

**NOTICE OF PUBLIC MEETING OF THE OVERSIGHT BOARD FOR THE
SUCCESSOR AGENCY TO THE COMMUNITY DEVELOPMENT
AGENCY OF THE CITY OF WINTERS TO CONSIDER TRANSFER OF
CERTAIN HOUSING ASSET PROPERTY OWNED BY THE FORMER
COMMUNITY DEVELOPMENT AGENCY TO THE CITY OF WINTERS
AS THE SUCCESSOR HOUSING ENTITY**

NOTICE IS HEREBY GIVEN that the Oversight Board for the Successor Agency to the Community Development Agency of the City of Winters ("Oversight Board") will hold a public meeting on **Monday May 18, 2015**, at **2:00 p.m.** in the **City Council Chambers** located at **318 First Street, Winters, California**, to consider approving and directing the transfer of certain housing asset property owned by the former Community Development Agency of the City of Winters ("Redevelopment Agency") to the City of Winters, as the Successor Housing Entity to the former Redevelopment Agency.

The Successor Agency to the Community Development Agency of the City of Winters ("Successor Agency") is the successor entity to the former Redevelopment Agency and is responsible for the wind-down of the affairs of the former Redevelopment Agency, including without limitation the disposition of assets and properties of the former Redevelopment Agency.

The former Redevelopment Agency owned fee title to that certain property located at **110 E. Baker**, in the City of Winters (the "Property"). The Property is currently ground leased to Bruhn Orchards Housing Associates, L.P. ("Bruhn") pursuant to a Ground Lease between the Redevelopment Agency and Bruhn, dated as of August 1, 2006, and a Lease Rider and Estoppel Agreement between the Redevelopment Agency, Bruhn and the State Department of Housing and Community Development (HCD), dated as of December 9, 2008 (collectively, the "Lease"). The Lease provides for the long-term lease (until August 30, 2081) of the Property to Bruhn. Pursuant to the Lease, Bruhn has developed and currently owns, operates and manages a rental housing development, consisting of approximately 34 residential units, on the Property. The Property is also currently subject to an affordable housing covenant and a regulatory agreement containing certain covenants ensuring, among other things, the affordability of the residential units on the Property. The Property therefore qualifies as a housing asset of the former Redevelopment Agency, and will be transferred to the City, as the Successor Housing Entity.

Pursuant to Health and Safety Code Section 34181(c), the Oversight Board is to direct the Successor Agency to transfer housing assets to the Successor Housing Entity. Pursuant to Health and Safety Code Section 34181(f), before housing assets can be transferred to the Successor Housing Entity, the transfer must be approved by the Oversight Board, by resolution adopted at a public meeting after at least 10 days' notice to the public of the specific proposed actions. The actions of the Oversight Board are also subject to review by the California Department of Finance (DOF) pursuant to Health and Safety Code Section 34179.

Interested persons may submit written comments addressed to the Oversight Board for the Successor Agency to the Community Development Agency of the City of Winters, c/o City Clerk, City of Winters, 318 First Street, Winters, California 95694, prior to the hour of 5:00 p.m. on May 14, 2015.

At the time and place noted above, all persons interested in the above matter may appear and be heard.

DATED: May 4, 2015

OVERSIGHT BOARD FOR THE
SUCCESSOR AGENCY TO THE
COMMUNITY DEVELOPMENT
AGENCY OF THE CITY OF WINTERS


Secretary

[NOTICE DOES NOT REQUIRE PUBLICATION IN A LOCAL NEWSPAPER, BUT MUST BE POSTED IN A PUBLIC PLACE, IN THE SAME MANNER AS POSTING OF THE MEETING AGENDA, INCLUDING ON THE WEBSITE. NOTICE MUST BE POSTED AT LEAST 10 DAYS PRIOR TO THE MEETING DATE.]