

City of San Leandro

Meeting Date: September 15, 2014

Staff Report

File Number: 14-349 Agenda Section: CONSENT CALENDAR

Agenda Number: 8.D.

TO: City Council

FROM: Chris Zapata

City Manager

BY: Cynthia Battenberg

Community Development Director

FINANCE REVIEW: David Baum

Finance Director

TITLE: Staff Report for a Resolution of the Successor Agency to the Redevelopment

Agency of the City of San Leandro Adopting a Recognized Obligation Payment Schedule (ROPS) for the Period January 1 - June 30, 2015,

Pursuant to Health and Safety Code Section 34177(I)

RECOMMENDATIONS

Staff recommends that the governing board of the Successor Agency to the Redevelopment Agency of the City of San Leandro adopt a Resolution approving a Recognized Obligation Payment Schedule for the period from January 1, 2015 through June 30, 2015 (ROPS 14-15B).

BACKGROUND

Pursuant to Assembly Bill x1 26, on January 9, 2012, the City Council affirmed its decision to have the City serve as the Successor Agency to the former Redevelopment Agency (Agency). Assembly Bill 1484, passed by the State Legislature on June 27, 2012, modified AB x1 26 to clarify that successor agencies are separate legal entities from the city that formed the redevelopment agency. Under AB x1 26, the Successor Agency is obligated to prepare a Recognized Obligation Payment Schedule (ROPS) every six months that lists all enforceable obligations payable during the next six-month period. Approval of the ROPS by the Successor Agency Oversight Board is also required prior to submission to the California Department of Finance (DOF). The Successor Agency can only pay obligations that are listed on the ROPS and approved by the State Department of Finance (DOF).

Analysis

A primary responsibility of the Successor Agency is to oversee the payment of Enforceable Obligations. Enforceable Obligations are defined as:

- Bonds including debt service reserve set asides and any other required payments;
- Loans borrowed by the Agency;
- Payments required by the federal or state governments;
- Pension and unemployment payments for Agency employees;
- Judgments, settlements or binding arbitration decisions; and
- Any legally binding and enforceable contract that does not violate the debt limit or public policy.

The ROPS for January through June 2015 (known as ROPS 14-15B) does not include any new obligations that were not included on the previous ROPS. The following obligations are the subject of ongoing dispute between the Successor Agency and the DOF:

City-Agency Agreements

After the approval of each previous version of the San Leandro ROPS, the DOF exercised its right to conduct a review of the list of Enforceable Obligations. Upon completion of those reviews, the DOF informed the Successor Agency that it does not consider some items to be enforceable because AB x1 26 does not recognize agreements between a redevelopment agency and the city that created it. This determination related to a loan from the City General Fund to the Joint Redevelopment Project Area with a balance of \$2.1million (ROPS Obligation #9) and four Cooperative Agreements to fund \$9.1 million in capital improvement projects (ROPS Obligations #27-30).

In response to the DOF's initial determination, the Successor Agency and Oversight Board exercised the power granted in Health and Safety Code Section 34178 to re-authorize those agreements in May 2012. Assembly Bill 1484, which went into effect on June 27, 2012, revised that section of the code, limiting an Oversight Board's ability to re-authorize agreements. DOF's continued objection suggests that it interprets AB 1484 to have a retroactive effect on these actions.

After the denial of these agreements on the ROPS for January-June 2013, staff requested and received a meet-and-confer appointment with DOF. After that meeting, however, DOF continued to deny the validity of the obligations. No other administrative remedies were available to the Successor Agency at that point. A lawsuit to challenge the DOF's interpretation was filed in December 2013 and a hearing was held on July 18, 2014. The court's decision is expected by November 25, 2014 although appeals, should any be filed, could delay resolution of this issue. The obligations remain on the ROPS but DOF has prohibited the Successor Agency from receiving any funding for them.

