

CALIFORNIA ENTERPRISE DEVELOPMENT AUTHORITY

MINUTES

Regular Meeting

***TELECONFERENCE MEETING ***

CEDA BOARD OF DIRECTORS

Thursday, June 28, 2018

Teleconference Locations

California Association for Local
Economic Development
(contact Helen Schaubmayer)
550 Bercut Drive, Suite G
Sacramento, CA 95811

City of Vista
(contact Kevin Ham or
Reception)
200 Civic Center Dr.
Vista, CA 92084

Sacramento Municipal Utility District
(contact Mather Kearney)
6301 S Street
Sacramento, CA 95817

City of Santa Clarita
(contact Jason Crawford or
Suzanne Carapella)
23920 Valencia Blvd., Suite 100
Santa Clarita, CA 91355

City of Lakeport
(contact Margaret Silveira or Hilary
Britton)
225 Park Street
Lakeport, CA 95453

Los Angeles County
Economic Development
Corporation (LAEDC)
(contact Carrie Rogers or
Linden Johnson)
444 S. Flower St., 37th Floor
Los Angeles, CA 90071

County of Stanislaus
(contact Keith Boggs or Sheryl
Swartz)
1010 10th Street, Suite 5003
Modesto, CA 95354

City of West Sacramento
(contact Aaron Laurel or
Polly Harris)
1110 West Capitol Avenue, 3rd Floor
West Sacramento, CA 95691

Call to Order

Gurbax Sahota, Board Chair of the California Enterprise Development Authority, called the meeting to order at 10:30am.

Roll Call

Members Present: Keith Boggs
Jason Crawford
Kevin Ham
Mather Kearney
Aaron Laurel*
Carrie Rogers
Gurbax Sahota

CALED Management/Staff

Present: Jillian Boyd
Helen Schaubmayer

Public: Sam Balisy, Kutak Rock, LLC
Peter Grabell, Dividend Finance

*Joined late

Statement of Disclosure

None

Action Items

1. Approve Minutes from the Regular Meeting on June 14, 2018.

Motion: Board Member Kevin Ham made the motion to approve minutes from the Regular Meeting on June 14, 2018. Board Member Jason Crawford seconded the motion on the floor.

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

2. Approve Resolution No. 18-53 of the California Enterprise Development Authority Making Determinations with Respect to the Financing of Facilities for the Benefit of Exhaust Center, Inc., C.A. Guy, LLC, and/or a Related Entity and Declaring its Intent to Reimburse Certain Expenditures from Proceeds of Indebtedness and Authorizing Related Actions.

Motion: *Board Member Mather Kearney made the motion to approve Resolution No. 18-53. Board Member Carrie Rogers seconded the motion on the floor.*

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Aaron Laurel	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

Discussion: Helen briefed the Board about the Exhaust Center, Inc. and C.A. Guy. Helen stated C.A. Guy is a commercial rental real estate business and owns the commercial space located in Upland, California and rents this property to the operator, Exhaust Center, Inc. (ECI). Helen mentioned ECI manufactures a complete line of auxiliary part fuel systems. The auxiliary fuel system line has been designed to be used in a variety of applications, from powering a small engine or generator to being used as a refueling station for other equipment. ECI requests the Authority to make one or more loans not to exceed \$9,000,000 to finance two new manufacturing facilities containing 25,000 square feet and 15,000 square feet for the installation of manufacturing equipment.

3. Approve Resolution No. 18-54 of the California Enterprise Development Authority Authorizing and Approving a Loan Agreement Pursuant to which the California Enterprise Development Authority Will Make One or More Loans for the Purpose of Financing and Refinancing the Cost of the Acquisition, Construction, Renovation, Equipping and Furnishing of Facilities for the Benefit of Neighborhood Healthcare and/or a Related or Successor Entity; Providing the Terms and Conditions for Such Loan Agreement and Other Matters Relating Thereto Herein Specified.

Motion: *Board Member Carrie Rogers made the motion to approve Resolution No. 18-54. Board Member Jason Crawford seconded the motion on the floor.*

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Aaron Laurel	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

Discussion: Helen briefed the Board about Neighborhood Healthcare, a federally funded Community health Clinic that began operations in 1959 and now currently employs about 544 individuals. Neighborhood Healthcare is a 501(C)3 organization that provides 281,100 medical, dental and behavioral health visits to 69,500 people annually and has 9 health centers throughout San Diego and Riverside Counties. Neighborhood Healthcare requests the Authority to make one or more loans in the amount not to exceed \$5,575,000 to finance the cost of an 8,500 square foot healthcare facility with 15 exam rooms on approximately 1.12 acres of land and approximately 9,000 square foot healthcare facility.

4. Rescind Resolution 17-113 of the Board of Directors of the California Enterprise Development Authority Which Approved a Resolution of Intention, respectively, for the City of Sunnyvale.

Motion: *Board Member Jason Crawford made the motion to rescind Resolution No. 17-113. Board Member Kevin Ham seconded the motion on the floor.*

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Aaron Laurel	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

Discussion: Helen briefed the Board the City of Sunnyvale’s resolution of intention is being rescinded due to the publication notice being published in the wrong city. Helen mentioned the resolution of intention is only valid for 180 after the resolution is passed by the Board, and that resolution of intention is no longer valid.

5. Approve contributions to support economic development:
 - a. \$130,000 to the California Association for Local Economic Development to support its 2018-2019 Work Program.

Motion: *Board Member Kevin Ham made the motion to approve contributions to support economic development. Board Member Keith Boggs seconded the motion on the floor.*

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Aaron Laurel	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

Discussion: Carrie Rogers briefed the Board that CEDA was created with the intent to give back to economic development. CEDA has had several projects close within the last 30 days which has increased end-of-year issuance fee revenue, CEDA could provide an additional contribution to economic development. This contribution will support CALED’s 2018-2019 Work Program.

6. Approve the amended FY 2018-2019 CEDA Budget.

Motion: *Board Member Aaron Laurel made the motion to approve the amended FY 2018-2019 CEDA Budget. Board Member Jason Crawford seconded the motion on the floor.*

The motion passed with the following roll call vote:

Keith Boggs	Aye
Jason Crawford	Aye
Kevin Ham	Aye
Mather Kearney	Aye
Aaron Laurel	Aye
Carrie Rogers	Aye
Gurbax Sahota	Aye

Discussion: Carrie Rogers briefed the Board on the financials for CEDA. Carrie mentioned CEDA's space requirements are greater than those of CALED and would require CALED to locate in a larger space to accommodate items such as CEDA's bond binders and document storage (required to stay on site), as well as the staff space needed to support the work of the organization. The 2018-2019 budget has been amended to reflect CEDA signing an office lease and contributing space to CALED through an amended management agreement.

Public Comment

Chair Report

Gurbax Sahota briefed the board that AB 1547 (the bill that eliminates CIDFAC) was heard this week and passed through on a 9-0 vote.

PACE Report

Peter Grabell of Dividend Finance briefed the board about status of C-PACE and potential projects. He provided an estimated status of restarting R-PACE towards the end of the year at the earliest.

Other Business

Adjournment

Motion: *Board Member Kevin Ham made the motion to adjourn the meeting. Board Member Margaret Carrie Rogers seconded the motion on the floor. Board Chair, Gurbax Sahota adjourned the meeting at 10:55 am by voice vote.*