

Attachment 1

County Involvement in FORA Transition Planning

It is legislatively required that the Fort Ord Reuse Authority (FORA) Board of Directors approve and submit a transition plan to the Monterey County Local Agency Formation Commission (LAFCO) on or before December 30, 2018. To achieve this timeline for LAFCO submittal, FORA staff has indicated that the FORA Board will need to consider and approve a plan not later than October 2018. Toward this goal, FORA released a public Draft Transition Plan (FORA Plan) on June 5, 2018.

Due to the complexity of issues presented with transition planning for the Fort Ord Reuse Authority (FORA) dissolution on June 30, 2020, and to meet the transition planning timeline proposed by FORA, staff proposes to continue to analyze the Draft Transition Plan and relevant agreements and documents for impact to the County, and lay out options for the Fort Ord Committee and Board of Supervisors to consider. Staff recommends that the Fort Ord Committee schedule approximately 4 hours of Special Meetings in August (in addition to the Regular Fort Ord Committee meeting on August 23, 2018) to facilitate transition planning discussion, consider options, and develop Committee recommendation(s) to the Board of Supervisors as appropriate.

In addition to the regularly scheduled Fort Ord Committee meeting on August 23, 2018, staff recommends that the Fort Ord Committee schedule Special Meetings of the Committee in August and September, of approximately 4 additional hours, to facilitate transition planning discussion, consider options, and develop Committee recommendation(s) to the Board of Supervisors. Staff's proposal is that each of the meetings would focus on particular subject areas involved in the transition planning.

Staff proposes the following topics for today's meeting and the Committee's Regular Meeting on August 23, 2018:

Fort Ord Committee Special Meeting – August 9, 2018 (2 hours)

- Procedural pathways for County involvement in FORA transition planning;
- Habitat (Chapter 4);
- Environmental Services (Chapter 6); and
- Financial Assets – Community Facilities District (Chapter 5).

Fort Ord Committee Regular Meeting – August 23, 2018 (2 hours)

- Continued items from August 9, if needed;
- Transportation (Chapter 3); and
- Financial Assets – Property Taxes and Land Sales/Rental Receipts (Chapter 5)
 - To include consideration of proposal for Building Removal.

Staff proposes that the Committee consider scheduling Special Meetings, of approximately 4 additional hours, to facilitate transition planning discussion, consider options, and develop Committee recommendation(s) regarding the following proposed transition planning subject areas:

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Fort Ord Committee Special Meeting – TBD August or September 2018 (2 hours)

- Continued items from prior meeting;
- Water/Wastewater (Chapter 2);
- California Environmental Quality Act (Chapter 9); and
- Miscellaneous Contracts (Chapter 7).

Fort Ord Committee Special Meeting – TBD August or September 2018 (2 hours)

- Continued items from prior meeting;
- Transition Planning Alternatives;
- Transition Staffing; and
- Recommendation to the Board of Supervisors regarding Transition Plan.

Staff is also requesting direction as to how the Committee would like to proceed in making recommendations on the Draft Transition Plan. The Committee could choose to wait to make a recommendation to the Board of Supervisors until the Committee has considered all the transition topics, whereupon staff would present an omnibus recommendation from the Committee to the full Board of Supervisors in late September or early October. Alternatively, the Committee could make recommendations to the Board after each Committee meeting related to the topics covered at that meeting and could direct staff to begin presenting those recommendations to the full Board over a series of sessions. If the Committee wishes to provide direction to staff and/or make recommendations on the topics considered at today's meeting, then staff recommends that the Committee consider making a recommendation to the Board of Supervisors regarding:

- Extension of the Fort Ord Reuse Authority Community Facilities District;
- Successor to the Environmental Services Cooperative Agreement;
- Creation of a Joint Powers Authority for habitat management in Fort Ord; and
- Fort Ord Reuse Authority completion of the base-wide Habitat Management Plan and pursuit of base-wide State and Federal Incidental Take Permits.