If it is unable to establish the validity of these City-Agency agreements through other means, the Successor Agency may opt to take advantage of a clause in AB 1484 which would allow repayment of loans made by cities to redevelopment agencies upon compliance with certain requirements. That clause, however, would strictly limit the amount of the payments and requires 20 percent of all payments be dedicated to affordable housing, among other restrictions. That clause would not provide a mechanism to restore funding for the capital projects funded through the Cooperative Agreements.

Regency Centers/Washington Plaza Security Agreement

The Washington Plaza Security Agreement, executed June 21, 2004, allowed the

Redevelopment Agency to leverage funds from both the City of San Leandro and Regency Centers to provide enhanced police services to the core of Downtown San Leandro. The agreement funds one bicycle officer, who provides services throughout Downtown San Leandro and is highly valued by the community. In the DOF's November 1, 2013 letter of determination for ROPS 13-14B, it noted that the Health and Safety Code "requires the Oversight Board to direct the Successor Agency to determine whether any contracts ... between the dissolved RDA and any private parties should be terminated." Additionally, the DOF urged the Oversight Board to "apply adequate 'oversight' in evaluating if this contract should be terminated."

At the subsequent Oversight Board meeting on February 26, 2014, the Successor Agency adhered to this request and sought Oversight Board direction on this obligation. The Oversight Board provided clear direction that it does not wish to terminate the agreement, citing the fact that it leverages funds from multiple sources to provide a needed service. The Board did, however, direct staff to return at the next Oversight Board meeting with a proposed plan for winding down or phasing out the agreement. Unfortunately, the DOF has continued to deny funding for this obligation. It may ultimately be necessary for the City's General Fund to absorb the Redevelopment Agency's share, which is roughly \$45,000 per year.

Administrative Budget

The ROPS also contains an administrative budget for the Successor Agency. Based on direction from the California Department of Finance, the amount of the administrative allowance is the greater of 3% of funds received from the Redevelopment Property Tax Trust Fund or \$250,000 annually. For the January-June 2015 ROPS period, the \$250,000 floor will apply. The administrative costs included on this ROPS total \$125,000 in staff and legal costs, representing half of one year's allowance.

The Oversight Board is scheduled to approve this ROPS on September 24, 2014 and it will be forwarded to the DOF, the State Controller's Office and the Alameda County Auditor Controller after that action is finalized.

Previous Actions

- On January 9, 2012, the City Council affirmed its decision to have the City serve as the Successor Agency for the former Redevelopment Agency and to retain the Agency's housing assets and functions.
- On April 2, 2012, May 7, 2012, July 17, 2012, February 19, 2013, September 16, 2013, and February 17, 2014 the City Council, serving as governing board of the Successor Agency, adopted ROPS for previous periods.

Fiscal Impacts

As noted above, the Enforceable Obligations listed on the ROPS are paid using funds disbursed by the County Auditor-Controller through property tax revenue deposited into the Redevelopment Property Tax Trust Fund (RPTTF). The General Fund (or any other City fund) does not bear any responsibility for the payment of approved enforceable obligations of the former Redevelopment Agency.

ATTACHMENT

Attachment to Resolution

ROPS

PREPARED BY: Jeff Kay, Business Development Manager, Community Development Department



City of San Leandro

Meeting Date: September 15, 2014

Resolution - SA

File Number: 14-348 Agenda Section: CONSENT CALENDAR

Agenda Number:

TO: City Council

FROM: Chris Zapata

City Manager

BY: Cynthia Battenberg

Community Development Director

FINANCE REVIEW: David Baum

Finance Director

TITLE: RESOLUTION of the Successor Agency to the Redevelopment Agency of the

City of San Leandro Adopting a Recognized Obligation Payment Schedule (ROPS) for the Period January 1 - June 30, 2015, Pursuant to Health and Safety Code Section 34177(I) (approves the six-month payment schedule

detailing the obligations of the former Redevelopment Agency)

