

**BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO**

**RESOLUTION NO. 097-2025**

**A RESOLUTION OF INTENTION TO INCUR BONDED INDEBTEDNESS IN AND FOR  
COMMUNITY FACILITIES DISTRICT NO. 2025-1 (PROMONTORY SOUTH) TO FINANCE  
THE ACQUISITION AND CONSTRUCTION OF CERTAIN PUBLIC FACILITIES IN AND FOR  
SUCH COMMUNITY FACILITIES DISTRICT**

**WHEREAS**, the Board of Supervisors of the County of El Dorado (the "Board") has this date adopted its Resolution of Intention to Form a Community Facilities District and Levy a Special Tax (the "Resolution of Intention"), stating its intention to form the County of El Dorado Community Facilities District No. 2025-1 (Promontory South) (the "CFD") pursuant to the Mello-Roos Community Facilities Act of 1982, as amended, Chapter 2.5 of Part 1 of Division 2 of Title 5, commencing at Section 53311, of the California Government Code (the "Act"), and to levy a special tax within the CFD for the purpose of financing certain public improvements, which may include impact fees to pay for public improvements (the "Facilities"), as further provided in that Resolution of Intention; and

**WHEREAS**, United States Income Tax Regulations section 1.150-2 provides generally that proceeds of tax-exempt debt are not deemed to be expended when such proceeds are used for reimbursement of expenditures made prior to the date of issuance of such debt unless certain procedures are followed, one of which is a requirement that (with certain exceptions), prior to the payment of any such expenditure, the issuer declares an intention to reimburse such expenditure; and

**WHEREAS**, in order to finance the costs of the Facilities it is necessary to incur bonded indebtedness in the amount of not to exceed \$14,000,000 on behalf of the CFD.

**NOW, THEREFORE, IT IS HEREBY RESOLVED** as follows:

1. **Bonds Necessity.** The Board declares and finds that in order to finance the acquisition and construction of public facilities described in the Board's Resolution of Intention, captioned "A RESOLUTION OF INTENTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO TO FORM A COMMUNITY FACILITIES DISTRICT AND LEVY A SPECIAL TAX IN COMMUNITY FACILITIES DISTRICT NO. 2025-1 (PROMONTORY SOUTH) TO FINANCE THE ACQUISITION AND CONSTRUCTION OF CERTAIN PUBLIC FACILITIES IN AND FOR SUCH COMMUNITY FACILITIES DISTRICT" it is necessary to incur a bonded indebtedness.

2. **Bonds Purpose.** The purpose for which the proposed debt is to be incurred is to provide the funds necessary to pay for the cost of said Facilities.

3. **Maximum Amount.** The Board hereby declares that the public convenience and necessity require that a bonded indebtedness in the principal amount of not to exceed \$14,000,000 be incurred in one or more series to finance the acquisition and construction of the

Facilities, which amount includes all costs and estimated costs incidental to, or connected with, the accomplishment of the purpose for which such bonded indebtedness is proposed to be incurred in and for the CFD (the "Authorization"). Indebtedness subject to this limit shall only include indebtedness evidenced by bonds or notes and shall not include bonds described in Section 53364.2(e) of the Act.

4. **Bond Terms.** This Board, acting as legislative body for the CFD, intends to authorize the issuance and sale of bonds and other debt in and for the CFD in one or more series in the maximum aggregate principal amount not to exceed the Authorization, bearing interest payable semi-annually or in such other manner as this Board shall determine, at a rate not to exceed the maximum rate of interest as may be authorized by applicable law at the time of sale of such bonds and other debt, and maturing not to exceed 40 years from the date of the issuance of each series of the bonds and other debt.

5. **Refunding of Bonds.** In the event any bonds issued under the authorization are refunded to produce savings meeting the requirement of Section 53362.5 of the Act, all or a portion of the savings achieved through the issuance of refunding bonds may be used to finance Facilities insofar as the savings component provides capacity for bonded indebtedness in excess of that being refunded, and such additional bonded indebtedness shall not reduce and may exceed the amount of bonded indebtedness authorized herein.

6. **Public Hearing.** The Board hereby sets August 26 2025 at 10:00 AM at the Board of Supervisors Placerville Office located at 330 Fair Lane, Placerville, California 95667, as the time and place for a hearing by the Board on the proposed bond issue and consider and finally determine whether the public interest, convenience and necessity require the issuance of bonds of the of the County on behalf of the CFD. At that time and place any persons interested, including any persons owning property in the CFD, will be heard. At the hearing, testimony concerning the incurring of such bonded indebtedness secured by a special tax to be levied within the CFD to finance the acquisition and construction of the Facilities will be heard and protests will be considered from registered voters residing within the CFD and persons owning real property within the CFD. Written protests by the owners of a majority of the land which would be subject to special taxation within the proposed the CFD will require the suspension of proceedings for at least one year. Written protests must be filed with the County Clerk at or before the time fixed for the hearing.

7. **Notice of Hearing.** The Clerk of the Board is hereby directed to cause notice of the public hearing to be given by publication one time in a newspaper published in the area of the CFD. The publication shall be completed at least seven days before the date of the public hearing specified above and may be combined with the notice required under the Board's Resolution of Intention described above. Such notice shall comply with Section 53346 of the Act.

8. **Reimbursement.** The County hereby declares its intention to reimburse itself and/or other local agencies constructing and/or acquiring the Facilities certain expenditures for the Facilities from the proceeds of the bonded indebtedness and other debt described in this Resolution, including costs of the Facilities paid by the County and/or other local agencies prior to the date of issuance of such bonded indebtedness and other debt not in excess of the amount described herein.

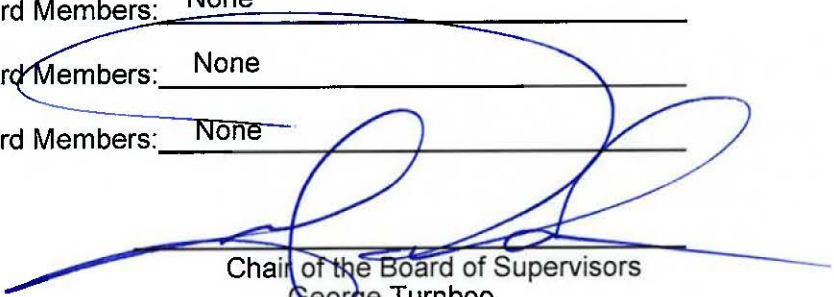
9. **No Obligation.** This Resolution shall in no way obligate the Board to form the CFD or to issue bonds for the CFD. Issuance of the bonds shall be subject to the approval of this Board by resolution following the holding of the public hearing referred to above.

9. **Effective.** This Resolution shall take effect from and after its adoption.

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**PASSED AND ADOPTED** by the Board of Supervisors of the County of El Dorado, State of California, at a regular meeting of said Board held on the 22nd day of July, 2025, by the following vote of said Board:

AYES: 5 Board Members: Turnboo, Laine, Parlin, Ferrero, Veerkamp  
NOES: 0 Board Members: None  
ABSENT: 0 Board Members: None  
ABSTAINING: 0 Board Members: None

  
Chair of the Board of Supervisors  
George Turnboo

Attest:  
Kim Dawson  
Clerk of the Board of Supervisors

By: Kupa Schaufuly  
Deputy Clerk

**I CERTIFY THAT:**

THE FOREGOING INSTRUMENT IS A CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE.

DATE: 7/22/25

**ATTEST:** Kim Dawson, Clerk of the Board of Supervisors of the County of El Dorado, State of California

By: Kupa Schaufuly  
Deputy Clerk