

THE BOARD OF SUPERVISORS OF THE COUNTY OF STANISLAUS  
ACTION AGENDA SUMMARY

DEPT: Chief Executive Office

BOARD AGENDA # \*B-4

Urgent  Routine

AGENDA DATE April 30, 2013

CEO Concurs with Recommendation YES  NO   
(Information Attached)

4/5 Vote Required YES  NO

SUBJECT:

Approval of the Boundaries of the Targeted Employment Area for the Stanislaus County Enterprise Zone and Authorize the Submission of the Application to the California State Department of Housing and Community Development

STAFF RECOMMENDATIONS:

1. Approve the boundaries of the Targeted Employment Area for the Stanislaus County Enterprise Zone.
2. Adopt a Resolution in support of updating the boundaries and submitting the application to the California State Department of Housing and Community Development.
3. Authorize the submission of the application for the Targeted Employment Area to the California State Department of Housing and Community Development.

FISCAL IMPACT:

The Stanislaus Enterprise Zone (Zone 40) is the result of considerable time, attention and resources provided by public and private sectors. The cities of Ceres, Modesto, Turlock and the County of Stanislaus worked directly with private business partners and the Stanislaus Economic Development and Workforce Alliance to develop all pre-application and application documents and analysis. The original effort included an environment impact report (per a State requirement) which was funded jointly by public and private sectors and included a Stanislaus County Economic Development Bank grant for \$41,000. There are no fiscal impacts associated with this item.

BOARD ACTION AS FOLLOWS:

No. 2013-193

On motion of Supervisor Withrow, Seconded by Supervisor O'Brien  
and approved by the following vote,  
Ayes: Supervisors: O'Brien, Withrow, Monteith, De Martini and Chairman Chiesa  
Noes: Supervisors: None  
Excused or Absent: Supervisors: None  
Abstaining: Supervisor: None

- 1) X Approved as recommended
- 2) \_\_\_\_\_ Denied
- 3) \_\_\_\_\_ Approved as amended
- 4) \_\_\_\_\_ Other:

MOTION:



ATTEST: CHRISTINE FERRARO TALLMAN, Clerk

File No.

**DISCUSSION:**

Enterprise Zones were established in 1984 to stimulate business investment in depressed areas of the State and to create job opportunities for Californians. The State has forty-two (42) Enterprise Zones established for 15-year periods.

A provision of the California Government Code provides for a Targeted Employment Area (TEA) within an Enterprise Zone. Section 7072(i) of the Government Code defines a TEA as an area within a County that is composed solely of those census tracts that have at least 51 percent of its residents of low- or moderate-income levels. Its purpose is to encourage businesses in an Enterprise Zone to hire eligible residents from these geographic areas. The incentive for these businesses is the availability of a tax credit for hiring residents who reside in a TEA.

The statutes governing the Enterprise Zone Program require that each zone update its TEA within 180 days of new census data becoming available. The Section of the code which refers to this requirement is outlined below:

7072 (i)(4)

(A) Within 180 days of updated United States census data becoming available, each local government entity of each city, county, or city and county that has jurisdiction of an enterprise zone shall approve, by resolution or ordinance, boundaries of its targeted employment area reflecting the new census data. If no changes are necessary to the boundaries based on the most current census data, the enterprise zone may send a letter to the department stating that a review has been undertaken by the respective local governmental entities and no boundary changes are required

The State of California Department of Housing and Community Development has determined that the census data necessary to update TEAs, in accordance with the relative statutes, was made available in December 2012 via the United States Census Bureau's American Community Survey five year averages.

As per statute's requirement, the identified census tracts have been determined by the United States Department of Housing & Urban development to have at least 51 percent of its residents at or below low or moderate income levels. The qualifying median household income for Stanislaus County has been set at \$48,137.45. Additionally, the following TEA census tracts located in the Cities of Ceres, Hughson, Modesto, Newman, Oakdale, Patterson, Riverbank, Turlock, Waterford and the unincorporated areas of Stanislaus County:

- 3.01, 3.02, 3.04, 5.06, 8.03, 8.06, 9.09, 9.1, 10.01, 10.02, 11, 12, 14, 15, 16.01, 16.03, 16.04, 17, 18, 19, 20.02, 20.04, 20.05, 21, 22, 23.01, 23.02, 24.01, 24.02, 25.03, 26.02, 26.04, 26.05, 30.02, 31, 32.01, 34, 35, 36.03, 36.05, 37, 38.02, 38.03, 38.04, 39.04, 39.06, 39.08

To update the Stanislaus County Enterprise Zone TEA, the County must submit specified documentation, including a resolution and a map of the TEA boundaries that

Approval of the Boundaries of the Targeted Employment Area for the Stanislaus County Enterprise Zone and Authorize the Submission of the Application to the California State Department of Housing and Community Development  
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includes the qualifying census tracts. The proposed TEA Census Tract is attached as Attachment A, and a map of the proposed TEA for the Stanislaus County Enterprise Zone is attached as Attachment B.