WHEREAS, pursuant to Resolution No. 2012-001, adopted by the City Council of the City of San Leandro on January 9, 2012, the City of San Leandro ("City") agreed to serve as the Successor Agency to the Redevelopment Agency of the City of San Leandro (the "Successor Agency") commencing upon the dissolution of the Agency on February 1, 2012; and

WHEREAS, pursuant to Health and Safety Code Section 34177(I), before each six-month fiscal period, the Successor Agency to a dissolved Redevelopment Agency is required to adopt a Recognized Obligation Payment Schedule ("ROPS") that lists all of the obligations that are "enforceable obligations" within the meaning of Health and Safety Code Section 34177, and which identifies a source of payment for each such obligation from among (i) the Low and Moderate Income Housing Fund, (ii) bond proceeds, (iii) reserve balances, (iv) the administrative cost allowance, (v) revenues from rents, concessions, interest earnings, and asset sales, and (vi) the Redevelopment Property Tax Trust Fund established by the County Auditor-Controller to the extent no other source of funding is available or payment from property tax is contractually or statutorily required; and

WHEREAS, the ROPS must be concurrently submitted to the County Administrative Officer, the County Auditor-Controller, the State Department of Finance, and the Oversight Board established to review Successor Agency actions; and

WHEREAS, once the ROPS is approved by the Oversight Board, the ROPS must be posted on the Successor Agency's website and transmitted to the County Auditor-Controller, the State Controller and the State Department of Finance.

NOW THEREFORE, BE IT HEREBY RESOLVED by the governing board of the Successor Agency to the Redevelopment Agency of the City of San Leandro that it does hereby resolve as follows:

- 1. The Recognized Obligation Payment Schedule (ROPS) for January 1 June 30, 2015, attached hereto as Exhibit A is hereby approved.
- 2. The Executive Director or designee is authorized and directed to take all actions necessary to implement this Resolution, including without limitation, the submittal of the ROPS to the County Administrative Officer, the County Auditor-Controller, the Oversight Board, the State Department of Finance and the State Controller, and the posting of this Resolution and the ROPS on the Successor Agency's website.
- 3. The Executive Director and the Treasurer, and their designees, are authorized and directed to take such actions as necessary and appropriate to carry out and implement the intent of this Resolution, including without limitation, the establishment of separate accounts and funds as necessary to appropriately document the receipts and expenditures of the Successor Agency.

Recognized Obligation Payment Schedule (ROPS 14-15B) - Summary Filed for the January 1, 2015 through June 30, 2015 Period

Name of Successor Agency: Name of County:		San Leandro							
		Alameda							
urrer	nt Period Requested Fur	nding for Outstanding Debt or Obliga	tion	Six-	Month Tota				
Α	Enforceable Obligatio Sources (B+C+D):	ns Funded with Non-Redevelopment	Property Tax Trust Fund (RPTTF) Funding	\$	200,000				
В	Bond Proceeds Fur	Bond Proceeds Funding (ROPS Detail)							
С	Reserve Balance F	unding (ROPS Detail)			-				
D	Other Funding (RO	PS Detail)			-				
Ε	Enforceable Obligatio	ns Funded with RPTTF Funding (F+G	3):	\$	2,322,033				
F	Non-Administrative	Costs (ROPS Detail)			2,197,033				
G	Administrative Cost	s (ROPS Detail)			125,000				
н	Current Period Enforce		\$	2,522,033					
·	ann Amaran Calf Danas	to d Brian Baria d Adirector ant to Commo	on Deviced DDTTE Descripted From the co						
ucce		•	nt Period RPTTF Requested Funding						
١	_	s funded with RPTTF (E):	reto Column C)		2,322,033				
J	Less Prior Period Adjus	\$	(161,513)						
K	Adjusted Current Pen	od RPTTF Requested Funding (I-J)		Ф	2,160,520				
ount	y Auditor Controller Rep	oorted Prior Period Adjustment to Cu	rrent Period RPTTF Requested Funding						
L	Enforceable Obligations	s funded with RPTTF (E):			2,322,033				
М	Less Prior Period Adjus		-						
N	Adjusted Current Peri	od RPTTF Requested Funding (L-M)			2,322,033				
ertification of Oversight Board Chairman: ursuant to Section 34177 (m) of the Health and Safety code, I ereby certify that the above is a true and accurate Recognized bligation Payment Schedule for the above named agency.			Supervisor Wilma Chan		Chair				
		true and accurate Recognized	Name		Title				
obliga	tion Payment Schedule to	r the above named agency.	/s/						
			Signature		Date				

