

SUMMARY/DISCUSSION:

East Garrison is an unincorporated community in Monterey County, California. A Community Facilities District (CFD) was established for the East Garrison Public Financing Authority (EGPFA) on June 20, 2006. CFD No. 2006-1 creates a special tax for facilities, services, and undeveloped property. This special tax, known as a Mello Roos Tax, is used to pay the costs and expenses of acquiring, constructing, and installing the authorized public capital facilities and related incidental expenses reflected in Resolution No. 06-146, (Attachment A). A Board Order and Resolution No. 16-304 for Special Tax Bond, Series 2016 was adopted on November 8, 2016 (Attachment B) and a Board Order and Resolution No. 19-329 for Special Tax Bond, Series 2019 was adopted on October 8, 2019 (Attachment C).

Due to the twenty-eight (28) years remaining on the bonds, assistance with annual administration of the EGPFA’s CFD No. 2006-1 has not been completed. The EGPFA has identified a need for Goodwin Consulting Group, Inc. (GCG) to continue to provide services under the Standard Agreement (SA) between EGPFA and GCG executed by the County’s Contracts/Purchasing Officer on July 29, 2013. GCG has provided excellent Mello Roos Tax services for EGPFA and East Garrison Community Services District (EGCSD) community. They have a wealth of knowledge of EGPFA and EGCSD and provide answers to questions and information regarding the CFD prepayment option and calculation.

Approval of the proposed Amendment No. 4 to the SA (Attachment D) will allow GCG to continue to provide assistance with annual administration of CFD No. 2006-1. Amendment No. 4 will allow an update to the hourly rates and service fee rates, effective June 1, 2021, increase the not to exceed amount of \$84,665 by \$139,151 for a total amount not to exceed \$223,816, and extend the expiration date from June 30, 2021 for seven (7) additional years and one (1) month through June 30, 2028, for a revised term of July 1, 2013 to June 30, 2028.

Attachment I provides a summary of the SA to date.

OTHER AGENCY INVOLVEMENT:

The Office of the County Counsel and the Auditor-Controller’s Office have reviewed and approved Amendment No. 4 as to form and fiscal provisions, respectively.

FINANCING:

Costs associated with the proposed Amendment No. 4 are included in the adopted Fiscal Year (FY) 2020-21 Adopted Budgets, Fund 180 Unit 8521, Appropriation Unit RMA105 and Fund 181 Unit 8522, RMA106. The current budgets include other profession and special services for Fund 180 in the amount of \$25,515 and Fund 181 in the amount of \$828,500, which are adequate to cover costs associated with Amendment No. 4. Costs associated with Amendment No. 4 anticipated to be incurred over the next seven (7) FYs, FY 2021-22 through FY 2027-28, will be included in future FY budgets from Fund 180 and Fund 181, which is derived from a special tax imposed upon residential properties within East Garrison, which historically has sufficient funds available in the uncommitted fund balances.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

The recommended action supports the Board of Supervisors Strategic Initiatives for Administration, Economic Development, Health & Human Services, and Infrastructure by providing effective administration CFD No. 2006-1 Special Tax for the EGPFA by managing the bonds used for the development of critical roadway, water, sewer, and other infrastructure related to the East Garrison development.

X Economic Development

- Administration
- Health & Human Services
- Infrastructure
- Public Safety

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Approved by: Randell Ishii, MS, PE, TE, PTOE, Director of Public Works, Facilities, & Parks

The following attachments on file with the Clerk of the Board:

- Attachment A-Resolution No.06-146
- Attachment B-Board Order and Resolution No. 16-304 for Special Tax Bond, Series 2016
- Attachment C-Board Order and Resolution No. 19-329 for Special Tax Bond, Series 2019
- Attachment D-Amendment No. 4 to SA
- Attachment E-Amendment No. 3 to SA
- Attachment F-Amendment No. 2 to SA
- Attachment G-Amendment No. 1 to SA
- Attachment H-SA
- Attachment I-Summary of SA