

**REVISED**

EXHIBIT A

OFFICE OF THE CITY CLERK  
CITY OF OAKLAND

THE NEIGHBORHOOD LIBRARY IMPROVEMENT, REPAIR AND CONSTRUCTION MEASURE

\$240,000,000

\$64.22 per \$100K AV

APR 13 PM 6:49

Option	Bondable Cost	Libraries	Development Strategies	Deviation from Master Plan
1	\$240,000,000  \$64.22/100 AV*	Full Scope of Master Plan: <b>21 Branches</b> <b>Main Library at Kaiser</b>	<b>Per the Master Plan, improves all libraries, supplements the system with new branches and implements the Neighborhood and Community Library vision:</b> Expansion: <b>Asian, Brookfield, Dimond, Eastmont, MLK, Lakeview, Piedmont Ave, Rockridge, West Oakland Public Library</b> Service Upgrades: <b>AAMLO, Chavez, Elmhurst, Golden Gate, Melrose, Montclair, Temescal</b> New Libraries: <b>Hoover, Laurel, 81<sup>st</sup> Avenue, San Antonio</b> New Main: <b>Per the Master Plan, a new 160,000 square feet Main Library within the Kaiser</b>	Full Scope of Master Plan

\* Estimated based on conservative market assumptions. Actual cost per \$100,000 of assessed valuation will be dependent on prevailing market conditions at the time of bond issuance.

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**THE NEIGHBORHOOD LIBRARY IMPROVEMENT, REPAIR, AND  
CONSTRUCTION MEASURE**

\$200,000,000

\$53.52 per \$100K AV

Option	Bondable Cost	Libraries	Development Strategies	Deviation from Master Plan
* Estimated based on conservative market assumptions. Actual cost per \$100,000 of assessed valuation will be				
2	\$200,000,000  \$53.52/ \$100K AV*	18 Selected Branches Main Library at Kaiser	Expansion: Asian, Brookfield, Dimond, Eastmont, MLK, Lakeview, Piedmont Ave, Rockridge, West Oakland Public Library <i>per the Master Plan</i> Service Upgrades: AAMLO, Chavez, Elmhurst, Golden Gate, Melrose, Montclair, Temescal <i>per the Master Plan</i> New Libraries: Laurel, 81 <sup>st</sup> Avenue <i>per the Master Plan</i> New Main: Reduced expansion of Main at Kaiser: 110,000 sq. ft./40,000 sq. ft. for future expansion and finish (Option is to leave 1-2 floors unfinished).	All Expansions as outlined in the Master Plan  All Service Upgrades as outlined in the Master Plan  No new libraries in Hoover, San Antonio  Main Library reduced from 160,000 sq ft to 150,000 sq ft and finished at 110,000 sq ft (40,000 sq ft for future finish)

dependent on prevailing market conditions at the time of bond issuance.

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**THE NEIGHBORHOOD LIBRARY IMPROVEMENT, REPAIR, AND  
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**\$157,000,000**

**\$42.01 per \$100K AV**

<b>Option</b>	<b>Bondable Cost</b>	<b>Libraries</b>	<b>Development Strategies</b>	<b>Deviation from Master Plan</b>
3	<b>\$157,000,000</b>  <b>\$42.01/ \$100K AV*</b>	<b>12 Selected Branches Main Library at Kaiser</b>	Expansion: <b>Asian, Dimond, Lakeview, Piedmont Ave, West Oakland</b> <i>per the Master Plan</i> Service Upgrades: <b>Brookfield, Eastmont, Elmhurst, Rockridge</b> – mechanical, electrical, HVAC New Libraries: <b>Laurel, 81<sup>st</sup> Avenue</b> <i>per the Master Plan</i> New Main: <b>Reduced expansion of Main at Kaiser: 110,000 sq. ft./40,000 sq. ft. for future expansion and finish (Option is to leave 1-2 floors unfinished).</b>	<b>No expansion of Brookfield, Eastmont, Rockridge, MLK,</b>  <b>No Service Upgrades to AAMLO, Chavez, Golden Gate, Melrose, Montclair, Temescal</b>  <b>No new libraries in Hoover, San Antonio</b>  <b>Main Library reduced from 160,000 sq ft to 150,000 sq ft and finished at 110,000 sq ft (40,000 sq ft for future finish)</b>

\* Estimated based on conservative market assumptions. Actual cost per \$100,000 of assessed valuation will be dependent on prevailing market conditions at the time of bond issuance.