Recognized Obligation Payment Schedule (ROPS 14-15B) - ROPS Detail January 1, 2015 through June 30, 2015 (Report Amounts in Whole Dollars)

Α	В	С	D	E	F	G	Н	I	J	к	L	М	N	0	Р
												Funding Source	I		
								1		Non-Redevelopment Property Tax Trust Fund (Non-RPTTF) RPTTF					
Item #	Project Name / Debt Obligation	Obligation Type	Contract/Agreement Execution Date	Contract/Agreement Termination Date	Payee	Description/Project Scope	Project Area	Total Outstanding Debt or Obligation			Reserve Balance	Other Funds	Non-Admin	Admin	Six-Month Total
	2 2002 Tax Allocation Bonds	Bonds Issued On or	3/1/2003	9/1/2024	US Bank	\$15.935m debt issuance to fund capital	Plaza	\$ 92,067,646 15,715,552	N	\$ 200,000	5 -	\$ -	\$ 2,197,033 \$ 304,349	125,000	\$ 2,522,033 304,34
	3 Plaza TAB Escrow Fund	Bonds Issued On or		9/1/2024	Escrow Account managed	Set-Aside to ensure payment of bond	Plaza	1,590,620	N				-		00.,0.
	4 2004 Tax Allocation Bonds	Before 12/31/10 Bonds Issued On or	0/1/2004	9/1/2034	by City of San Leandro US Bank	debt service after project area expiration \$5.5m debt issuance to fund capital	WSL	8,104,589	N				130,156		130,15
	2004 Tax Allocation Bollus	Before 12/31/10	3/1/2004	3/1/2004	OO Barik	improvement projects	WOL	0,104,309	14				130,130		150,15
	5 2008 Tax Allocation Bonds	Bonds Issued On or Before 12/31/10		9/1/2038	US Bank	\$27.53m debt issuance to fund capital improvement projects		43,846,080					636,844		636,84
(6 Urban Analytics	Fees	1/1/2015	12/31/2015	Urban Analytics	Continuing Disclosure Requirements for Bonds and Fiscal Analysis of Tax Increment	ALL	400,000	N				15,000		15,00
7	7 232 East 14th Street-Senior Housing	OPA/DDA/Constructi on	8/1/2000	8/1/2019	Bank of New York Mellon	HUD Section 108 Loan for Senior Housing Project at 232 East 14th Street	HSG	395,375	N				4,338		4,33
(9 General Fund Loan - Auto Mall*	City/County Loans On or Before 6/27/11	4/8/2004	7/1/2032	City of San Leandro	Loan from City General Fund (Res 2004-11 RDA)	Joint		N						
10	Sales Tax Rebate-Ford Store	Business Incentive Agreements	10/1/2002	10/1/2024	Ford Store of San Leandro	Sales Tax Rebate per Owner Participation Agreement (March 6, 2000)	Joint	1,546,388	N				-		
	2 Casa Verde-Operating Agmt	OPA/DDA/Constructi on			Mercy Housing of CA		HSG	5,108,021	N				111,254		111,25
	4 9th Grade Campus-SLUSD Financing Agrmt	OPA/DDA/Constructi		6/30/2016	San Leandro Unified School District	Campus	Joint	334,144					167,072		167,07
1,	7 City of San Leandro-Property Management	Property Dispositions	1/1/2014	12/31/2014	City of San Leandro	Prof. services costs related to fulfillment of Property Management obligations	All		N						
	9 Successor Agency-Legal	Admin Costs	1/1/2015	12/31/2015	Meyers Nave	Legal Costs Associated with Successor Agency Obligations		180,000						15,000	•
	Successor Agency-Administration	Admin Costs	1/1/2015	12/31/2015		Agreement to Fund Staff/ Successor Agency Administration	All	5,900,000						110,000	110,00
24	Regency Centers-Security Agmt	Property Maintenance	6/21/2004		City of San Leandro/ Regency Centers, LP	2004 Washington Plaza Security Agreement	Plaza/Joint		N						
23	3 Garage Construction	Improvement/Infrastr ucture	10/1/2008	10/1/2015	City of San Leandro	Cooperative Agreement to Fund Garage Construction - \$11,450,000 (Res 2010-009 RDA), plus Purchase Agmt for 262 Davis (Res 2008-023 RDA)	Joint	400,000	Ν	200,000					200,00
24	4 E14th Street/Hesperian Triangle Project-Site Remediation	Remediation	3/5/2010	12/31/2014		E14th/Hesperian Triangle Project - Revolving Fund Escrow Agreement for Site Remediation (cost is an estimate, could vary)	Joint	-	Y						
	5 E14th Street/Hesperian Triangle Project-Relocation Assistance	Miscellaneous	10/6/2009	12/31/2014		Relocation Assistance Triangle Project (Fed - Title 49 - Code of Federal Regulations; CA Code Regulations - Title 25, Div. 1, Ch 6, CA Govt Code sec 7260 et seq.; CA Code of Civil Procedure sec 1263.510)		-	Y						
27	7 Eden Rd. Construction*	Improvement/Infrastructure	1/17/2011	7/1/2013	City of San Leandro	Cooperative Agreement for Eden Road construction (Res 2011-001 RDA)	WSL		N						
28	B Doolittle Dr. Streetscape*	Improvement/Infrastr ucture	1/17/2011	1/1/2017	City of San Leandro	Cooperative Agreement for Doolittle Drive Streetscape Improvements (Res	WSL		N						
29	9 MacArthur Blvd. Streetscape*	Improvement/Infrastr ucture	1/17/2011	1/1/2014	City of San Leandro	2011-001 RDA) Cooperative Agreement for MacArthur Boulevard Streetscape Improvements (Res 2011-001 RDA)	WSL		N						
30	D Hays St. Streetscape*	Improvement/Infrastr ucture	1/17/2011	7/1/2016	City of San Leandro		Plaza		N						

