



**DRAFT STATEMENT OF PROCEEDINGS FOR THE REGULAR MEETING OF
THE LOS ANGELES COUNTY FIFTH DISTRICT CONSOLIDATED
OVERSIGHT BOARD, TO THE SUCCESSOR AGENCIES OF:**

**Arcadia, Burbank, Covina, Duarte, Glendale, Glendora, Lancaster,
Monrovia, Palmdale, Pasadena, San Dimas, Santa Clarita**

**(Submitted Last and Final ROPS: Alhambra, La Verne, San Gabriel
[Dissolved], Sierra Madre, South Pasadena, Temple City)**

**KENNETH HAHN HALL OF ADMINISTRATION
500 WEST TEMPLE STREET, ROOM 374-A
LOS ANGELES, CALIFORNIA 90012**

**Thursday, September 10, 2020
10:00 AM**

Audio for the Entire Meeting. (20-4996)

Attachments: [AUDIO](#)

I. ADMINISTRATIVE MATTERS

- 1. Call to Order and Roll Call. (20-4259)**

**Chair Dickinson called the meeting to order via teleconference at 10:00 a.m.
Lupe Duron, Administrative Staff, called the roll and announced a quorum.**

Present: Board Member Michael Bush, Board Member Steve Koffroth,
Vice Chair John Dortch and Chair Stephen Dickinson

Absent: Board Member Mark Berry and Board Member Edel Vizcarra

- 2. Approval of minutes for the special meeting of January 23, 2020. (20-4261)**

**On motion of Board Member Koffroth, seconded by Vice Chair Dortch, duly
carried by the following vote, the Fifth District Consolidated Oversight
Board approved the minutes from the Special Meeting of January 23, 2020:**

Ayes: 4 - Board Member Bush, Board Member Koffroth, Vice
Chair Dortch and Chair Dickinson

Absent: 2 - Board Member Berry and Board Member Vizcarra

- 3. Approval of minutes for the regular meeting of June 11, 2020. (20-4260)**

**On motion of Vice Chair Dortch, seconded by Board Member Koffroth, duly
carried by the following vote, the Fifth District Consolidated Oversight
Board approved the minutes from the Regular Meeting of June 11, 2020:**

Ayes: 4 - Board Member Bush, Board Member Koffroth, Vice Chair Dortch and Chair Dickinson

Absent: 2 - Board Member Berry and Board Member Vizcarra

Attachments: [Supporting Document](#)

II. RECOMMENDATIONS

CITY OF COVINA

4. Recommendation: Adopt Resolution No. COB 2020-04 of the Los Angeles County Fifth Supervisorial District Consolidated Oversight Board, approving the purchase and sale agreement between the Successor Agency to the City of Covina and Faith Church, the Purchaser of real property located along Cutter Way, Assessor's Parcel No. 8434-012-902, located in the City of Covina in the amount of \$116 pursuant to the Successor Agency's Long-Range Property Management Plan. (20-4262)

Nuala Gasser, Senior Housing & CDBG Economic Development, City of Covina, introduced Brian Lee, Director of Community Development, City of Covina.

Brian Lee, Director of Community Development, City of Covina presented this item. Mr. Lee reported that parcel No. 8434 012 902 is a Remnant Property located at Cutter Way in the City of Covina. The parcel is approximately three hundred forty-five square feet, triangular shaped, and is adjacent to a larger parcel owned by Faith Church. Mr. Lee added that Church Hill has agreed to purchase the property pursuant to the value listed in the Long-Range Property Management Plan.

On motion of Board Member Koffroth, seconded by Board Member Bush, duly carried by the following vote, the Oversight Board adopted Resolution No. COB 2020 04, a Resolution of the Los Angeles County Fifth Supervisorial District Consolidated Oversight Board, authorizing the execution and delivery of a Purchase and Sale Agreement by the Successor Agency to the Former Covina Redevelopment Agency regarding the Successor Agency's Sale of a Remnant Property located at Cutter Way in the City of Covina (APN 8434 012 902),, finding that such authorization is exempt from environmental review under the California Environment Quality Act and taking related actions:

Ayes: 4 - Board Member Bush, Board Member Koffroth, Vice Chair Dortch and Chair Dickinson

Absent: 2 - Board Member Berry and Board Member Vizcarra

Attachments: [Staff Report](#)
[SA Resolution No. SA 2020-04 \(Attachment C\)](#)
[Resolution No. COB 2020-04 \(Attachment D\)](#)
[Resolution No. COB 2020-04 Signed](#)

CITY OF PALMDALE

5. Recommendation: Adopt Resolution No. OB 2020-004 of the Los Angeles County Fifth Supervisorial District Consolidated Oversight Board approving the Amended Recognized Obligation Payment Schedule B (ROPS 20-21B) for the Period of July 1, 2020 through June 30, 2021, for the Successor Agency to the Community Redevelopment Agency of the City of Palmdale. (20-4263)

Sophia Reyes, Housing Manager, City of Palmdale presented a brief overview of the Amended Recognized Obligation Payment Schedule (ROPS 20-21B) for the Period of January 1, 2021 through June 30, 2021.

Ms. Reyes added that the ROPS 20-21 included a \$250,000 repayment of an existing Supplemental Educational Revenue Augmentation Fund ("SERAF") Loan. This SERAF loan is made to the Housing Authority of the City of Palmdale for its use in funding low- and moderate-income housing projects base and programs. The Authority is not permitted to accumulate SERAF loan payment over time and the maximum amount to request for the current ROPS period was over \$ 9 million. The use of an additional SERAF loan repayment provided a gap funding for Veterans Housing Homes for Families. The 56-unit Veterans Housing project development also provides affordable housing units.

Willy Galindo, Senior Financial Analyst, City of Palmdale, reported that the Amended ROPS 20-21B is increased \$2,500,000 from \$7,900,549 to \$10,400,549 of which \$8,895,219 is expected to be funded by Redevelopment Property Tax Trust Fund (RPTTF).

Vice Chair Dortch provided a brief comment that he is familiar with Homes for Families and has volunteered in the past. He commends the City of Palmdale Redevelopment Agency for funding Homes for Families Veterans Project.

On motion of Vice Chair Dortch, seconded by Board Member Bush, duly carried by the following vote, the Oversight Board adopted Resolution No. OB 2020-004, a Resolution of the Los Angeles County Fifth Supervisorial District Consolidated Oversight Board, approving the adoption of the Amended Recognized Obligation Payment Schedule (ROPS 20-21B) for the period of July 1, 2020 through June 30, 2021, for the Successor Agency to the Community Redevelopment Agency of the City of Palmdale:

Ayes: 4 - Board Member Bush, Board Member Koffroth, Vice Chair Dortch and Chair Dickinson

Absent: 2 - Board Member Berry and Board Member Vizcarra

Attachments: [Staff Report](#)
[Resolution No. SA 2020-009 Exhibit A](#)
[Amended ROPS 2020-21B Schedule](#)
[Resolution](#)
[Resolution Signed](#)

III. MISCELLANEOUS

6. Matters not on the posted agenda, to be placed on the agenda for action at a future meeting. (20-4264)

There were none.

7. Opportunity for members of the public to address the Los Angeles County Fifth District Consolidated Oversight Board on items that are within the subject matter jurisdiction of the Oversight Board. (20-4265)

There were none.

8. Adjournment of the September 10, 2020 Meeting. (20-4266)

The meeting was adjourned at 10:15 a.m.

DRAFT