Bond	9/28/2016	0.890	190,000.00	190,771.40	187,005.60	11/29/2019	1,063
FHLMC 1 7/28/2017	3137EADJ5	1.65	FHLMC Bond	12/23/2013	0.978	155,000.00	155,119.35	155,240.25	7/28/2017	209
FNMA 0.75 4/20/2017	3135G0ZB2-A	18.17	FNMA Bond	4/11/2016	0.530	1,714,000.00	1,717,856.50	1,714,668.46	4/20/2017	110
FNMA 0.75 4/20/2017	3135G0ZB2-B	2.79	FNMA Bond	4/11/2016	0.750	263,591.75	263,591.75	263,694.55	4/20/2017	110
FNMA 0.75 4/20/2017	3135G0ZB2-98	1.73	FNMA Bond	4/11/2016	0.530	163,000.00	163,366.75	163,063.57	4/20/2017	110
FNMA 0.875 5/21/2018	3135G0WJ8	3.01	FNMA Bond	12/23/2013	1.430	285,000.00	278,259.75	284,202.00	5/21/2018	506
FNMA 0.875 5/21/2018	3135G0WJ8	1.68	FNMA Bond	12/23/2013	1.430	159,000.00	155,239.65	158,554.80	5/21/2018	506
Sub Total / Average		31.01			0.733	2,929,591.75	2,924,205.15	2,926,429.23		236
Interest Bearing Accounts										
Bank of New York Cash	CASH0340-2	0.81	Cash	10/31/2013	0.000	76,360.37	76,360.37	76,360.37	N/A	1
Bank of New York Cash	CASH0336	0.00	Cash	8/22/2013	0.000	48.64	48.64	48.64	N/A	1
Bank of New York Cash	CASH2544	0.00	Cash	8/22/2013	0.000	28.49	28.49	28.49	N/A	1
Bank of New York Mellon Cash	CASH0371	0.00	Cash	8/22/2013	0.000	7.27	7.27	7.27	N/A	1
Bank of New York MM	MM0342-2	0.00	Money Market	8/31/2013	0.000	0.01	0.01	0.01	N/A	1
Bank of NY Project Redemption Cash	CASH2595-2	0.00	Cash	8/22/2013	0.000	10.89	10.89	10.89	N/A	1
BNY Mellon Cash	CASH2594	0.00	Cash	9/2/2014	0.000	0.45	0.45	0.45	N/A	1
BNY Mellon Cash	CASH0338	0.00	Cash	9/2/2014	0.000	1.26	1.26	1.26	N/A	1
BNY Mellon Cash	CASH0373	0.00	Cash	9/2/2014	0.000	0.27	0.27	0.27	N/A	1
BNY Mellon Cash	CASH2542	0.00	Cash	9/2/2014	0.000	1.93	1.93	1.93	N/A	1
BONY Debt Service Reserve Cash	CASH0375-2	0.02	Cash	6/30/2013	0.000	1,993.21	1,993.21	1,993.21	N/A	1
BONY Debt Service Reserve Cash	CASH0375-1	0.01	Cash	6/30/2013	0.000	532.61	532.61	532.61	N/A	1
BONY Debt Service Reserve Cash	CASH0340-1	0.51	Cash	6/30/2013	0.000	47,956.22	47,956.22	47,956.22	N/A	1
BONY Interest Acct Cash	CASH0337	0.00	Cash	3/3/2014	0.000	5.57	5.57	5.57	N/A	1
BONY Interest Acct Cash	CASH0372	0.00	Cash	3/3/2014	0.000	0.84	0.84	0.84	N/A	1
BONY Project Interest Cash	CASH2540	0.00	Cash	3/3/2014	0.000	3.26	3.26	3.26	N/A	1
BONY Project Interest Cash	CASH2596	0.00	Cash	3/3/2014	0.000	1.25	1.25	1.25	N/A	1
BONY Project Policy Payment Cash	CASH2553	0.00	Cash	6/30/2013	0.000	1.00	1.00	1.00	N/A	1
BONY Project Redemption Cash	CASH2595-1	0.00	Cash	6/30/2013	0.000	1.00	1.00	1.00	N/A	1

Description	CUSIP/Ticker	% of Portfolio	Security Type	Settlement Date	YTM @ Cost	Face Amount/Shares	Cost Value	Market Value	Maturity Date	Days To Maturity
BONY Project Reserve Account Cash	CASH2593-1	0.01	Cash	6/30/2013	0.000	795.51	795.51	795.51	N/A	1
BONY Project Reserve Account Cash	CASH2543	0.00	Cash	6/30/2013	0.000	1.00	1.00	1.00	N/A	1
BONY Project Reserve Account Cash	CASH2593-2	0.04	Cash	6/30/2013	0.000	3,404.00	3,404.00	3,404.00	N/A	1
Union Bank-Checking Cash	CASH4806	1.78	Cash	6/30/2013	0.000	167,598.27	167,598.27	167,598.27	N/A	1
Sub Total / Average		3.17			0.000	298,753.32	298,753.32	298,753.32		1
Local Agency Investment Fund										
LAIF LGIP	LGIP0001	65.82	Local Government Investment Pool	6/30/2013	0.719	6,210,551.90	6,210,551.90	6,210,551.90	N/A	1
Sub Total / Average		65.82			0.719	6,210,551.90	6,210,551.90	6,210,551.90		1
Total / Average		100			0.700	9,438,896.97	9,433,510.37	9,435,734.45		74