Recognized Obligation Payment Schedule (ROPS 14-15B) - ROPS Detail January 1, 2015 through June 30, 2015 (Report Amounts in Whole Dollars)

		<u> </u>	<u> </u>	1		(Report Amounts in W						T			
Α	В	С	D	E	F	G	Н	I	J	К	L	М	N	0	Р
									Funding Source Non-Redevelopment Property Tax Trust Fund (Non-RPTTF)		RPTTF		_		
Item #	Project Name / Debt Obligation	Obligation Type	Contract/Agreement Execution Date	Contract/Agreement Termination Date	Payee	Description/Project Scope	Project Area	Total Outstanding Debt or Obligation	Retired	Bond Proceeds	Reserve Balance	Other Funds	Non-Admin	Admin	Six-Month Total
39	King Ground Lease Settlement	Litigation	2/13/2013	1/15/2018	The Estate of Douglas M. King; Janet C. King, Individually and as Trustee of the Janet C. King Family Trust of 2000; and Mary Lou King, Individually, as Trustee of the King Family Trust of 1992, and as General Partner of King Enterprises, L.P.)	Settlement of Litigation Pursuant to Ground Lease Guarantee (replaces ROPS item #15 above)	All	5,000,000	N				750,000		750,00
	Diligence Review	Litigation	1/1/2015	12/31/2015		Litigation Costs - Other Funds Due Diligence Review and DOF Denial of City/Agency Agreements Re- Authorized by the Oversight Board	All	50,000					30,000		30,00
		Costs			Management Corporation, Downtown San Leandro Community Benefit District	real estate under newly formed benefit assessment district.	Plaza	30,000							
	2013 Lease Revenue Bonds	Bonds Issued After 12/31/10	6/1/2002	12/1/2026		\$5.02m debt issuance to fund capital improvement projects		3,466,877					48,020		48,02
45 46									N N						
47									N						
48									N						
49 50									N N						
51									N						
52 53									N N						
54									N						
55									N						
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68 69									N N						
70									N						
71									N		_				
72 73	1								N N						
74									N						
75 76									N N						
76									N N						
78	3								N						
79 80									N N						
81									N						
82									N						
83 84									N N						
85				+					N						

