

FUNDAMENTALS OF LAND-SECURED FINANCING

Wednesday, September 5, 2018
Riverside Convention Center
3637 Fifth Street
Riverside, California

AGENDA

8:00 AM Registration, Distribution of Seminar Materials, and Continental Breakfast

8:30 AM Seminar Welcome and Opening Remarks

Mark Campbell, Executive Director, CDIAC

SESSION ONE

8:45 AM Basic Structure of Assessment and Community Facilities Districts

This session provides background information on requirements, eligibility, exactions, benefit findings and “reasonableness” determinations of assessment district versus community facilities district financings.

SESSION TWO

9:45 AM Pre-Formation Considerations

This session reviews issuer considerations when choosing between special tax and assessment district financing for infrastructure. Speakers also discuss public works contracting versus project acquisition, assembling a resource team, and establishing a liaison with other local agencies and developers.

10:45 AM Break

SESSION THREE

11:00 AM District Formation Process

This session compares the steps involved in forming assessment and community facilities districts, including elections and balloting, levying assessments or special taxes, and financial reporting.

12:00 PM Luncheon for All Participants and Speakers

SESSION FOUR

1:00 PM Project Implementation

This session reviews steps involved in implementing a project financed with community facilities district or assessment district bonds. Speakers cover considerations such as property acquisition, environmental clearances, and for developer deals, the topic of prevailing wages and the need for a written agreement between the local agency and the developer.

SESSION FIVE

1:45 PM Bond Issuance

This session reviews the mechanics of bond issuance. The speakers discuss the financing team, the structure of the financing including refunding, and the bond sale process, including whether the bonds ought to be sold through a negotiated or competitive process. A discussion on securities law compliance will be provided.

2:45 PM Break

SESSION SIX

3:00 PM Ongoing Administration

This session discusses local agency responsibilities for the ongoing administration of community facilities district special taxes, special district assessments, and the bonds secured by both, as well as effective programs and strategies for managing delinquencies, including the expansion of collection efforts to respond to spiking delinquency rates where they occur.

4:00 PM Closing Remarks

PANEL: *James V. Fabian, Principal, Fieldman, Rolapp & Associates, Inc.*
Susan Goodwin, Managing Principal, Goodwin Consulting Group, Inc.
Dennis Klingelhofer, Vice President, Public Finance, Harris & Associates, Inc.
Bradley R. Neal, Shareholder, Stradling Yocca Carlson & Rauth, P.C.