



Legislation Details (With Text)

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Title: Auditor-Controller recommending the Board consider the following:
1) Receive Reports of Special Tax Delinquencies for Community Facilities District (CFD) 1992-1, Community Facilities District 2001-1 and Community Facilities District 2005-1; and
2) Adopt and authorize the Chair to sign Resolutions 189-2015 (Blackstone/CFD 2005-1)), 190-2015 (Promontory/CFD 2001-1) and 191-2015 (Serrano/CFD 1992-1) authorizing judicial foreclosures of delinquent special tax installments pursuant to the CFD 1992-1, CFD 2001-1, and CFD 2005-1 Bond Indentures.

Sponsors:

Indexes:

Code sections:

Attachments: 1. A - Spec Tax Delinq Ltr 10-20-15 11-17-15, 2. B - Blackstone_Resolution 11-17-15, 3. C - Blackstone_Resolution_Exhibit A 11-17-15, 4. D - Promontory_Resolution 11-17-15, 5. E - Promontory_Resolution_Exhibit A 11-17-15, 6. F - Serrano_Resolution 11-17-15, 7. G - Serrano_Resolution_Exhibit A 11-17-15, 8. H - Blue Route 11-17-15, 9. I - Transmittal 15-1279 11-17-15, 10. Executed Transmittal, 11. Executed Resolution 189-2015, 12. Executed Resolution 190-2015, 13. Executed Resolution 191-2015

Date	Ver.	Action By	Action	Result
11/17/2015	1	Board of Supervisors	Approved	Pass

Auditor-Controller recommending the Board consider the following:
1) Receive Reports of Special Tax Delinquencies for Community Facilities District (CFD) 1992-1, Community Facilities District 2001-1 and Community Facilities District 2005-1; and
2) Adopt and authorize the Chair to sign Resolutions **189-2015** (Blackstone/CFD 2005-1)), **190-2015** (Promontory/CFD 2001-1) and **191-2015** (Serrano/CFD 1992-1) authorizing judicial foreclosures of delinquent special tax installments pursuant to the CFD 1992-1, CFD 2001-1, and CFD 2005-1 Bond Indentures.

DEPARTMENT RECOMMENDATION

1. The Auditor-Controller recommends the Board of Supervisors receive and file the attached Report of Special Tax Delinquencies for Community Facilities District No. 1992-1 (CFD 1992-1 Serrano).
2. The Auditor-Controller recommends the Board of Supervisors receive and file the attached Report of Special Tax Delinquencies for Community Facilities District No. 2001-1 (CFD 2001-1 Promontory).
3. The Auditor-Controller recommends the Board of Supervisors receive and file the attached Report of Special Tax Delinquencies for Community Facilities District No. 2005-1 (CFD 2005-1 Blackstone).

4. The Auditor-Controller recommends the Board of Supervisors adopt the attached Resolutions authorizing judicial foreclosure of delinquent special tax installments pursuant to the CFD 1992-1, CFD 2001-1 and CFD 2005-1 Bond Indentures.

DISCUSSION / BACKGROUND

The Bond Indentures for CFD 1992-1 (Serrano), 2001-1 (Promontory), 2005-1 (Blackstone) and 2005-2 (Laurel Oaks) require the Auditor-Controller to annually provide the Board of Supervisors with a list of Special Tax delinquencies relevant to these CFDs. Attached are such lists for tax year 2014 as of September 30, 2015 for CFD 1992-1 (Serrano), 2001-1 (Promontory), and CFD 2005-1 (Blackstone). There are no delinquencies for tax year 2014 in CFD 2005-2 (Laurel Oaks).

The Bond Indentures for these CFDs require the County to institute foreclosure proceedings on delinquent parcels. As of September 30, 2015 there are twenty-seven (27) parcels that have unpaid special taxes for tax year 2014.

Twenty (20) parcels are located within Serrano, five (5) parcels are located within Promontory, and two (2) parcels are located within Blackstone. Attached are the Resolutions authorizing the judicial foreclosure of these delinquent special assessment taxes. The County is currently under contract with Calfee & Konwinski as counsel for foreclosure on liens of unpaid special taxes. Upon approval of the attached Resolutions, these matters of foreclosure may be referred to counsel to begin foreclosure proceedings.

ALTERNATIVES

N/A

OTHER DEPARTMENT / AGENCY INVOLVEMENT

N/A

CAO RECOMMENDATION

Chief Administrative Office concurs with the department recommendation.

FINANCIAL IMPACT

No impact. Foreclosure costs should be reimbursed from foreclosure proceeds or funded by Special Tax proceeds collected for the CFDs.

CLERK OF THE BOARD FOLLOW UP ACTIONS

1. The Board Clerk will file the attached Report of Special Tax Delinquencies for CFD 1992-1.
2. The Board Clerk will file the attached Report of Special Tax Delinquencies for CFD 2001-1.
3. The Board Clerk will file the attached Report of Special Tax Delinquencies for CFD 2005-1.
4. The Board of Supervisors will adopt Resolutions of the County of El Dorado ordering judicial foreclosure of delinquent special assessment installments pursuant to the CFD 1992-1, CFD 2001-1, and CFD 2005-1 Bond Indentures. The Board Clerk will forward two (2) certified Resolutions to the Auditor-Controller for processing.

STRATEGIC PLAN COMPONENT

CONTACT

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Auditor-Controller