RESOLUTION - ACTION REQUESTED 2015-164

MEETING: April 7, 2015

TO: The Board of Supervisors

FROM: Kevin Cann, District IV Supervisor

RE: Resolution Consenting to Inclusion of Properties in the CHF District for Financing

RECOMMENDATION AND JUSTIFICATION:
Approve a Resolution Consenting to Inclusion of properties within the county’s jurisdiction in the California Home Finance Authority Community Facilities District No. 2014-1 (Clean Energy) to finance renewable energy improvements, energy efficiency, and water conservation improvements and electric vehicle charging infrastructure.

Ygrene and Golden State Finance Authority (GSFA) have developed a program that allows property owners to cost effectively finance energy efficiency projects that not only reduce energy costs, but also contribute to job creation and improve local economies. Ygrene and GSFA are excited to bring the Ygrene Works Property Assessed Clean Energy (PACE) financing program to Mariposa County.

Ygrene Works provides 100 percent financing for residential, commercial, industrial and agricultural property owners to deploy energy efficiency, renewable energy, and water conservation projects. Ygrene Works offers the lowest financing rates and fees in the industry. Ygrene is the only existing PACE financing program providing repayment terms of up to 30 years, resulting in lower monthly payments and potentially making even the most expensive upgrades affordable. Since 2013, thousands of home and business owners have utilized this simple and affordable financing mechanism to improve the value of their property and to save millions of dollars on their energy and water bills.

This Resolution will be the first of three actions necessary to implement the program.

BACKGROUND AND HISTORY OF BOARD ACTIONS:
None.

ALTERNATIVES AND CONSEQUENCES OF NEGATIVE ACTION:
Do not approve, and local property owners will be unable to utilize the program.

ATTACHMENTS:
Ygrene Works Overview - The Right Partner (PDF)
Resolution Consenting to Inclusion of County Properties in the California Home Finance Authority Community Facilities District NO. 2014-1 (DOCX)

CAO RECOMMENDATION
Requested Action Recommended

Mary Hodson
Mary Hodson, CAO 4/2/2015

RESULT: ADOPTED [UNANIMOUS]
MOVER: Marshall Long, District III Supervisor
SECONDER: Kevin Cann, District IV Supervisor
AYES: Smallcombe, Jones, Long, Cann, Carrier
RESOLUTION NO. 15-164

RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF MARIPOSA CALIFORNIA CONSENTING TO INCLUSION OF PROPERTIES WITHIN THE COUNTY’S JURISDICTION IN THE CALIFORNIA HOME FINANCE AUTHORITY COMMUNITY FACILITIES DISTRICT NO. 2014-1 (CLEAN ENERGY) TO FINANCE RENEWABLE ENERGY IMPROVEMENTS, ENERGY EFFICIENCY AND WATER CONSERVATION IMPROVEMENTS AND ELECTRIC VEHICLE CHARGING INFRASTRUCTURE

Recitals

WHEREAS, the California Home Finance Authority, a California joint powers authority, (the “Authority”) has established the Community Facilities District No. 2014-1(Clean Energy) in accordance with the Mello-Roos Community Facilities Act, set forth in sections 53311 through 53368.3 of the California Government Code (the “Act”) and particularly in accordance with sections 53313.5(l) and 53328.1(a) (the “District”); and

WHEREAS, the purpose of the District is to finance or refinance (including the payment of interest) the acquisition, installation, and improvement of energy efficiency, water conservation, renewable energy and electric vehicle charging infrastructure improvements permanently affixed to private or publicly-owned real property (the “Authorized Improvements”); and

WHEREAS, the Authority is in the process of amending the Authority Joint Powers Agreement (the “Authority JPA”) to formally change its name to the Golden State Finance Authority; and

WHEREAS, the County of Mariposa is committed to development of renewable energy sources and energy efficiency and water conservation improvements, reduction of greenhouse gases, and protection of the environment; and

WHEREAS, in the Act, the Legislature has authorized a parcel within the territory of the District to annex to the District and be subject to the special tax levy of the District only (i) if the city or county within which the parcel is located has consented, by the adoption of a resolution by the applicable city council or county board of supervisors, to the inclusion of parcels within its boundaries in the District and (ii) with the unanimous written approval of the owner or owners of the parcel when it is annexed (the “Unanimous Approval Agreement”), which, as provided in section 53329.6 of the Act, shall constitute the election required by the California Constitution; and

WHEREAS, the County wishes to provide innovative solutions to its property owners to achieve energy efficiency and water conservation, and in doing so cooperate with Authority in order to efficiently and economically assist property owners in the County in financing such Authorized Improvements; and

WHEREAS, the Authority has established the District, as permitted by the Act, and the Authority JPA, originally made and entered into July 1, 1993, as amended to date to assist
property owners within the unincorporated area of the County in financing the cost of installing Authorized Improvements;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The Mariposa County Board of Supervisors finds and declares that properties in the County’s unincorporated area will be benefited by the availability of the Authority CFD No. 2014-1 (Clean Energy) to finance the installation of the Authorized Improvements.