Recognized Obligation Payment Schedule (ROPS 14-15B) - Report of Cash Balances

(Report Amounts in Whole Dollars)

Pursuant to Health and Safety Code section 34177 (I), Redevelopment Property Tax Trust Fund (RPTTF) may be listed as a source of payment on the ROPS, but only to the extent no other funding source is available or when payment from property tax revenues is required by an enforceable obligation. For tips on how to complete the Report of Cash Balances Form, see https://rad.dof.ca.gov/rad-sa/pdf/Cash Balance Agency Tips Sheet.pdf.

Sa/pui/Casii	Balance Agency Tips Sneet.pdf.							
Α	В	С	D	E	F	G	Н	I
				Fund So				
			Bond Proceeds		Reserve Balance		RPTTF	
	Cash Balance Information by ROPS Period	Bonds Issued on or before 12/31/10	Bonds Issued on or after 01/01/11	Prior ROPS period balances and DDR RPTTF balances retained	Prior ROPS RPTTF distributed as reserve for future period(s)	Rent, Grants, Interest, Etc.	Non-Admin and Admin	Comments
ROPS 13-14I	B Actuals (01/01/14 - 06/30/14)							
	ing Available Cash Balance (Actual 01/01/14)	7,511,939		5,023,774		37,218	36,867	
RPTTF a	e/Income (Actual 06/30/14) amounts should tie to the ROPS 13-14B distribution from the Auditor-Controller during January 2014	178,256		1,876,226		96,787	8,955,619	
06/30/14 RPTTF a	itures for ROPS 13-14B Enforceable Obligations (Actual 4) amounts, H3 plus H4 should equal total reported actual tures in the Report of PPA, Columns L and Q	243,935					5,285,626	
RPTTF a	on of Available Cash Balance (Actual 06/30/14) amount retained should only include the amounts distributed for vice reserve(s) approved in ROPS 13-14B	7,446,260					, ,	
RPTTF a	5 ROPS 13-14B RPTTF Prior Period Adjustment RPTTF amount should tie to the self-reported ROPS 13-14B PPA in the Report of PPA, Column S		No entry required					
_	Actual Available Cash Balance = (1 + 2 - 3 - 4), H = (1 + 2 - 3 - 4 - 5)	-	-	6,900,000	-	134,005	3,545,347	
ROPS 14-15	A Estimate (07/01/14 - 12/31/14)							
7 Beginni	ng Available Cash Balance (Actual 07/01/14) , G = 4 + 6, F = H4 + F4 + F6, and H = 5 + 6)	7,446,260	-	6,900,000	-	134,005	3,706,860	
RPTTF a	e/Income (Estimate 12/31/14) amounts should tie to the ROPS 14-15A distribution from the Auditor-Controller during June 2014							
12/31/14	,							
RPTTF a	on of Available Cash Balance (Estimate 12/31/14) amount retained should only include the amount distributed for vice reserve(s) approved in ROPS 14-15A							
11 Ending	Estimated Available Cash Balance (7 + 8 - 9 -10)	7,446,260	-	6,900,000	-	134,005	3,706,860	