At this time, staff is recommending the Board of Supervisors approve to the boundaries of the Targeted Employment Area for the Stanislaus County Enterprise Zone and authorize the Zone Manager to submit the application to the California State Department of Housing and Community Development.

**POLICY ISSUES:**

The Board of Supervisors should consider if the approval to update the boundaries of the targeted employment for the Stanislaus County Enterprise Zone and submission of an application to the California State Department of Housing and Community Development is consistent with the priorities of A Strong Local Economy, A Strong Local Agricultural Economy/Heritage and Effective Partnerships.

**STAFFING IMPACTS:**

The Stanislaus Economic Development and Workforce Alliance has been identified as the Enterprise Zone Administrator. The Chief Executive Office, Office of County Counsel and Departments of Planning and Community Development and Public Works provide technical assistance as needed.

**CONTACT PERSONS:**

Reynaldo Campanur, Enterprise Zone 40 Administrator, Telephone: 209-567-4940  
Keith Boggs, Assistant Executive Officer, Telephone: 209-652-1514  
Mark Loeser Associate Management Consultant, Telephone: 209-652-8909

THE BOARD OF SUPERVISORS OF THE COUNTY OF STANISLAUS  
STATE OF CALIFORNIA

Date: April 30, 2013

2013-193

On motion of Supervisor Withrow Seconded by Supervisor O'Brien  
and approved by the following vote,

Ayes: Supervisors: O'Brien, Withrow, Monteith, De Martini and Chairman Chiesa

Noes: Supervisors: None

Excused or Absent: Supervisors: None

Abstaining: Supervisor: None

THE FOLLOWING RESOLUTION WAS ADOPTED:

Item # \*B-4

**Approval of the Boundaries of the Targeted Employment Area for the Stanislaus County Enterprise Zone and Authorize the Zone Manager to Submit the Application to the California State Department of Housing and Community Development**

WHEREAS, the Stanislaus Economic Development & Workforce Alliance, the lead agency of the Stanislaus Enterprise Zone, is submitting a Targeted Employment Area application to the State Enterprise and Economic Development Section, Department of Housing and Community Development for designation of a Targeted Employment Area (TEA);

WHEREAS, the Application for the Targeted Employment Area consists of Census Tracts 3.01, 3.02, 3.04, 5.06, 8.03, 8.06, 9.09, 9.10, 10.01, 10.02, 11, 12, 14, 15, 16.01, 16.03, 16.04, 17, 18, 19, 20.02, 20.04, 20.05, 21, 22, 23.01, 23.02, 24.01, 24.02, 25.03, 26.02, 26.04, 26.05, 30.02, 31, 32.01, 34, 35, 36.03, 36.05, 37, 38.02, 38.03, 38.04, 39.04, 39.06, and 39.08, located in the Cities of Ceres, Hughson, Modesto, Newman, Oakdale, Patterson, Riverbank, Turlock, Waterford, and the unincorporated areas of Stanislaus County;

WHEREAS, these Census Tracts have at least 51% of its residents at low – to moderate income levels using the most recent United States Department of Census data available;

WHEREAS, the CITY/COUNTY has the jurisdiction of the Stanislaus Enterprise Zone and of the Census Tracts and identifies these residents are those in most need of employment targeting;

WHEREAS, the Census Tracts and the Stanislaus Enterprise Zone are in the jurisdiction of Stanislaus County and the Cities of Ceres, Hughson, Modesto, Newman, Oakdale, Patterson, Riverbank, Turlock, and Waterford; and

Continued on Page 2

WHEREAS, the boundaries of the proposed TEA encompasses the Census Tracts attached hereto and made a part thereof (Exhibit A).

NOW, THEREFORE BE IT RESOLVED that Stanislaus County, State of California:

1. Approves the attached boundaries of the Targeted Employment Area.
2. Authorizes the submission of the Targeted Employment Area application to the Department of Housing and Community Development

ATTEST: **CHRISTINE FERRARO TALLMAN, Clerk**  
**Stanislaus County Board of Supervisors,**  
**State of California**

  
\_\_\_\_\_

File No.

