



Council Agenda Report

From: Mike Compton, City Treasurer

Subject: General Obligation Bond Tax Rate – Fiscal Year 2018

Date: August 1, 2017

Facts

1. Annual debt service requirements for general obligation bonds are funded from the levy of an ad valorem property tax.
2. The tax rate must be set annually by Council resolution.
3. The tax rate set for the prior fiscal year ending June 30, 2017 was \$0.0516 per \$100 assessed valuation, or \$51.60 per \$100,000 secured assessed valuation.
4. The tax rate recommended for current fiscal year 2017-18 is \$0.0494 per \$100 secured assessed valuation or \$49.40 per \$100,000 secured assessed valuation.
5. The tax rate for unsecured assessed valuation is automatically set at the prior year secured tax rate. Thus, it will be set at \$0.0516 per \$100 unsecured assessed valuation or \$51.60 per \$100,000 unsecured assessed valuation.
6. This year it is proposed that the City Council use \$500,000 of bond reserves in order to reduce the tax from \$0.0602 to \$0.0494 per \$100 of assessed valuation.

Options

1. Take no action;
2. Adopt the attached Resolution approving the General Obligation Tax Rate for fiscal year 2018;
3. Amend the foregoing option;
4. Refer back to staff for further analysis.

Analysis and Conclusions

The City issued \$38 million in general obligation bonds. The bonds were issued in three series. Series A was for \$23 million, Series B for \$7 million, and Series C for \$8 million. The first debt service payment was made 2/1/03. Series A and C were refinanced in 2007 in order to reduce annual debt service costs. As of 7/1/17 the aggregate average annual debt service requirement remaining is \$2,861,141. The debt requirement for fiscal year 2017-18 is \$2,920,288. There are eleven years remaining before the debt is fully retired.

From fiscal year 2002 through 2005, the City levied the maximum (self imposed) tax rate of \$0.1775 per \$100 assessed valuation, in order to establish a debt service reserve. The objective was to establish a reserve approximately equal to twice the annual debt service. There is no formal requirement for a bond reserve. GO bond issues don't require a reserve fund because the tax rate is set annually based upon actual assessed valuation. However, the Council established a policy early on to maintain a bond reserve fund equal to two times annual debt service. The purpose of the bond reserve fund is to provide resources during economic down-turns to prevent increases in the tax rate as was the case for fiscal year 2010. Since then, the City Council has used bond reserves to simply maintain or reduce the tax annually. The bond reserve account as of 6/30/17 had a balance of \$5,312,297. Per the County Auditor-Controller's Office, the net secured assessed valuation for

fiscal year 2018 is \$4,641,901,297 as compared to \$4,369,192,853 last year and the unsecured roll is \$242,660,674 as compared to last year \$255,277,327. Total net assessed valuation rose by 5.62%.

Fiscal Impact

Setting the general obligation bond tax rate on secured valuations at \$0.0494 will, along with the unsecured rate being set at last year's secured rate, will generate \$2,420,288 towards the annual debt service requirement of \$2,920,288. The difference, \$500,000, will come from bond reserve funds.

Prior tax rates are illustrated as follows:

<u>Fiscal Year</u>	<u>Tax Rate</u>	<u>Fiscal Year</u>	<u>Tax Rate</u>
2002-3	\$.1775	2012-13	.0696
2003-4	.1775	2013-14	.0696
2004-5	.1775	2014-15	.0663
2005-6	.1082	2015-16	.0643
2006-7	.0952	2016-17	.0516
2007-8	.0888	2017-18	.0464 Proposed
2008-9	.0839		
2009-10	.0876		
2010-11	.0851		
2011-12	.0697		

Recommendation

That the City Council approve Resolution No. 17-XXX approving the General Obligation tax rate for Fiscal Year 2017-18.

Attachments

1. Resolution No. 17-XXX

RESOLUTION NO.17-XXX

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL PASO DE ROBLES
SETTING TAX RATE FOR FISCAL YEAR 2017-2018 WITH RESPECT TO
GENERAL OBLIGATION BONDS

WHEREAS, more than two-thirds of the electors voting at a special municipal election held on June 5, 1998, voted for a proposition authorizing the issuance by the City of general obligation bonds in the aggregate principal of \$38,000,000 (the "Bonds") for the purpose of providing funds for certain municipal improvements; and

WHEREAS, the City has previously issued the Bonds in the form of \$38,000,000 principal amount representing a combination of both current interest and capital appreciation bonds; and

WHEREAS, pursuant to Section 43632 of the California Government Code, the City Council is required annually to levy and collect a tax sufficient to pay the principal of and interest on the Bonds coming due and payable before the proceeds of a tax levied at the next general tax levy will be available; and

WHEREAS, the City Council desires to use a portion of the bond reserve fund annually to prevent to the extent possible an increase in the bond tax rate; and

WHEREAS, the City has determined that in order to provide sufficient funds to pay the principal and interest on the Bonds coming due and payable each February 1 and August 1 and maintain a prudent reserve, it is necessary to levy a tax upon all taxable property in the City at the rate of \$0.0516 per \$100 of assessed valuation based on the estimated secured assessed values for all rolls for fiscal year 2017-2018.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of El Paso de Robles as follows:

Section 1. Calculation of Tax. The City Council hereby determines the use of a portion of the Bond Reserve Fund to calculate the Fiscal Year 2017-2018 tax rate is appropriate.

Section 2. Levy of Tax. The City Council hereby determines that the tax rate necessary to pay the principal of and interest on the Bonds coming due and payable on August 1 and February 1 each fiscal year, is equal to \$0.0516 per \$100 of secured assessed valuation, and such tax rate shall be and is hereby levied in accordance with all applicable requirements of law.

Section 3. Collection of Tax. The City Treasurer is hereby directed to forward a copy of this Resolution to the Auditor-Controller of the County of San Luis Obispo and to the Board of Supervisors of the County, and to take such actions and execute such documents as may be required to cause the tax rate set forth in Section 1 to be placed on the 2017-2018 property tax bill and collected by the County.

Section 4. Application of Tax. As provided in section 43634 of the California Government Code, all taxes levied pursuant to this Resolution shall be used only for payment of the Bonds and the interest thereon

Section 5. That the City Council hereby re-affirms the use of Five Hundred Thousand Dollars (\$500,000) of the General Obligation Bond Reservice Account to lower the tax rate and initiate lowering the amount held the reserve.

Section 6. Effective Date. This Resolution shall take effect from and after the date of its passage and adoption.

APPROVED AND ADOPTED by the City Council of the City of El Paso de Robles this 1st day of August, 2017.

AYES:
NOES:
ABSENT:
ABSTAIN:

Steve Martin, Mayor

Attest:

Kristin L. Buxkemper, Deputy City Clerk