Recognized Obligation Payment Schedule (ROPS 14-15B) - Report of Prior Period Adjustments

Reported for the ROPS 13-14B (January 1, 2014 through June 30, 2014) Period Pursuant to Health and Safety Code (HSC) section 34186 (a) (Report Amounts in Whole Dollars)

ROPS 13-14B Successor Agency (SA) Self-reported Prior Period Adjustments (PPA): Pursuant to HSC Section 34186 (a), SAs are required to report the ROPS 13-14B (January through June 2014) period. The amount of Redevelopment Property Tax Trust Fund (RPTTF) approved for the ROPS 14-15B (January through June 2015) period will be offset by the SA's self-reported ROPS 13-14B prior period adjustment. HSC Section 34186 (a) also specifies that the prior period adjustments self-reported by SAs are subject to audit by the county auditor-controller (CAC) and the State Controller Т **Non-RPTTF Expenditures RPTTF Expenditures** Net SA Non-Admir and Admin PPA (Amount Used to Offset ROPS 14-15B Requested RPTTF) **Bond Proceeds** Reserve Balance Other Funds Non-Admin Admin Difference Available Available RPTTF RPTTF (If total actual Difference (ROPS 13-14B exceeds total (ROPS 13-14B (If K is less than L authorized, the distributed + all other Net Lesser of distributed + all other Net Lesser of Project Name / Debt available as of Net Difference Authorized / the difference is Authorized / total difference is available as of 01/1/14) 01/1/14) **SA Comments** Obligation Authorized Available Available Item # Authorized Actual Actual Authorized Actual Authorized Actual Authorized Actual (M+R) zero) zero) 550,000 52,592 \$ 3,819,467 \$ 5,023,774 \$ 5,168,129 5,168,129 5,168,129 5,025,595 161,513 \$ 307,427 161,513 1 2001 Certificates of 49,770 49,770 49,770 49,770 2 2002 Tax Allocation Bonds 323,031 174,794 323,031 174,794 323,031 3 Plaza TAB Escrow Fund 174,794 174,794 133,731 133,731 133,731 133,731 4 2004 Tax Allocation Bonds 5 2008 Tax Allocation Bonds 650,594 650,594 650,594 650,594 15,000 15,000 6 Urban Analytics 21,000 21,000 21,000 6,000 7 232 East 14th Street-4,905 4,905 4,905 4,905 Senior Housing 8 15555 East 14th Street-Bayfair Reimbursement 9 General Fund Loan - Auto Mall* 10 Sales Tax Rebate-Ford Missed from prior period 150,000 150.000 168.979 150 000 Store 11 Lease Guarantee-Friends of the San Leandro Creek 12 Casa Verde-Operating 104,350 104,350 104,350 104,350 Aamt 13 262 Davis Street-Lease/Purchase Agmt 14 9th Grade Campus-SLUS 327,072 327,072 327,072 327,072 Financing Agrmt 15 King Property-Ground Lease Guarantee 16 King Property-Legal 17 City of San Leandro-4,615 4,615 4,615 4,615 Recover past cost over Property Management 18 Successor Agency-Audits 19 Successor Agency-Legal Includes costs for 13-14A period. Shortage of funds precluded admin 15,000 15,000 8,834 allowance in that period. 20 Successor Agency-Includes costs for 13-14A period. Administration Shortage of funds precluded admin 292,427 292.427 232.539 allowance in that period. 21 Regency Center-CAM 22 Regency Centers-Security 75,000 75,000 75 000 45,022 29,978 29 978 071: \$17724.19 345: \$173.39 346: 23 Garage Construction 48,567 500,000 \$8343.53 063: \$22325.61 24 E14th Street/Hesperian Triangle Project-Site 50,000 4,025 Remediation 25 E14th Street/Hesperian Triangle Project-Relocation Assistance 26 The Alameda-OPLA & Actual reserve expenditure includes previously disputed LMIHF DDR Legal amount and previous ROPS distribution. Authorized ROPS 13-14A included \$104k in previously unfunded expenditures. Expenditures are to 5,023,774 93,455 3,819,467 2,080,503 2,080,503 2,080,503 1,987,048 93,455 scrow account 27 Eden Rd. Construction* 28 Doolittle Dr. Streetscape* 29 MacArthur Blvd. Streetscape* 30 Hays St. Streetscape* 32 Accrued Leave for former RDA-paid employees 33 Trash Enclosure Cleaning 34 Sidewalk Steam Cleaning 35 Farmers Market