Qualifying Targeted Employment Area (TEA) Census Tracts as designated by State of California Department of Housing & Community Development - Stanislaus County

## Exhibit A

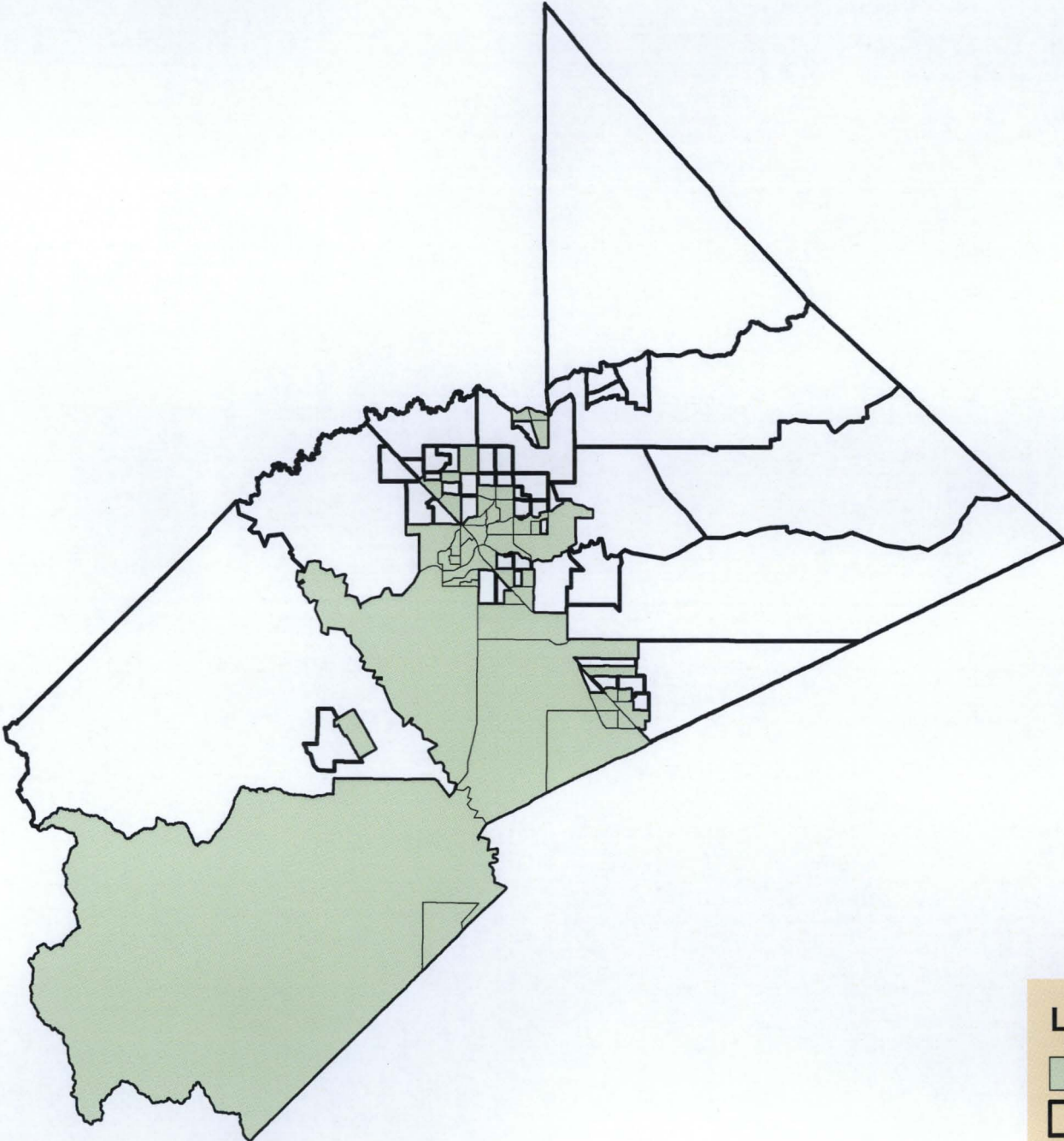
3.01  
3.02  
3.04  
5.06  
8.03  
8.06  
9.09  
9.1  
10.01  
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35  
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39.04  
39.06  
39.08

**Median Household Income for  
Stanislaus County as identified by  
Housing & Community  
Development - Enterprise Zone  
Program:**



**\$48,137.45**

**(Based on 95% of median - HUD  
guideline in determining mode  
income)**

TEA



**Legend**

-  TEA TRACTS
-  Tracts\_2010