



November 6, 2013

Mr. Eric Frost, Administrative Services Director
City of Visalia
707 West Acequia Avenue
Visalia, CA 93291

Dear Mr. Frost:

Subject: Recognized Obligation Payment Schedule

Pursuant to Health and Safety Code (HSC) section 34177 (m), the City of Visalia Successor Agency (Agency) submitted a Recognized Obligation Payment Schedule (ROPS 13-14B) to the California Department of Finance (Finance) on September 26, 2013 for the period of January through June 2014. Finance has completed its review of your ROPS 13-14B, which may have included obtaining clarification for various items.

HSC section 34171 (d) defines enforceable obligations. Based on a sample of line items reviewed and application of the law, the following do not qualify as enforceable obligations for the reasons specified:

- Item Nos. 1 and 2 – 2003 Tax Allocation Bond Principal and Interest payments in the amount of \$315,289. The Agency requested and received their January 1, 2014 interest payment during the July through December 2013 Recognized Obligation Payment Schedule (ROPS 13-14A) period in the amount of \$56,519 and according to the bond debt service schedule, the Agency is requesting the principal and interest payment that is due on July 1, 2014. HSC section 34171 (d) (1) (A) allows for a reserve to be requested for the next bond payment due in the second half of a calendar year when the upcoming property tax allocation will be insufficient. The Agency has not been able to demonstrate there will be insufficient funds available to make their July 1 bond payment; therefore, the request for Redevelopment Property Tax Trust Fund (RPTTF) is denied on this ROPS.

During our review, which may have included obtaining financial records, Finance determined the Agency possesses funds that are required to be used prior to requesting RPTTF. Pursuant to HSC section 34177 (l) (1) (E), RPTTF may be used as a funding source, but only to the extent no other funding source is available or when payment from property tax revenues is required by an enforceable obligation. Therefore, the funding source for the following item being reclassified to reserve balance in the amount specified below:

- Item No. 2 – 2003 Tax allocation Bond Interest in the amount of \$60,289. As noted above, the Agency requested and received the January 2014 payment during the ROPS 13-14A period in the amount of \$56,519. The Agency currently accounts for this amount in their

reserve balance; therefore, the amount of \$53,369 required for the January 1, 2014 is being reclassified from RPTTF to Reserve Balance. The difference of \$6,920 is denied as stated above.

Pursuant to HSC Section 34186 (a), successor agencies were required to report on the ROPS 13-14B form the estimated obligations and actual payments (prior period adjustments) associated with the January through June 2013 period. HSC Section 34186 (a) also specifies that the prior period adjustments self-reported by successor agencies are subject to audit by the county auditor-controller (CAC) and the State Controller. The amount of RPTTF approved in the below table includes the prior period adjustment resulting from the CAC's audit of the Agency's self-reported prior period adjustment.

Except for the items denied in whole or in part as enforceable obligations, Finance is not objecting to the remaining items listed on your ROPS 13-14B. If you disagree with the determination with respect to any items on your ROPS 13-14B, you may request a Meet and Confer within five business days of the date of this letter. The Meet and Confer process and guidelines are available at Finance's website below:

http://www.dof.ca.gov/redevelopment/meet_and_confer/

The Agency's maximum approved RPTTF distribution for the reporting period is \$274,038 as summarized below:

Approved RPTTF Distribution Amount For the period of January through June 2014	
Total RPTTF requested for non-administrative obligations	504,910
Total RPTTF requested for administrative obligations	125,000
Total RPTTF requested for obligations	\$ 629,910
Total RPTTF requested for non-administrative obligations	504,910
<u>Denied Items</u>	
Item No. 1	(255,000)
Item No. 2	(6,920)
	(261,920)
<u>Reclassified Items</u>	
Item No. 2	(53,369)
Total RPTTF approved for non-administrative obligations	189,621
Total RPTTF requested for administrative obligations	125,000
Total RPTTF approved for obligations	314,621
ROPS III prior period adjustment	(40,583)
Total RPTTF approved for distribution	\$ 274,038

Pursuant to HSC section 34177 (l) (1) (E), agencies are required to use all available funding sources prior to RPTTF for payment of enforceable obligations. Beginning with the ROPS 13-14B period, Finance required successor agencies to identify fund balances for various types of funds in its possession. During our ROPS 13-14B review, Finance requested financial records to support the fund balances reported by the Agency; however, Finance was unable to reconcile the financial records to the amounts reported. As a result, Finance will continue to work with the Agency after the ROPS 13-14B review period to properly identify the Agency's fund balances. If it is determined the Agency possesses fund balances that are available to pay

approved obligations, the Agency should request the use of these fund balances prior to requesting RPTTF in ROPS 14-15A.

Please refer to the ROPS 13-14B schedule that was used to calculate the approved RPTTF amount:

[http://www.dof.ca.gov/redevelopment/ROPS/ROPS 13-14B Forms by Successor Agency/](http://www.dof.ca.gov/redevelopment/ROPS/ROPS_13-14B_Forms_by_Successor_Agency/).

Absent a Meet and Confer, this is Finance's final determination related to the enforceable obligations reported on your ROPS for January 1 through June 30, 2014. This determination applies only to items where funding was requested for the six month period. Finance's determination is effective for this time period only and should not be conclusively relied upon for future periods. All items listed on a future ROPS are subject to a subsequent review and may be denied even if it was or was not denied on this ROPS or a preceding ROPS. The only exception is for those items that have received a Final and Conclusive determination from Finance pursuant to HSC 34177.5 (i). Finance's review of items that have received a Final and Conclusive determination is limited to confirming the scheduled payments as required by the obligation.

The amount available from the RPTTF is the same as the amount of property tax increment that was available prior to enactment of ABx1 26 and AB 1484. This amount is not and never was an unlimited funding source. Therefore, as a practical matter, the ability to fund the items on the ROPS with property tax is limited to the amount of funding available to the successor agency in the RPTTF.

To the extent proceeds from bonds issued after December 31, 2010 exist and are not encumbered by an enforceable obligation pursuant to HSC section 34171 (d), HSC section 34191.4 (c)(2)(B) requires these proceeds be used to defease the bonds or to purchase those same outstanding bonds on the open market for cancellation.

Please direct inquiries to Beliz Chappuie, Supervisor or Todd Vermillion, Lead Analyst at (916) 445-1546.

Sincerely,



JUSTYN HOWARD
Assistant Program Budget Manager

cc: Ms. Ruth Pena, Financial Analyst, City of Visalia
Ms. Rita A. Woodard, Auditor-Controller, County of Tulare
California State Controller's Office