Recognized Obligation Payment Schedule (ROPS 14-15B) - Report of Prior Period Adjustments

Reported for the ROPS 13-14B (January 1, 2014 through June 30, 2014) Period Pursuant to Health and Safety Code (HSC) section 34186 (a) (Report Amounts in Whole Dollars)

ROPS 13-14B Successor Agency (SA) Self-reported Prior Period Adjustments (PPA): Pursuant to HSC Section 34186 (a), SAs are required to report the ROPS 13-14B (January through June 2014) period. The amount of Redevelopment Property Tax Trust Fund (RPTTF) approved for the ROPS 14-15B (January through June 2015) period will be offset by the SA's self-reported ROPS 13-14B prior period adjustment. HSC Section 34186 (a) also specifies that the prior period adjustments self-reported by SAs are subject to audit by the county auditor-controller (CAC) and the State Controller. Т Non-RPTTF Expenditures RPTTF Expenditures Net SA Non-Admir and Admin PPA (Amount Used to Offset ROPS 14-15B **Bond Proceeds** Reserve Balance Other Funds Non-Admin Requested RPTTF) Admin Difference Available Available RPTTF RPTTF (If total actual (ROPS 13-14B Difference (ROPS 13-14B exceeds total Net Lesser of (If K is less than L, Net Lesser of authorized, the distributed + all other distributed + all other Project Name / Debt available as of Authorized / Authorized / total difference is Net Difference the difference is available as of Obligation Authorized Actual 01/1/14) Available 01/1/14) Available **SA Comments** Item # Authorized Actual Authorized Authorized Actual (M+R) Actual Authorized Actual zero) zero) 550,000 52,592 \$ 3,819,467 \$ 5,023,774 \$ 5,168,129 \$ 5,168,129 5,168,129 \$ 5,025,595 161,513 \$ 307,427 161,513 36 Downtown Cleaning & Maintenance 37 Broadband Strategy 38 Senior Center 39 King Ground Lease 1,000,000 1,000,000 1,000,000 1,000,000 ettlement 40 Litigation Costs - AB1484 Stipulation 41 Litigation Costs - LMIHF Due Diligence Review 42 Litigation Costs - Other Funds Due Diligence 32,256 32,256 32,256 9,176 23,080 23,080 43 Downtown San Leandro Community Benefit District 36,508

Recognized Obligation Payment Schedule (ROPS 14-15B) - Notes January 1, 2015 through June 30, 2015

	January 1, 2015 through June 30, 2015							
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Item #	Notes/Comments The pending refunding of the 2002 TARs would aliminate the pend for this access fund. The item (Recelution 2014 02 OR) is precently being reviewed by DOF. If the							
2	The pending refunding of the 2002 TABs would eliminate the need for this escrow fund. The item (Resolution 2014-02 OB) is presently being reviewed by DOF. If the refunding is approved and completed, this item will marked as retired on the next ROPS.							
	Legally required bond disclosure documentation. No contract end date. Required until completion of all bond debt service. Remaining obligation amount is an estimate.							
	Item has been denied by DOF and is subject to litigation. No RPTTF requested pending a resolution.							
23	Costs for period are an estimate. Obligation disputed by DOF. If obligation is restored, end date and payment schedule will need to be revised.							
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	Remaining obligation and cost for this period are estimates.							
72	remaining obligation and cost for this period are estimates.							