2. The Mariposa County Board of Supervisors consents to inclusion in the Authority CFD No. 2014-1 (Clean Energy) of all of the properties in the unincorporated area within the County and to the Authorized Improvements, upon the request of and execution of the Unanimous Approval Agreement by the owners of such properties when such properties are annexed, in compliance with the laws, rules and regulations applicable to such program; and to the assumption of jurisdiction thereover by Authority for the purposes thereof.

3. The consent of the Mariposa County Board of Supervisors constitutes assent to the assumption of jurisdiction by Authority for all purposes of the Authority CFD No. 2014-1 (Clean Energy) and authorizes Authority, upon satisfaction of the conditions imposed in this resolution, to take each and every step required for or suitable for financing the Authorized Improvements, provided, however, that the County shall assist in the levying, collecting and enforcement of the special tax lien to finance the Authorized Improvements.

4. County staff is authorized and directed to coordinate with Authority staff to facilitate operation of the Authority CFD No. 2014-1 (Clean Energy) within the County, and report back periodically to this Board of Supervisors on the success of such program.

5. This Resolution shall take effect immediately upon its adoption. The Clerk of the Board of Supervisors is directed to send a certified copy of this resolution to the Secretary of the Authority.

PASSED AND ADOPTED by the Mariposa County Board of Supervisors this 7th day of April, 2015, by the following vote:

AYES: Smallcombe, Jones, Long, Cann, Carrier
NOES: None
ABSENT: None
ABSTAINED: None

Merlin Jones, Chair
Mariposa County Board of Supervisors

Rene LaRoche, Clerk of the Board

Steven W. Dahlem, County Counsel

APPROVED AS TO FORM:
### The Right Partner for Your Clean Energy Program

Activating a clean energy district creates green jobs, increases economic investment, helps local contracting firms grow and reduces energy costs for property owners. Finding the right partner for your community's program is the key.

Ygrene's team of national financial experts, top operational managers and locally connected coordinators will develop a clean energy district that generates measurable results. Quickly and effectively.

#### For Local Government

**Economic Stimulus**
Ygrene's program achieves the triple bottom line. It creates jobs, builds the economy, and reduces our carbon impact.

**Consumer Protection**
All contractors must be licensed & bonded with the state of California and are trained & certified by Ygrene. All projects require local permits and customers approve work before directing payment to contractor.

**Zero Cost to Taxpayers**
Because Ygrene pays for all costs including district implementation, staffing and marketing, and provides all project funding, there is zero cost to the jurisdiction or local taxpayers.

#### For Property Owners

**Wide Range of Projects**
Property owners can finance thousands of different energy and water improvements.

**Long-Term Financing**
Payments for financing are at affordable fixed rates over five-to-30 year terms.

**No Impact on Credit**
Improvements are paid through the property tax bill, so it doesn't impact the property owner's credit or balance sheet, and the payment stays with the property if sold.

#### For Contractors

**Increased Business**
An effective PACE program can dramatically increase business for energy contractors.

**Training and Certification**
Ygrene provides contractors with all the necessary training to effectively represent PACE financing to property owners. Once training is complete, contractors receive their certification confirming their ability to participate in the program.

**Easy Project Management**
Ygrene's software tools allow contractors to easily manage jobs and approvals.

#### Dedicated Team
Ygrene fully staffs all of our programs with local account managers, a dedicated government liason, centralized customer service reps, underwriters and other professionals.

**No Upfront Costs**
Program application and pre-approval can happen within 30 minutes and there are no upfront costs.

**Ready Funding**
Ygrene's fully-funded district ensures that project payment is quick and convenient.
EXPERIENCE HOW YGRENE WORKS FOR YOUR COMMUNITY

Local green jobs, energy savings, millions in local economic investment and a cleaner environment – these are the benefits of having Ygrene Works in your community.

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<thead>
<tr>
<th>THE UNIQUE YGRENE WORKS MODEL</th>
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<tbody>
<tr>
<td><strong>CONSUMER PROTECTION</strong></td>
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<td>From solar panels to cool roofs to insulation, Ygrene is ready to fund thousands of environmentally friendly energy saving projects in your community.</td>
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<td><strong>DEDICATED TEAM</strong></td>
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<td>Ygrene manages every aspect of your community’s clean energy district, with supervision from government staff – a true turn-key operation with a dedicated team that won’t impact your local budget.</td>
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<td><strong>ZERO COST TO TAXPAYERS</strong></td>
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For more information call 707.236.6689 or email info@Ygrene.us